



सत्यमेव जयते

File No: SIA/MH/INFRA2/467632/2024  
Government of India  
Ministry of Environment, Forest and Climate Change  
(Issued by the State Environment Impact Assessment  
Authority(SEIAA), MAHARASHTRA)

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Date 22/07/2025



To,

Siddharth Kunkulol  
PARAS MULTISPACE LLP  
Rahul Capital, 115/B, Prabhat Road, Opp. Prabhat Police Chowky, Erandwane, Pune , PUNE,  
MAHARASHTRA, , 411004  
rahulconstruction@hotmail.com

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

**Sir/Madam,**

This is in reference to your application submitted to SEIAA vide proposal number SIA/MH/INFRA2/467632/2024 dated 13/05/2024 for grant of prior Environmental Clearance (EC) to the proposed project under the provision of the EIA Notification 2006 and as amended thereof.

2. The particulars of the proposal are as below :

(i) EC Identification No.	SIA/MH/INFRA2/467632/2024
(ii) File No.	SIA/MH/INFRA2/467632/2024
(iii) Clearance Type	Fresh EC
(iv) Category	B1
(v) Project/Activity Included Schedule No.	8(b) Townships/ Area Development Projects / Rehabilitation Centres
(vii) Name of Project	“Rahul Downtown” by M/s Paras Multispace LLP
(viii) Name of Company/Organization	PARAS MULTISPACE LLP
(ix) Location of Project (District, State)	PUNE, MAHARASHTRA
(x) Issuing Authority	SEIAA
(xi) Applicability of General Conditions as per EIA Notification, 2006	No

3. In view of the particulars given in the Para 1 above, the project proposal interalia including Form-1(Part A, B and C)/ EIA & EMP Reports were submitted to the SEIAA for an appraisal by the SEIAA under the provision of EIA notification 2006 and its subsequent amendments.

4. The above-mentioned proposal has been considered by SEIAA in the meeting held on . The minutes of the meeting and all the project documents are available on PARIVESH portal which can be accessed from the PARIVESH portal by scanning the QR Code above or through the following web link [click here](#).
5. The brief about configuration of products and byproducts as submitted by the Project Proponent in form-1 (Part A, B and C)/ EIA & EMP Reports / presented during SEIAA are annexed to this EC as Annexure (1).
6. The SEIAA, in its meeting held on , based on information submitted viz: Form 1 (Part A, B and C), EIA/EMP report etc & clarifications provided by the project proponent and after detailed deliberations on all technical aspects and public hearing issues and compliance thereto furnished by the Project Proponent, recommended the proposal for grant of Environment Clearance under the provision of EIA Notification, 2006 and as amended thereof subject to compliance of Specific and Standard EC conditions as given in this letter.
7. The SEIAA has examined the proposal in accordance with the provisions contained in the Environment Impact Assessment (EIA) Notification, 2006 & further amendments thereto and based on the recommendations of the State Environment Impact Assessment Authority (SEIAA) Appraisal Committee hereby accords Environment Clearance to the instant proposal of M/s. Siddharth Kunkulol under the provisions of EIA Notification, 2006 and as amended thereof subject to compliance of the Specific and Standard EC conditions as given in Annexure (1)
8. The Ministry reserves the right to stipulate additional conditions, if found necessary.
9. The Environmental Clearance to the aforementioned project is under provisions of EIA Notification, 2006. It does not tantamount to approvals/consent/permissions etc. required to be obtained under any other Act/Rule/regulation. The Project Proponent is under obligation to obtain approvals /clearances under any other Acts/ Regulations or Statutes, as applicable, to the project.
10. The Project Proponent is under obligation to implement commitments made in the Environment Management Plan, which forms part of this EC.
11. General Instructions:
12.
  - (a) The project proponent shall prominently advertise it at least in two local newspapers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded environment clearance and the details of MoEF&CC/SEIAA website where it is displayed.
  - (b) The copies of the environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn has to display the same for 30 days from the date of receipt.
  - (c) The project proponent shall have a well laid down environmental policy duly approved by the Board of Directors (in case of Company) or competent authority, duly prescribing standard operating procedures to have proper checks and balances and to bring into focus any infringements/deviation/violation of the environmental / forest / wildlife norms / conditions.
  - (d) Action plan for implementing EMP and environmental conditions along with responsibility matrix of the project proponent (during construction phase) and authorized entity mandated with compliance of conditions (during operational phase) shall be prepared. The year wise funds earmarked for environmental protection measures shall be kept in separate account and not to be diverted for any other purpose. Six monthly progress of implementation of action plan shall be reported to the Ministry/Regional Office along with the Six-Monthly Compliance Report.
  - (e) Concealing factual data or submission of false/fabricated data may result in revocation of this environmental clearance and attract action under the provisions of Environment (Protection) Act, 1986.
  - (f) The Regional Office of this Ministry shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer (s) of the Regional Office by furnishing the requisite data / information/monitoring reports.
  - (g) Any appeal against this EC shall lie with the National Green Tribunal, if preferred, within a period of 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.
13. This issues with the approval of the Competent Authority

