

Date: 13.05.2025

To,  
Regional Officer,  
West- Central Zone (WCZ),  
Ministry of Environment, Forest and Climate Change  
East Wing, New Secretariat Building, Civil Lane,  
Nagpur - 440001

**Sub:** Submission of six-monthly compliance report (October 2024 to March 2025) of Environment Clearance for Dream World-Proposed Residential development on plot bearing E-36, at village Chikalthana, Aurangabad


**Ref:** Environmental Clearance Letter: EC NO: EC23B038MH150373 Dated May 18, 2023

Respected Sir/Madam,

Your kind attention is invited to the above-cited subject and the file and environmental clearance letter under reference. In above context, we are pleased to submit the Data-Sheet and Point-wise compliance status to various stipulations, as laid down by the Ministry, in its above -cited letter, with supporting documents.

Thanking You,  
For, **MANJEET LANDMARK LLP**

Authorized Signatory  
Encls: As above



**Date: 13.05.2025**

To,  
The Member Secretary  
Maharashtra Pollution Control Board  
3<sup>rd</sup> & 4<sup>th</sup> floor, Kalpataru point, Sion Matunga  
Scheme Road no.8, Opp. Sion Circle, Sion (E).  
Mumbai-400 022.

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For, **MANJEET LANDMARK LLP**

Authorized Signatory  
Encls: As above

Date: 13.05.2025

To,  
The Member Secretary,  
State Level Environment Impact Assessment Authority (SEIAA)  
Environment Department,  
Room No 217, 2<sup>nd</sup> Floor, Mantralaya,  
Mumbai: 400032.  
Maharashtra

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## ENVIRONMENTAL CLEARANCE HALF YEARLY COMPLIANCE REPORT

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

Sr. No.	Particulars	Details															
1.	Project type : River valley/ mining/ Industry/Thermal /Nuclear/other (specify)	8(a)- "Building & Construction Projects"" Category B2															
2.	Name of the Project	Dream World-Proposed Residential development on plot bearing E-36, at village Chikalthana, Aurangabad															
3.	Clearance letter(s)/OM and Date	EC No: EC23B038MH150373 & date 18/05/2023															
4.	Location	plot bearing E-36, at village Chikalthana, Aurangabad															
	District	Aurangabad															
	State	Maharashtra															
	Latitude / Longitude	<b>Latitude:</b> 19°52'54.63"N <b>Longitude:</b> 75°22'25.48"E															
5.	<b>Address of correspondence</b>																
	a) Address of concerned Project Chief Executive (with pin code & telephone / telex / fax numbers)	Mr. Nitin Bagadia E/36/1, Prozone to kalagram Raod , MIDC Chikalthana , Aurangabad															
	b) Address of Executive Project Engineer /Manager (with pin code /fax numbers)	Same as above															
6.	<b>Salient features</b>	Building Configuration: <table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="width: 33%;">Building name</th><th style="width: 33%;">Configuration</th><th style="width: 33%;">Height (m)</th></tr> </thead> <tbody> <tr> <td>A1 to A4</td><td>P+9</td><td></td></tr> <tr> <td>B1 to B6</td><td>P+9</td><td></td></tr> <tr> <td>C1 &amp; C2</td><td>P+9</td><td></td></tr> <tr> <td>D1 &amp; D2</td><td>P+9</td><td></td></tr> </tbody> </table>	Building name	Configuration	Height (m)	A1 to A4	P+9		B1 to B6	P+9		C1 & C2	P+9		D1 & D2	P+9	
Building name	Configuration	Height (m)															
A1 to A4	P+9																
B1 to B6	P+9																
C1 & C2	P+9																
D1 & D2	P+9																
	a) of the Project	-															
	b) of the Environmental Management Plan	Details of Environmental Management Plan is attached as <b>Annexure</b>															
7.	Break-up of the project area																



	a) submergence area : forest & nonforest	Not applicable
	b) Others	FSI area: 22767.87 sq.m Non-FSI area: 7950.58 sq.m BUA-area: 30718.45 sq.m
8.	Break-up of the project affected population with enumeration of those losing houses/dwelling unit only agricultural land only, both dwelling units & agricultural land & landless laborers	
	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, if a survey carried out gives 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	Rs.171 Crore
	b)Allocation made for environmental management plans with item wise and year wise break-up	Construction Phase  O&M : Rs. 35.2 Lakhs / year  Operation Phase  Capital Cost: Rs. 419.82 Lakhs Operation & Maintenance Cost: Rs.54.14 lakhs/year
	c)Benefit cost ratio/Internal rated 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 environmental management plans so far	EMP – Construction phase cost is been incurred.
10.	Forest land requirement	No Forest Land Required

	a) The status of approval for diversion of forest land for non-forestry use	-
	b) The status of clearing felling	-
	c) The status of compensatory	-
	d) afforestation, if any	-
	e) Comments on the viability & sustainability of compensatory afforestation programme in the light of actual field experience so far	-
11.	The status of clear felling in non-forest area (such as submergence area of reservoir, approach roads), if any with quantitative information	
12.	Status of construction	
	a) Date commencement (Actual and/or planned)	Date of commencement: 18/08/2023
	b) Date of completion (Actual and/or planned)	Date of completion: 30th April 2028
13.	Reasons for the delay if the project is yet to start	Not applicable
14.	Dates of site visits	Not applicable
	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	--

## Site Photographs





shoan moto g<sup>60</sup>  
somnath 9930

Dec 1, 2024, 12:36 PM

## Architect certificate

studio@adva.in  
www.adva.in



Date: 26.05.2025

To  
The Chairman,  
Maharashtra Pollution Control Board,  
Kalpataru Point, 3<sup>rd</sup> and 4<sup>th</sup> floor,  
Opp. PVR Theatre, Sion (E), Mumbai-400022

**Subject: Architect's Certificate stating current status of construction on site** Dream World-  
Proposed Residential development on plot bearing E-36, at village Chikalthana, Aurangabad.

Dear Sir,  
With reference to the above-mentioned subject this is to inform you that construction has started on site, total plot potential of the project is 22,367.00 sq. m. and status of construction on site till March 2025 is given below:

### PROPOSED BUILDING DETAILS:

Sr. No	Building Description	Building Configuration	FSI Area (till March 2025)	NON FSI Area (Till March 2025)	Total Construction (Till March 2025)	Status Of Construction (Till March 2025)
1	A1	P+9	0	0	0	0
2	A2	P+9	0	381.55	381.55	381.55
3	A3	P+9	3565.63	381.55	3947.18	3947.18
4	A4	P+9	5021.60	545	5566.6	5566.6
5	B1	B+P+9	0	1137	1137	1137
6	B2	B+P+9	0	978.8	978.8	978.8
7	B3	B+P+9	0	1137.2	1137.2	1137.2
8	B4	B+P+9	0	1137.2	1137.2	1137.2
9	B5	B+P+9	0	973.17	973.17	973.17
10	B6	B+P+9	0	1138.16	1138.16	1138.16

S.no.106/2A/11, Behind Prakash Bhavan, Senapati Bapat Road, Shivaji Nagar, Pune – 411016 | 9022667486



studio@adva.in  
www.adva.in



11	C1	P+9	0	0	0	0
12	C2	P+9	0	0	0	0
13	D1	P+9	0	0	0	0
14	D2	P+9	0	0	0	0
TOTAL PROPOSED BUILDING AREA			8587.23	7809.63	16396.86	16396.86

Yours Faithfully,

A circular purple stamp with the text 'ADVA STUDIO PVT. LTD.' and a star in the center. To the right of the stamp is a handwritten signature in black ink.

