



Date: 10-02-2024

To
The Secretary,
State Level Environmental Impact Assessment Authority
Department of Environment
Room No.217, 2nd Floor,
Mantralaya, Mumbai-400032

Sub: Submission of Six Monthly Compliance Report (**October 2023 to March 2024**) for PROPOSED RESIDENTIAL CUM COMMERCIAL DEVELOPMENT Plot Bearing Cs No 1/62 Of Dadar Naigaon Division, Situated At B.T. Deorukhkar Marg & Dr. B.A. Road, Parel, Mumbai by Mathuresh Infrapro Pvt. Ltd.

Ref: Environmental Clearance Letter No. EC22B038MH110555 dated. 17/08/2022

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, **Mathuresh Infrapro Pvt. Ltd.**

Authorized Signatory



Encls: As above.

MATHURESH INFRAPRO PRIVATE LIMITED

2403 - A Wing, Marathon Futurex, Mafatlal Mill Compound, N.M. joshi Road, Lower Parel, Mumbai - 400013

T : (022) - 6903 8383 E : info@nandivardhan.com W : www.nandivardhan.com

CIN No. U45400MH2011PTC215269



Date: 10-02-2024

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

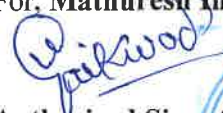
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CIN No. U45400MH2011PTC215269

Date: 10-02-2024

To,
The Member Secretary
Maharashtra Pollution Control Board
3rd & 4th floor, Kalpataru Point, Sion Matunga
Scheme Road no.8, Opp. Sion circle, Sion (E),
Mumbai - 400 022.

Sub: Submission of Six Monthly Compliance Report (**October 2023 to March 2024**) for PROPOSED RESIDENTIAL CUM COMMERCIAL DEVELOPMENT Plot Bearing Cs No 1/62 Of Dadar Naigaon Division, Situated At B.T. Deorukhkar Marg & Dr. B.A. Road, Parel, Mumbai by Mathuresh Infrapro Pvt. Ltd.

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SIX MONTHLY COMPLIANCE REPORT

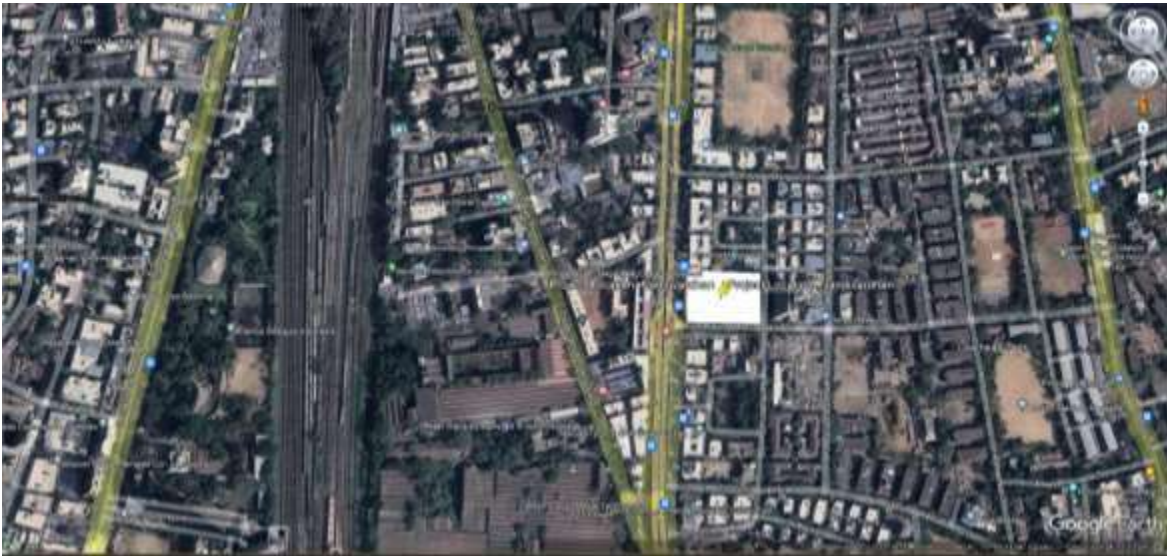
(October 2023 to March 2024)

ENVIRONMENTAL CLEARANCE:

PROJECT: PROPOSED RESIDENTIAL CUM COMMERCIAL DEVELOPMENT.

LOCATION: Proposed residential and commercial redevelopment construction project located at U/S 33(7) REG 30/32 AND 33(12)B of plot bearing CS no 1/62 of Dadar Naigaon division, situated at B.T. Deorukhkar Marg & Dr.B.A.Road, Parel, Mumbai by M/s. Mathuresh Infrapro Pvt. Ltd.

PROPONENT: Mathuresh Infrapro Pvt. Ltd.



Submitted by:
Building Environment (India) Pvt. Ltd.
Office No. 113, 1st Floor,
Monarch Plaza, Plot No. 56,
Sector-11, CBD Belapur,
Navi Mumbai. (India) 400614

Project Proponent:
Mathuresh Infrapro Pvt. Ltd.
2403/A Marathon Futurex,
N.M. Joshi Marg, Lower Parel
Mumbai, 400013

Project Details

Sr. No.	Particulars	Details												
1.	Project type : River valley/ mining/ Industry/Thermal /Nuclear/other (specify)	Building construction project												
2.	Name of the Project	Proposed Redevelopment of residential project												
3.	Clearance letter(s)/OM and Date	EC Letter No. EC22B038MH110555 dated. 17/08/2022												
4.	Location	Cs No 1/62 Of Dadar Naigaon Division, Situating At B.T. Deorukhkar Marg & Dr. B.A. Road, Parel, Mumbai												
a.	District	Mumbai												
b.	State	Maharashtra												
c.	Latitude / Longitude	N 19° 0'39.72" E 72°50'37.58"												
5.	Address of correspondence													
	a) Address of concerned Project Chief Executive (with pin code & telephone / telex / fax numbers)	Mr. Umesh V. Gaikwad M/s. Mathuresh Infrapro Pvt. Ltd. 2403/A Marathon Futurex, N.M. Joshi Marg, Lower Parel Mumbai, 400013 Email id : umesh9619@yahoo.co.in												
	b) Address of Executive Project Engineer /Manager (with pin code /fax numbers)	Same as above												
6.	Salient features													
	a) of the Project	<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="text-align: center;">Building Details</th> <th style="text-align: center;">Configuration</th> </tr> </thead> <tbody> <tr> <td style="text-align: center;">Wing A – Sales Wing</td> <td>Ground + 1st Floor Commercial + 2nd – 4th Residential Floors</td> </tr> <tr> <td style="text-align: center;">Wing B – Sales Wing</td> <td>Basement Ground + 1st Commercial + 2nd – 22nd Residential Floors</td> </tr> <tr> <td style="text-align: center;">Wing C – Rehab Wing</td> <td>Basement + Ground + 1st Floor Commercial + 2nd – 4th Paking Podiums + Service Floor + 5th – 22nd Residential Floors</td> </tr> <tr> <td style="text-align: center;">Wing D – Rehab Wing</td> <td>Basement + Ground + 1st – 18th Residential Floors</td> </tr> <tr> <td style="text-align: center;">Wing E – Rehab Wing</td> <td>Basement + Ground + 1st – 18th Residential Floors</td> </tr> </tbody> </table>	Building Details	Configuration	Wing A – Sales Wing	Ground + 1 st Floor Commercial + 2 nd – 4 th Residential Floors	Wing B – Sales Wing	Basement Ground + 1 st Commercial + 2 nd – 22 nd Residential Floors	Wing C – Rehab Wing	Basement + Ground + 1 st Floor Commercial + 2 nd – 4 th Paking Podiums + Service Floor + 5 th – 22 nd Residential Floors	Wing D – Rehab Wing	Basement + Ground + 1 st – 18 th Residential Floors	Wing E – Rehab Wing	Basement + Ground + 1 st – 18 th Residential Floors
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Wing E – Rehab Wing	Basement + Ground + 1 st – 18 th Residential Floors													

		Car Parking Tower	
	b) of the Environmental Management Plan	Attached as Annexure.	
7.	Break-up of the project area		
	a) submergence area : forest & nonforest	Not applicable	
	b) Others	Total Plot area: 5,574.46 m ² Total Construction Area: 35545.32 m ² FSI area: 22665.42 m ² Non-FSI area: 12879.90 m ²	
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.300 Crore & 55.68 Cr is Used till December 2023.	
	b)Allocation made for environmental management plans with item wise and year wise break-up	Construction Phase O&M : Rs.28.4 Lakhs / year Operation Phase Capital Cost: Rs.492.35 Lakhs Operation & Maintenance Cost: Rs.75.21 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	1.7 Lakhs has been incurred on the environmental management plans so far.	

10.	Forest land requirement	No Forest Land Required NA
	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	Architecture certificate attached.
	a) Date commencement (Actual and/or planned)	June 2021
	b) Date of completion (Actual and/or planned)	Sept. 2027
13.	Reasons for the delay if the project is yet to start	Not applicable
14.	Dates of site visits	-
	a) The dates on which the project was monitored by the Regional office on previous occasions, if any	--
	b) Date of site visit for this monitoring report	11/11/2023
15.	Details of correspondence with project authorities for obtaining action plans / information on status of compliance to safeguards other than the routine letters for logistic support for site visits (The first monitoring report may contain the details of all the letters issued so far, but the later reports may cover only the letters issued subsequently)	--



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

Date: 01-04-2024

Subject: Architect's Certificate stating current status of construction on site for Proposed residential and commercial redevelopment construction project located at U/S 33(7) REG 30/32 AND 33(12)B of plot bearing CS no 1/62 of Dadar Naigaon division, situated at B.T. Deorukkar Marg & Dr.B.A. Road, Parel, Mumbai by M/s. Mathuresh Infracro Pvt.Ltd

Dear Sir,

With reference to the above-mentioned subject this is to inform you that construction has been started on site, total plot potential of the project is 5,574.46 sq. m. and status of construction till March 2024 site is given below:

PROPOSED BUILDING DETAILS:

SR. NO	BUILDING DESCRIPTION	BUILDING CONFIGURATION	FSI AREA (Till DATE March 2024)	NON-FSI AREA (Till DATE March 2024)	TOTAL CONSTRUCTION BUA (Till DATE March 2024)	STATUS OF CONSTRUCTION Till DATE March 2024
1	Sale (Wing A)	Ground + 1 st floor commercial+2 nd to 4 th residential floors	0	0	575 sq.mt	60% Plinth completed on site
2	Sale (Wing B)	Basement+Gr+1 st floor commercial+2 nd to 22 nd residential floors	0	0	575 sq.mt	60% Plinth completed on site
3	Rehab Wing C	Basement+Gr+1 st floor commercial+2 nd to 4 th floor parking podium + Service floors+5 th to 22 nd residential floors	700 sq,mt	1600 sq.mt	2300 sq. mt	4 th floor slab completed on site.



4	Rehab Wing D	Basement+Gr+1 st floor to 18 nd residential floors	1480 sq.mt	220 sq.mt	1700 sq.mt	5 th floor slab completed on site
5	Rehab Wing E	Basement+Gr+1 st floor to 18 nd residential floors	1480 sq.mt	220 sq.mt	1700 sq.mt	5 th floor slab completed on site
6	Car parking tower	0	0	0	0	-

Yours Faithfully



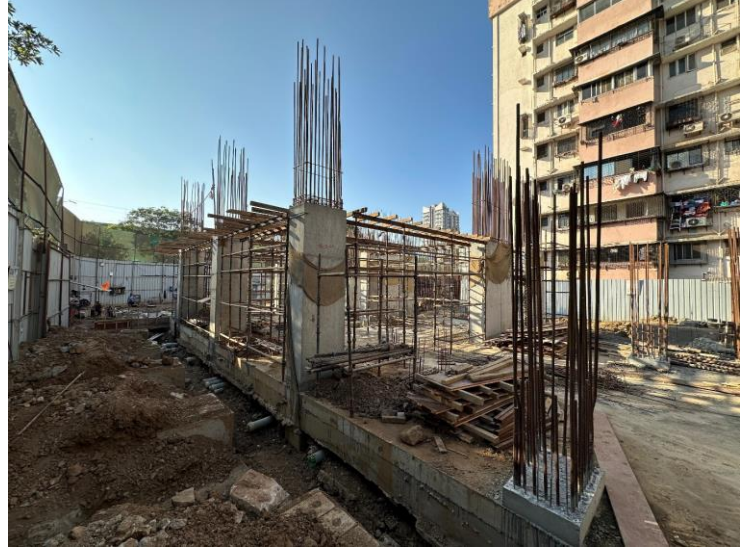
M/s. Skyline Architects

Name: Ar. Saurabh Chatterjee

License No: COA NO. CA/94/17150

Site Photographs





EMP COSTING
(Till March 2024)

Sr No	EMP Measure	Capital Cost (Rs. Lacs)	O & M Cost/Y (Rs. In Lacs) Till March 2024
1	STP	180	19.51
2	RWH Tank	10	0.5
3	Solid Waste Management- OWC	32	5.99
4	Energy saving using Solar System	25	1.75
5	Gardening & Landscaping	20	1
6	DMP	210.35	9.86
7	Lightening arrestor	15	0.5
Total Cost		492.35	39.11

Six monthly Compliance Report
(October 2023 to March 2024)
Compliance to the Conditions Recommended in EC

Sr. No.	Conditions	Project Proponent's Response / Compliance Status
	Specific Condition	
	A. SEAC Conditions-	
1.	PP to submit IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions as per the Circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.	Noted attached as annexure.
2.	PP to obtain following NOCs & remarks: a) Water Supply; b) Sewer Connection; c) Storm Water Drain; d) HRC NOC; e) Tree NOC.	Noted. Attached as annexure
3.	PP to reduce discharge of treated water up to 35%. PP to submit undertaking from concerned authority/agency/third party regarding use of excess treated water.	Noted
4.	PP to submit design basis report of OWC with parameters.	Noted. DBR - Attached as annexure.
5.	PP to submit tree inventory report.	Noted. Attached as annexure
	B. SEIAA Conditions-	
1	PP to strictly comply with amended Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975.	Noted.
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.	Noted
3	PP to achieve at least 5% of total energy requirement from solar/other renewable sources.	Noted
4	PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF& CC vide F.No.22-34/2018-IA.III dt.04.01.2019.	Noted.
5	SEIAA after deliberation decided to grant EC for - ESI area of 22,665.42 m ² , Non FSI area of 12879.90 m ² and total BUA of 35543.52 m ² (Plan approval No. P-6841/2021/(1/62)/F/South/DADAR-	Noted EC Letter attached as annexure.


	NAIGAON-F/S-DRAFT / 1 / New dated 17.08.2021)																	
	General Conditions																	
	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.	Will be complied. The total quantities of solid waste that will be generated in the project will be 899 Kg/day. Out of which 539 Kg/day will be non-biodegradable and 359 Kg/day will be biodegradable. Solid waste generated from the project will be segregated at source.																
2	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.	Noted.																
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.	Noted No Hazardous waste will be generated.																
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.	Good quality drinking water supply is ensured by the proponent. <table border="1"> <thead> <tr> <th>Particulars</th> <th>Details of requirement (KLD)</th> </tr> </thead> <tbody> <tr> <td>Source of Water Supply</td> <td>BMC/ Recycled water/Rain Water Harvesting</td> </tr> <tr> <td>Total Domestic water requirement</td> <td>150</td> </tr> <tr> <td>Total Flushing water requirement</td> <td>80</td> </tr> <tr> <td>Landscaping water requirement</td> <td>3</td> </tr> <tr> <td>Total Water requirement</td> <td>233</td> </tr> <tr> <td>Sewage Generation Quantity</td> <td>215</td> </tr> <tr> <td>Treated Sewage Available for Recycling</td> <td>193</td> </tr> </tbody> </table>	Particulars	Details of requirement (KLD)	Source of Water Supply	BMC/ Recycled water/Rain Water Harvesting	Total Domestic water requirement	150	Total Flushing water requirement	80	Landscaping water requirement	3	Total Water requirement	233	Sewage Generation Quantity	215	Treated Sewage Available for Recycling	193
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Treated Water Recycled on site	83							
STP capacity	350							
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5	Arrangement shall be made that waste water and storm water do not get mixed.	At present the generation of wastewater is in very small quantity that is through the daily commuting staff. The wastewater is properly disposed in the sewage line of MCGM and hence, there is no chance of mixing waste water with storm water.						
6	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.	Use of pre-mixed concrete, curing agents have been followed to reduce water demand during construction.						
7	The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.	No Ground water extraction.						
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.	NA						
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.	Low flow Fixtures either by use of aerators or pressure reducing devices or sensor-based control for shower, toilets flushing and drinking will be used.						
10	The Energy Conservation Building code shall be strictly adhered to.	We will be using solar power for street light with LED lamps, no other internal area is considered to use solar power. We will be using energy efficient lamps such as LED in common areas.						
11	All the topsoil excavated during construction activities should be stored for use in horticulture/landscape development within the project site.	The excavated top soil will be used for landscaping.						
12	Additional soil for levelling of the proposed site shall be generated within the sites (to the extent possible) so that	Additional soil will be used for site levelling purpose.						

	natural drainage system of the area is protected and improved.	
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.	This soil and ground water sampling to check the quality of ground water has already been carried out by the proponent. The soil monitoring & ground water monitoring results are attached as Annexure .
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.	The used DG sets are installed as per MPCB Norms.
16	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.
17	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.	All the vehicles bringing construction material have valid PUC certificate. All the vehicles do comply with relevant air and noise standard. The proponent has specifically instructed the subcontractors to run the vehicles during non-peak hours. PUC Certificate Attached as Annexure .
18	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.	Barricades have been provided on site to reduce noise level. Noise Monitoring results are attached as Annexure .
19	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	During operation phase DG set will be installed as per CPCB norms. DG sets are used only during power failure. 1 No. of 320 KVA DG set for Venu Apartment 2 No. 380 KVA DG set for Sale & Rehab Tower

	of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.																					
20	Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell /designated person.	Noted. Regular monitoring will be taken place.																				
	B) Operation phase:-																					
1	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.	Noted. <table border="1" data-bbox="836 640 1557 1211"> <thead> <tr> <th>Particulars</th> <th>SALE</th> <th>VENU</th> <th>REHAB</th> </tr> </thead> <tbody> <tr> <td>OWC Capacity in kg/day (Average)</td> <td>150</td> <td>75</td> <td>70</td> </tr> <tr> <td>Space required (in mm)</td> <td>3000 H x 3000 W x 5000 L</td> <td>3000 H x 3000 W x 4000 L</td> <td>3000 H x 3000 W x 4000 L</td> </tr> <tr> <td>Capital cost - in Lacs</td> <td>12</td> <td>10</td> <td>10</td> </tr> <tr> <td>Operation cost (Per year) - in Lacs</td> <td>4.22</td> <td>3.88</td> <td>3.88</td> </tr> </tbody> </table> <p>The total quantities of solid waste that will be generated in the project will be 899 Kg/day. Out of which 539 Kg/day will be non-biodegradable and 359 Kg/day will be biodegradable. Solid waste generated from the project will be segregated at source.</p>	Particulars	SALE	VENU	REHAB	OWC Capacity in kg/day (Average)	150	75	70	Space required (in mm)	3000 H x 3000 W x 5000 L	3000 H x 3000 W x 4000 L	3000 H x 3000 W x 4000 L	Capital cost - in Lacs	12	10	10	Operation cost (Per year) - in Lacs	4.22	3.88	3.88
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2	E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.	The Project is in construction phase and there is minimal E- waste generation and disposal being carried out as per standards.																				
3	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	STP is provided for Sale Tower A & B, Rehab, Venu Apartment and operational of MBBR technology. The water coming from STP is used for secondary purposes like toilet flushing, car washing, gardening & curing during construction.																				