## Annexure 1

### Specific EC Conditions for (Townships/ Area Development Projects / Rehabilitation Centres)

#### 1. Specific

S. No	EC Conditions
1.1	4. PP to ensure to achieve the standard parameters of the treated sewage as per order issued by the Hon'ble National Green tribunal on 30.04.2019. PP to ensure that, the water proposed to be used for construction phase should not be drinking water. 6. PP to provide electric charging facility by providing charging points at suitable places as per Maharashtra Electric Vehicle Policy, 2021.

## Annexure 2

### Details of the Project

S. No.	Particulars	Details	
a.	Details of the Project	"Rahul Downtown" by M/s Paras Multispace LLP	
b.	Latitude and Longitude of the project site	18.63242668154113,73.74174341531628 18.63439242674421,73.74377691717302	
c.	Land Requirement (in Ha) of the project or activity	<b>Nature of Land involved</b>	
		<b>Area in Ha</b>	
		Non-Forest Land (A)	2.6332
		Forest Land (B)	0
		Total Land (A+B)	2.6332
d.	Date of Public Consultation	Public consultation for the project was held on	
e.	Rehabilitation and Resettlement (R&R) involvement	NO	
f.	Project Cost (in lacs)	40000	
g.	EMP Cost (in lacs)	1412.35	
h.	Employment Details		

### Details of Products & By-products

Name of the product /By-product	Product / By-product	Existing	Proposed	Total	Unit	Mode of Transport / Transmission
Total Construction area	By-Product	148038.51	44969.73	193008.24000000002	Sqm	Road

**STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY**

No. SIA/MH/INFRA2/467632/2024  
Environment & Climate  
Change Department  
Room No. 217, 2<sup>nd</sup> Floor,  
Mantralaya, Mumbai- 400032.

To  
M/s Paras Multispace LLP,  
S No 11/10/1, 11/11/1, 11/11/2, 11/11/3,  
11/11/4, 11/11/5, 11/11/6, 11/11/7, 11/11/8,  
11/11/9, 11/11/10, 11/8, 11/12, 11/13,  
Plot-A Village Punawale, Tal- Mulshi, Dist. Pune.

Subject : Environmental Clearance for proposed construction project “Rahul Downtown” at S No 11/10/1, 11/11/1, 11/11/2, 11/11/3, 11/11/4, 11/11/5, 11/11/6, 11/11/7, 11/11/8, 11/11/9, 11/11/10, 11/8, 11/12, 11/13, Plot-A Village Punawale, Tal- Mulshi, Dist. Pune by M/s Paras Multispace LLP

Reference : Application no. SIA/MH/INFRA2/467632/2024

This has reference to your communication on the above-mentioned subject. The proposal was considered by the SEAC-3 in its 193<sup>rd</sup> meeting under screening category 8 (b) B1 as per EIA Notification, 2006 and recommend to SEIAA. Proposal then considered in 292<sup>nd</sup> (Day-2) meeting of State Level Environment Impact Assessment Authority (SEIAA) held on 8<sup>th</sup> May, 2025.