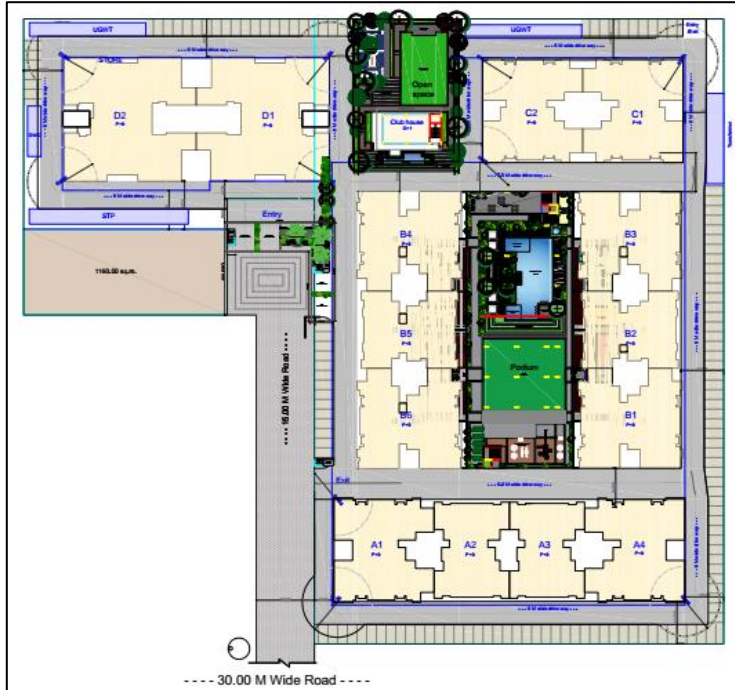
Ar.Pramod Dube  
(CA/2004/33731)

## EMP Construction Phase

Parameter	O & M Cost (Rs. In Lakh)
Water spray for dust suppression	1.6
Site sanitation and Potable Water Supply to Labour	2.5
Environmental Monitoring (As per the CPCB guidelines through MoEF Approved laboratories)	1.2
Health check-up & first aid	1.6
Safety Personal Protective Equipment (Helmets, Safety Shoes, Safety Belt, Googles, Hand Gloves etc.)	3.2
Traffic Management (Sign Boards, Persons at entry exit and Parking area)	1.2
Safety nets	8.0
Storm water Management (SWD along plot boundary and Sedimentation Pits)	2.0
Passenger lift	0.9
Tyre cleaning and Vehicle maintenance	1.2
Safety Training to Workers (Twice in Year), Safety Officer	2.0
Disinfection	0.8
Debris & construction waste	9.0
<b>Total Cost</b>	<b>35.2</b>

## Operation Phase

Sr. No.	EMP Measures	Capital Cost (Rs. Lacs)	O&M Cost/Y (Rs. In Lacs)
1.	STP	35.50	15.00
2.	Rain water harvesting	5.5	0.55
3.	Solid Waste Management	17.75	4.80
4.	Energy Saving using Solar System	56	2.8
5.	Gardening & Landscaping	4.90	0.49
6.	DMP	250.17	20.5
7.	Low Flow Devices	50	10
<b>Grand Total</b>		<b>419.82</b>	<b>54.14</b>



*Submitted to*

Maharashtra State Pollution Control Board (MPCB)

*Environmental Consultant*



**Building Environment (India) Pvt. Ltd**

Sector- 11, C.B.D. Belapur – 400 614

Telefax: 022 4123 7073/2757 8554

Web: [www.beipl.co.in](http://www.beipl.co.in)

*Submitted by*

**Manjeet Landmark LLP**

305A, 3rd Floor, Wing-B, Wall  
Street, Chakala, Andheri Kurla  
Road, Andheri (E)  
400093

Sr. No.	Specific condition (A) SEAC Condition	Compliance
1	PP to submit fire NoC, Tree NoC .and IOD	<b>Document is attached an ANNEXURE 1</b>
2	PP to provide solar water heater. Accordingly, PP to revise the energy saving calculation.	<b>Document is attached an ANNEXURE 2</b>
3	PP to submit the details of shadow free area.	<b>Document is attached an ANNEXURE 3</b>
4	PP to ensure that, drainage should be connected to municipal connection.	<b>Document is attached an ANNEXURE 4</b>
5	PP to provide electric charging facility by providing charging points at suitable places as per Maharashtra Electric Vehicle Policy, 2021.	<b>Document is attached an ANNEXURE 5</b>
6	PP to ensure that, the water proposed to use for construction phase should not be drinking water. They can use recycled water or tanker water for proposed construction.	<b>Document is attached an ANNEXURE 6</b>
<b>B</b>	<b>SEIAA Conditions-</b>	
1	This EC is only for plot no E-36/1.	<b>Noted and will be complied as instructed.</b>
2	This EC is restricted up to 32.27 m height only as per Civil Aviation NOC.	Noted.
3	This EC is also restricted up to 32.5 m height only as per CFO NOC.	<b>Noted.</b>
4	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.	<b>Noted. The standard EC compliance conditions will be Complied.</b>
5	PP to achieve at least 5% of total energy requirement from solar/other renewable sources.	Noted
6	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.	<b>Noted</b>
7	SEIAA after deliberation decided to grant EC for FSI -22767.87m2, Non FSI- 7950.58 m2, Total BUA- 30718.45 m2. (Plan approval No.MIDC/SPA/A- 52339/DB/SPA/2023, dated-10.02.023) (Restricted as per approval)	<b>Noted</b>
	<b>General Conditions:</b>	
	a) Construction Phase:	
1	The solid waste generated should be properly collected and segregated. Dry/Inert solid waste should be disposed of to the approved	Noted. The Solid waste Generated- Non-Biodegradable:450 Kg/day Biodegradable: 677 Kg/day

	sites for land filling after recovering recyclable material.	Total: 1127 Kg/day. Solid waste is managed by local body and disposed safely.
2	Disposal of muck, Construction spoils, including bituminous material during constitution 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.	Will be compiled.
3	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	PP has reported that Hazardous waste viz. paints, vanishes etc, generated during construction sent to authorize hazardous waste management site.  Plastering waste shall be used for raft foundation and backfilling. Since this is maivan construction. No plaster will be generated.  Tiles waste shall be used for china mosaic water proofing of terraces.
4	Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.	PP has reported that Total 77 nos. of hutment are provided on site for construction workers.  Proper housekeeping and regular pest control is being carried out through construction.  First aid and medical facilities are provided during construction.  Site sanitation like safe and adequate municipal water for drinking and domestic purpose, 35 nos of toilets, 5 nos of bathrooms and periodic checkup facilities are provided during construction phase. Waste generated from toilets and bathrooms is collected by sewage suction tanker by local solid waste management facility for further treatment.  Solid Waste: Waste through construction activity is being reused as per the waste management plan and rest is sold to recyclers.
5	Arrangement shall be made that waste water and storm water do not get mixed.	PP has reported that, Stormwater drains have been designed considering peripheral storm water discharge.  Storm water line and sewer drainage line will be separated to avoid the contamination.