	<p>maximum extent possible. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP. b) PP to give 100% treatment to sewage /Liquid waste and explore the possibility to recycle at least 50% of water, Local authority should ensure this.</p>	<ul style="list-style-type: none"> • STP For Sale Tower A&B & Retail Shops: 200 KLD • STP For Rehab Tower D&E: 85 KLD • STP For Venu Apartment: 65 KLD
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>	Noted.
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>	Noted.
7	<p>PP to provide adequate electric charging points for electric vehicles (EVs)</p>	
8	<p>Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.</p>	<p>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>

		
9	A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.	Noted.
10	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.	Separate funds will be allocated for implementation of env. Protection measures / EMP along with item wise break ups are attached as Annexure .
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	Noted. Attached as Annexure
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.	Noted and compiled.
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	Noted.

	clearance letter shall also be put on the website of the company by the proponent	
14	The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, SO ₂ , NO _x (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.	Noted and compiled.
	C) General EC Conditions:-	
1	PP has to strictly abide by the conditions stipulated by SEAC& SELAA.	Noted and will be compiled.
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 department before start of any construction work at the site.	PP had obtained consent to establish vide dtd. 02/05/2023 having total plot area of 5574.46 Sqm and total Construction BUA of 35545.32 sqm
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.	Noted. The project has obtained Environmental Clearance EC22B038MH110555 on 17 th August 2022 for total plot area of 5574.46 sq.m
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	Noted .

	and shall also be sent to the respective Regional Offices of MoEF by e-mail.	
6	No further Expansion or modifications, other than mentioned in the ELA Notification, 2006 and its amendments, shall be carried out without prior approval of the SEIAA. In case of deviations or alterations in the project proposal from those submitted to SEIAA for clearance, a fresh reference shall be made to the SEIAA as applicable to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.	Noted.
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.	NA

ENVIRONMENTAL
CLEARANCE



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

To,

The Owner
M/S. MATHURESH INFRAPRO PVT LTD
2403/ A, marathon Futurex, N. M. Joshi, Lower Parel, Mumbai -400013

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

Sir/Madam,

This is in reference to your application for Environmental Clearance (EC) in respect of project submitted to the SEIAA vide proposal number SIA/MH/MIS/237762/2021 dated 09 Nov 2021. The particulars of the environmental clearance granted to the project are as below.

1. EC Identification No.	EC22B038MH110555
2. File No.	SIA/MH/MIS/237762/2021
3. Project Type	New
4. Category	B2
5. Project/Activity including Schedule No.	8(a) Building and Construction projects
6. Name of Project	Commercial & Residential Redevelopment Project at Parel, Mumbai
7. Name of Company/Organization	M/S. MATHURESH INFRAPRO PVT LTD
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: 17/08/2022

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

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

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PARIVESH

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and Virtuous Environmental Single-Window Hub)



STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

No. SIA/MH/MIS/237762/2021
Environment & Climate
Change Department
Room No. 217, 2nd Floor,
Mantralaya, Mumbai- 400032.

To
M/s. Mathuresh Infracore Pvt. Ltd.,
CS no 1/62 of Dadar Naigaon division,
B.T. Deorukhkar Marg & Dr. B.A. Road,
Parel, Mumbai

Subject : Environmental Clearance for proposed residential and commercial redevelopment construction project located at U/S 33(7) REG 30/32 AND 33(12)B of plot bearing CS no 1/62 of Dadar Naigaon division, situated at B.T. Deorukhkar Marg & Dr. B.A. Road, Parel, Mumbai by M/s. Mathuresh Infracore Pvt. Ltd.

Reference : Application no. SIA/MH/MIS/237762/2021

This has reference to your communication on the above-mentioned subject. The proposal was considered by the SEAC-2 in its 165th meeting under screening category 8 (a) B2 as per EIA Notification, 2006 and recommend to SEIAA. Proposal then considered in 247th (Day-1) meeting of State Level Environment Impact Assessment Authority (SEIAA).

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

Sr. No.	Description	Details	
1.	Plot Area	5,574.46 m ²	
2.	FSI	22,665.42 m ²	
3.	Non FSI	12,879.90 m ²	
4.	Proposed Built up area (FSI+ Non FSI)	35,545.32 m ²	
5.	Building Configuration	Building Name	
		Building Configuration	
		Sale Building	
		Wing A	Ground +1 st floor commercial + 2 nd to 4 th residential floors
		Wing B	Basement + Gr + 1 st floor commercial + 2 nd to 22 nd residential floors
Rehab Building			
Wing C	Basement + Gr+1 st floor commercial + 2 nd to 4 th		

			floor parking podiums +Service floors + 5 th to 22 nd residential floors		
		Wing D	Basement + Gr + 1 st to 18 th residential floors		
		Wing E	Basement + Gr + 1 st to 18 th residential floors		
		Car parking tower			
6.	No of Tenements and shops	Sr. No.	Building Name	Building Configuration	No. of Flats
		1	Wing A	Ground +1 st floor commercial + 2 nd to 5 th residential floors	18
		2	Wing B	Basement + Gr + 1 st floor commercial + 2 nd to 22 nd residential floors	124
		3	Wing C	Basement + Gr+1 st floor commercial + 2 nd to 4 th floor parking podiums +Service floors + 5 th to 22 nd residential floors	66
		4	Wing D	Basement + Gr + 1 st to 18 th residential floors	71
		5	Wing E	Basement + Gr + 1 st to 18 th residential floors	70
		6	Car parking tower		
7.	Total Population	Sr. No.	Buildings	Occupancy (Nos.)	
		1	Wing A	84	
		2	Wing B	1284	
		3	Wing C	379	
		4	Wing D	284	
		5	Wing E	280	
		TOTAL			2311
8.	Total Water Requirements	Construction Phase Source: Brihanmumbai Municipal Corporation (BMC). For Domestic purpose: 20 KLD (For workers) For construction purpose: 100 KLD (Depending on construction			

		<p>activity) Operation Phase • Source: BMC • Recycled water from STP treated water</p> <table border="1"> <thead> <tr> <th>Use</th> <th>Sale</th> <th>Rehab</th> <th>Venu</th> <th>Total Quantity</th> <th>Source</th> </tr> </thead> <tbody> <tr> <td>Domestic (KLD)</td> <td>66</td> <td>51</td> <td>33</td> <td>150</td> <td>BMC</td> </tr> <tr> <td>Flushing (KLD)</td> <td>39</td> <td>26</td> <td>17</td> <td>80</td> <td>Recycled water</td> </tr> <tr> <td>Gardening (KLD)</td> <td colspan="3">3</td> <td>3</td> <td></td> </tr> <tr> <td colspan="4">Total (KLD)</td> <td>233</td> <td></td> </tr> </tbody> </table> <p>Reference: National Building Code (NBC) -2016 & amendment</p>	Use	Sale	Rehab	Venu	Total Quantity	Source	Domestic (KLD)	66	51	33	150	BMC	Flushing (KLD)	39	26	17	80	Recycled water	Gardening (KLD)	3			3		Total (KLD)				233	
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10.	STP capacity & technology	Sewage Treatment plant (STP) of 200 KLD for sale building, 85 KLD for rehab building & 65 KLD for Venu building will be provided on site, Technology used will be MBBR.																														
11.	STP Location	Basement																														
12.	Total Solid waste quantities	<p>A. During Construction Phase Construction & Demolition Waste / Excavation Material Waste Management:</p> <table border="1"> <thead> <tr> <th>Particulars</th> <th>Quantity</th> <th>Particulars</th> </tr> </thead> <tbody> </tbody> </table>	Particulars	Quantity	Particulars																											
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13.	RG required & Provide	<ul style="list-style-type: none"> On Ground: 459.9 sq.m On Podium: 287.4 sq.m 																										

14.	Power Requirement	Source of power supply: BEST <ul style="list-style-type: none"> • During Operation phase (Connected load): 3585 KW • During Operation phase (Demand load): 1811 KW • DG set as Power back-up during operation phase:- <ul style="list-style-type: none"> - 1 DG set of 320 KVA (Venu Apartment) 2 DG sets of 380 KVA (Sale & Rehab Tower)			
15.	Energy Efficiency	Total energy saving: 16% Solar saving: 5%			
16.	DG set capacity	<ul style="list-style-type: none"> • 1 DG set of 320 KVA (Venu Apartment) 2 DG sets of 380 KVA (Sale & Rehab Tower)			
17.	Parking 2W & 4W	Sr. No.	Component	4 W	2 W
		1.	Required	219	--
		2.	Provided	238	--
18.	RWH Scheme	Provision of 10 RWH tanks of the adequate capacity as per the requirement will be utilized as source of water during monsoon season.			
		Building		Capacity of RWH tanks	
		Sale Tower wing A		2 tanks of 16 cum	
		Sale Tower wing B		2 tanks of 16 cum	
		Rehab Tower wing C		2 tanks of 10 cum	
		Rehab Tower wing D		2 tanks of 10 cum	
		Venu apartment		2 tanks of 14 cum	
19.	Project Cost	Rs.300 Cr			
20.	EMP Cost	Construction Phase			
		Parameter		O & M Cost (Rs. In Lakhs/year)	
		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, Goggles, Hand Gloves etc.)		3.2	
		Traffic Management (Sign Boards, Persons at entry exit and Parking area)		1.2	
		Safety nets		2	

		Storm water Management (SWD along plot boundary and Sedimentation Pits)	1.2
		Passenger lift	0.9
		Tyre cleaning and Vehicle maintenance	1.2
		Safety Training to Workers (Twice in Year), Safety Officer	2
		Disinfection	0.8
		Debris & construction waste	9
		Total Cost	28.4
		Operation Phase	
		Sr. No.	EMP Measures
		Capital Cost (Rs. Lacs)	O&M Cost/Y (Rs. In Lacs)
		1.	STP
		180	37.02
		2.	RWH Tank
		10	1
		3.	Solid Waste Management - OWC
		32	11.98
		5.	Energy Saving using Solar System
		25	2.5
		6.	Gardening & Landscaping
		20	2
		7.	DMP
		210.35	19.71
		8.	Lightening arrestor
		15	1
		Total Cost	492.35
			75.21
21.	CER Details	-	

3. Proposal is a new construction project. Proposal has been considered by SEIAA in its 247th (Day-1) meeting and decided to accord Environment Clearance to the said project under the provisions of Environment Impact Assessment Notification, 2006 subject to implantation of following terms and conditions-

Specific Conditions:

A. SEAC Conditions-

1. PP to submit IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions as per the Circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.

2. PP to obtain following NOCs & remarks: a) Water Supply; b) Sewer Connection; c) Storm Water Drain; d) HRC NOC; e) Tree NOC.
3. PP to reduce discharge of treated water up to 35%. PP to submit undertaking from concerned authority/agency/third party regarding use of excess treated water.
4. PP to submit design basis report of OWC with parameters.
5. PP to submit tree inventory report.

B. SEIAA Conditions-

1. PP to strictly comply with amended Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975.
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 area of 22,665.42 m², Non FSI area of 12879.90 m² and total BUA of 35545.32 m² (Plan approval No. P-6841/2021/(1/62)/F/South/DADAR-NAIGAON-F/S-DRAFT / 1 / New dated 17.08.2021).

General Conditions:

a) Construction Phase :-

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

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

B) Operation phase:-

- I. a) The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the premises. c) Dry/inert solid waste should be disposed of to the approved

- sites for land filling after recovering recyclable material.
- II. E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.
 - III. a) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Treated effluent emanating from STP shall be recycled/ reused to the maximum extent possible. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP. b) PP to give 100 % treatment to sewage /Liquid waste and explore the possibility to recycle at least 50 % of water, Local authority should ensure this.
 - IV. Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement.
 - V. The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.
 - VI. Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.
 - VII. PP to provide adequate electric charging points for electric vehicles (EVs).
 - VIII. Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.
 - IX. A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.
 - X. Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise 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. Project management should submit half yearly compliance reports in respect of the stipulated prior environment clearance terms and conditions in hard & soft copies to the MPCB & this department, on 1st June & 1st December of each calendar year.
 - XIII. A copy of the clearance letter shall be sent by proponent to the concerned Municipal

Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.

- XIV. The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, SO₂, NO_x (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.

C) General EC Conditions:-

- I. PP has to strictly abide by the conditions stipulated by SEAC & SEIAA.
- II. If applicable Consent for Establishment" shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy shall be submitted to the Environment department before start of any construction work at the site.
- III. Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.
- IV. The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in hard copies as well as by e-mail) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.
- V. The environmental statement for each financial year ending 31st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.
- VI. No further Expansion or modifications, other than mentioned in the EIA Notification, 2006 and its amendments, shall be carried out without prior approval of the SEIAA. In case of deviations or alterations in the project proposal from those submitted to SEIAA for clearance, a fresh reference shall be made to the SEIAA as applicable to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.
- VII. This environmental clearance is issued subject to obtaining NOC from Forestry & Wild life angle including clearance from the standing committee of the National Board for Wild life as if applicable & this environment clearance does not necessarily implies that Forestry & Wild life clearance granted to the project which will be considered separately on merit.

4. The environmental clearance is being issued without prejudice to the action initiated under EP Act or any court case pending in the court of law and it does not mean that project proponent has not violated any environmental laws in the past and whatever decision under EP Act or of the

Hon'ble court will be binding on the project proponent. Hence this clearance does not give immunity to the project proponent in the case filed against him, if any or action initiated under EP Act.


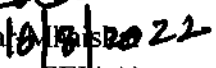
5. This Environment Clearance is issued purely from an environment point of view without prejudice to any court cases and all other applicable permissions/ NOCs shall be obtained before starting proposed work at site.

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

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

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

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


Manisha Patankar 
(Member Secretary, SEIAA)

Copy to:

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

Signature Not Verified

Digitally signed by Manisha
Patankar Mhaiska
Member Secretary

Date: 8/17/2022 5:57:48 AM

Date: 27th July 2022

To,
The Principal Secretary– SEIAA,
Environment Department,
Room No. 217, 2nd floor, Annex building,
Mumbai-400032.

Subject: Architect’s Certificate stating current status of construction on site for Commercial & Residential Redevelopment Project at Parel, Mumbai, Maharashtra by M/s. MathureshInfrapro Pvt. Ltd.

Dear Sir,

We hereby state that the onsite Constructed area for NA. It is as per IOD received vide letter under No NA dated NA & CC dated NA. The total plot area of the project site is 5,574.46 sq.m. & the Total plot potential of the project is **35,545.32 sq.m.** (BUA)

Sr. No	Building Numbers	As per EC dated				As per CC				Constructed on site				Proposed Expansion			
		Configuration as per EC	FSI as per EC in sqm	NON FSI as per EC in sqm	Total Construction area as per EC in sqm	Configuration as per CC	FSI area Sq.mt.	As per C.C in sqm	NON FSI area As per C.C in sqm	Total Construction area as per CC in sq.m	Configuration Constructed on site	FSI area Constructed on site in sqm	NON FSI area Constructed on site in sq.m	Total Construction area on site in sq.m	Proposed Configuration	Proposed FSI in sqm	Proposed Non FSI in sq.m
1	WING A - Sales wing	-	-	-	-	-	-	-	-	-	-	-	-	Ground + 1st floor commercial + 2nd - 4th residential floors	2785.43	1325.23	4110.66
2	WING B - Sales wing	-	-	-	-	-	-	-	-	-	-	-	-	Basement - Ground + 1st floor commercial + 2nd - 22nd residential floors	7379.18	3292.81	10671.99
3	WING C - Rehab wing	-	-	-	-	-	-	-	-	-	-	-	-	Basement + ground + 1st floor commercial + 2nd - 4th parking podiums + service floor + 5th - 22nd residential floors	5949.68	5479.22	11428.9

4	WING D - Rehab wing												Basement + Ground + 1st - 18th residential floors	6551.13	2341.98	8893.11
5	WING E - Rehab wing												Basement + Ground + 1st - 18th residential floors			
6	Car Parking Tower														440.66	
		TOTAL												22665.42	12879.90	35545.32

In view of above we have constructed total of NAsqm of area. The construction is as per CC received form MCGM dated NA ,Approved plans dated NA and as per EC received vide letter no. **NA dated NA**.

We hereby undertake that Building NA is completed and OC received dated NA .RCC work upto NA floor has been completed for wing NA & RCC work upto NA floor has been completed for NA wing and excavation work is in progress for wing NA of building NA on site, as per last CC approved by NA We certify that no construction has been started on site till date.

Thanking you,
Yours sincerely,

Milind D.
Changani

Digitally signed by Milind D. Changani
DN: c=IN, o=MilindD, ou=, email=, cn=Milind D. Changani
2.5.4.2=5c5d4f7817d53e4daee141795e1
47bc3294ab64e4531274e42f9f1a,
postalCode=400019, street=150,1,601,
brooklyn apartment,jambhug lane,matunga,
Mumbai, Maharashtra, Mumbai City, Mumbai City,
Mumbai City, Maharashtra-400019,
serialNumber=33179a14634440b76430e416,
abdn09, oId=O183,
serialNumber=40209F1360c021748b70dbdf,
b3ab101807159e495920438a20c64c52
e_o=Personal, cn=Milind D. Changani
Date: 2022.07.27 12:38:29 +05'30'

Ar. Milind Changani
For, B.N. Shah & Associates
LIC NO- CA/2003/32398



MUNICIPAL CORPORATION OF GREATER MUMBAI
(Solid Waste Management Department)

Office of Executive Engineer,
SWM SWM Zonal Office 2,

Application Number - P-6841/2021/(1/62)/F/South/DADAR-NAIGAON-F/S-SWM/1/New, dated - 09 Feb 2022

Issued remarks Number **/0/2022/F/S/CTY** Dated **09 Feb 2022**.

To (Architect / L.S),
Milind Devendra Changan
316, wadala udyog bhavan, naigaon cross
road, waladal east mumbai 400031

CC (Owner),
Mathuresh Infrapro Pvt Ltd
2403 A wing, Marathon FutureX Building, Opp Curry Road
Station, Lower Parel

Subject :- Approval to Construction & Demolition Waste Management Plan for the site at CTS/CS Number 1/62 of village 2221 at ward F/South.

Reference :- Your application / online submission for C&D Waste Management Plan levelling & filling at designated site dtd. 09 Feb 2022.