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

1.	Proposal Number	SIA/MH/INFRA2/467632/2024	
2.	Name of Project	“Rahul Downtown” by M/s Paras Multispace LLP	
3.	Project category	8(b)-b1	
4.	Type of Institution	Private	
5.	Project Proponent	Name	Mr. Siddharth R. Kunkulol
		Regd. Office address	“Rahul Capital” 115/B, Prabhat Road, Opp. Prabhat Police Chowky, Erandwane, Pune
		Contact number	020 2543 7626
		e-mail	siddharthk1@hotmail.com
6.	Consultant	Element Consultancy Services, Pune	
7.	Applied for	Expansion Project	
8.	Details of previous EC	1.Vide no. – SEIAA/2016/III/CR275/TC-3 dated 09/12/2016 2.Vide No.- EC22B038MH110773 dated 12/03/2022	
9.	Location of the project	S No 11/10/1, 11/11/1, 11/11/2, 11/11/3, 11/11/4, 11/11/5, 11/11/6, 11/11/7, 11/11/8, 11/11/9, 11/11/10, 11/8, 11/12, 11/13, Plot-A Village Punawale, Tal- Mulshi, Dist. Pune.	
10.	Latitude and Longitude	Latitude – 18°37’59.34” N, Longitude– 73°44’34.03” E	
11.	Total Plot Area (m <sup>2</sup> )	30132.09 m <sup>2</sup>	
12.	Deductions (m <sup>2</sup> )	2483.54 m <sup>2</sup>	
13.	Net Plot area (m <sup>2</sup> )	27648.55 m <sup>2</sup>	

14.	Proposed FSI area (m <sup>2</sup> )	119886.10 m <sup>2</sup>					
15.	Proposed non-FSI area (m <sup>2</sup> )	73122.14 m <sup>2</sup>					
16.	Proposed TBUA (m <sup>2</sup> )	193008.24 m <sup>2</sup>					
17.	TBUA (m <sup>2</sup> ) approved by Planning Authority till date	193008.24 m <sup>2</sup> (FSI Area 119886.10 m <sup>2</sup> + Non FSI Area 73122.14 m <sup>2</sup> )					
18.	Ground coverage (m <sup>2</sup> ) & %	19195.98 m <sup>2</sup> 63.70 % of Total Plot area (30132.09 m <sup>2</sup> ) 69.42 % of Net Plot area (27648.55 m <sup>2</sup> )					
19.	Total Project Cost (Rs.)	350 Cr.					
20.	CER as per MoEF& CC circular dated 01/05/2018	-					
21.	Details of Building Configuration:					Reason for Modification / Change: - Potential of plot increased due to addition of plot	
	Previous EC / Existing Building			Proposed Configuration			
	Building Name	Configuration	Height (m)	Building Name	Configuration		Height (m)
	BLDG. - A (Resi+comm.)	BS1+BS2+GR+12F	40.95	Building A	BS1+BS2+GR+27 Floor		85.20
	Building A1	BS1+BS2+GR+3F1	19.60	Building A1	BS1+BS2+GR+3F1		19.60
	BLDG. - B	BS1+BS2+GR+11F	38.00	Building B	BS1+BS2+GR+27 Floor		85.20
	BLDG. - C	BS1+BS2+GR+11F	38.00	Building C	BS1+BS2+GR+27 Floor		85.20
	BLDG. - D	BS1+BS2+GR+24F	76.35	Building D (Wing 1 +Wing 2)	BS1+BS2+GR+9 Floor		32.10
	BLDG. - E	BS1+BS2+GR+25F	79.30	Building E	BS1+BS2+GR+25 Floor		79.30
	BLDG. - F	BS1+BS2+GR+25F	79.30	Building F	BS1+BS2+GR+25 Floor		79.30
	MHAD A	GR+21F	67.50	MHAD A	Deleted	Deleted	
	-	-	-	Building H	P+4 Floor	14.95	
22.	Total No of Tenements – 1022Nos. Commercial (BS1+BS2+GR+ 3F)- No. of Shops- 28 Nos., Gym- 1 No & swimming pool	Residential: 1132 Nos, Bldg – A1 - Commercial (BS1+BS2+GR+ 3F)- No. of Shops- 28 Nos., Gym- 1 No& swimming pool					
23.	Water Budget	Dry Season(m <sup>3</sup> /day)		Wet Season (m <sup>3</sup> /day)			
		Fresh Water	524.28m <sup>3</sup> /day	Fresh Water	524.28 m <sup>3</sup> /day		
		Recycled water for Gardening	35.00 m <sup>3</sup> /day	Recycled water for Gardening	NA		