6	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices	PP has reported that Water demand during construction phase is reduced by recycling of water and premixed concrete
7	The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority	Will be complied.
8	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.	PP has reported that No ground water is used. Project does not depend upon the direct intake from ground water table. It is fully dependent upon Municipal Water Supply.  Plan approval for construction of basement has been obtained from MCGM.
9	Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor based control.	Will be complied.
10	The Energy Conservation Building code shall be strictly adhered to.	Noted.
11	All the topsoil excavated during construction activities should be stored for use in horticulture/landscape development within the project site.	Noted.
12	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.	PP has reported that additional soil was used for site levelling and backfilling purpose.
13	Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.	PP has reported that Soil and groundwater were tested as
14	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.
15	The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards	PP has reported that All no DG Sets being used during construction phase, uninterrupted power supply from MSEDCL for project activities
16	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.	PP has reported that all the vehicles bringing construction material have valid PUC certificate which have fielded for log maintenance.  All the vehicles do comply with relevant air and noise standards. The proponent has instructed the contractors and sub-contractors to run the vehicles during non-peak hours.
17	Ambient noise levels should confirm to residential standards both during day and night. Incremental pollution loads on the	PP has reported that the measures mentioned in the EMP for noise abatement are being strictly followed site

	<p>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 form to the stipulated standards by CPCB/MPCB</p>	<p>barricades of height 3.5 MT are provided to reduce noise pollution .</p> <p>Existing trees along the plot boundary are serving as permanent and natural noise barriers.</p> <p>It is also helpful in reducing the air borne particles and to absorb the vehicular emission</p> <p>The regular monitoring results indicate that the air and noise Parameters are as per CPCB standards limits and do not show any incremental load because of the Construction activity</p>
18	<p>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.</p>	<p>PP has reported that DG sets will be source of backup power for common area illumination and will conform to the rules made under Env. Protection Act, 1986.</p> <p>Low Sulphur diesel will be used. DG sets will be placed in an acoustic enclosure. all these DG sets will be operated for smaller period during power failure. Provision of adequate stack height as per CPCB norms.</p>
19	<p>Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so avoid disturbance to the surroundings by a separate environment cell designated person.</p>	<p>PP has reported that A qualified EHS team is working on site for monitoring of construction phase</p>
<b>B)</b>	<b>Operation phase:-</b>	
1	<p>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 appwed sites for land filling after recovering recyclable material.</p>	Noted
2	<p>E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.</p>	<p>PP has reported that The Project is in construction phase and there is minimal E-waste generation and disposal being carried out as per standards.</p>
3	<p>a) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Treated effluent</p>	Noted

	<p>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.</p> <p>b) PP to give 100% treatment to sewage /Liquid waste and explore the possibility to recycle at least 50% of water, Local authority should ensure this.</p>	
4	<p>Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement.</p>	<p>PP has provided MBBR type STP of capacity 300 CMD PP has proposed to provide OWC.</p>
5	<p>The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.</p>	Noted
6	<p>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.</p>	<p>PP has reported that The project has entry/exit points with sufficient width of road to avoid traffic congestion. Complete parking is internal. The site is well connected by Jalgaon road</p>
7	<p>PP to provide adequate electric charging points for electric vehicles (EVs)</p>	Noted.
8	<p>Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO / Agricultural Dept.</p>	<p>PP has reported that PP will comply with the same. The proponent will develop green belt of adequate density of local species along the periphery of the plot so as to provide protection against noise and air pollution and will enhance the aesthetic values of region.</p> <p>Trees with large canopy have been planted so that they can suppress dust emissions. For Tree NOC please refer Annexure</p>
9	<p>A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards</p>	<p>PP has reported that The project has erected environmental Management cell within the construction supervision team to supervise all aspects of the Environmental management plan.</p>
10	<p>Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise break-up. These cost shall be included as part of the</p>	<p>PP has provided MBBR type STP of capacity 300 CMD PP has proposed to provide OWC.</p>

	project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes.	
11	The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at parivesh.nic.in	Complied. We published public notice in local Newspapers.
12	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.	
13	A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent	PP has reported that they will comply with the same.  They are submitting herewith six-monthly report on status of compliance of stipulated EC conditions and Environmental monitoring reports to the Regional Office, MOEF with copy to this department and MPCB.
14	The proponent shall upload the status of compliance of the stipulated EC conditions including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, SO <sub>2</sub> , NO <sub>x</sub> (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.	Noted and shall be compiled.  Attached in <b>Annexure 10</b>
C)	General EC Conditions:-	
1	PP has to strictly abide by the conditions stipulated by SEAC& SEIAA.	Yes, developer has agreed to follow the mentioned condition
2	If applicable Consent for Establishment" shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy shall be submitted to the Environment	Will be provide

	department before start of any construction work at the site.	
3	Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.	Noted
4	The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in hard copies as well as by e-mail) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.	We are submitting herewith six-monthly Monitoring reports to the Regional Office, MoEF with copy to this department and MPCB.
5	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.	Noted
6	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 SELAA as applicable to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.	Noted.
7	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.	We are submitting herewith six-monthly Monitoring reports to the Regional Office, MoEF with copy to this department and MPCB
8	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	<p>We have obtained Environmental Clearance from Environment Department, Government of Maharashtra.</p> <p>Project doesn't fall under violation of EP Act and no court case pending in the court of law.</p> <p>We will carry out the</p>



	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.	Construction activity as per Environmental clearance and other approvals received.
9	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	All other applicable permission/ NOCs shall be obtained before starting proposed work at site.
10	In case of submission of false document and non-compliance of stipulated conditions, Authority/ Environment Department will revoke or suspend the Environment cle any intimation and initiate appropriate legal action under Environmental Protection Act,1986.	We understand and accepts this condition by MoEF.
11	Validity of Environment Clearance: The environmental clearance accorded as per EIA Notification, 2006, amended from time to time.	Noted
12	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	Noted and will be Complied

<b>Sr.No.</b>	<b>Annexure</b>	<b>Description</b>
1	Annexure-1	NoC, Tree NoC .and IOD attached
2	Annexure-2	revise the energy saving calculation.
3	Annexure-3	shadow free area.
4	Annexure-4	EC letter

## Annexure 1

MANJEET LANDMARK LLP

दिनांक :- 23/12/2022

प्रति,

उद्यान अधीक्षक साहेब

महानगर पालिका, औरंगाबाद

विषय :- औरंगाबाद चिकलठाणा MIDC हद्दीतील प्लॉट नंबर E-३६ येथील येणाऱ्या "Dream World - Dream Pride" प्रकल्पाच्या जागेवरील वृक्ष नाहरकत (NOC) मिळणे बाबत.

महोदय,

वरील विषयी विनंती करण्यात येते की, औरंगाबाद चिकलठाणा MIDC हद्दीतील प्लॉट नंबर E-३६ येथील येणाऱ्या "Dream World - Dream Pride" प्रकल्पाच्या जागेवरील जवळपास ५ ते ९ वृक्ष आहेत. व त्यामधील १ वृक्ष छाटनी करणे व १ वृक्ष स्थलांतर करणे आहे.

तरी आपण स्थळ पाहणी करून आम्हाला १ वृक्ष स्थलांतर व १ वृक्ष छाटनी करण्याची परवानगी, नाहरकत (NOC) देऊन उपकृत करावे.

हि विनंती

आपले विश्वास



मे. मनजीत लँडमार्क एल.एल.पी



सोबत :- १ वृक्ष स्थलांतर करण्याचा नकाशा

२) बांधकाम परवानगी संचिका पावती, टॅक्स भरणा पावती

**MAHARASHTRA INDUSTRIAL DEVELOPMENT CORPORATION**  
(A Government of Maharashtra Undertaking)

HEAD OFFICE  
"Udyog Sathi", Mahakali Caves Road,  
Andheri (E), Mumbai - 400 093.  
Tele: (022) 26870052/54/2773 Fax: (022) 26871587  
PRINCIPAL OFFICE : 4.4 (A), 12<sup>th</sup> Floor, World Trade Centre, Complex-1,  
Cuffe Parade, Mumbai - 400 005  
Tele: (022) 22151451/52/53 Fax: (022) 22188203



No. MIDC/FIRE/A-43689  
Date: 04/02/2023

Ms. Manjeet Landmark LLP.,  
Plot No. E-36/1, MIDC, Chikhalthana Indl. Area,  
Dist. Aurangabad.