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

1. This approval is subject to the orders given by Hon. Supreme Court u/no. in SLP (Civil) No. D23708/2017 dated 15.3.2018. You shall follow this order of Hon. Supreme Court and instructions therein.
2. You shall handle & transport **Construction & Demolition Waste / Excavation Material to the extent of 700 Brass only to the designated unloading site Plot Bearing Survey No.14/1/B,14/2, 14/4,14/5, 14/6,15,16,16/B,17/3, 17/4/A,17/4/B,17/5,19/A,19/B, 19/C,19/D,20/1/1,21/1,21/2,21/3,21/4, 21/5,21/6,21/7,21/8,21/9, 21/11/B,22,24,25/1/2,25/2,26/1,26/2, 26/3,26/4,26/5,26/6,26/8,27/1/A,27/2, 27/3/A,27/3/B,28/1/A,28/1/C ,28/1/D,30/1,30/2,30/4,31/A, 39/B,41/1 Ecohomes-Townships LLP,Village-Ranjoli,Taluka-Bhivandi,Dist-Thane.(Shabbir Qureshi-9322340359) & validity 19 Dec 2022.**
3. You shall transport the C&D waste with proper precautions and employ adequate measures safe guards to dispersal of particles through the air.
4. You have mentioned designated site for transportation of C&D waste for filling and levelling purpose. The C&D waste shall be transported and deposited at the designated site only The Landfill site (unloading site) shall be governed by the Construction and Demolition Waste Management Rules, 2016 and Solid Waste Management Rules, 2016.
5. In the event for any reason whatsoever, the consent given by the Designated Site / Agency is revoked or the time limit for the designated site has expired or the capacity of unloading site is exhausted. In such case the builder / developer shall forthwith stop the transportation activities. The builder / developer shall submit revised Construction and Demolition waste management plan along with required valid documents for revalidation of existing C&D waste Management Plant.
6. The construction & Demolition Waste shall be transported through your Transport Contractor. The details of the same shall be uploaded in the system by the applicant at the time of actual transportation.
7. The deployed vehicles shall abide by all the R.T.O. rules and regulations. You shall ensure that the vehicles should be properly covered with tarpaulin or any other suitable material firmly to avoid any escape / fall of waste on road from moving vehicle. The body and wheels shall be cleaned and washed thoroughly to avoid spreading of waste on road.
8. The copy of approved Construction and Demolition Management Plan Shall be accompanied with each and every vehicle under this

approval. The developer shall issue the proper Challan for each and every trip of vehicles and that shall be acknowledged by the agency of unloading site. The developer shall maintain record of C&D material transported and shall make it available to MCGM and / or Monitoring Committee whenever required for inspection.

9. The approval is granted presuming that the papers submitted by the applicants / Owners are genuine. For any dispute arising out of documents submitted by applicant, POA / Occupant / Owner shall be held responsible as prescribed under the law prevailing in force.
10. The approval granted hereto does not absolve the other approval required from the other department of M.C.G.M. OR Govt. authorities.
11. In case of disputes, court matters etc. related to the subject site / land / property, this approval cannot be treated as a valid proof.
12. In case of any breach of condition is brought to the notice of MCGM or Monitoring Committee, Show Cause Notice will be issued and decision will be taken within one month as expeditiously as possible, which shall be binding on you / land owner.
13. This approval is not a permission for excavation or permission for dumping but this is the only approval under Construction & Demolition Waste Management Plan for the transportation of Construction & Demolition Waste for unloading at designated unloading site.
14. You / Land owner shall submit valid Bank Guarantee from the bankers approved by the MCGM and the amount applicable as per attached table. The bank guarantee remains valid till grant of Occupation Certificate (OCC).
15. The license architect / license engineer shall upload compliance report in respect of Construction & Demolition Waste Management Plan, any breach will entitle the cancellation of building permission and work will be liable to stop immediately.
16. (A) Project Total Estimated Qty (Brass) :6200
(B) Obtained NOC(s) Total Qty (Brass): 700

Note:

1. The above remarks are system generated based on the input data submitted by Architect / Consultant / L.S and if in future it is found that the data is incorrect / fraudulent then the remarks deemed to be treated as cancelled and necessary action will be initiated.
2. The above remarks are system generated and does not require any signatures.
3. This C & D approval is issued subject to obtaining valid IOD / CC. Actual transportation shall begin after obtaining valid IOD / CC only.



6)4

बृहन्मुंबई विद्युत पुरवठा आणि परिवहन उपक्रम (बृहन्मुंबई महानगरपालिका)

नियोजन जालव्यूह विभाग, बँकबे चीज भवन, जनरल जे. भोसले मार्ग, नरीमन पॉईंट, मुंबई - ४०० ०२१.

The Brihanmumbai Electric Supply & Transport Undertaking (of the Brihanmumbai Mahanagarpalika)

Planning (Network) Dept., Backbay Veej Bhavan, Gen. J. Bhonsale Marg, Nariman Point, Mumbai - 400 021.

टेलिफोन / TELEPHONE : (022) 22880950 - Ext. : 101

फॅक्स / FAX : (022) 22856776

Website : www.bestundertaking.com

E-mail : deplnet@bestundertaking.com
deplns@bestundertaking.com

सर्व पत्रव्यवहार नावाने न करता पदनामाने करावे

ADDRESS ALL COMMUNICATION BY
TITLE, NOT BY NAME

संदर्भ / REF : PI/Plan 37(NE)/LOR/ 618 /2021

दिनांक / DATE : 06 OCT 2021

To,
M.D.Changani,
B.N.Shah & Associates,
316, Wadala Udyog Bhavan,
Mumbai-400031

Dear Sir,

Sub: Grant of LOR for Proposed Redevelopment for Property situated at C.S.No.1/62 Plot No.40 of Dadar & Naigaon Division, Naigaon Estate, Scheme No.60, Dr. Babasaheb Ambedkar Marg, B.J.Devrukhakar Road and Road No 2, Naigaon, Dadar East, F/S ward, Mumbai- 400 0014.

Ref: i) Application for LOR/NOC through AUTODCR dtd. 08/07/2021.
ii) IOD Application no-P-6841/2021/(1/62)/F/South.

This has reference to your application dated 08/07/2021, along with unapproved plans requesting for the clearance as regards provision for electric substation in the referred plot. The details of the redevelopment in the above mentioned plot are as follows:-

(C.S.No.1/62 Plot No.40 of Dadar & Naigaon Division, Naigaon Estate, Scheme No.60, Dr. Babasaheb Ambedkar Marg, B.J.Devrukhakar Road and Road No 2, Naigaon, Dadar East, F/S ward, Mumbai- 400 0014.

[Plot area	: 5574.46 sq.mtrs
Setback area	: 169.64 sq.mtrs
Net Plot area	: 5404.82 sq.mtrs
FSI	: 3.00
Permissible BUA	: 20774.91 sq.mtrs
Proposed BUA	: 20774.91 sq.mtrs
Permissible BUA (Including fungible area)	: 28046.13sq.mtrs
Proposed BUA (Including fungible area)	: 27452.29 sq.mtrs

..2/-

No. of Bldgs: One Nos. of composite building with total 5 nos. Of Wing A, B, C, D & E

- i) Wing 'A' & 'B'- Basement + Grd + 1st to 6th + 7th refuge floor+ 8th to 13th + 14th refuge floor+15th to 20th +21st refuge floor +22nd upper floors of height of 75.90, and Car Parking Tower for Wing 'A' with height 69.95 mtrs & for Wing 'B' with height 35.70 mtrs.
- ii) Wing 'C'- Basement + Grd + 1st to 6th + 7th refuge floor+ 8th to 13th + 14th refuge floor+15th to 22nd upper floors of height of 75.90, and Car Parking Tower for Wing 'A' with height 77.80 mtrs.
- iii) Wing 'D' & 'E'-Basement + Grd + 1st to 6th + 7th refuge floor+ 8th to 13th + 14th refuge floor+15th to 18th upper floors of height of 64.15 mtrs.

2.0 In this context, we hereby issue a "Letter of Requirement (LOR)" informing that there is requirement of One nos. of Two transformer (1600 kVA) DSS of area admeasuring (13m x 5.5m=71.5sq.mtrs.) in addition to existing Deorukhkar Road DSS (2-Tr 995kVA) i.e. total 4 Tr. DSS at One location or 2 separate locations in the above referred plot. Space for Two Nos. of Substations is earmarked with admeasuring area of (10.06 x 6.00=60.36 Sq mtrs) & $\{(4.42 \times 5.82) + (6.27 \times 2.51)\} = 41.46 \text{sq.mtrs}$ i.e of total Size=101.82 sq.mtrs is marked on Ground floor of Wing 'D' & Wing 'E' in the submitted un approved plans which is not suitable to establish 4 Tr. DSS. The feasibility need to ascertain by scrutinizing structural drawing as per site condition. Considering the unapproved plans you can provide the space as per our requirement. The exact size of substation will be finalized with mutual consent.

3.0 You are requested to contact DCECC (N/E) for finalization of Distribution substation along with location plan, in the scale of 1:500 & 1:50 of the Distribution substation as per para 2.0 above. If the offered space is part of building, you are requested to submit structural / architectural drawing along with location plan of the proposed Distribution substation to prepare the site plan. The office of the Deputy Chief Engineer Customer Care (North) is situated at 5th floor, New Ancillary Building, Wadala Depot, Tilak Road Extension, Wadala, Mumbai - 400 031.

4.0 After receipt of the site plan of the proposed Distribution substation from BEST, you are requested to incorporate proposed Distribution substation details into the plans and obtain approval of concerned authority i.e. EEBP (C) etc. and then contact DCECC (N) for entering into lease agreement.

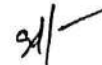
5.0 In case of any change in plan mainly due to amalgamation of plots, increased FSI, increase in height and change in usage etc. leads to more load requirement then LOR will be treated as invalid. In that case the revised plans shall be submitted by you, which will be studied again for further additional requirement of Distribution substation.

6.0 To issue the NOC by BEST, you are requested to submit the application in the prescribed format along with latest EEBP approved plans identifying the location of the proposed substation as per site along with copy of IOD/LOI. You are also requested to submit the approval of concerned authority on the site plan and produce the document regarding lease agreement of Distribution substation.

7.0 Please note that this letter will not be treated as a NOC for the redevelopment of the plot under reference.

Thanking you,

Yours faithfully,



(V. K. Rokade)

Divisional Engineer Planning Network

बृहन्मुंबई विद्युत पुरवठा आणि परिवहन उपक्रम (बृहन्मुंबई महानगरपालिका)

नियोजन जालव्यूह विभाग, बॅकबे वीज भवन, जनरल जे. भोसले मार्ग, नरीमन पॉइंट, मुंबई - ४०० ०२१.

The Brihanmumbai Electric Supply & Transport Undertaking (of the Brihanmumbai Mahanagarpalika)

Planning (Network) Dept., Backbay Veej Bhavan, Gen. J. Bhonsale Marg, Nariman Point, Mumbai - 400 021.

टेलिफोन / TELEPHONE : (022) 22880950 - Ext. : 101

फॅक्स / FAX : (022) 22856776

Website : www.bestundertaking.com

E-mail : deplinet@bestundertaking.com
deplins@bestundertaking.com

सर्व पत्रव्यवहार नायाने न करता पदनामाने करावे
ADDRESS ALL COMMUNICATION BY
TITLE, NOT BY NAME

संदर्भ / REF :

PI/Plan 37(NE)/LOR/ 619 /2021.

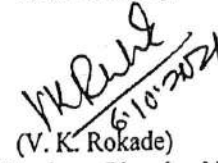
दिनांक / DATE :

06 OCT 2021


Copy forwarded with compliments to:
Executive Engineer Building Proposals (City - III),
New Municipal Building, C.S.No.355B,
Bhagwan Valmiki Chowk, Vidyalankar Marg,
Opposite Hanuman Mandir,
Salt Pan Road, Antop Hill, Wadala (E),
Mumbai - 400 037.

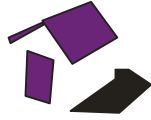
With a request to ensure provision of Substation in the EEBP approved plan as per LOR issued by BEST.

Yours faithfully,


(V. K. Rokade)

Divisional Engineer Planning Network


6/10/2021
SPLN



Nilesah Construction

B2/15, Amol Co. Op, Hsg. Society,
A. Patverdhan Marg, Mulund - East,
Mumbai - 400 081

LICENED PLUMBER
PLUMBING CONSULTANT
CIVIL CONTRACTOR

Ph. : 679911 48 Mobile : 93222 123 29
Email : abhaydeshmukh77@yahoo.com

Ref.: NC/109/02/SWD

Date 9th Feb. 2022

TO,

The Assistant Engineer.

Building Proposals City / "F/S" Ward
Municipal Corporation of Mumbai,
Wadala, Mumbai .

To,

M/s. B.N.SHAH & ASSOCIATES,

Shri M.D.CHANGANI

Architects,

316,Wadala Udyog Bhavan,

Naigaon Cross Road, Wadala – East,

Mumbai 400031.

Subject :- Consultant Report/Certification For Internal Storm Water Drain for Proposed Redevelopment C.S T,/62 of Dadar, Naigaon Division, District Mumbai City bearing plot No 40 of Naigaon Estate, Scheme No 60 situated at Dr. B.A Road Naigaon, Dadar east, Mumbai 400014.

For "M/S mathuresh Infrapro Pvt. Ltd."

Ref.:P-6841/2021/(1/62)/F/South/DADAR- NAIGAON-F/S/IOD/1/New 17th August 2021

Sir,

With reference to above, you are requested to carry out the work of Storm Water Drain as per accompanying plan, subject to the following conditions :-

1. The minimum formation / ground level of plot under reference shall be at least 28.04 M. (92.00") THD or 15 cm. (6") above the formation level of proposed footpath, if any, raised footpath / existing access, abutting / proposed road, whichever is higher.
2. The Storm Water Drain suggested in the accompanying plan shall be laid as per Municipal Specifications using R.C.C. pipes, NP2 class (I.S.I. Mark only) duly encased with 15 cm. Thick M-15 cement concrete all around along with provision of water entrances having minimum size of 450 mm x 450 mm covered with M.S. / C.I.

gratings. The build up drain shall be covered with pre-stressed R.C.C. / C.I. grating for entire length. The velocity of flow shall be maintained at 1.2 M. / Sec. (4' / sec.) while the drain is running full.

3. The access / internal layout roads / D.P. Roads shall be provided with closed Storm Water Drain as shown in accompanying plan with regular water entrances at 15 M., (50') and manholes at 15 M. (50') c/c at developer's cost.
4. One catch pit chambers shall be provided at Point 'D' which shall be 60 cm (2') below the invert of pipes, as shown in the accompanying plan. The internal Storm Water Drain arrangement shall be provided as follows;
 - a) 300 mm. Dia R.C.C. pipes (slop 1 : 15) from points : **A-B-C-D, E-F-G-H-I-J-D.**
 - b) The down take pipes of 100 mm dia from podium / terrace level up to ground level shall be provided with shall be connected to the water entrance on ground level within property. The slope to the surface of podium / terrace shall be given in such a way that all the storm water from podium / terrace will flow towards down take pipes without stagnation.
5. The side / marginal open spaces shall be levelled, consolidated and paved with cement concrete with proper slop in such a way to discharge the storm water into proposed storm water entrances.
6. Before starting of the work, invert levels of manhole on Municipal storm water drain to which internal Storm Water Drain is to be connected shall be confirmed on site with respect to invert level of last catch pit chamber.
7. You shall carry out the entire Storm Water Drain work through the Licensed Plumber and under supervision of Licensed Supervisor. Their names, address (office and residential) Tel. No., License No., etc., shall be intimated to this office in advance before carrying out the work.

REGARDING STREET CONNECTION :

- a) You shall make one connections of 300 mm. Dia R.C. pipe NP2 class (I.S.I. Mark only) from Point **D** to **K** duly encased with 15 cm. Thick M-15 grade cement concrete all around from last catch pit chamber to Municipal S.W. Entrance, along with shifting of any utilities if necessary, at Developer's risk and cost. The connection shall be made only after the necessary permission for road opening is obtained from A.E. (Maint.) F/ South Ward.
- b) The work of providing Storm Water Drain from last catch pit chamber to Municipal Storm Water Drain shall be carried out under the supervision and as per suggestions of A.E. (Env.) of F/South Ward.
- c) In case, if it is not possible to connection internal Storm Water Drain to existing manhole on Municipal Storm Water Drain due to site conditions / difficulties or if the existing manhole is far away from the plot, then the internal Storm Water Drain shall be connected to Municipal Storm Water Drain by constructing additional manhole on Municipal Storm Water Drain at developer's cost.

REGARDING COMPLETION CERTIFICATE :

You shall approach to this office for Completion Certificate after actual street connection is done along with following papers :-

1. Certificate along with Completion plan of Storm Water Drains as carried out on site as per Municipal specifications duly signed by you and also by the Licensed Plumber.
2. Remarks and sketch from office of the concerned ward about actual street connection from last catch pit chamber to Municipal Storm Water Drain.
3. The Completion Certificate shall be obtained on completion of the work internal Storm Water Drain as per Municipal specifications and as per accompanying plan, from this office.
4. These remarks are valid for one year from the date of issue of this letter, within which period Completion Certificate shall be obtained, failing which the remarks will have to be revalidated. The prevailing fees / charges will be charged for each / revalidation / revision.
5. These remarks are given from the point of view of disposal of storm water only, without prejudice to the boundaries of the plot shown, ownership of plot, status of existing structure on it, if any, and use of the land under reference.
6. That during the excavation work of the proposed building, if any Storm Water Drain, other than shown on accompanying plan, is found existing within the plot, the work of proposed building shall be stopped and the same shall be brought to the notice of this office immediately. No further work shall be commenced unless the remarks regarding the same are obtained from this office.

Yours Faithfully,
For "M/S Nilesh Construction"



Abhay A. Deshmukh

Plumbing Consultant No. 3173/11/2016

Encl.: S.W.D. Plan showing alignment
Appointment letter
Valid copy of Plumbing consultant

MATHURESH INFRAPRO PVT. LTD.

CIN No. U45400MH2011PTC215269

To,
Nilesh Construction
Licened Plumber Plumbing Consultant,
B2/15, Amol Co.op.Hsg.Society,
A, Patverdhan Marg, Mulund-East,
Mumbai 400081

Date: 19th October, 2020

Ref. : Proposed Redevelopment C.S 1/62 of Dadar, Naigaon Division, District Mumbai City bearing plot No 40 of Naigaon Estate, Scheme No 60 situated at Dr. B.A Road Naigaon, Dadar east, Mumbai 400014.

Sub : Appointment of Licensed Plumber & Consultant.

Dear Sir,

With reference to above subject, we are pleased to confirm your appointment as the Licensed Plumber & Consultant for our property known as "Kesarbaug" situated at C.S 1/62 of Dadar, Naigaon Division, District Mumbai City bearing plot No 40 of Naigaon Estate, Scheme No 60 situated at Dr. B.A Road Naigaon, Dadar east, Mumbai 400014.

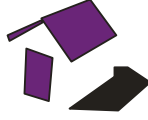
We request you to accept the said appointment and forward us your acceptance letter for our reference & records.

Thanking you,

Yours faithfully,
For M/s. Mathuresh Infrapro Pvt. Ltd.


Authorised Signatory





Nilesh Construction

B2/15, Amol Co. Op, Hsg. Society,
A. Patverdhan Marg, Mulund - East,
Mumbai - 400 081

LICENED PLUMBER
PLUMBING CONSULTANT
CIVIL CONTRACTOR

Ph. : 679911 48 Mobile : 93222 123 29
Email : abhaydeshmukh77@yahoo.com

Date 21/10/2020

To,
M/s Mathuresh Infrapro Pvt. Ltd.
201, Oasis Silverstone,
Ram Maruti Road,
Thane West,
Thane – 400 602

Sub : Acceptance letter for Licensed Plumber & Consultant for proposed Residential Project C.S 1/62 of Dadar, Naigaon Division, District Mumbai City bearing plot No 40 of Naigaon Estate, Scheme No 60 situated at Dr. B.A Road Naigaon, Dadar east, Mumbai 400014.