		Swimming Pool	3.88 m <sup>3</sup> /day	Swimming Pool	3.88 m <sup>3</sup> /day
		Recycled water for Flushing	266.60 m <sup>3</sup> /day	Recycled water for Flushing	266.60 m <sup>3</sup> /day
		Total	829.76 m <sup>3</sup> /day (One time)	Total	794.76m <sup>3</sup> /day (One time)
		Excess treated water generation	331.10 m <sup>3</sup> /day	Excess treated water generation	366.10m <sup>3</sup> /day
24.	Water Storage Capacity for Firefighting /UGT	Domestic UG tank Capacity: 788 m <sup>3</sup> Flushing UG tank Capacity: 400 m <sup>3</sup> Fire UG tank Capacity:400 m <sup>3</sup>			
25.	Source of water	Pimpri-Chinchwad Municipal Corporation			
26.	Rainwater Harvesting (RWH)	Level of the Ground water table:	Pre monsoon – 10 m to 12 m BGL Post monsoon – 5 m to 6 m BGL		
		Size and no of RWH tank(s) and Quantity:	NA		
		Quantity and size of recharge pits:	18 Nos. (7 No for surface water harvesting & 11 No for roof top rain water harvesting) A recharge structure of Length 2 Mt., Width 2 Mt. and Height 2 Mt. with 60 M deep recharge bore well with 1 number of 2 M length, 2 M Width and 3 M deep de-silting chamber with O & G Trap.		
		Details of UGT tanks if any:	NA		
27.	Sewage and Wastewater	Sewage generation in CMD:	711.80 m <sup>3</sup> /day		
		STP technology:	MBR		
		Capacity of STP (CMD):	STP – 720m <sup>3</sup> /day		
28.	Solid Waste Management during Construction Phase	Type	Quantity (kg/day)	Treatment / disposal	
		Dry waste:	12.00 Kg/Day	Send to Authorized Vendor	
		Wet waste:	18.00 Kg/Day	Send to Authorized Vendor	
		Construction waste	30.00 Kg/Day	Will be used for Leveling	
29.	Solid Waste Management during Operation Phase	Type	Quantity (kg/day)	Treatment / disposal	
		Dry waste:	1221 kg/day	Handed over to Authorized Vendor	
		Wet waste:	1758 kg/day	Organic Waste Convertor	
		Hazardous waste:	NA	NA	
		Biomedical waste	NA	NA	
		E-Waste	18 Kg/day	Handed over to Authorized Vendor	
30.	Green Belt Development	Total RG area (m <sup>2</sup> ):	3103.58 m <sup>2</sup>		
		Existing trees on plot:	14 Nos.		
		Number of trees to be planted:	332 Nos.		
		Number of trees to be cut:	NA		
		Number of trees to be transplanted:	NA		
31.	Power requirement:	Source of power supply:	MSEDCL		
		During Construction Phase (Demand	100 KVA		