Sub: Grant of "Provisional No-Objection Certificate" for your  
Proposed construction of Residential building on Plot  
No. E-36/1, at MIDC, Chikhalthana Indl. Area, Dist.  
Aurangabad.

Ref: 1) Your Application vide No. SWC/108/521/20220907/856491

Dear Sir,

This has reference to your application under reference above, this office is issuing "Provisional No Objection Certificate (Provisional)" to your proposed construction on Plot No. E-36/1, MIDC, Chikhalthana Indl. Area Dist. Aurangabad. The details of the construction as per the drawing submitted by you are as mapped under your BPAMS application. The plot area is **17000.00 Sq. M.** The proposed built-up area is for built up area admeasuring **22272.52 Sq. M.** The height of the proposed tallest structure is **32.5 Mtr.** The details of the proposed construction are as under,

**Building : A (A2A3A4)**

Floor Name	Proposed FSI Area Res.	Bal	Terrace	Stair	Lift	Pass	Lift Lobby	Staircase Lobby	Tnmt
Terrace Floor...	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Ninth Floor...	509.15	96.04	0.00	167.25	24.51	0.00	0.00	59.18	7
Eighth Floor...	507.08	94.78	0.00	167.25	24.51	0.00	0.00	69.95	12
Seventh Floor...	585.96	109.62	0.00	107.25	24.51	0.00	0.00	69.95	12
Sixth Floor...	585.96	109.62	0.00	107.25	24.51	0.00	0.00	69.95	12
Fifth Floor...	585.96	109.62	0.00	107.25	24.51	0.00	0.00	69.95	12
Fourth Floor...	585.96	109.62	0.00	107.25	24.51	0.00	0.00	69.95	12
Third Floor...	585.96	109.62	0.00	107.25	24.51	0.00	0.00	69.95	12
Second Floor...	585.96	109.62	0.00	107.25	24.51	0.00	0.00	69.95	12
First Floor...	585.96	109.62	0.00	107.25	24.51	0.00	0.00	69.95	12
Parking Floor...	9.95	0.00	0.00	107.24	24.51	0.00	0.00	0.00	0
Total :	8778.07	958.18	0.00	1192.46	245.10	0.00	0.00	618.81	103
Total Number of Same Buildings :	1								
Grand Total :	8778.07	958.18	0.00	1192.46	245.10	0.00	0.00	618.81	103

**Building : C (C BUILDING)**

Floor Name	Proposed FSI Area Res.	Bal	Terrace	Stair	Lift	Pass	Lift Lobby	Staircase Lobby	Tnmt
Terrace Floor...	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Ninth Floor...	335.39	51.60	0.00	96.66	8.17	0.00	0.00	27.81	4
Eighth Floor...	332.96	57.87	0.00	96.66	8.17	0.00	0.00	27.81	4
Seventh Floor...	393.65	68.68	0.00	35.96	8.17	0.00	0.00	27.81	4
Sixth Floor...	393.65	68.68	0.00	35.96	8.17	0.00	0.00	27.81	4
Fifth Floor...	393.65	68.68	0.00	35.96	8.17	0.00	0.00	27.81	4
Fourth Floor...	393.65	68.68	0.00	35.96	8.17	0.00	0.00	27.81	4
Third Floor...	393.65	68.68	0.00	35.96	8.17	0.00	0.00	27.81	4
Second Floor...	393.65	68.68	0.00	35.96	8.17	0.00	0.00	27.81	4
First Floor...	393.65	68.68	0.00	35.96	8.17	0.00	0.00	27.81	4
Parking Floor...	2.14	0.00	0.00	35.95	8.17	0.00	0.00	0.00	0
Total :	3446.04	590.24	0.00	480.98	81.70	0.00	0.00	250.31	36
Total Number of Same Buildings :	1								
Grand Total :	3446.04	590.24	0.00	480.98	81.70	0.00	0.00	250.31	36

**Building : B (B1B2B3)**

Floor Name	Proposed FSI Area Res.	Bal	Terrace	Stair	Lift	Pass	Lift Lobby	Staircase Lobby	Tnmt
Terrace Floor...	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Ninth Floor...	1064.79	105.70	0.00	227.17	24.50	0.00	0.00	57.82	1
Eighth Floor...	992.63	126.37	0.00	227.17	24.50	0.00	0.00	76.75	12
Seventh Floor...	1130.74	132.75	0.00	107.18	24.50	0.00	0.00	68.91	12
Sixth Floor...	1130.74	132.75	0.00	107.18	24.50	0.00	0.00	68.91	12
Fifth Floor...	1130.74	132.75	0.00	107.18	24.50	0.00	0.00	68.91	12
Fourth Floor...	1130.74	132.75	0.00	107.18	24.50	0.00	0.00	68.91	12
Third Floor...	1130.74	132.75	0.00	107.18	24.50	0.00	0.00	68.91	12
Second Floor...	1130.74	132.75	0.00	107.18	24.50	0.00	0.00	68.91	12
First Floor...	1173.73	103.99	0.00	133.01	31.34	0.00	0.00	63.81	9
Parking Floor...	8.91	0.00	0.00	133.02	31.34	0.00	0.00	0.00	0
Total :	10024.52	1134.53	0.00	1363.47	258.72	0.00	0.00	611.80	94
Total Number of Same Buildings :	1								
Grand Total :	10024.52	1134.53	0.00	1363.47	258.72	0.00	0.00	611.80	94

**Building : A (ALLIED USE STRUCTURE)**

Floor Name	Proposed FSI Area Res.	Bal	Terrace	Stair	Lift	Pass	Lift Lobby	Staircase Lobby	Tnmt
Ground Floor...	44.89	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1
Total :	44.89	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1
Total Number of Same Buildings :	1								
Grand Total :	44.89	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1

- The occupant load in above buildings should not exceed in any case as prescribed in Table-3 of National Building Code 2016, part-IV.

This NOC is valid subject to fulfillment of following condition:

- The plans of the proposed construction (adhering to the D.C. Rules of MIDC & National Building Code-2016 where necessary) should be approved by the Executive Engineer, Aurangabad Division, (Special Planning Authority).
- The Drainage completion certificate & Occupation certificate should be obtained from Executive Engineer, Aurangabad Division. The B.C.C. & D.C.C. shall be issued subject to "Final No-Objection Certificate" from fire department.
- Under Section 3 of Maharashtra Fire Prevention and Life Safety Measures Act, 2006 (hereinafter referred to as "said Act")**  
The applicant (developer, owner, occupier by whatever name called) shall comply with the Fire and Life Safety measures adhering to National Building Code of India, 2005 and as amended from time to time failing which it shall be treated as a violation of the said Act.
- As per the provision as under :- 10 of the said Act.** No person other than the License Agency shall carry out the work of providing Fire Prevention and Life Safety Measures or performing. Such other related activities required to be carried out in any place or building or part thereof:  
a) A list of License Agency is available on Maharashtra Fire Services Website [www.mahafireservice.gov.in](http://www.mahafireservice.gov.in). It is mandatory to submit fire pretension and fire protection drawing prepared by License Agency. The same should be got approved from fire department.  
b) No Licensed Agency or any other person claiming to be such Licensed Agency shall give a certificate under sub-section (3) of section 3 regarding the compliance of the fire prevention and life safety measures or maintenance thereof in good repair and efficient condition, without there being actual such compliance or maintenance.
- Under Section 11 of the said Act,** the fire service fees shall be assessed and the same shall be payable after serving the notice to that effect or prior to issue of the building completion certificate or occupancy certificate whichever is earlier.
- Under Section 45 of said Act,** the owner/occupier or developer shall appoint Fire Officers and staff for taking adequate Fire & Life Safety

- 8 -

- An independent & well-ventilated service room shall be provided on the ground floor with direct access from outside or from the corridor for the purpose of termination of electric supply. The doors provided for the service room shall have fire resistance of not less than two hours.