Ref : Appointment Letter by Owner as a Licensed Plumber & Plumbing Consultant.

Dear Sir,

Further to the letter submitted by owner appointing me as the Licensed Plumber for above mentioned project I confirm my acceptance of the job. This is for your information & record please.

Thanking you,

Yours Faithfully,

For “M/S Nilesh Construction”

Abhay A. Deshmukh.

P.C.L. No. 3173/11/2016

मंजूरी क्र. हमजीसी / बी/५२७८, दि. ११.११.१५
मंजूरी क्र. अति.आ/प्रकल्प/५८५२, दि. ०८.०३.१५

श्री/श्रीमती. अमय अशोक देशमुख

अनुज्ञापत्र क्र-... ३१७३... यांची दि. ११/०७/१६ ते

पासून सल्लागार म्हणून नेमणूक करण्यात येत आहे.

ही नेमणूक नळजोडणी अनुज्ञापत्र वैध असेल त्या कालावधी पर्यंतच असेल. अनुज्ञापत्र दरवर्षी

नूतनीकरण केल्यास त्याप्रमाणे सदर नेमणूक पुढे सुरू राहिल.

क्र. ३१७३/११/२०१६

३१-३-२०
३१/०७/१६
३१/०७/१६
३१/०७/१६

प्रशासकीय अधिकारी
जळ अभियंता कार्यालय

संशोधन

१ ऑगस्ट १९७० पर्यंत सुधारित

मुंबई महानगरपालिका अधिनियम १८८८ कलम ३५५ अन्वये नलिका जोडणी परवाना धारकासाठी द्यावयाचे अनुज्ञापत्र अनुज्ञापत्र क्र. ३१७३

बृहन्मुंबई महानगरपालिका कार्यालय,

(DCE)

मुंबई ०७.०३.२०१५

नांव : श्री. अमय अशोक देशमुख
पत्ता : बी/१५, अमोल कु.आप. इ.अ.सिंग, सोसा. लिमिटेड, व्ही.बी. फ्लूके मार्ग, गवाणपाडा, मुंबई - ४०००२९.

संशोधन

१ ऑगस्ट १९७० पर्यंत सुधारित, मुंबई महानगरपालिका अधिनियम १८८८ च्या कलम ३५५ अन्वये (ह्या नंतर अधिनियम म्हणून संबोधले जाईल). १ एप्रिल २०१५ ते ३१ मार्च २०१६ पर्यंत एक वर्षाच्या कालावधीकरिता नलिका जोडणी परवानाधारक म्हणून अधिनियमाच्या तरतूदीकरिता काम करण्यासाठी, खालील अटी आणि शर्तीनुसार हे नळ कारागिर अनुज्ञापत्र मी आपणास देत आहे.

अधिनियम कलम ३५६ अन्वये अनुज्ञापत्रधारक नलिका जोडणी परवानाधारकाच्या मार्गदर्शनासाठी सध्या अस्तित्वात असलेल्या अनेक नियमांच्या तरतूदी ह्या अनुज्ञापत्राच्या शर्ती म्हणून समाविष्ट केल्या गेल्या आहेत असे मानले जाईल. ह्या अनुज्ञापत्राच्या कालावधीत ज्या बाबतीत आपण कार्य करीत असाल अशा प्रत्येक बाबतीत सर्व वेळी सर्व बाबतीत आपणास पूर्वोक्त अनेक नियमांचे किंवा त्यापैकी जे लागू असतील त्यांचे पालन करावे लागेल आणि ते आपणास बंधनकारक रहातील आणि ते पार पाडावे लागतील व जास्तीत जास्त कार्यक्षमतेने ते अंमलांत आणावे लागतील.

वर उल्लेखिल्याप्रमाणे विहित केलेले नियम पुढे दिलेले आहेत आणि हे लक्षांत ठेवले पाहिजे की जर ह्यापैकी कोणत्याही अटी व शर्तीचे आपणाकडून उल्लंघन करण्यात आले, त्या टाळण्यात आल्या, तर अथवा जर ह्या अनुज्ञापत्राच्या ज्या बाबतीत संबंध असेल अशा कोणत्याही बाबतीत अधिनियमातील कोणत्याही तरतूदीचे किंवा अधिनियमाखाली करण्यात आलेल्या कोणत्याही नियमांचे किंवा पोट नियमांचे आपणाकडून उल्लंघन करण्यात आले किंवा कोणत्याही तरतूदीच्या उल्लंघनाबाबत आपण दोषी म्हणून सिध्द झालात तर अधिनियम कलम ४७९ अन्वये हे अनुज्ञापत्र कोणत्याही वेळी निलंबित किंवा रद्द करण्यात येईल. आणि जर वर दिल्याप्रमाणे हे अनुज्ञापत्र निलंबित किंवा रद्द करण्यात आले तर, अथवा जर ह्या अनुज्ञापत्राचा मान्य केलेला कालावधि संपलेला असेल तर किंवा अनुज्ञापत्र निलंबित किंवा रद्द करण्याचा आदेश मागे येईपर्यंत किंवा अनुज्ञापत्राचे नूतनीकरण करण्यात येईपर्यंत, यथास्थिती अधिनियमाच्या सर्व बाबतीत आपणास अनुज्ञापत्रधारक म्हणून समजण्यात येणार नाही आणि शिवाय असे की, हे अनुज्ञापत्र अंमलात असतांना कोणत्याही योग्य वेळी, अधिनियम कलम ६८ अन्वये त्याबाबतीत अधिकार प्रदान केलेल्या कोणत्याही महानगरपालिका अधिका-याने ते मागितले असता आपण त्यांना ते सादर केलेच पाहिजे.

ह्या अनुज्ञापत्राचे वार्षिक शुल्क रुपये पाचशे व नोंदणी शुल्क (एकदाच) रुपये पाचशे आहे.

पावती क्र. १००२०५४६९७

(२०१५ - २०१६ करिता)

दिनांक ०७-०३-१५ बृहन्मुंबई महानगरपालिका आयुक्त यांजकरिता

टीप :- प्रत्येक वर्षी ३१ मार्च रोजी अनुज्ञापत्राची मुदत संपते. दर वर्षी अनुज्ञापत्राचे नूतनीकरण करणे आवश्यक आहे. पुढील वर्षाकरिता अनुज्ञापत्राचे नूतनीकरण करण्यासाठी दिनांक १ मार्च ते ३० एप्रिल पर्यंत अनुज्ञापत्र पुस्तक नूतनीकरणासाठी सादर करणे आवश्यक आहे. या कालावधीत नूतनीकरण न केल्यास भरलेली अनामत रक्कम जप्त करण्यात येईल.



जल अभियंता

नलिका जोडणी परवानाधारकासाठी अनुज्ञापत्र.

पावती क्रमांक :

आर-२२७३

दिनांक :

आर-३५२९

४-९-१५

अनुसार अनामत

रक्कम रु.

२३,०३,०६

भरण्यांत आली.

१५०/-

३५०/-

₹ ५००/-

२०२१ HEP ००० १२६५८

११/६/२०

Handwritten signature in blue ink.

अनुज्ञापत्रधारक

नलिका जोडणी परवाना धारकाच्या स्वाक्षरीचा नमुना

नलिका जोडणी परवाना धारकाच्या अनुज्ञापत्राचे २०	ते २०
ह्या वर्षाकरिता नूतनीकरण केले आहे.	
शुल्क रुपये	पावती क्रमांक
दिनांक	रोजी मिळाले.
मुख्य लिपिक	जल अभियंता यांजकरिता, बृहन्मुंबई महानगरपालिका आयुक्त यांजकरिता.
नलिका जोडणी परवाना धारकाच्या अनुज्ञापत्राचे २०	ते २०
ह्या वर्षाकरिता नूतनीकरण केले आहे.	
शुल्क रुपये	पावती क्रमांक
दिनांक	रोजी मिळाले.
मुख्य लिपिक	जल अभियंता यांजकरिता, बृहन्मुंबई महानगरपालिका आयुक्त यांजकरिता.
नलिका जोडणी परवाना धारकाच्या अनुज्ञापत्राचे २०	ते २०
ह्या वर्षाकरिता नूतनीकरण केले आहे.	
शुल्क रुपये	पावती क्रमांक
दिनांक	रोजी मिळाले.
मुख्य लिपिक	जल अभियंता यांजकरिता, बृहन्मुंबई महानगरपालिका आयुक्त यांजकरिता.

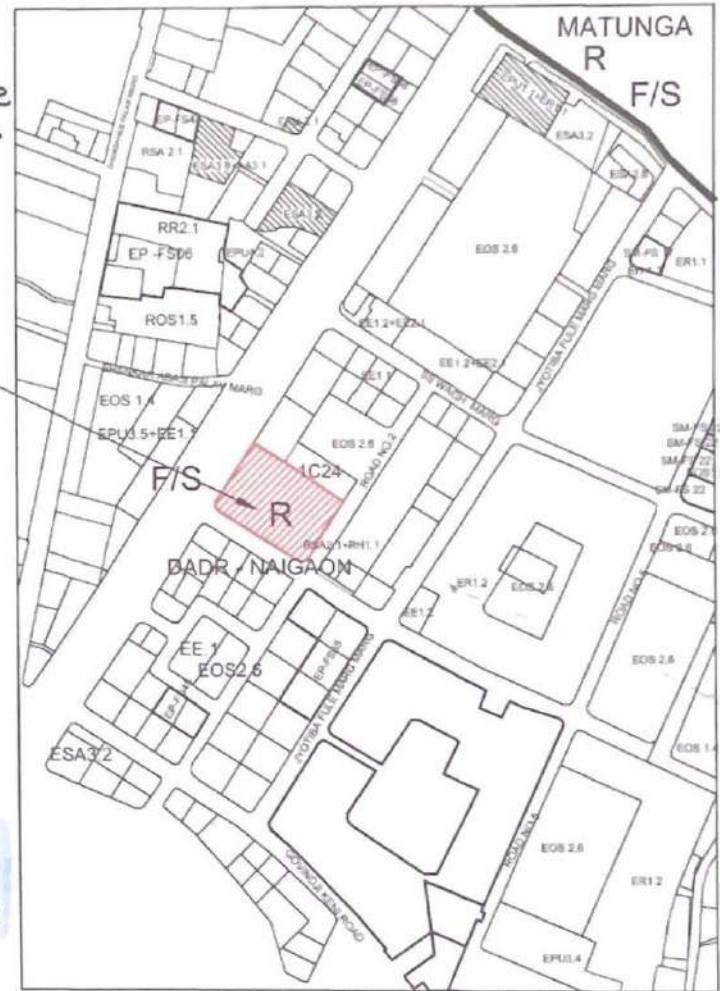
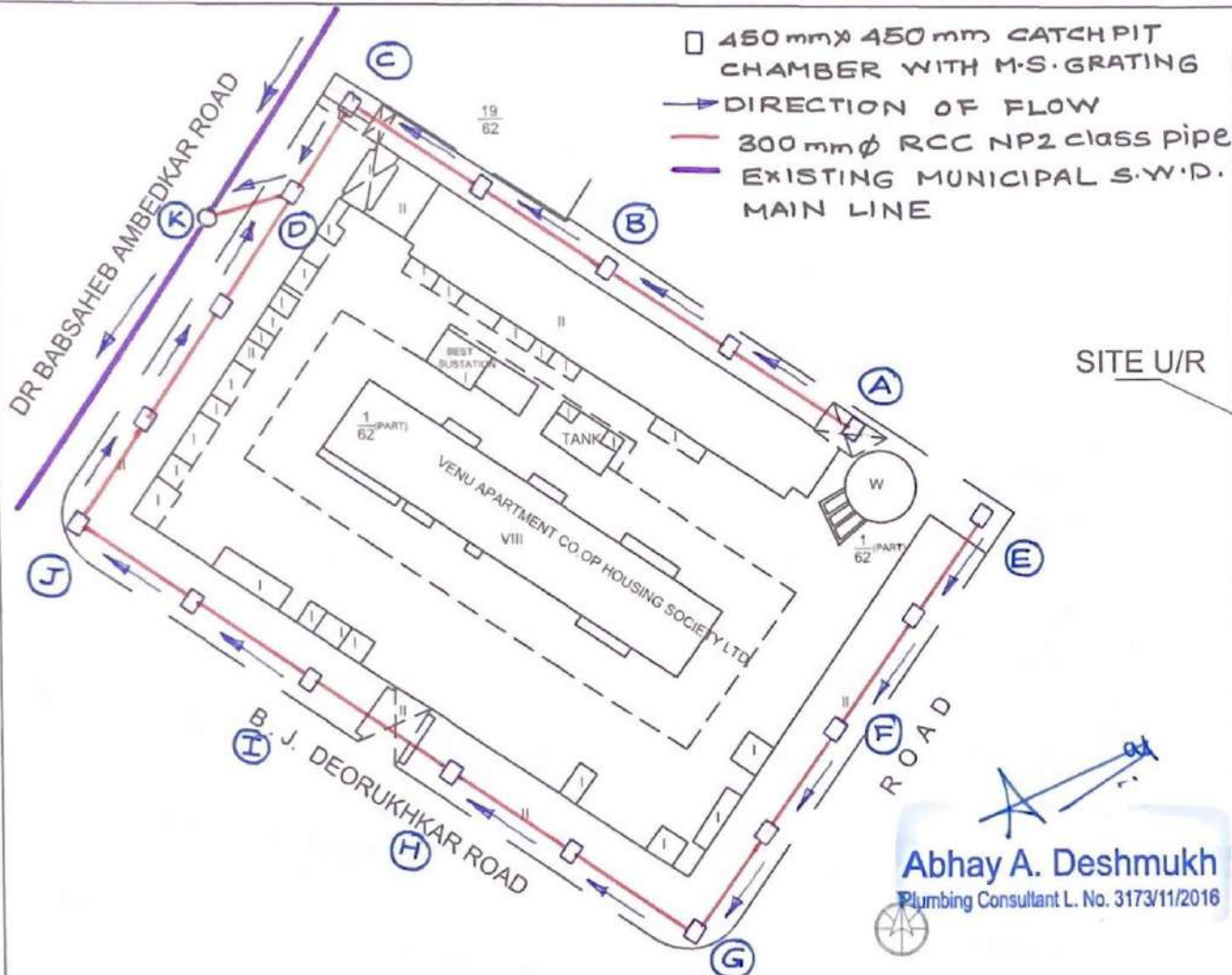
बृममु-३८६२-२००८-१००० बुके	८	११००१११२ २३०६
रु. २५००/-	१६-१७	१००२१२९४३८ / ११.५.१७
रु. २७५०/-	१७-१८	१००२१२९३५ / ११.५.१७
रु. ३०२५/-	१८-१९	१००३२७०५४८ / ११.५.१८

महानगरपालिका ठराव क्र. ५४८ दि. १९-९-२००५ अन्वये नलिका जोडणी अनुज्ञापत्राचे सुधारित शुल्क :-

- १) नोंदणी शुल्क (एकदाच) रु. ५००/-
- २) वार्षिक शुल्क रु. ५००/-
- ३) अनामत रक्कम रु. ५००/-
- ४) नक्कल प्रत रु. २००/-
- ५) जर अनुज्ञापत्र तीन वर्षांपेक्षा जास्त कालावधीकरिता नूतनीकरण केले नाही, तर प्रत्येक लागोपाठच्या वर्षाकरिता रु. १,०००/- अतिरिक्त दंड अधिक प्रचलित नियमानुसार नवीन अनामत रक्कम व प्रतिवर्ष शुल्क आकारणे.

* सल्लागार शुल्क

रु. ३३२८/-	२०१९-२०	१००३५५७५२४ / १९.०३.१९
रु. ३६६९/-	२०२०-२१	१००३८६१६०६ / १६/६/२०
रु. ४०२०/-	२०२१-२२	१००४०५१७०० / १५/४/२१



EXISTING BLOCK PLAN

"PROPOSED INTERNAL STORM WATER DRAIN PLAN"

DESCRIPTION OF PROPOSAL & PROPERTY

PROPOSED REDEVELOPMENT U/S 33(7), REG 30 / 32 AND 33(12)B OF PLOT BEARING CS NO 1/62 OF DADAR NAIGAON DIVIN, SITUATED AT B.T. DEORUKHKAR MARG AND DR. B.A. ROAD, PAREL, MUMBAI.

NAME, ADDRESS & SIGNATURE OF ARCHITECT

M.D.CHANGANI OF
B.N.SHAH & ASSOCIATES
 316, WADALA UDYOG BHAVAN, NAIGAON CROSS RD, WADALA(E), MUMBAI 400031
 +9122 24144465 info@studioc.in

Milind D. Changani

यास्तव, महाराष्ट्र (नागरी क्षेत्र) झाडांचे संरक्षण व जतन अधिनियम, १९७५ च्या कलम ८(३)(क) मधील तरतुदीनुसार 'एफ/दक्षिण' विभाग, दादर नायगाव डिव्हिजन, शहर सर्वेक्षण क्र. १/२३, सी.के. देवरुख मार्ग आणि डॉ.बी.ए.रोड, परेल, मुंबई येथील योजना क्र. ३३(७०), जिस्टर ३०/३३ आणि ३६ (१२) अंतर्गत इमारतीच्या पुर्नवांधकामानुसार प्रस्तावित पायाच्या कामात तसेच वाहनमार्गविकसन कामाचे १२ (बारा) झाडे (झाडांचा अनु क्र - ०६, ०७, ०८, १२, १३, १४, १६, २०, २१, २२, २४, २६) कापणे (पृष्ठ क्र. १०७ ते १११...) व १२ (बारा) झाडे (झाडांचा अनु क्र. ०१, ०२, ०३, ०४, ०५, ०९, १०, ११, १७, १८, १९, २३) पुनरोपित करणे (पृष्ठ क्र. ११७ ते १२१...) तसेच ०५ (एक) झाड (झाडाचा अनु.क्र - १५) आहे तसचे ठेवणे वावतच्या प्रस्तावाची पडताळणी करण्यात आली असून यथायोग्य असल्याने मंजूरी करिता शिफारस करण्यात येत आहे.

उद्यान अधीक्षक व वृक्ष अधिकारी

मा.उप आयुक्त (म.ख.खा.)

महोदय,

उप आयुक्त (म.ख.खा.)