		Load):			
		During Operation phase (Connected load):		8085 KVA	
		During Operation phase (Demand load):		3465 KVA	
		Transformer:	5 Nos. of 630 KVA & 1 No of 315 KVA		
		DG set:	1 No. of 600 KVA & 1 No. of 30 KVA		
		Fuel used:	HSD		
32.	Details of Energy saving		Total Energy saving –More than 20 %		
33.	Environmental Management plan budget during Construction Phase	Type	Details		Cost
		Capital Cost	Site Barricading, Personal Protective Equipment, Site Sanitation- Mobile toilets& Debris Management		105.00 Lakh
		O & M Cost	Water for Dust Suppression, Air & Noise Monitoring, Tanker Water for Construction & Labour, Water Monitoring, Disinfection- Pest Control, First Aid Facilities, Health Check Up, Creches for Children, Food for children.		75.00 Lakh/Year
34.	Environmental Management plan Budget during Operation phase	Component	Details	Capital (Rs.)	O&M (Rs./Y)
		Storm Water	Storm Water Piping	NA	NA
		Sewage treatment	STP -720 m <sup>3</sup> /day	297.72 Lakh	31.93 Lakh/year
		Water treatment	NA	NA	NA
		RWH	Rain Water Harvesting	18.00Lakh	1.80 Lakh/year
		Swimming Pool		40 Lakh	4.00 Lakh/year
		Solid Waste	Organic Waste Convertor	43.50 Lakh	9.65 Lakh/year
			Dry waste Management	5.00	3.00 Lakh/Year
		Hazardous waste	NA	NA	NA
		E-waste		-	0.50 Lakh/Year
		Green belt development		512.78 Lakh	1.19 Lakh/Year
		Energy saving	Solar PV	96.50 Lakh	4.82 Lakh/Year
		Energy saving	Solar Hot Water	76.41 Lakh	3.82 Lakh/Year
		Environmental Monitoring		-	2.50 Lakh/year
35.	Traffic Management	Type	Required as per DCR	Actual Provided	Area per parking (m <sup>2</sup> )
		4-Wheeler	646	1380	Open Parking=25 m <sup>2</sup> Covered Parking= 30 m <sup>2</sup> Basement Parking= 35 m <sup>2</sup>
		2-Wheeler	1337	1337	3.00 m <sup>2</sup>
36.	Details of Court cases / litigations w.r.t.the project and project location if any.				NA

3. Proposal is an expansion of existing construction project. PP has obtained first EC vide Letter No. EC22B038MH110773 dated 12.03.2022 for total BUA of 148038.51 m<sup>2</sup>. Proposal has been considered by SEIAA in its 292<sup>nd</sup> (Day-2) meeting held on 8<sup>th</sup> May, 2025 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.
2. PP to obtain IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions indicating all required RG area as per prevailing Hon'ble Supreme Court Order. PP to obtain all mandatory NOCs from the concerned planning authority and the planning authority shall not issue occupation certificate unless PP obtains the same.
3. PP to prepare and implement plan to make proposed project a plastic free zone.
4. PP to ensure to achieve the standard parameters of the treated sewage as per order issued by the Hon'ble National Green tribunal on 30.04.2019. PP to ensure that, the water proposed to be used for construction phase should not be drinking water.
5. PP and the planning authority shall ensure that, the construction and demolition waste (C & D waste) is collected and treated at designated places as per Construction and Demolition Waste Management Rules, 2016 amended from time to time.
6. PP to provide electric charging facility by providing charging points at suitable places as per Maharashtra Electric Vehicle Policy, 2021.
7. PP to ensure to achieve minimum 5% energy saving by using non-conventional energy source. PP to enhance energy saving by providing solar water heating system.

**B. SEIAA Conditions-**

1. PP has provided mandatory RG area of 3103.58 m<sup>2</sup> on mother earth. Local planning authority to ensure the compliance of the same.
2. PP to keep open space unpaved so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.
3. PP to achieve at least 5% of total energy requirement from solar/other renewable sources.
4. PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF& CC vide F.No.22-34/2018-IA III dt.04.01.2019.
5. SEIAA after deliberation decided to grant EC for FSI- 119886.10 m<sup>2</sup>, Non FSI- 73122.14 m<sup>2</sup>, Total BUA- 193008.24 m<sup>2</sup>. (Plan approval No- BP/Environment/Punawale/04/2024 dated 24.04.2024)

**General Conditions:**

**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 sites for land filling after recovering recyclable material.

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

conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel is preferred. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.

- XIX. Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell /designated person.

**B) Operation phase:-**

- I. a) The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the premises. c) Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.
- III. a) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Treated effluent emanating from STP shall be recycled/ reused to the maximum extent possible. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP. b) PP to give 100 % treatment to sewage /Liquid waste and explore the possibility to recycle at least 50 % of water, Local authority should ensure this.
- IV. Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement.
- V. The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.
- VI. Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.
- VII. PP to provide adequate electric charging points for electric vehicles (EVs).
- VIII. Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.
- IX. A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.
- X. Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes.
- XI. The project management shall advertise at least in two local newspapers widely

circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at parivesh.nic.in

- XII. A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.
- XIII. The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, 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.

  
Jayashree Bhoj  
(Member Secretary, SEIAA)

Copy to:

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