**FIRE TOWER:-**

- Fire Towers are the preferred type of escape route for storeyed buildings and these shall be considered as the safest route for escape. Their number, location and size shall depend on the building concerned and its associated escape routes.
- In high rise buildings with over 8 storeys or 24 m in height at least one required means of egress shall preferably be fire tower.
- The fire towers shall be constructed of walls with a 2 hours fire resistance rating without openings other than the exit doorways, with platforms, landings and balconies having the same fire resistance rating.

**In addition to the above, all provisions under the D.C. Rules of MIDC and N.B.C. shall be strictly adhered also if any change in activity or Proposed expansion or Subletting of Plot or Transfer of Plot, NOC from this department is essential.**

This is a "Provisional No-Objection Certificate", which shall be treated valid for the period of one year from the date of issue and it is your responsibility to get the same renewed. After compliance to all above recommendation the inspection of the same will be carried out by the representative of this office & after satisfactory inspection "Final No-Objection Certificate" may be issued.

Details of "Fire Protection Fund Fees" are as follow:

Particulars	Total Amount (Rs.)	Advance "Fire Protection Fund Fees" paid by The Secretary Ms. Manjeet Landmark LLP. Vide receipt MCH/1132/2023 03/02/2023	Balance "Fire Protection Fund Fees" Needs to be recovered by SPA
(i)	(ii)	(iii)	(iv)
Initial "Fire Protection Fund Fees"	1,25,565.81		1,25,565.81
Additional "Fire Protection Fund Fees"	63,19,290.75		63,19,290.75
Total	64,44,856.56		64,44,856.56

The undersigned reserves the right to amend/suggest any additional recommendations deemed fit during the stage wise inspection due to the statutory provisions amended from time to time and in the interest of the protection of the company.  
Thanking you.

Yours faithfully,

Santosh Shridhar Warick  
Digitally signed by Santosh Shridhar Warick  
Date: 2023.02.05 21:24:34 +05'30'  
(S. S. Warick)  
Chief Fire Officer & Fire Advisor  
MIDC, Mumbai-400 093.

Copy to The Executive Engineer, MIDC Division, Aurangabad for information. He is requested to recover the balance fees mentioned in column No. (IV) above table before issuing work commencement certificate/plan approval.





## Annexure 2

Sr. No.	Building Name	Connected Load	Max. Demand Load	Alternate substation	Daily Consumption (Kw-h)	Solar System	SOLAR PV CELL QTY	Terrace Area (sq. m)	Area for Solar Panels (sq. m)	Shadow free area (sq. m)	SAVING PERCENT	KWh Saved per Day	% savings
		(KW)	(KW)	IN KVA									
1	Building A1	284.33	128.25	Total load in KVA= 2069KVA i.e DTC's of 630*3 & 315*1 KVA (i.e 4 No.Transformer required)	513	6.4	19	415	640	1329.59	5%	25.7	5.00%
2	Building A2	201.04	94.93		380	4.7	14	303	470		5%	19.0	5.00%
3	Building A3	201.04	94.93		380	4.7	14	303	470		5%	19.0	5.00%
4	Building A4	284.33	128.25		513	6.4	19	415	640		5%	25.7	5.00%
5	Building B1	283.71	128.00		512	6.4	19	433	640	1110.83	5%	25.6	5.00%
6	Building B2	195.24	92.62		370	4.6	14	307	460		5%	18.5	5.00%
7	Building B3	283.71	128.00		512	6.4	19	433	640		5%	25.6	5.00%
8	Building B4	283.71	128.00		512	6.4	19	433	640		5%	25.6	5.00%
9	Building B5	195.24	92.62		370	4.6	14	307	460	1109.35	5%	18.5	5.00%
10	Building B6	283.71	128.00		512	6.4	19	433	640		5%	25.6	5.00%
11	Building C1	284.33	128.25		513	6.4	19	415	640		5%	25.7	5.00%
12	Building C2	284.33	128.25		513	6.4	19	415	640	1167.3	5%	25.7	5.00%
13	Building D1	431.41	187.08		748	9.4	28	675	940		5%	37.4	5.00%
14	Building D2	431.41	187.08		748	9.4	28	675	940		5%	37.4	5.00%
16	Utility	87.53	87.53		350	4.4	13	-	440		5%	17.5	5.00%
				TOTAL		93.1	279						

### Annexure 3

Sr. No.	Building Name	Connected Load	Max. Demand Load	Alternate substation	Daily Consumption (Kw-h)	Solar System	SOLAR PV CELL QTY	Terrace Area (sq. m)	Area for Solar Panels (sq. m)	Shadow free area (sq. m)	SAVIN G PERCENT	KWh Saved per Day	% savings
		(KW)	(KW)	IN KVA									
1	Building A1	284.33	128.25	Total load in KVA= 2069KVA i.e DTC's of 630*3 & 315*1 KVA (i.e 4 No.Transformer required)	513	6.4	19	415	640	1329.59	5%	25.7	5.00%
2	Building A2	201.04	94.93		380	4.7	14	303	470		5%	19.0	5.00%
3	Building A3	201.04	94.93		380	4.7	14	303	470		5%	19.0	5.00%
4	Building A4	284.33	128.25		513	6.4	19	415	640		5%	25.7	5.00%
5	Building B1	283.71	128.00		512	6.4	19	433	640	1110.83	5%	25.6	5.00%
6	Building B2	195.24	92.62		370	4.6	14	307	460		5%	18.5	5.00%
7	Building B3	283.71	128.00		512	6.4	19	433	640		5%	25.6	5.00%
8	Building B4	283.71	128.00		512	6.4	19	433	640	1109.35	5%	25.6	5.00%
9	Building B5	195.24	92.62		370	4.6	14	307	460		5%	18.5	5.00%
10	Building B6	283.71	128.00		512	6.4	19	433	640		5%	25.6	5.00%
11	Building C1	284.33	128.25		513	6.4	19	415	640	1167.3	5%	25.7	5.00%
12	Building C2	284.33	128.25		513	6.4	19	415	640		5%	25.7	5.00%
13	Building D1	431.41	187.08		748	9.4	28	675	940	1272.98	5%	37.4	5.00%
14	Building D2	431.41	187.08		748	9.4	28	675	940		5%	37.4	5.00%
16	Utility	87.53	87.53		350	4.4	13	-	440		5%	17.5	5.00%
				TOTAL		93.1	279						

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 owner  
MANJEET LANDMARK LLP  
Pride group ,railway station, Sai trade center, FF Aurangabad -431001

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

Sir/Madam,

This is in reference to your application for Environmental Clearance (EC) in respect of project submitted to the SEIAA vide proposal number SIA/MH/INFRA2/410623/2022 dated 14 Dec 2022. The particulars of the environmental clearance granted to the project are as below.