मा. महानगरपालिका आयुक्त / अध्यक्ष, वृक्ष प्राधिकरण

महोदय,

महानगरपालिका आयुक्त

उप-अधीक्षक

अनु क्र.	झाडाचा अनु.क्र.	जात	वनस्पती-शास्त्रीय नाव	अंदाजे उंची (फुटात)	अंदाजे घेर (फुटात)	झाडाचे अंदाजे वय वर्षे	कारण /अभिप्राय
१	२	३	४	५	६	७	८
१७	१७	जांभूळ	सिझिझियम क्युमिनी	२५	१	७	सदर झाड हे इमारतीच्या विंधाच्या कापाल वेल असल्यामुळे पुनरीषित कारणे आवश्यक आहे.
१८	१८	आंबा	बैंगीकेरा हुंडिका	२०	१	६	सदर झाड हे इमारतीच्या विंधाच्या कापाल वेल असल्यामुळे पुनरीषित कारणे आवश्यक आहे.
१९	१९	आंबा	बैंगीकेरा हुंडिका	१८	१	६	सदर झाड हे इमारतीच्या विंधाच्या कापाल वेल असल्यामुळे पुनरीषित कारणे आवश्यक आहे.
२०	२०	जांभूळ	सिझिझियम क्युमिनी	४५	४	३०	सदर झाड हे इमारतीच्या विंधाच्या कापाल वेल असल्यामुळे कारणे आवश्यक आहे.
२१	२१	साखळ	कोकोस न्युसिकेरा	४५	३ फुट ५ इंच	३०	सदर झाड हे इमारतीच्या प्रस्तावित वाटून मार्गिकेत वेल असल्यामुळे कारणे आवश्यक आहे.
२२	२२	भेडी	थेरपेसमिया पॉप्युलनिस	३५	३	२०	सदर झाड हे इमारतीच्या प्रस्तावित वाटून मार्गिकेत वेल असल्यामुळे कारणे आवश्यक आहे.
२३	२३	आंबा	बैंगीकेरा हुंडिका	२५	२	१५	सदर झाड हे इमारतीच्या विंधाच्या कापाल वेल असल्यामुळे पुनरीषित कारणे आवश्यक आहे.
२४	२४	जांभूळ	सिझिझियम क्युमिनी	४५	४	३०	सदर झाड हे इमारतीच्या प्रस्तावित वाटून मार्गिकेत वेल असल्यामुळे कारणे आवश्यक आहे.

क्र.	झाडांचा अनु.क्र.	जात	यनरपती-शाखीय नाव	अंदाजे उंची (फुटात)	अंदाजे घेर (फुटात)	झाडाचे अंदाजे वय वर्षे	कारण /अभिप्राय
१	२	३	४	५	६	७	८
९	९	पेरु	सायडीयम गजावा	१८	१	८	सदर झाड हे इमारतीच्या पिथच्या कामात येत असल्यामुळे पुनर्दीपित करणे आवश्यक आहे.
१०	१०	वड	फायकस वेंगॅलेन्सिसा	३५	५	२०	सदर झाड हे इमारतीच्या पिथच्या कामात येत असल्यामुळे पुनर्दीपित करणे आवश्यक आहे.
११	११	पेरु	सायडीयम गजावा	२०	१	१२	सदर झाड हे इमारतीच्या पिथच्या कामात येत असल्यामुळे पुनर्दीपित करणे आवश्यक आहे.
१२	१२	पिंपळ	फायकस रेलीज्युओसा	४०	५	३०	सदर झाड हे इमारतीच्या पिथच्या कामात येत असल्यामुळे कापणे आवश्यक आहे.
१३	१३	जांभूळ	सिझिझियम क्युमिनी	४५	४	४०	सदर झाड हे इमारतीच्या पिथच्या कामात येत असल्यामुळे कापणे आवश्यक आहे.
१४	१४	पिंपळ	फायकस रेलीज्युओसा	४५	१०	४०	सदर झाड हे इमारतीच्या पिथच्या कामात येत असल्यामुळे कापणे आवश्यक आहे.
१५	१५	शेवगा	मोरिंगा ओलिफेरा	२५	२	१५	सदर झाड हे इमारतीच्या प्रस्तावित कामात येत नसल्यामुळे आहे तसेच टेवणे आवश्यक आहे.
१६	१६	पिंपळ	फायकस रेलीज्युओसा	४५	८	४०	सदर झाड हे इमारतीच्या पिथच्या कामात येत असल्यामुळे कापणे आवश्यक आहे.

पाहणीचा सविस्तर अहवाल खालील प्रमाणे सादर करण्यात आलेला आहे. (पृष्ठ क्र. २०१-१०१)

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अनु. क्र.	झाडांचा अनु.क्र.	जात	वनस्पती-शास्त्रीय नाव	अंदाजे उंची (फुटात)	अंदाजे घेर (फुटात)	झाडाचे अंदाजे वय वर्षे	कारण /अभिप्राय
१	२	३	४	५	६	७	८
१	१	आंबा	भेंगीफेरा इंडिका	२५	२	२०	सादर झाड हे इमारतीच्या विंधच्या कामात येत असल्यामुळे पुनरीषित करणे आवश्यक आहे.
२	२	पेरु	सायडीयम गजावा	१८	१	१५	सादर झाड हे इमारतीच्या विंधच्या कामात येत असल्यामुळे पुनरीषित करणे आवश्यक आहे.
३	३	आंबा	भेंगीफेरा इंडिका	२०	१ फुट ५ इंच	८	सादर झाड हे इमारतीच्या विंधच्या कामात येत असल्यामुळे पुनरीषित करणे आवश्यक आहे.
४	४	जंगली उंबर	फायकस हास्पिडा	४	१	६	सादर झाड हे इमारतीच्या विंधच्या कामात येत असल्यामुळे पुनरीषित करणे आवश्यक आहे.
५	५	जंगली उंबर	फायकस हास्पिडा	१८	१	६	सादर झाड हे इमारतीच्या विंधच्या कामात येत असल्यामुळे पुनरीषित करणे आवश्यक आहे.
६	६	ताडगोळा	बोरासस प्लावेलिकर	४५	४	४०	सादर झाड हे इमारतीच्या विंधच्या कामात येत असल्यामुळे कापणे आवश्यक आहे.
७	७	पिंपळ	फायकस रेलीज्युओसा	४५	१२	४०	सादर झाड हे इमारतीच्या विंधच्या कामात येत असल्यामुळे कापणे आवश्यक आहे.
८	८	वड	फायकस वेर्गेलिनस	४०	११	४०	सादर झाड हे इमारतीच्या विंधच्या कामात येत असल्यामुळे कापणे आवश्यक आहे.

बृहन्मुंबई महानगरपालिका

क्रमांक:

२२२/५९९/१८२

दिनांक:

१०/५/२२

विषय:- 'एफ/दक्षिण' विभाग, दादर नायगाव डिक्लीजन, शहर सर्वेक्षण क्र. १/६२, बी.जे. देवरुख मार्ग आणि डॉ. बी. ए. रोड, परेल, मुंबई येथील योजना क्र. ३३(७०), जिस्टर ३०/३२ आणि ३३ (१२) अंतर्गत इमारतीच्या पुर्नबांधकामानुसार प्रस्तावित पायाच्या कामात तसेच वाहनमार्गिकेत येणारी झाडे काढण्याच्या परवानगीबाबत.

१. मा. उच्च न्यायालयाने याचिका क्रमांक ४६ /२०१५ मधील दिनांक २१.०२.२०१८ रोजीच्या आदेशान्वये मा. मनपा आयुक्त यांना त्यांचे कायदा महाराष्ट्र (नागरी क्षेत्र) झाडांचे संरक्षण व जतन अधिनियम, १९७५ च्या कलम ८(६) अन्वये प्रदान करण्यात आलेले अधिकार वापरण्यास मज्जाव करण्यात आला होता.

२. सदरहू, बाबतीत मा. उच्च न्यायालयाने सुधारीत आदेश दि. २३.०४.२०१८ रोजी पारित केले असून, त्यात काही अटींसह सुधारणा झाल्या असून, मा. मनपा आयुक्त यांना आपले अधिकार वापरण्यास परवानगी दिलेली आहे. त्या नंतर सदर प्रस्ताव पुढील प्रमाणे आहे.

'एफ/दक्षिण' विभाग, दादर नायगाव डिक्लीजन, शहर सर्वेक्षण क्र. १/६२, बी.जे. देवरुख मार्ग आणि डॉ. बी. ए. रोड, परेल, मुंबई येथील योजना क्र. ३३(७०), जिस्टर ३०/३२ आणि ३३ (१२) अंतर्गत इमारतीच्या पुर्नबांधकामानुसार प्रस्तावित पायाच्या कामात तसेच वाहनमार्गिकेत येणारी २४ (चोवीस) झाडे काढण्यास परवानगी मिळावी याबाबतच्या विनंतीचा प्रस्ताव मे. मथुरेश इन्फ्राप्रो प्रायव्हेट लिमिटेड ह्यांजमार्फत मे. बी. एन. शहा अॅण्ड असोशिएट्स ह्यांजकडून दिनांक ११.०३.२०२२ रोजी प्राप्त झाला असून अटी व शर्तीची पूर्तता दि. ०७.०४.२०२२ रोजी केलेली आहे.

३. सदरहू जागेची पाहणी दिनांक २८.०३.२०२२ रोजी ह्या खात्यातील अधिकारी

- १) कनिष्ठ वृक्ष अधिकारी :- श्री. काशीनाथ खाडे
- २) सहा. उद्यान अधीक्षक - श्री. अमोल वसईकर
- २) उप उद्यान अधीक्षक :- श्री. सचिन वारीसे

यांनी केली असता असे आढळून आले की, सदर इमारतीच्या पुर्नबांधकामानुसार प्रस्तावित इमारतीच्या जागेवर २५ (पंचवीस) झाडे अस्तित्वात आहेत. इमारतीच्या पुर्नबांधकामानुसार प्रस्तावित पायाच्या कामात तसेच वाहनमार्गिकेत एकूण २४ (चोवीस) झाडे बाधीत होत असून त्यापैकी १२ (बारा) झाडे (झाडांचा अनु क्र - ०६, ०७, ०८, १२, १३, १४, १६, २०, २१, २२, २४, २५) काढण्यास (पृष्ठ क्र. १०७ ते १११) व १२ (बारा) झाडे (झाडांचा अनु क्र. ०१, ०२, ०३, ०४, ०५, ०९, १०, ११, १७, १८, १९, २३) पुनर्रोपित करण्यास (पृष्ठ क्र. ११२ ते ११६) तसेच ०१ (एक) झाड (झाडाचा अनु. क्र - १५) आहे तसेच ठेवण्यास प्रस्तावित करण्यात येत आहे.

MUNICIPAL CORPORATION OF GREATER MUMBAI
MUMBAI FIRE BRIGADE

Office of Dy. Chief Fire Officer, Wadala Regional Command Centre No. II, Wadala Fire Station, 1st Floor, Shaikh Mistry Dargah Road, C.G.S. Colony, Antop Hill, Wadala, Mumbai - 400 037, Tel No.: 24132060.

Sub: - Fire Protection & Fire Fighting requirements for proposed construction of High-rise Residential building i.e. 'A','B','C','D' & 'E' Wings on plot bearing C.S. N0 1/62 of Dadar Naigaon Division, situated at B.T. Devrukhkar Marg and DR. B.A. Road, Parel, Mumbai.

Ref: - i) Online application from Shri Milind D. Changani – Architect for M/s. B.N. Shah & Associates
ii) Online File No. **P-6841/2021/(1/62)/F/South/DADAR-NAIGAON-F/S-CFO/1/New**

M/S. B.N. SHAH & ASSOCIATES.
Architect

This proposal is for redevelopment under reg. 33(7) of DCPR 2034 for the construction of High-rise residential building having 5 wings i.e. Wing -A, wing -B, Wing -C, wing -D & Wing -E. **Wing -A** comprising of ground floor for shops and double height entrance lobby, 1st floor for shops & offices & 2nd to 20th (pt) upper residential floor with total height of wings of 64.10 mtrs from general ground floor to terrace level. **Wing -B** comprising of basement (- 5.15 mtrs) for services like rain water harvesting tank, pump rooms and U.G. Tanks , ground floor for shops and double height entrance lobby, 1st floor for shops & 2nd to 22nd upper residential floor with total height of wing 69.90 mtrs from general ground floor to terrace level. **Wing -C** comprising of basement (- 3.90 mtrs) for services like rain water harvesting tank ,STP and U.G. Tanks ,ground floor for shops and entrance lobby, 1st floor for commercial user ,2nd to 4th podium floor, service floor & 2nd to 22nd(pt) upper residential floor with total height of wing 69.65 mtrs from general ground floor to terrace level. **Wing -D** comprising of basement common for wing D and wing E (- 5.75 mtrs.) for services like D.G. set room, STP, rain water harvesting tank, pump rooms and U.G. Tanks, ground floor for stilt, prayer room, substation, meter room, panel room, common toilets and stack car parking, 1st to 18th upper residential floor with total height of wing 58.35 mtrs from general ground floor to terrace level. **Wing -E** comprising of basement common for wing D and wing E (- 5.75 mtrs.) for services like D.G. set room, STP, rain water harvesting tank, pump rooms and U.G. Tanks , ground floor for stilt , substation, meter room and stack car parking, 1st to 18th upper residential floor with total height of 58.35 mtrs from general ground floor to terrace level and Automated mechanized car parking tower proposed of height 64.96 mtrs. in wing-B from general ground level to top of Automated mechanized car parking tower and Automated mechanized car parking towers proposed in between wing A & wing -E of height 35.70 from general ground level upto top of Automated mechanized car parking tower as shown on plan.

BASEMENT

I. WING –B (- 5.15 MTRS):

The proposed high-rise Residential wing 'B' is having one level basement for services like rain water harvesting tank, pump rooms and U.G. Tanks. The basement shall be provided with natural ventilation as well as mechanical ventilation.

II. WING –C (- 3.90 MTRS):

The proposed high-rise Residential wing 'C' is having one level basement for services like rain water harvesting tank, STP and U.G. Tanks. The basement shall be provided with natural ventilation as well as mechanical ventilation.

III. WING – D AND WING - E (Common Basement (- 5.75 MTRS)):

The proposed high-rise Residential wing 'D' & wing 'E' is having common one level basement for services like D.G. set room, STP, rain water harvesting tank, pump rooms and U.G. Tanks. The basement shall be provided with natural ventilation as well as mechanical ventilation.

PODIUM FLOOR (FOR WING 'C'):

Proposed 2nd to 4th Podium Car parking floors in wing 'C' for Horizontal Car parking by way of two nos. of car lift.

DETAILS OF FLOOR-WISE USERS FOR WING 'A' ARE AS FOLLOWS:

FLOOR	Wing 'A'
Ground	11 nos. of shops + 1 no of Duplex shop lower level + Double height Entrance lobby.
1 st floor	06 nos. of shops + 1 no of Duplex shop upper level + 02 nos. of office + 2 nos. of toilet + meter room.
2 nd to 6 th ,8 th to 13 th & 15 th floor	06 nos. of residential flat on each floor.
7 th & 14 th floor	04 nos. of residential flat + refuge area.
16 th to 19 th floor	08 nos. of residential flat on each floor.
20 th floor	01 no. of residential flat + Society office + terrace open to sky
Terrace	Terrace open to sky

DETAILS OF FLOOR-WISE USERS FOR WING 'B' ARE AS FOLLOWS:

FLOOR	Wing 'B'	
Basement (- 5.15 mt)	Rain water harvesting tank, pump rooms and U.G. Tanks	
Ground	18 nos. of shops + Double height Entrance lobby + meter room + panel room.	Automated mechanized car parking tower
1 st floor	10 nos. of shops + meter room	
2 nd to 6 th ,8 th to 13 th ,15 th to 20 th & 22 nd floor	06 nos. of residential flat on each floor.	
7 th floor	05 nos. of residential flat + refuge area.	
14 th floor	05 nos. of residential flat + Society office + refuge area.	
21 st floor	06 nos. of residential flat + refuge area.	
Terrace	Terrace open to sky	

DETAILS OF FLOOR-WISE USERS FOR WING 'C' ARE AS FOLLOWS:

FLOOR (1)	Wing 'C' (2)
Basement (-3.90 mt)	rain water harvesting tank + STP + U.G. Tanks
Ground	20 nos. of shops + meter room + Panel room
1 st floor	05 nos. of commercial user.
2 nd to 4 th podium floor	Horizontal car parking
Service floor	-
5 th ,6 th ,8 th to 13 th & 15 th to 20 th floor	04 nos. of residential flat on each floor.
7 th & 14 th floor	03 nos. of residential flat + refuge area.
21 st floor	03 nos. of residential flat + Fitness center.
22 nd floor	01 no. of residential flat + Society office + terrace open sky.
Terrace	Terrace open to sky

DETAILS OF FLOOR-WISE USERS FOR WING 'D' ARE AS FOLLOWS:

FLOOR	Wing 'D'
Basement (- 5.75 mt)	Common for wing 'D' and wing 'E' i.e. D.G. set room, STP, rain water harvesting tank, pump rooms and U.G. Tanks.
Ground	Stilt + Prayer room + panel room + meter room + common toilet + substation + stack car parking.
1 st floor	05 nos. of residential flat.
2 nd to 6 th ,8 th to 13 th & 15 th to 18 th floor	04 nos. of residential flat on each floor.
7 th floor	03 nos. of residential flat + refuge area.
14 th floor	03 nos. of residential flat + Society office + refuge area.
Terrace	Terrace open to sky

DETAILS OF FLOOR-WISE USERS FOR WING 'E' ARE AS FOLLOWS:

FLOOR	Wing 'E'
Basement (- 5.75 mt)	Common for wing 'D' and wing 'E' i.e. D.G.set room, STP, rain water harvesting tank, pump rooms and U.G. Tanks
Ground	Stilt + meter room + substation + stack car parking.
1 st to 6 th ,8 th to 13 th & 15 th to 18 th floor	04 nos. of residential flat on each floor
7 th floor & 14 th floor	03 nos. of residential flat + refuge area.
Terrace	Terrace open to sky

REFUGE AREA:

Refuge area is provided for wing 'A' & wing 'B' are as follows.

Floor	Refuge area required	Refuge area provided	At the height from general ground level
7 th floor	190.00 sq.mt	197.00 sq.mt	23.50 mt.
14 th floor	17.72 sq.mt	178.90 sq.mt	43.80 mt.
21 st floor (wing 'B')	27.66 sq.mt	28.89 sq.mt	64.10 mt.

In addition to that terrace of the building will be treated as refuge area.
Refuge area beyond 4.25% shall be counted in FSI

Refuge area is provided for wing 'C' are as follows.

Floor	Refuge area required	Refuge area provided	At the height from general ground level
7 th floor	81.55 sq.mt	83.85 sq.mt	23.25 mt.
14 th floor	96.61 sq.mt	96.74 sq.mt	43.55 mt.

In addition to that terrace of the building will be treated as refuge area.
Refuge area beyond 4.25% shall be counted in FSI

Refuge area is provided for wing 'D' & wing 'E' are as follows.

Floor	Refuge area required	Refuge area provided	At the height from general ground level
7 th floor	100.38 sq.mt	100.67 sq.mt	23.55 mt.
14 th floor	71.05 sq.mt	73.37 sq.mt	43.85 mt.

In addition to that terrace of the building will be treated as refuge area.
Refuge area beyond 4.25% shall be counted in FSI

The site abuts on 48.76 mtrs. Wide Dr. Babasaheb Ambedkar Road on west side of the plot & 15.24 mtrs. Wide B. J. Devrukhkar Road on south side of the plot & 12.20 mtrs Wide S. M. Jadhav Road on east side of the plot.