- |  |   |
|--|---|
| 1. EC Identification No.                   | EC23B038MH150373  |
| 2. File No.                                | SIA/MH/INFRA2/410623/2022   |
| 3. Project Type                            | New   |
| 4. Category                                | B   |
| 5. Project/Activity including Schedule No. | 8(a) Building and Construction projects   |
| 6. Name of Project                         | Dream World-Proposed Residential development on plot bearing E-36, at village Chikalthana, Aurangabad |
| 7. Name of Company/Organization            | MANJEET LANDMARK 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: 18/05/2023

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

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

*This is a computer generated cover page.*

**STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY**

No. SIA/MH/INFRA2/410623/2022  
Environment & Climate Change Department  
Room No. 217, 2<sup>nd</sup> Floor,  
Mantralaya, Mumbai- 400032.

To  
M/s.Manjeet Landmark LLP  
Plot bearing E-36, at village Chikalthana,  
Aurangabad

Subject: Environmental Clearance for Dream World-Proposed Residential development on Plot bearing E-36, at village Chikalthana, Aurangabad by M/s.Manjeet Landmark LLP

Reference: Application no. SIA/MH/INFRA2/410623/2022

This has reference to your communication on the above-mentioned subject. The proposal was considered by the SEAC-3 in its 164<sup>th</sup> meeting under screening category 8(a) B2 as per EIA Notification, 2006 and recommend to SEIAA. Proposal then considered in 258<sup>th</sup> meeting (Day-3) of State Level Environment Impact Assessment Authority (SEIAA) held on 12.04.2023.

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

1.	Proposal Number	SIA/MH/INFRA2/410623/2022	
2.	Name of Project	Dream World-Proposed Residential Development on Plot Bearing E- 36, at Village Chikalthana, Aurangabad	
3.	Project category	8(a) - B2	
4.	Type of Institution	Private	
5.	Project Proponent	Name	Mr. Nitin Bagadia
		Regd. Office address	E-36/1, Prozone to Kalagram Road,Midc, Chikalthana, Aurangabad
		Contact number	9823133690
		e-mail	abdpridegroup@yahoo.com
		Building Environment India Pvt. Ltd. Certificate No. NABET/EIA/2224/RA0267 Valid Till: 28.11.2024	
6.	Consultant	Building Environment India Pvt. Ltd. Certificate No. NABET/EIA/2224/RA0267 Valid Till: 28.11.2024	
7.	Applied for	New	
8.	Details of previous EC	Not Applicable	
9.	Location of the project	Plot bearing E-36, at village Chikalthana, Aurangabad	
10.	Latitude and Longitude	Latitude- 19°52'54.63"N Longitude- 75°22'25.48"E	
11.	Total Plot Area (m2)	22367.00 sq.m	

12	Deductions (m2)	1119.00 sq.m			
13	Net Plot area (m2)	19123.00 sq.m			
14	Proposed FSI area (m2)	66504.00 sq.m			
15	Proposed non-FSI area (m2)	17767.00 sq.m			
16	Proposed TBUA (m2)	84270.00 sq.m			
17	TBUA (m2) approved by Planning Authority till date	22915.94 sq.m			
18	Ground coverage (m2) & %	7556.56 sq.m (34%)			
19	Total Project Cost (Rs.)	171 Cr			
20	CER as per MoEF & CC circular dated 01/05/2018	CER Shall be implemented as a part of EMP			
21	Details of Building Configuration :		Reason for Modification / Change		
	Previous EC / Existing Building	Proposed Configuration			
	N A	Building A1 to A4: P+9 Building B1 to B6: P+9 Building C1 & C2: P+9 Building D1 & D2: P+9	N A		
22	Total number of tenements	450			
23	Water Budget	Dry Season (CMD)	Wet Season (CMD)		
		Domestic	202.5	Domestic	202.5
		Flushing	101.25	Flushing	101.25
		Landscaping	12	Landscaping	0
		Total	315.75	Total	303.75
		Waste water generation	281.48	Wastewater generation	281.48
24	Water Storage Capacity for Firefighting / UGT(m3)		Firefighting water tank: 150 m <sup>3</sup>		
25	Source of water		Aurangabad Municipal corporation		
26	Rainwater Harvesti	Level of the Ground water table:	-		
		Size and no of RWH tank(s) and Quantity:	1 no. of RWH tank of 50 m <sup>3</sup>		
		Quantity and size of	---		

	ing (R WH)	recharge pits:		
		Details of UGT tanks if any:	Domestic water tank: 150 m <sup>3</sup> Drinking water tank: 30 m <sup>3</sup> Rain water tank: 50 m <sup>3</sup>	
27	Sewage and Wastewater	Sewage generation in CMD:	281.48	
		STP technology:	MBBR	
		Capacity of STP (CMD):	300	
28	Solid Waste Management during Construction Phase	Type	Quantity (kg/d)	Treatment / disposal
		Dry waste:	41	Shall be handed over to SWACH
		Wet waste:	27	Shall be handed over to SWACH
		Construction waste	4213500	Reuse on site
29	Solid Waste Management during Operation Phase	Type	Quantity (kg/d)	Treatment / disposal
		Dry waste:	450	Shall be handed over to SWACH
		Wet waste:	675	Shall be treated in OWC
		Hazardous waste:	NA	-
		Biomedical waste	NA	-
30	Green Belt Development	E-Waste	6.2	Shall be handed over to SWACH
		Total RG area (m <sup>2</sup> ):	3047.16 sq.m	
		Already planted trees on site:	21 Nos.	
		Number of trees to be planted:	238 Nos.	
		Number of trees to be cut:	08	
31	Power requirement:	Number of trees to be compensatory:	72 Nos.	
		Source of power supply:	MSDCL	
		During Operation phase (Connected load):	1820.93 KW	
		During Operation phase (Demand load):	4015 KW	
		Transformer:	630 KVA X 3 Nos & 315 KVA X 1 No.	
		DG set:	3 X 300 KVA	
32	Details of Energy saving	Fuel used:	HSD	
		Total savings: 18% By Solar: 5%		
33	Environmental Management plan budget	Parameter	O & M Cost (Rs. In Lakhs/year)	

	during Constructio n phase	Water spray for dust suppression		1.6	
		Site sanitation and Potable Water Supply to Labour		2.5	
		Environmental Monitoring (As per the CPCB guidelines through MoEF		1.2	
		Approved laboratories)			
		Health check-up & first aid		1.6	
		Safety Personal Protective Equipment (Helmets, Safety Shoes, SafetyBelt, Googles, Hand Gloves etc.)		3.2	
		Traffic Management (Sign Boards, Persons at entry exit and Parkingarea)		1.2	
		Safety nets		8.0	
		Storm water Management (SWD along plot boundary and Sedimentation Pits)		2.0	
		Passenger lift		0.9	
		Tyre cleaning and Vehicle maintenance		1.2	
		Safety Training to Workers (Twice in Year), Safety Officer		2.0	
		Disinfection		0.8	
		Debris & construction waste		9.0	
		Total Cost		35.2	
34	Environment al Management plan Budget during operation phase	Sr. No.	EMP Measures	Capital Cost (Rs.Lacs)	O&M Cost/Y (Rs.In Lacs)
		1.	STP	35.50	15.00
		2.	Rain water harvesting	5.5	0.55
		3.	Solid Waste Management	17.75	4.80
		4.	Energy Saving using SolarSystem	56	2.8
		5.	Gardening & Landscaping	4.90	0.49
		6.	DMP	250.17	20.5
		7.	Low Flow Devices	50	10
		Grand Total		419.82	54.14
35	Traffic Managemen t	Type		Required as per DCR	Actual Provided
		4-Wheeler		445	452
		2-Wheeler		1348	1348
36	Details of Court cases / litigations w.r.t. the projectand project locationif any.	No litigation pending against the project.			



3. Proposal is a new construction project. Proposal has been considered by SEIAA in its 258<sup>th</sup> meeting (Day-3) 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 fire NoC, Tree NoC.and IOD
2. PP to provide solar water heater. Accordingly, PP to revise the energy saving calculation.
3. PP to submit the details of shadow free area.
4. PP to ensure that, drainage should be connected to municipal connection.
5. PP to provide electric charging facility by providing charging points at suitable places as per Maharashtra Electric Vehicle Policy,2021.
6. PP to ensure that, the water proposed to use for construction phase should not be drinking water. They can use recycled water or tanker water for proposed construction.

**B. SEIAA Conditions-**

1. This EC is only for plot no E-36/1.
2. This EC is restricted up to 32.27 m height only as per Civil Aviation NOC.
3. This EC is also restricted up to 32.5 m height only as per CFO NOC.
4. 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.
5. PP to achieve at least 5% of total energy requirement from solar/other renewable sources.
6. 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.
7. SEIAA after deliberation decided to grant EC for – FSI –22767.87m2, Non FSI- 7950.58 m2, Total BUA- 30718.45 m2. (Plan approval No.MIDC/SPA/A-52339/DB/SPA/2023, dated-10.02.023) (Restricted as per approval)

**General Conditions:**

**a) Construction Phase :-**

- I. The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. Disposal of muck, Construction spoils, including bituminous material during construction phase should not create any adverse effect on the neighbouring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in the approved sites with the approval of competent authority.
- III. Any hazardous waste generated during construction phase should be disposed of as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.
- IV. Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction

phase should be ensured.

- V. Arrangement shall be made that waste water and storm water do not get mixed.
- VI. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.
- VII. The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.
- VIII. Permission to draw ground water for construction of basement if any shall be obtained from the competent Authority prior to construction/operation of the project.
- IX. Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor based control.
- X. The Energy Conservation Building code shall be strictly adhered to.
- XI. All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
- XII. Additional soil for levelling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.
- XIII. Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.
- XIV. PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance.
- XV. The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.
- XVI. Vehicles hired for transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport & Highways Department. The vehicle shall be adequately covered to avoid spillage/leakages.
- XVII. Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.
- XVIII. Diesel power generating sets proposed as source of backup power for elevators and common area illumination during construction phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel is preferred. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.
- XIX. Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell /designated person.

**B) Operation phase:-**

- I. a) The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage

- will be disposed outside the premises. c) Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.
- III. a) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Treated effluent emanating from STP shall be recycled/ reused to the maximum extent possible. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP. b) PP to give 100 % treatment to sewage /Liquid waste and explore the possibility to recycle at least 50 % of water, Local authority should ensure this.
- IV. Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement.
- V. The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.
- VI. Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.
- VII. PP to provide adequate electric charging points for electric vehicles (EVs).
- VIII. Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.
- IX. A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.
- X. Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes.
- XI. The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at [parivesh.nic.in](http://parivesh.nic.in)
- XII. A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.
- XIII. The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update

the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, SO<sub>2</sub>, NO<sub>x</sub> (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, 1<sup>st</sup> Floor, D-Wing, Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.



Pravin Darade  
(Member Secretary, SEIAA)

Copy to:

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

**Signature Not Verified**

Digitally signed by Shri Pravin C.  
Darade , I.A.S.  
Member Secretary  
Date: 5/18/2023 4:49:47 PM

## MAHARASHTRA POLLUTION CONTROL BOARD

Tel: 24010706/24010437  
Fax: 24023516  
Website: <http://mpcb.gov.in>  
Email: [cac-cell@mpcb.gov.in](mailto: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.0000175479/CE/2311001226

Date: 16/11/2023

To,  
Manjeet Landmark LLP  
Chikalthana, Aurangabad, Chikalthana,  
Tal: Chatrapati Sambhaji Nagar,  
Dist: Chatrapati Sambhaji Nagar.



**Sub: Consent to Establish in RED category for Building and construction project.**

- Ref:**
1. Application submitted by SRO Chatrapati Sambhaji Nagar 1.
  2. Environmental Clearance dated 18/05/2023

Your application NO. MPCB-CONSENT-0000175479

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

1. **The Consent to Establish in RED category is hereby granted for a period up to Commissioning of the Unit or 05 years whichever is earlier.**
2. **The capital investment of the project is Rs.171 Cr. (As per undertaking submitted by pp).**
3. **The Consent to Establish is valid for Building and construction project named as Manjeet Landmark LLP, E-36, Chikalthana, Chatrapati Sambhaji Nagar on Total Plot Area of 22367.00 SqMtrs for proposed total construction BUA of 30,718.45 SqMtrs out as per EC granted dated including utilities and services.**

Sr.No	Permission Obtained	Plot Area (SqMtr)	BUA (SqMtr)
1	Environmental Clearance dated 18/05/2023	22367.00	30718.45

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

Sr No	Description	Permitted (in CMD)	Standards to	Disposal
1.	Trade effluent	Nil	NA	NA
2.	Domestic effluent	182.25	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 utilized on land for gardening purpose.



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

Stack No.	Description of stack / source	Number of Stack	Standards to be achieved
1 to 3	DG Set 300 KVA x 03	3	As per Schedule -II

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

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Biodegradable waste	675 Kg/Day	Will be converted in to Manure using OWC	Used as manure.
2	Non-Biodegradable waste	450 Kg/Day	Hand over to Vendor	-

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

Sr No	Category No.	Quantity	UoM	Treatment	Disposal
NA					

8. 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. PP shall provide STP so as to achieve the treated domestic effluent standard for the parameter BOD-10 mg/lit.
11. The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be utilized on land for gardening.
12. PP shall install organic waste digester along with composting facility/biodigester (biogas) with composting facility for the treatment of wet garbage.
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 No EC23B038MH150373 dtd 18/05/2023 for construction project having total plot area of 22367 Sqm and total construction BUA of 30718.45 Sqm as per specific condition of EC.
18. PP shall obtain Environmental Clearance from competent authority for the proposed activity. PP shall not take effective steps towards construction without obtaining Environmental Clearance.

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



Dr. Vinay

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Signed by: **Dr. Avinash Dhakne**  
Member Secretary  
For and on behalf of,  
**Maharashtra Pollution Control Board**  
ms@mpcb.gov.in  
2023-11-16 16:13:01 IST

**Received Consent fee of -**

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	342000.00	MPCB-DR-20109	17/07/2023	NEFT

**Balance fees of Rs. \_\_ will be considered at the time of next renewal of consent**

**Copy to:**

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



#### **SCHEDULE-I**

##### **Terms & conditions for compliance of Water Pollution Control:**

- 1) A] As per your application, you have proposed to provide MBBR based Sewage Treatment Plants (STPs) of combined capacity **300 CMD for treatment of domestic effluent of 182.25 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	Fecal coliform	less than 100 MPN
6	NH <sub>4</sub>	5
7	N-total	10

- 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 MIDC
- 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	202.50
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
3	Ground	Acoustic Enclosure	4.50	Diesel 49.80 Ltr/Hr	-	SO <sub>2</sub>	-

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

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

### SCHEDULE-III

#### Details of Bank Guarantees:

Sr. No.	Consent(C2E/C2O/C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	C2E	Rs. 10 lakhs	15 days	Towards compliance of consent conditions.	31/07/2028	30/11/2028

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

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

#### BG Forfeiture History

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

#### BG Return details

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





#### **SCHEDULE-IV**

##### **Conditions during construction phase**

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

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This certificate is digitally & electronically signed.