THE OPEN SPACES FOR BUILDING WING 'A' ARE AS UNDER:

Sides	From building line to plot Boundary
North	6.30 mt. to 6.38 mt
South	Adjoining wing 'B' + 3.08 mt + 15.24 mtrs wide B. J. Devrukhkar Road
East	6.69 + R.G.
West	5.00 mt. to 5.11 mt. + 48.76 mtrs. wide Dr. Babasaheb Ambedkar Road

THE OPEN SPACES FOR BUILDING WING 'B' ARE AS UNDER:

Sides	From building line to plot Boundary
North	6.19 mt. to 7.09 mt + R.G.
South	3.08 mt. + 15.24 mtrs wide B. J. Devrukhkar Road
East	7.68 mt. + wing 'C' + 3.31 mt. + 12.20 mtrs wide S. M. Jadhav Road
West	5.11 mt. to 10.40 mt. + 48.76 mtrs. wide Dr. Babasaheb Ambedkar Road

THE OPEN SPACES FOR BUILDING WING 'C' ARE AS UNDER:

Sides	From building line to plot Boundary	From Building line to podium line	From podium line to plot Boundary
North	24.10 mt.	2.57 mt.	26.67 mt.
South	3.00 mt. to 3.10 mt. + 15.24 mtrs wide B. J. Devrukhkar Road	Flushed	3.00 mt. to 3.10 mt. + 15.24 mtrs wide B. J. Devrukhkar Road
East	3.00 mt. to 3.33 mt. + 12.20 mtrs wide S. M. Jadhav Road	Flushed	3.00 mt. to 3.33 mt + 12.20 mtrs wide S. M. Jadhav Road
West	7.68 mt. + wing 'B' + 10.40 mt. + 48.76 mtrs wide Dr. Babasaheb Ambedkar Road.	7.68 mt.	Adjoining wing 'B' + 10.40 mt. + 48.76 mtrs wide Dr. Babasaheb Ambedkar Road.

THE OPEN SPACES FOR BUILDING WING 'D' ARE AS UNDER:

Sides	From building line to plot Boundary
North	6.26 mt. to 6.27 mt.
South	3.46 mt. + R.G.
East	12.89 mt. + 12.20 mtrs wide S. M. Jadhav Road.
West	Adjoining Wing 'E' + parking tower + wing 'A' + 5.00 mt. + 48.76 mtrs wide Dr. Babasaheb Ambedkar Road.

THE OPEN SPACES FOR BUILDING WING 'E' ARE AS UNDER:

Sides	From building line to plot Boundary
North	6.36 mt. to 6.40 mt.
South	3.46 mt. to 3.69 mt. + R.G.
East	Adjoining Wing 'D' + 12.89 mt. + 12.20 mtrs wide S. M. Jadhav Road.
West	Adjoining parking tower + wing 'A' + 5.00 mt. + 48.76 mtrs wide Dr. Babasaheb Ambedkar Road.

THE DETAILS OF STAIRCASES & LIFTS ARE AS UNDER (WING 'A'):

Staircase Description	Width	Nos.	Type
Leading from Ground floor to Terrace Level.	1.50 mtrs.	01 no.	Enclosed
Leading from Ground floor to 1 st floor.	1.50 mtrs.	01 no.	Enclosed
Leading from Ground floor to 1 st floor.	1.50 mtrs.	01 no.	Open
Lifts Type			
Profile			Nos.
Passenger	Leading from Ground to Terrace level.		03 Nos.
Internal lift	Leading from Ground to 1 st floor.		01 No.
The proposed main staircase of the building as shown in plans are enclosed type and is externally located & adequately ventilated to outside air. One of the lift shall be converted into fire lift as per norms. The lift lobby & common corridor at each floor level is directly ventilated to outside air as shown on the plan.			

THE DETAILS OF STAIRCASES & LIFTS ARE AS UNDER (WING 'B'):

Staircase Description	Width	Nos.	Type
Leading from Ground floor to Terrace Level.	1.50 mtrs.	01 no.	Enclosed
Lifts Type			
Profile			Nos.
Passenger	Leading from Ground to Terrace level.		03 Nos.
The proposed main staircase of the building as shown in plans are enclosed type and is externally located & adequately ventilated to outside air. One of the lift shall be converted into fire lift as per norms. The lift lobby & common corridor at each floor level is directly ventilated to outside air as shown on the plan.			

THE DETAILS OF STAIRCASES & LIFTS ARE AS UNDER (WING 'C'):

Staircase Description	Width	Nos.	Type
Leading from basement floor to Terrace Level.	1.50 mtrs.	01 no.	Enclosed
Leading from Ground floor to 1 st floor.	1.50 mtrs.	01 no.	Enclosed
Leading from Ground floor to Basement	1.20 mtrs.	01 no.	Enclosed
Lifts Type			
Profile			Nos.
Passenger	Leading from Ground to Terrace level.		02 Nos.

Passenger	Leading from Ground to 4 th Podium floor.	01 No.
The proposed main staircase of the building as shown in plans are enclosed type and is externally located & adequately ventilated to outside air. One of the lift shall be converted into fire lift as per norms. The lift lobby & common corridor at each floor level is directly ventilated to outside air as shown on the plan.		

THE DETAILS OF STAIRCASES & LIFTS ARE AS UNDER (WING 'D'):

Staircase Description	Width	Nos.	Type
Leading from Basement floor to Terrace Level.	1.50 mtrs.	01 no.	Enclosed
Lifts Type			
Profile			Nos.
Passenger	Leading from Ground to Terrace level.		02 Nos.
The proposed main staircase of the building as shown in plans are enclosed type and is externally located & adequately ventilated to outside air. One of the lift shall be converted into fire lift as per norms. The lift lobby & common corridor at each floor level is directly ventilated to outside air as shown on the plan.			

THE DETAILS OF STAIRCASES & LIFTS ARE AS UNDER (WING 'E'):

Staircase Description	Width	Nos.	Type
Leading from Ground floor to Terrace Level.	1.50 mtrs.	01 no.	Enclosed
Lifts Type			
Profile			Nos.
Passenger	Leading from Ground to Terrace level.		02 Nos.
The proposed main staircase of the building as shown in plans are enclosed type and is externally located & adequately ventilated to outside air. One of the lift shall be converted into fire lift as per norms. The lift lobby & common corridor at each floor level is directly ventilated to outside air as shown on the plan.			

The proposal has been considered favorably taking into consideration the following:

- i. The proposal falls under redevelopment scheme u/s 33(7) of DCPR 2034.
- ii. The site abuts on 48.76 mtrs. Wide Dr. Babasaheb Ambedkar Road on west side of the plot & 15.24 mtrs. Wide B. J. Devrukhkar Road on south side of the plot & 12.20 mtrs Wide S. M. Jadhav Road on east side of the plot.
- iii. Architect has proposed natural and mechanical ventilation to the basement.
- iv. Automatic sprinkler system will be provided in the entire building including shops, offices, commercial user, each flat, lift lobby and common passage at each floor level.
- v. Automatic smoke detection system will be provided in the entire building including shops, offices, commercial user, lift lobby and common passage area at each floor level.
- vi. The building will be protected with advance in built fixed firefighting system such as wet riser, hydrant system, fire alarm & fire detection system & sprinkler system, integrated system, voice evacuation system, public address system, etc.
- vii. The fire resistance rating for staircase FRD, main entrance door and kitchen door of each flat, lift lobby / protected lobby & the lift doors shall be as per NBC provision.
- viii. Electrical cables in electrical duct shall be of low smoke hazard type & fire resistant.

In view of the above, as far as this department is concerned the fire-protection & fire-fighting requirements for the construction of High-rise residential building having 5 wings i.e. Wing -A, wing -B, Wing -C, wing -D & Wing -E. **Wing -A** comprising of ground floor for shops and double height entrance lobby, 1st floor for shops & offices & 2nd to 20th (pt) upper residential floor with total height of wings of 64.10 mtrs from general ground floor to terrace level. **Wing -B** comprising of basement (- 5.15 mtrs) for services like rain water harvesting tank, pump rooms and U.G. Tanks , ground floor for shops and double height entrance lobby, 1st floor for shops & 2nd to 22nd upper residential floor with total height of wing 69.90 mtrs from general ground floor to terrace level. **Wing -C** comprising of basement (- 3.90 mtrs) for services like rain water harvesting tank ,STP and U.G. Tanks ,ground floor for shops and entrance lobby, 1st floor for commercial user ,2nd to 4th podium floor, service floor & 2nd to 22nd(pt) upper residential floor with total height of wing 69.65 mtrs from general ground floor to terrace level. **Wing -D** comprising of basement common for wing D and wing E (- 5.75 mtrs.) for services like D.G. set room, STP, rain water harvesting tank, pump rooms and U.G. Tanks, ground floor for stilt, prayer room, substation, meter room, panel room, common toilets and stack car parking, 1st to 18th upper residential floor with total height of wing 58.35 mtrs from general ground floor to terrace level. **Wing -E** comprising of basement common for wing D and wing E (- 5.75 mtrs.) for services like D.G. set room, STP, rain water harvesting tank, pump rooms and U.G. Tanks , ground floor for stilt , substation, meter room and stack car parking, 1st to 18th upper residential floor with total height of 58.35 mtrs from general ground floor to terrace level and Automated mechanized car parking tower proposed of height 64.96 mtrs. in wing-B from general ground level to top of Automated mechanized car parking tower and Automated mechanized car parking towers proposed in between wing A & wing - E of height 35.70 from general ground level upto top of Automated mechanized car parking tower as shown on the enclosed plans, signed in token of approval, subject to satisfactory compliance, are as follows: -

1. ACCESS:

- a. All access & fire tender access should be free of encumbrances.
- b. Entrance gate provided shall be of not less than 6.00 meters width each shall be provided, at locations marked on the plan. Archways, if any over the entrance gates, shall have height clearance of not less than 4.50mtrs.
- c. There shall be no compound wall on road side.

2. PROTECTION TO STRUCTURAL STEEL (FOR EACH WING):

- b. All the structural steel members i.e. columns, beams etc., shall be protected the 02 hours fire resisting materials and methods as stipulated under IS 1942 -1960 as application for residential & commercial building.
- c. A certificate to that effect that the fire resistance protection has been provided as above shall be furnished from the Chartered Structural Engineer as the time of application for occupying the building.

3. COURTYARDS / OPEN SPACE:

- a. The entire open spaces shall be sufficiently hardened to bear the weight of fire engine weighing up to 48 M.T. each with a point load of 10kgs/sq. cm.
- b. All the courtyards shall be in one plane and mandatory open space shall be clear of any obstructions including tree.
- c. Courtyards around the building shall be maintained free from encumbrances / encroachments.

4. STAIRCASES (FOR EACH WING):

- a. The flight width of staircases shall be maintained as shown in the plans.
- b. The layout of the staircases shall be of enclosed type throughout their height as shown on the plans & shall be approached (gained) at each floor level at least two hours fire resistant self- closing door (45 mm thickness) placed in the enclosed wall of the staircase.
- c. Externally located staircases adequately ventilated to outside air.
- d. Permanent vent at the top equal to 5% of the cross-sectional area of the staircases shall be provided.
- e. Open able sashes or R.C.C. grills with clear opening of not less than 0. 5sq.mtrs per landing on the external wall of the staircase shall be provided.

Terrace Staircase:

- a. The top of portion of the doors shall be provided with louvers.
- b. The single latch lock shall be installed from the terrace side at the height of no more than one mtrs.
- c. The glass front of 6-inch diameter with the breakable glass shall be provided just above the single latch lock, so as to open the latch in case of an emergency by breaking glass.
- d. The door shall either be fitted with magnetic lock or self-closing door shall be synchronize with fire detection and alarm system.

5. CORRIDOR / LIFT LOBBY (FOR EACH WING):

- a. Corridor/lift lobby at each floor level shall be naturally ventilated with at each floor level as shown on the plan.
- b. The common corridor/lift lobby at each floor level shall be kept free from obstructions at all times.
- c. Proper signage for way to staircase, escape routes, staircase, floor nos. etc. shall be provided at each floor of building.
- d. Portable lights/insta lights shall be provided at strategic locations in the staircase and lift lobby

6. STAIRCASE AND CORRIDOR LIGHTINGS (FOR EACH WING):

- a. The staircase and corridor lighting shall be on separate circuits and shall be independently connected so that they could be operated by one switch installation on the ground floor easily accessible to firefighting staff at any time irrespective of the position of the individual control of the light points, if any.
- b. Staircase and corridor lighting shall also be connected to alternate supply.
- c. Double throw switches should be installed to ensure that lighting in the staircase and the corridor do not get connected to two sources of supply simultaneously. A

double throw switch shall be installed in the service room to terminate the stand-by-supply.

d. Emergency lights shall be provided in the staircases/corridors.

7. FLAT ENTRANCE & EXIT / ENTRANCE STAIRCASE (FOR EACH WING):

a. Entrance of each occupancy, flat entrance shall be of solid core having fire resistance of not less than one hour (solid wood of 45mm thickness.)

b. The fire resistance rating for staircase F.R.D., Lift lobby / protected lobby & the lift doors as per N.B.C. provisions.

8. ELECTRIC CABLE SHAFTS, SERVICES & METER PANEL (FOR EACH WING):

a. Electric cable duct shall be exclusively used for electric cables & should not open in staircase enclosure.

b. Electric cable duct shall be sealed at each floor level with non-combustible materials such as vermiculite concrete. No storage of any kind shall be done in electric shaft.

c. Electric wiring/ cable shall be non-toxic, non-flammable, low smoke hazard having copper core /aluminum fire resistance for the entire building with provision of E.L.C.B. / M.C.B.

d. Electric meter room/panel shall be provided at location marked on the plans with electric emergency switch at the ground floor level. It shall be adequately ventilated & easily accessible.

e. Low & medium voltage wiring running in shaft & in false ceiling should run in separate conduits.

f. Water mains, telephone lines, intercom lines, gas pipes or any other service line should not be laid in the duct for electrical cables; use of bus bar / solid rising mains instead of cables is preferred.

g. Separate circuits for firefighting pumps, lifts, staircases & corridor lighting shall be provided directly from the main switch gear panel and these circuits shall be laid in separate conduit pipes, so that fuse in one circuit will not affect the others. Such circuits shall be protected at origin by an automatic circuit breaker with its no-volt coil removed.

h. Master switches controlling essential service circuits shall be clearly labeled & provide in the lobby for emergency operations.

9. FALSE CEILING (if provided) (FOR EACH WING):

False ceiling if provided in the building shall be of non-combustible material. Similarly, the suspenders of the false ceiling shall be of non-combustible materials.

10. MATERIALS FOR INTERIOR DECORATION/FURNISHING (FOR EACH WING):

The use of materials which are combustible in nature and may spread toxic fume/gases should not be used for interior decoration/furnishing, etc.

11. ESCAPE ROUTE FROM FLAT/ROOMS TO STAIRCASE (Corridor / Lift Lobby) (FOR EACH WING):

a. Corridor / lift lobby at each floor level shall be ventilated to outside air, as shown on the plan.

b. This natural ventilation shall not be blocked / obstructed by partition etc.

- c. Proper signages for way to staircase, escape routes, staircase, floor nos. etc. shall be provided at each floor of building.
- d. Location / layout plan of each floor shall be on walls of each floor at lift lobby etc.

12. LIFTS (FOR EACH WING):

A. PASSENGER LIFT:

- a. Walls enclosing lift shaft shall have a fire resistance of not less than two hour.
- b. Shafts shall have permanent vent of not less than 0.2 sq. mtrs in clear area immediately under the machine room.
- c. Landing doors shall be of steel shuttered with fire resistance of one hour. No collapsible shutter shall be permitted.
- d. Threshold of noncombustible material shall be provided at the entrance of each landing door.

B. FIRE LIFT: -

- a. To enable fire services personnel to reach the upper floors with the minimum delay, one lift shall be provided, and shall be available for the exclusive use of the firemen in an emergency.
- b. The lift shall have a floor area of not less than 1.4 sq.mtrs with minimum dimension 1.12mtrs it shall have loading capacity of not less than 545kgs (8 persons lift) with automatic closing door.
- c. The electric supply shall be on a separate service from electric supply mains in a building and the cables run in a route safe from fire, that is, within the lift shaft. Light & fans in the elevators having wooden paneling or sheet steel construction shall be operated on 24 volt supply.
- d. Fire lift should be provided with a ceiling hatch for use in case for emergency. So that when the car gets stuck up, it shall be easily open able.
- e. In case of failure of normal electric supply, it shall automatically changeover to alternate supply. For apartment houses, this changeover of supply could be done through manually/Automatic operated changeover switch. Alternatively, the lift shall be so wired that in case of power failure, it comes down at the ground level and comes to stand-still with door open.
- f. The operation of fire lift shall be by a simple toggle or two – button switch situated in glass-fronted box adjacent to the lift at the entrance level. When the switch is on, landing call points will become inoperative and the lift will be on car control only or on a priority control device. When the switch is off, the lift will return to normal working. So this lift can be used by the occupants in normal times.
- g. The words 'Fire lift' shall be conspicuously displayed in fluorescent paint on the lift landing doors at each floor level.
- h. The speed of the fire lift shall be such that it can reach the top floor from ground level with in one minute.
- i. Fire lift shall be constructed as per prevailing Indian & International standard.
- j. Collapsible get shall not be permitted for lifts; the lifts shall have solid doors with fire resistance of at least one hour.

C. CAR LIFT (ONLY FOR WING 'C') :

- a. All the structural steel members of the car lift well i.e. columns, beams etc shall be protected with the fire resisting/ retardant materials and methods as stipulated under relevant IS specification. A certificate to that effect shall be furnished from chartered structural Engineer.
- b. The electrical cables used internally shall be fire retardant and heat resistant of capacity 105-degree center grade.
- c. Threshold of non-combustible material shall be provided at the entrance of each landing door.

13. CAR PARKING :

- a. Car parking shall be permitted in the designated area.
- b. Drainage of the car parking area of all the levels shall be laid independent from that of the buildings & it shall be provided with catch pit & fire trapped before connecting the building drainage or Municipal drainage.
- c. Drainage of the car parking areas at all the levels shall be so laid as to prevent any overflow in the staircase, lift shaft etc.
- d. The parking area shall not be used for dwelling purpose & repairing / maintenance purpose, at any time. Dwelling use of naked light/flame, repairing /maintenance of vehicles shall be strictly prohibited in the parking area.
- e. Repairing / servicing of cars, use of naked light shall not be permitted in the car parking areas.
- f. The drive way shall be properly marked & maintained unobstructed.
- g. The Automatic Sprinkler System shall be provided to the entire surface car parking area.

14. CAR PARKING FLOORS (FOR WING 'C'):

- a. All the sides of the stilted / covered car parking which are with aluminum fins shall have adequate openings and if kept open then there will be parapet walls of 1.2 meters height.
- b. Automatic sprinkler system to the entire parking floor & drencher system on the top podium floor shall be provided.
- c. The driveways shall be properly marked and maintained unobstructed, proper illuminated signage shall be provided for escape route, ramps etc at prominent location.

15. STACK CAR PARKING (FOR WING 'D' & WING 'E') (three tier):

- a. Structural design shall be constructed of steel construction.
- b. Vertical deck separation between the upper & lower decks by using the non-perforated and non-combustible materials. (Structural steel plate) shall be provided. This is to minimize direct impingement of flame to the car in the upper deck and also to prevent dripping of any possible leaking fuel to the lower deck.
- c. Elements of the staked car parking structure shall have 1 hr. fire resistance.
- d. Each car parking deck shall have 1 hr. fire resistance.
- e. Parking area shall be accessible by trained staff when carrying out the maintenance work.

16. AUTOMATED MECHANIZED CAR PARKING TOWER:

- a. All the structural steel members of the car parking system i.e. columns, beams, external cladding with coated steel sheets etc. shall be protected with the fire resisting / retardant materials & methods as stipulated under relevant I. S. specification. A certificate to that effect that the fire resistance protection has been provided as above shall be furnished from the chartered Structural Engineer.
- b. The cars shall be separated by perfect partition of 4.5 mm thick steel pallets between two Cars, to prevent spread of fire from one level to next level.
- c. The system has door at the bottom & covered opening at the top to create natural drafts, to prevent spreading of fire.
- d. The electrical cables used internally shall be fire retardant & heat resistant of 105 degree centigrade.
- e. Emergency Stop switch shall be installed inside the auto parking system, at the top of the tower, near the driving unit, outside the tower on operation panel & on the main control panel for activation in case of any emergency, for the power cut off to the main motor & all operations to stop.
- f. Stopper shall be installed on each pallet for the maximum position to which the car can be driven onto the pallet.
- g. Blue & Red display lamps indicating whether system is ready to accept the car shall be installed at the entry point of the car. When the red lamp is on, car should not enter into the tower.
- h. Below mentioned Photo Sensors & devise shall be installed for;
 - i) Photo Sensor Front - mounted on the front of the pallet. If the car entering in the tower goes beyond maximum permissible limit, it should be detected by the sensor & GO BACK indicator lamp should be activated. When the sensor is activated, the system should not operate at all.
 - ii) Photo Sensor Rear - mounted at the rear of the pallet. If the car has not fully entered onto the pallet, the same should be detected by this sensor and warning lamp GO AHEAD comes on to alerts the driver and prevents wrong parking. If this sensor is activated, the system should not operate at all.
 - iii) Photo Sensor Entrance Gate - to detect the entrance & exit of a person or car through a combination of photo sensors. This sensor should interlock with the operation of the system in such a way that unless a person or a car comes out from the tower, the system trips automatically.
 - iv) Car Detection Sensor - shall detect a car parked on the pallet.
 - v) Door Protection Device - is installed on the right of the pallet & when Activated, shall prevent car door from opening during parking operation. Door Guard Sensor detect if the door protection device is activated. If not, the Auto parking system should disable from operating.
 - vi) Car Door Sensor to detect if a car door is in open position. If detected, the system should not work at all.
 - vii) Guidance Device - shall be installed to broadcast as soon as the driver the car to correct location on the pallet & makes following announcements. "PULL THE HAND BRAKE", "STOP THE ENGINE", "CLOSE THE DOOR" & reverse announcements when driver enters the pallet to retrieve the car.

- i. Separate external staircase up to top of the Car parking system of the lift machine room with 0.7-meter platform on alternate car cage level shall be provided with one-hour fire resistant self-closing door.
- j. Dry riser of internal dia. of 10 cms. G.I. 'C' Class pipe shall be provided on external platform with staircase on alternate car cage level with twin hydrant outlet & connected to the fire service outlet on the external face of the building
- k. The car's engine shall be shut off at ground level before parking at higher level.
- l. Only trained operator certified by company installing car tower shall operate automatic car parking.

17. BASEMENT : WING B (- 5.15 MTRS), WING C (- 3.90 MTRS) ,WING D & WING E (- 5.75 MTRS)

- a. Each basement shall be separately ventilated. Vents with cross, sectional area not less than 2.5 % of floor area spread evenly around the perimeter of basement shall be provided in the form of grill or breakable stall board lights or pavement lights or by way of shaft/ Mechanical ventilation as per NBC norms.
- b. The staircase has been proposed for ingress & egress to the basement from ground floor. The staircase shall be totally enclosed type complying with the provision of N.B.C. & as per D. C. Regulations.
- c. The basement shall be used for designated purposed only as per plans.
- d. Entry from the basement area through the staircase shall be granted through 02 hours fire resistant doors of self-closing type placed in the enclosed walls of the staircases.
- e. Mechanical ventilation shall be provided to the basement with 6 air changes per hour with an arrangement to accelerate the rate for air changes to 12 per hour in the event of a fire emergency.
- f. The basement shall be properly lighted. The escape route shall be lighted to have a minimum luminance of 2.5 lux.
- g. Automatic sprinkler system shall be provided in the basement area.
- h. Suitable signage's shall be provided in the basement showing "Exit Direction", "Way to Exits" etc.
- i. Cut off lobby, Staircase, common passage & escape route of the entire basement shall be painted with fire retardant paint.
- j. A.B.C. Type B.I.S. marked Portable Fire Extinguishers having capacity of 09 kgs. as per BIS:2190 of 1992 & sand buckets filled with cleaned sand shall be kept at prominent place in basement premises.

18. ELECTRIC SUB-STATION (DRY TYPE):

- a. Only dry type substation/transformers shall be installed at location provided.
- b. Entire installation of substation including switchgear room, capacitors, transformer etc. shall be confirmed to the Indian Electric Act/Rules in practice.
- c. Cables in the cable trenches shall be coated with fire retardant material.
- d. Automatic built-in circuit breakers shall be provided in the substation/transformer.
- e. The door of the sub-station shall be of two hours fire resistance.
- f. The capacity of the sub-station shall be as per service provider's requirement.

- g. The substation/transformer area shall be kept prohibited and no unauthorized person shall be allowed to enter in the area.
- h. Ventilation shall be provided at the ceiling level.
- i. The area provided for installation of transformer shall be suitably hardened with R.C.C and the same shall be covered with sand bed having thickness not less than 15 cms.
- j. H.V./L.V. cable ducts shall be as per Indian Electricity Rules.
- k. The danger signage on the substation with the electric voltage load.
- l. Two dry chemical power type (Class ABC type) fire extinguishers of 09 kgs. Capacity each with BIS certification mark coupled with four buckets filled with dry clean sand and shall be kept on the sub-station.
- m. Smoke detection system shall be installed in the electric substation as per I.S. specification.

19. D.G.SET:

- i. D.G. Set with appropriate change over switch shall be provided for fire pumps, sprinkler pump, booster pump, staircase and corridor lighting circuits, manual fire alarm system & Fire lift.
- ii. For proposed D.G. Set acoustic enclosure will be provided for safe operation location provided in plan. Entire installation of D.G. Set shall be confirming to the Indian electrical act/rules & practice.
- iii. A deep tray shall be kept under the fuel tank of the D.G. Set to collect the spillage & same shall be disposed off daily without fail.
- iv. Cable in the cable trenches shall be coated with fire retardant material. Electrical wiring shall be having copper / aluminum core having the fire resistant and low smoke hazards cables for the entire building with the provision of ELCB/MCB.
- v. Adequate air and ventilation for switchgear room is essential to prevent condensation of moistures.
- vi. The capacity of the D.G. Set shall be minimum 40KVA or as per load requirements.
- vii. The door of D.G set room shall be of two hours fire resistance.
- viii. D.G. Set shall be properly grounded.
- ix. Exhaust of D.G. Set shall not be directed in to the exit/entrance of any adjoining structure.
- x. Sand bed of 6 inches thickness shall be provided below D.G. Set.
- xi. Electrical cable of D.G. Set shall be FRLS type.
- xii. Adequate quantity of diesel shall be stored in its original container near D.G. Set, away from electrical switches of source of ignition.
- xiii. Automatic built in circuit breaker shall be provided to the D.G. Set.
- xiv. Rubber pad shall be provided to the D.G. Set for absorbed vibrations if any.
- xv. The D.G. Set area shall be kept prohibited and no UN authorized shall be allow to enter the area.
- xvi. Structural stability of the building regarding absorption of the vibration of D.G. Set shall be checked by Structural engg. Before installation of the D.G. Set.

- xvii. Two foam type fire extinguishers of 9 ltrs. Capacity each with ISI certification mark coupled with 4 buckets filled with dry, clean sand shall be kept in the D.G. Set cabin.

20. ALTERNATE SOURCE OF POWER SUPPLY (EACH WING):

An alternate source of L. V ./H. V. supply from a separate sub-station or D.G. Set with appropriate change over switch shall be provided for fire pump, fire lift, staircase, corridor lighten circuits, sprinkler pump, jockey pump, fire alarm & fire detection system, integrated system, voice evacuation system, public address system etc. It shall be housed in a separate cabin.

21. ELEVATION FEATURES (EACH WING):

The proposed elevation features of the building shall be as per requirement stated in the circular no- CHE/DP/GEN/110-2019-2020 dated 30.01.2020.

22. FIRE FIGHTING REQUIREMENTS:

A. UNDER GROUND WATER STORAGE TANK (COMMON FOR WING 'A' AND WING 'B') (WING 'C') (COMMON FOR WING 'D' AND WING 'E'):-

An underground water storage tank of 1,50,000 liters capacity each shall be provided at location marked on the plan, as per the design specified in the rules with baffle wall and fire brigade collecting breaching. The layout of which shall be got approved from H.E.'s department prior to erection. The tank shall be connected to sprinkler system.

B. OVERHEAD TERRACE WATER STORAGE TANK (Each Wing):

Overhead water storage tank of 30,000 liters capacity shall be provided at the terrace level the design & layout shall be got approved from H.E.'s Department prior to erection. The tank shall be connected to the wet riser system through a booster pump through a non-return valve & gate valve.

C. WET RISER (EACH WING):

A Wet riser cum down comer of G.I. 'C' class of 15 cms. dia. shall be provided in the duct adjoining the lobby with single hydrant outlet and hose reel on each floor in such a way as not to deduct the width of the corridor. Pressure reducing discs or orifices shall be provided at lower level so as not to exceed pressure of 5.5 kgs./ sq. cms.

D. FIRE SERVICE INLET (EACH WING):

- a. A fire service inlet on the external face of the building near the tank directly Fronting the courtyards for external ring main of hydrant system shall be provide to connect the mobile pump of the fire Service independently to the wet riser for building.
- b. Breaching connection inlet shall be provided to refill U.G. tank.
- c. Operating switches of fire pumps shall be also provided in glass fronted boxes at ground floor as well as terrace floor.

E. AUTOMATIC SPRINKLER SYSTEM (EACH WING):

- a. Automatic sprinkler system will be provided in the entire building including shops, offices, commercial user, each flat, common passage at each habitable floor level.
- b. Automatic sprinkler system shall be installed as per the standard laid down by NBC and relevant IS specification.

F. AUTOMATIC SMOKE DETECTION SYSTEM (EACH WING):

Automatic smoke detection system shall be provided as per IS specification in entire building, shops, offices, commercial user, basement, electric meter panel room, lift machine room with response indicator and same should be connected to main console panel on ground floor level.

G. FIRE PUMP, BOOSTER PUMP, SPRINKLER PUMP AND JOCKEY PUMP: -

- a. Wet riser shall be connected to a separate fire pump at ground level U.G. Tank of capacity 3200 liters per minute capacity each of giving pressure of not less than 3.2 kgs./Sq. cms at the topmost hydrant outlet along with jockey pump of suitable size.
- b. Booster pump on terrace level of 900 liters / minute capacity giving a pressure of not less than 3.2 kg/sq. cms at the top most hydrant outlet of the wet riser shall be provided for entire building.
- c. A separate sprinkler pump along with a jockey pump shall be provided for automatic sprinkler system.
- d. Electric supply (normal) to these pumps shall be on independent circuit.
- e. Operating switches for booster pumps shall be provided in glass fronted box at ground floor as well as terrace floor.
- f. Only surface mounted pump or vertical turbine pumps shall be installed for firefighting.

H. STAND BY PUMP: -

A Set fire pump, sprinkler pump and jockey pump pumps shall be kept as stand by pump. Or Diesel operated stand pump shall be provided as per N.B.C.

I. EXTERNAL HYDRANTS (EACH WING):

Courtyard hydrants shall be provided within the confines of the wet riser for every 30mtrs distance around entire building. Hose box, each with two hoses of length 15mtrs RRL standard size and a standard size branch shall be kept and equally distributed in courtyard area.

J. HOSES & HOSE BOX (EACH WING):

Hose box with two non-percolating ISI marked hoses (length not less than 15 mtrs) & branch shall be provided near wet riser landing valve on ground floor & parking area as well as on each floor near the hydrant outlet.

K. PORTABLE FIRE EXTINGUISHERS (EACH WING):

- a. Dry Chemical Powder (ABC type) fire extinguisher of 06 kgs. Capacity having I.S.I. certification mark and a bucket filled with dry, clean sand shall be kept In electric meter room, lift machine rooms, each refuge area, near car parking tower.
- b. Dry chemical extinguisher shall be kept in a basement, car parking area on Basement, each podium and each refuge area at every 100 sq. mtrs. area.

L. PUBLIC ADDRESS SYSTEM (EACH WING):

The entire building shall be provided with the public address system in common areas with main control panel at ground floor reception area.

M. FIRE ALARM SYSTEM (EACH WING):

The building shall be provided with manual fire alarm system with main control panel at ground floor level and pill-boxes and hooters at each upper floor level. The layout of fire alarm system shall be in accordance with I.S. specification.

N. PANEL BOARD OF FIRE FIGHTING SYSTEM (EACH WING):

Electric panel board of Fire alarm system, public address system, voice evacuation system, system, alternate supply, etc. shall be installed on ground floor & which shall be manned 24 hrs.

O. SIGNAGES (EACH WING):

Self-glowing/fluorescent exit signs in green color shall be provided showing the means of escape for the entire building.

P. EMERGENCY ESCAPE ROUTE PLAN (EACH WING):

Emergency escape route plan framed in glass shall be displayed in the common corridors, cross passage, staircase/lift lobbies of each floor level.

Q. FIRE DRILLS / EVACUATION DRILLS:

Fire Drills and evacuation drills shall be conducted regularly in consultation with Mumbai Fire Brigade and log of the same shall be maintained.

23. TRAINED SECURITY GUARDS (EACH WING):

The trained security/fire supervisor along with trained staff having basic knowledge of firefighting & fix firefighting installation shall be provided/posted in the building. They will be responsible for the following;

- a. Maintenance of all the first aid firefighting equipment's, fixed installations & other firefighting equipment's/appliance in good working condition at all times.
- b. Imparting training to the occupants of the building in the use of firefighting equipment provided on the premises & kept them informed about the fire & other emergency evacuation procedures.
- c. To liaise with the City Fire Brigade on regular & continual basis.

24. REFUGE AREA AT (7TH & 14TH OF WING 'A' & WING 'B')(21ST FLOOR OF WING -B)(7TH & 14TH FLOOR OF WING -C)(7TH & 14TH FLOOR OF WING -D & WING -E):-

A. The Refuge area provided as shown in plan & shall be conforming to the Following requirements.

i. Manner of refuge area:

- a) The refuge area shall be so located that it shall preferably face the wider open space on the side of the building perpendicular to the main access road.
- b) The refuge area shall be provided with railing/ fire rated glass / parapet of 1.20 mt.
- c) The refuge area shall have a door which 'shall be painted or fixed with a sign in luminous paint mentioning "REFUGE AREA"
- d) The lift/s shall not be permitted to open into the refuge areas.
- e) The refuge area provided within building line shall be accessible from common passage/ staircase.

ii. Use of refuge area:

- a) The refuge area shall be earmarked exclusively for the use of occupants as temporary shelter and for the use of Fire Brigade Department or any other organization dealing with fire or other emergencies when occur in the building and also for exercises/drills if conducted by the Fire Brigade Department.
- b) The refuge areas shall not be allowed to be used for any other purpose and it shall be the responsibility of the owner/occupier to maintain the same clean and free of encumbrances and encroachments at all times.
- c) Adequate emergency lighting facility shall be provided.

Terrace floor as a refuge floor:

- a) The necessary facilities such as emergency lighting, drinking water etc shall be provided.
- b) The access door/s from the enclosed staircase/s to the terrace floor shall have louvers at top half portion of the door. The entrance doors to the terrace shall be painted or fixed with sign painted in luminous paint mentioning "REFUGE AREA". Excess refuge area (above 4.25%) shall be counted in FSI.

The concerned party has paid scrutiny fees as mentioned below:

Sr. No.	Type of proposal	Total Gross built up area in sq. mtrs.	Scrutiny fee paid	Receipt No. / SAP Doc. No.	Date
1.	Residential	44665.12	2,903,230.00	CHE/BP/54547/21	20/05/2021

However, E.E.B.P (City) is requested to verify the total built-up area and inform this department, if it is more for the purpose of levying additional scrutiny fees, if required.

Note for E.E.(B.P.) & Architect:

- i) The fire-fighting installation shall be carried out by Govt. of Maharashtra approved Licensing Agency.
- ii) The width of abutting road & open spaces are mentioned in plans as submitted by the Architect attached herewith and these parameters shall be certified by the License Surveyor.
- iii) E.E B.P City shall examine the proposal in context with the relevant Regulations of DCPR-2034.
- iv) The schematic drawings/plans of automatic sprinkler system, automatic smoke detection system, wet riser system, public address system, manual fire alarm system shall submit to CFO.
- v) The area, size, etc. for the sprinkler system, detection system, fire alarm system, wet riser system, public address system, Fire duct, electrical duct etc. to be verified & examined by MEP Consultant.
- vi) Separate necessary permission for any licensable activity shall be obtained from concerned authorities of MCGM/CFO's department, till then shall not be allowed to use.
- vii) There shall be no any tree located in the compulsory open spaces or in the access way near the Entrance gates.

- viii) This recommendation letter is issued only from Fire Protection & Fire-Fighting requirements point of view on behalf of the online application from Architect. If any matter pertaining to authenticity or legality shall be cleared by concerned Owner/Occupier/Developer/Architect, etc.
- ix) The plans approved along with this approval are issued from Fire Risk & Life Safety point of view only. Approval of these plans does not mean in any way of allowing construction of the building. It is Architect/Developers responsibility to take necessary prior approval from all concerned competent authorities for the proposed construction of the building.
- x) This approval is issued without prejudice to legal matters pending in court of law, if any.

**Abhay
Hiroji
Sawant** Digitally signed
by Abhay Hiroji
Sawant
Date: 2021.05.29
17:26:56 +05'30'

**Verified & Prepared by
D.F.O. Sawant A.H.**

**Kailash
Vithalrao
Hiwrale** Digitally signed
by Kailash
Vithalrao Hiwrale
Date: 2021.05.30
12:18:26 +05'30'

**Approved by
C.F.O. (I/C)Hiwrale K.V.**

COPY TO: -

- i) **E.E.B.P. (City)**
For information please.