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# **MONITORING REPORTS**



Lab Approved by MoEF, New Delhi. (Valid till 06/03/2026)

"Shree", K 3/4, S. No. 10, Erandawane Housing Society, Opposite Deenanath Mangeshkar Hospital, Pune 411 004.  
• Tel.: 020 - 25460202, 25460203, 25460023, 25460033. • Email : kmn@hespl.co.in / md@hespl.co.in • www.hespl.co.in

### AMBIENT AIR QUALITY MONITORING ANALYSIS REPORT

CLIENT'S NAME & ADDRESS	REPORT NO	HS/LAB/AA/15407A/1
Project Name: Project location: Dream World- Proposed Residential development on plot bearing E-36, at village Chikalthana, Aurangabad.	DATED	10/01/2025
	LAB REFERENCE NO	HS/LAB/AA/BE-0652
	DATE OF SAMPLING	03&04/01/2025
	DATE OF ANALYSIS	06-09/01/2025

### RESULTS

SR. NO.	DESCRIPTION	UNIT	RESULT	NAAQS LIMITS	TEST METHOD REFERENCE
01	DATE OF SAMPLING	DD/MM/YY	03&04/01/2025		
02	TEST LOCATION		AQ-1 Project Site (Lat.& long.) 19°52'54.27"N 75°22'24.95"E		
03	TIME OF SAMPLING (00.00)	Hrs.	12:00		
04	AMBIENT TEMPERATURE (Max/Min)	Deg C	29/18		
05	RELATIVE HUMIDITY	% RH	53		
06	SAMPLING DURATION	Hrs.	24		
07	PM <sub>10</sub>	µg/m <sup>3</sup>	<b>115.88</b>	≤100	IS 5182(part 23):2006, RA 2022
08	PM <sub>2.5</sub>	µg/m <sup>3</sup>	<b>62.14</b>	≤60	IS 5182(part 24):2019
09	SO <sub>2</sub>	µg/m <sup>3</sup>	12.86	≤80	IS 5182(part 2):2023
10	NO <sub>2</sub>	µg/m <sup>3</sup>	21.52	≤80	IS 5182(part 6):2006 RA 2022
11	CO (1 hour)	mg/m <sup>3</sup>	0.490	≤4.0	IS 5182 (Part 10):1999 RA 2019

### REMARK/OBSERVATIONS:

NAAQS–National Ambient Air Quality Standards.

**PM<sub>10</sub>** and **PM<sub>2.5</sub>** levels are not within limits prescribed by NAAQS.

For **HORIZON SERVICES**

**MANISHA NARGOLKAR**  
(Lab Incharge)

\*\*\*\*End of Test Report\*\*\*\*



Lab Approved by MoEF, New Delhi. (Valid till 06/03/2026)

"Shree", K 3/4, S. No. 10, Erandawane Housing Society, Opposite Deenanath Mangeshkar Hospital, Pune 411 004.  
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### AMBIENT NOISE MONITORING REPORT

CLIENT'S NAME & ADDRESS	REPORT NO.	HS/LAB/AA/15407A/2
Project Name: Project location: Dream World- Proposed Residential development on plot bearing E-36, at village Chikalthana, Aurangabad.	DATED	10/01/2025
	LAB REFERENCE NO	HS/LAB/AA/BE-0652
	DATE OF SAMPLING	03/01/2025

### RESULTS

SR. NO.	TEST LOCATION	UNIT	Day Time			Night Time		
			L Max	L Min	Average	L Max	L Min	Average
01	NQ-1 Project Site (Lat. & long.) 19°52'54.41"N 75°22'24.33"E	dB(A)	69.2	60.3	64.75	59.4	52.1	55.75

### REMARK/OBSERVATIONS:

LIMITS – Refer Noise Annexure Enclosed

For HORIZON SERVICES

MANISHA NARGOLKAR  
(Lab Incharge)

\*\*\*\*End of Test Report\*\*\*\*



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## **Noise Annexure**

### **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 metres 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.



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## ANALYSIS REPORT

F/LAB/04/01/17.12.2012

CLIENT'S NAME & ADDRESS	REPORT NO	HS/LAB/WA/15260A
Development of Dream World- Proposed Residential Development on plot bearing E-36, at village Chikalthana, Aurangabad.	REPORT DATE	08/01/2025
	LAB REFERENCE NO.	HS/LAB/WA/1293A
	SAMPLING DATE	03/01/2025
	SAMPLE RECEIPT DATE	04/01/2025
	START DATE OF ANALYSIS	04/01/2025
	END DATE OF ANALYSIS	08/01/2025

DETAILS OF SAMPLE	SAMPLE COLLECTED BY	SAMPLE CONTAINER & QUANTITY	NATURE	LOCATION
Soil Sample	Horizon Services	Plastic Bag – 500 gm	----	<b>SQ-1-At Project Site</b> 19°52'54.30"N 75°22'25.59"E

## RESULT OF ANALYSIS

SR. NO	DESCRIPTION	UNIT	RESULT	Standard as per Ministry of Agriculture 2011	TEST METHOD REFERENCE
01	pH @ 25 °C	---	7.80	< 8.5	IS 2720 (Part 26) 1987
02	Colour	---	Brown	Not Specified	Ministry of Agriculture 2011
03	Texture	---	Sandy loam	Not Specified	Ministry of Agriculture 2011
03a	Sand	%	22.00	Not Specified	Ministry of Agriculture 2011
03b	Slit	%	28.00	Not Specified	Ministry of Agriculture 2011
03c	Clay	%	50.00	Not Specified	Ministry of Agriculture 2011
04	Electric Conductance @ 25 °C	mS/cm	0.64	0.15 – 0.65	IS 14767:2000
05	Total Organic Matter	%	0.59	0.5 – 0.75	IS 2720 (Part XXII) 1972
06	Bulk Density	g/cm <sup>3</sup>	1.22	Not Specified	Ministry of Agriculture 2011
07	Porosity	%	43.00	Not Specified	Ministry of Agriculture 2011
08	Sodium Adsorption Ratio (SAR)	---	<b>7.05</b>	10-18	Ministry of Agriculture 2011
09	Available Nitrogen as N	kg/ha	296.00	280 - 560	SOP NO: HS/ NABL/ SOIL/3A
10	Available Potassium as K <sup>++</sup>	Kg/ha	144.00	Not Specified	Ministry of Agriculture 2011
11	Available Sodium as Na <sup>++</sup>	%	0.012	Not Specified	Ministry of Agriculture 2011
12	Exchangeable Calcium as Ca <sup>++</sup>	mg/kg	363.00	< 400.00	SOP NO: HS/ NABL/ SOIL/4



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13	Exchangeable Magnesium as Mg <sup>++</sup>	mg/kg	228.00	< 240.00	SOP NO: HS/ NABL/ SOIL/5
14	Available Phosphorus as P	kg/ha	14.00	10- 24.60	SOP NO: HS/ NABL/ SOIL/8
15	Cation Exchange Capacity	meq/100gm	334.00	Not Specified	Soil Manual – Ministry of Agriculture 2011 Method No. 4.6.3.3 PP-74

**REMARK:** SAR is below the limit as per specified by Ministry of Agriculture 2011.

For **HORIZON SERVICES**

*Mr. Angolkar*

**(LAB INCHARGE)**