MUNICIPAL SOLID WASTE CALCULATION

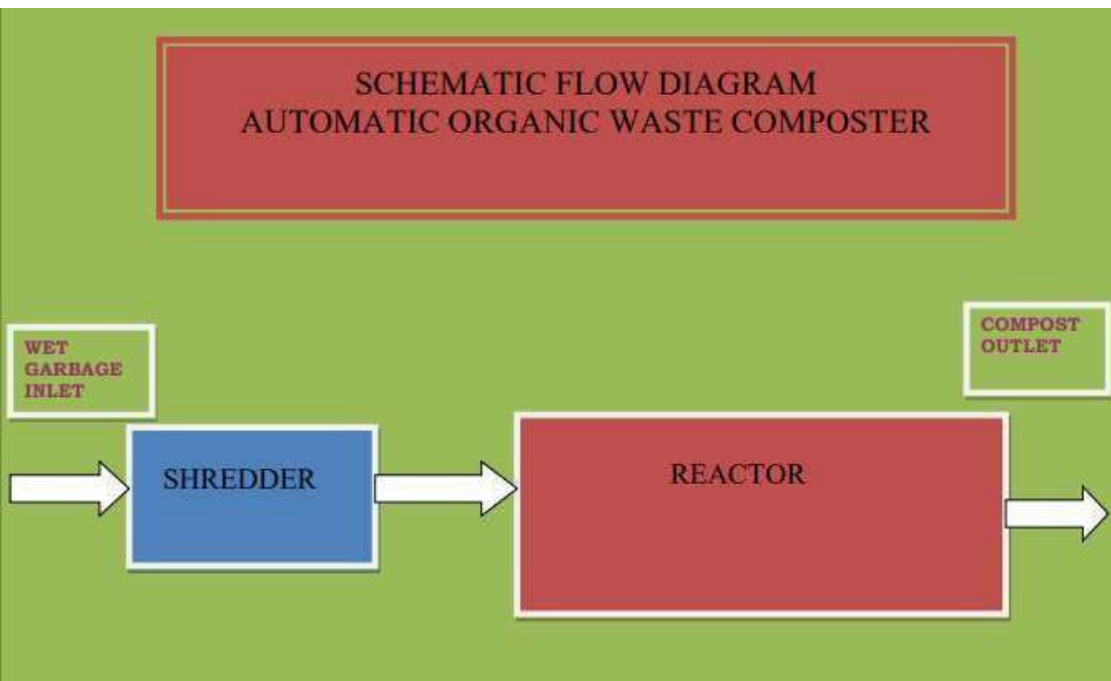
Sr. No.	Non-Biodegradable (Kg/day)	Biodegradable (Kg/day)	Total (Kg/day)
1.	539	359	899

The total quantities of solid waste that will be generated in the project will be 899 Kg/day. Out of which 539 Kg/day will be non-biodegradable and 359 Kg/day will be biodegradable. Solid waste generated from the project will be segregated at source.

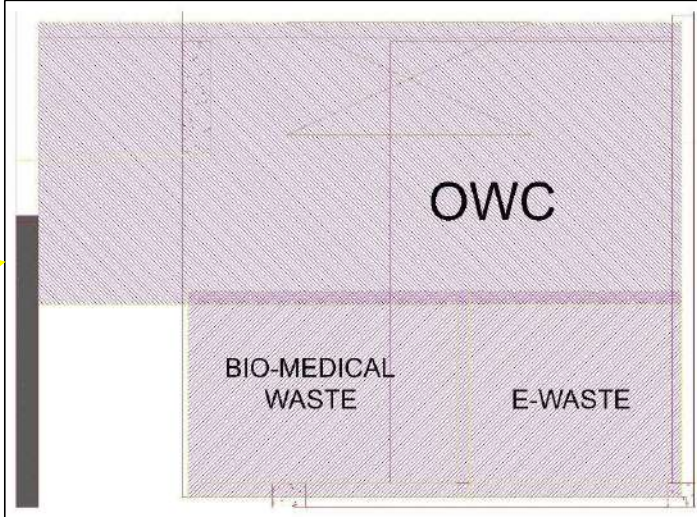
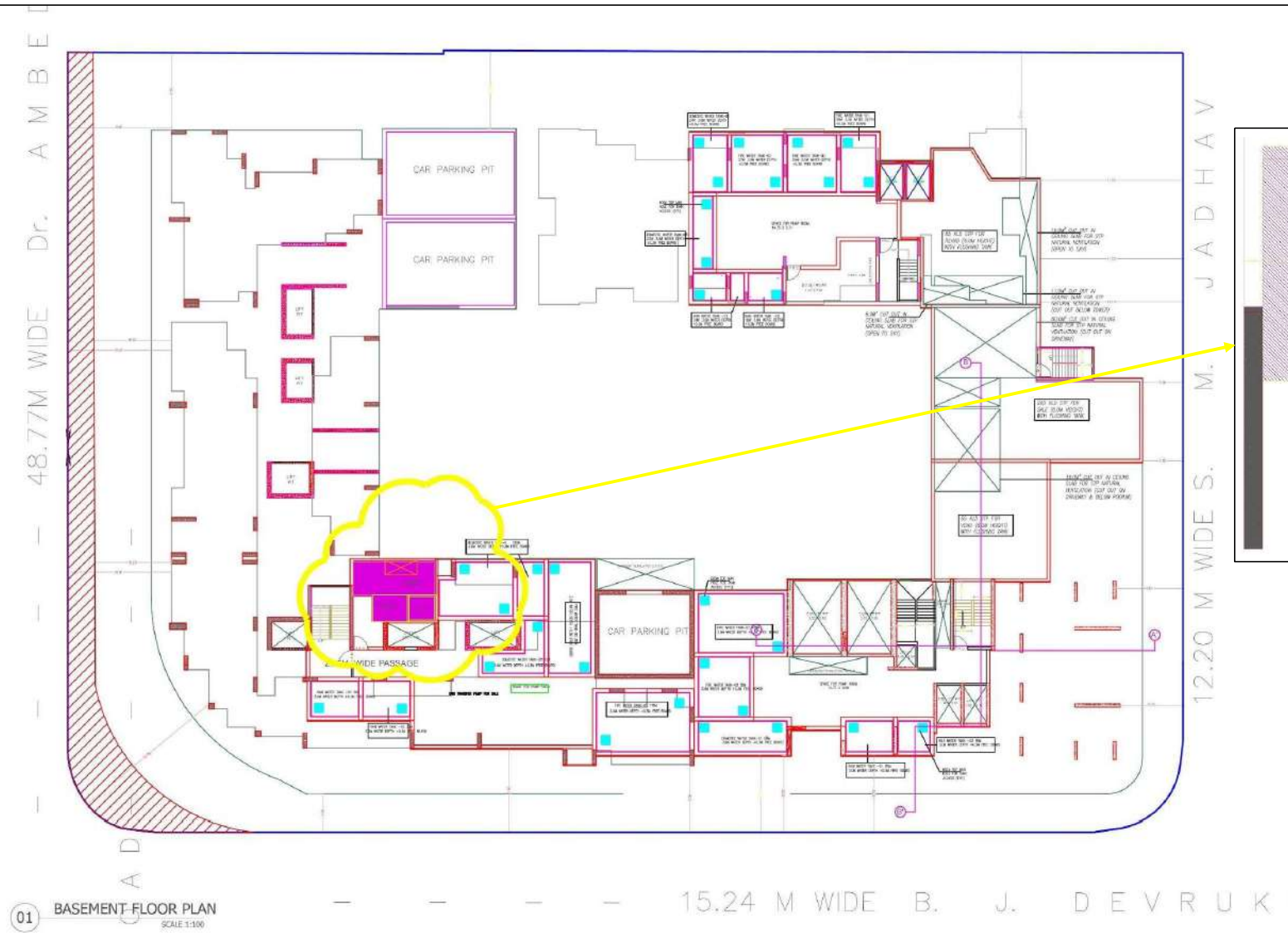
- Biodegradable waste will be treated in OWC.
- Non-Bio-degradable waste will be handed over to authorized local vendor for recycling.

OWC DETAILS

Particulars	SALE	VENU	REHAB
OWC Capacity in kg/day (Average)	150	75	70
Space required (in mm)	3000 H x 3000 W x 5000 L	3000 H x 3000 W x 4000 L	3000 H x 3000 W x 4000 L
Capital cost - in Lacs	12	10	10
Operation cost (Per year) - in Lacs	4.22	3.88	3.88

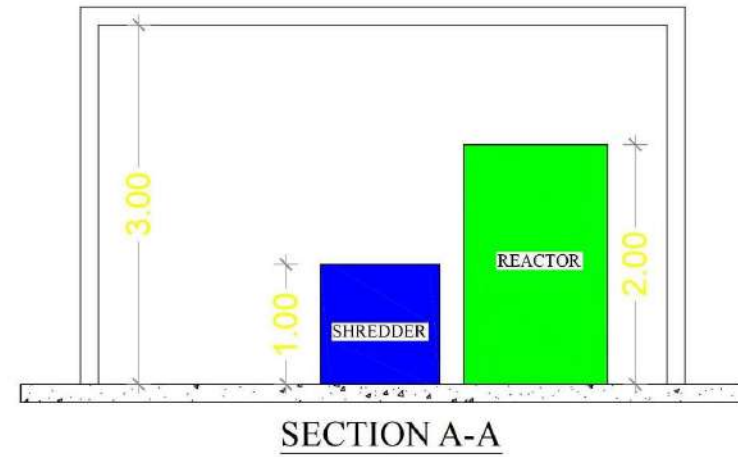
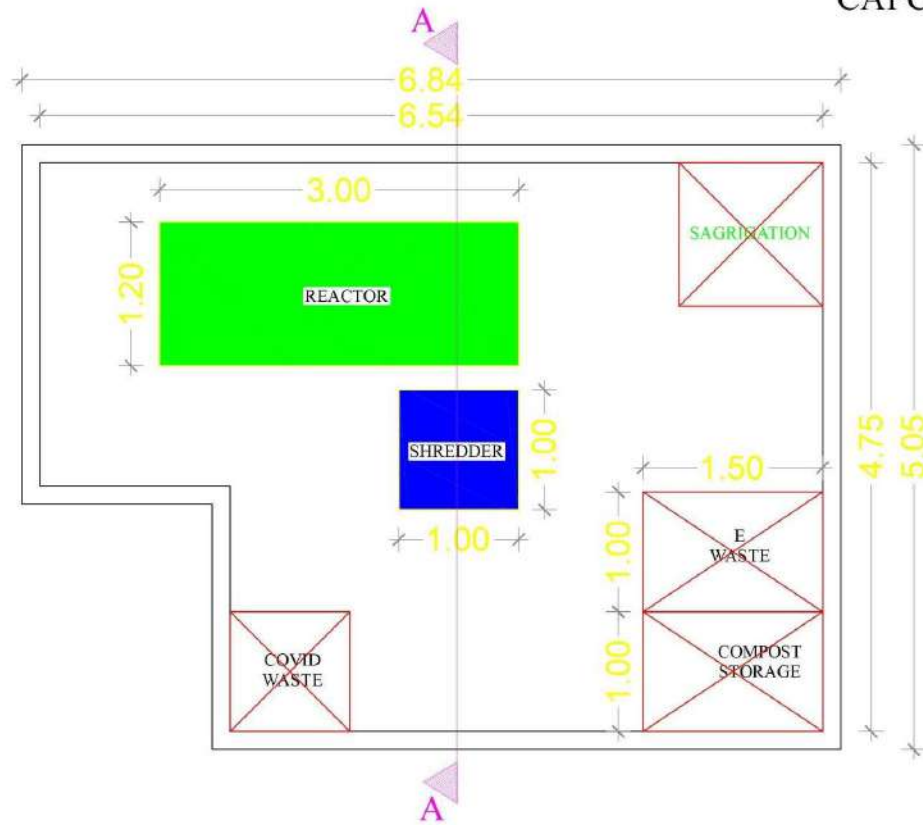


SALE: OWC, BIO-MEDICAL WASTE & E- WASTE LOCATION AT BASEMENT

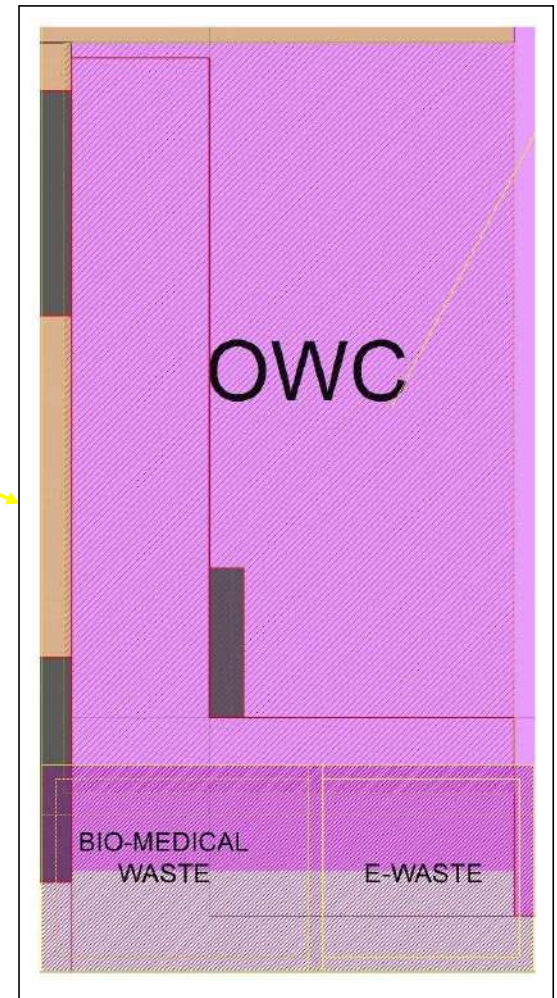
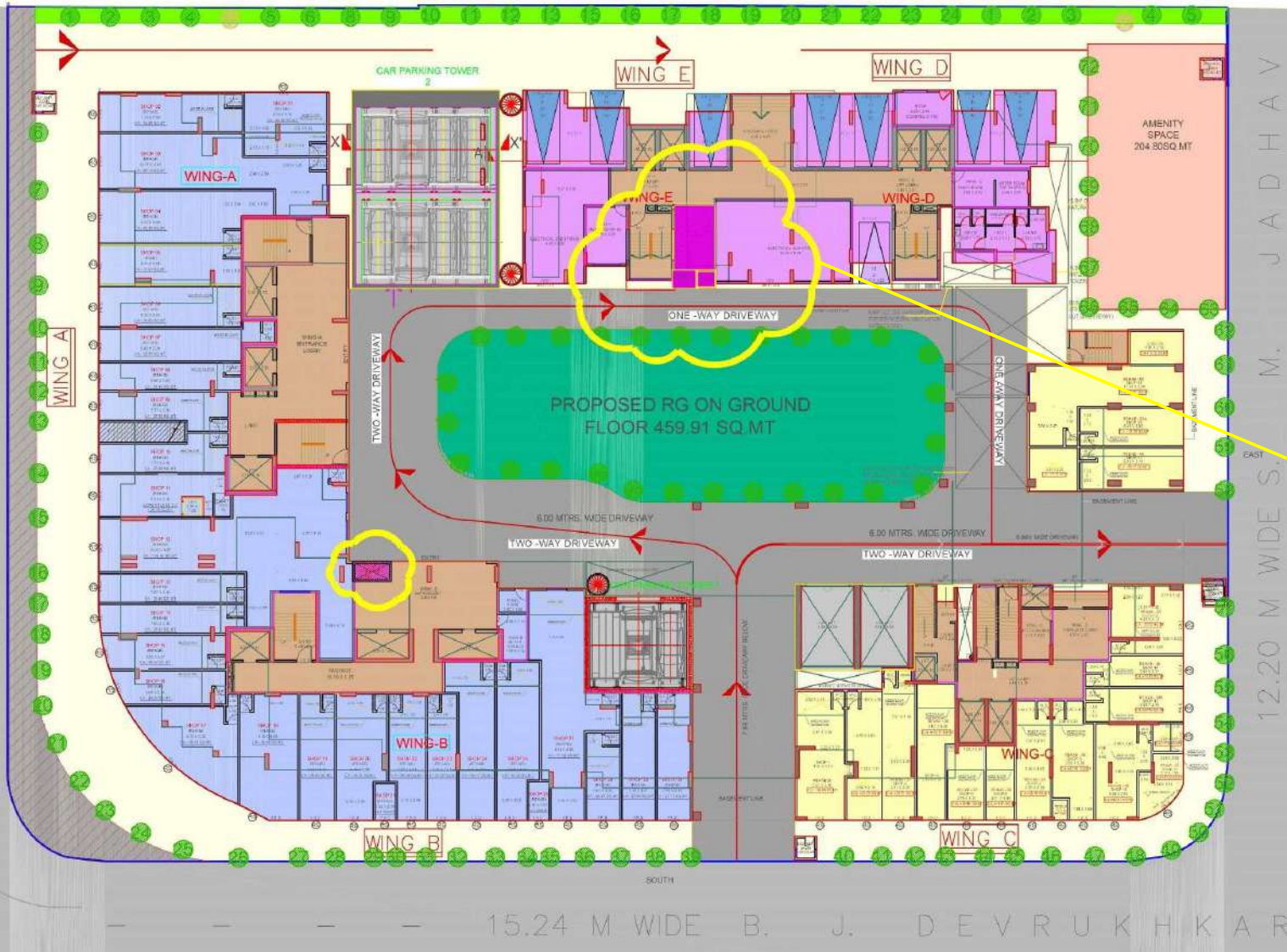


OWC SECTION: SALE

OWC
KESAR BAUGH SALE BULIDING WING B
CAPCITY 150 KG & DAY

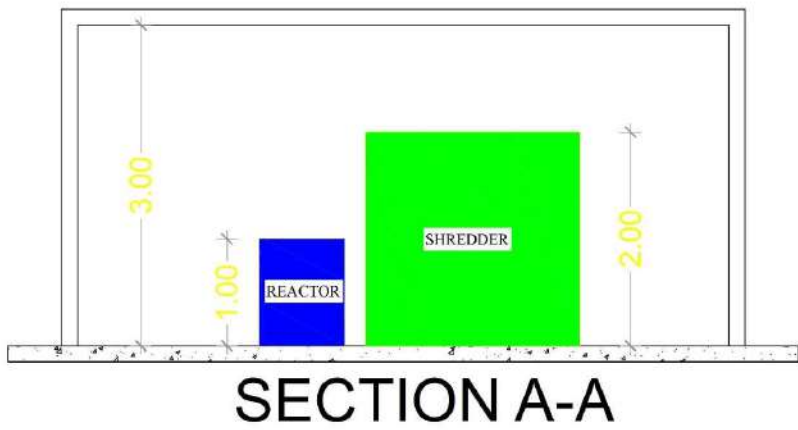
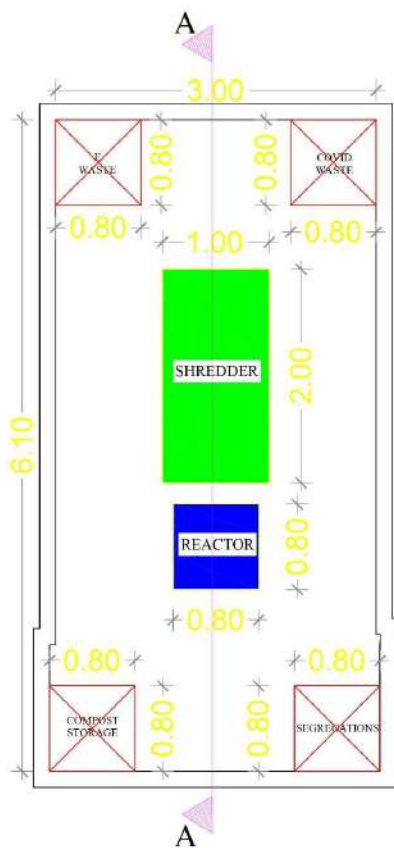


REHAB: OWC, BIO-MEDICAL WASTE & E- WASTE LOCATION ON GROUND

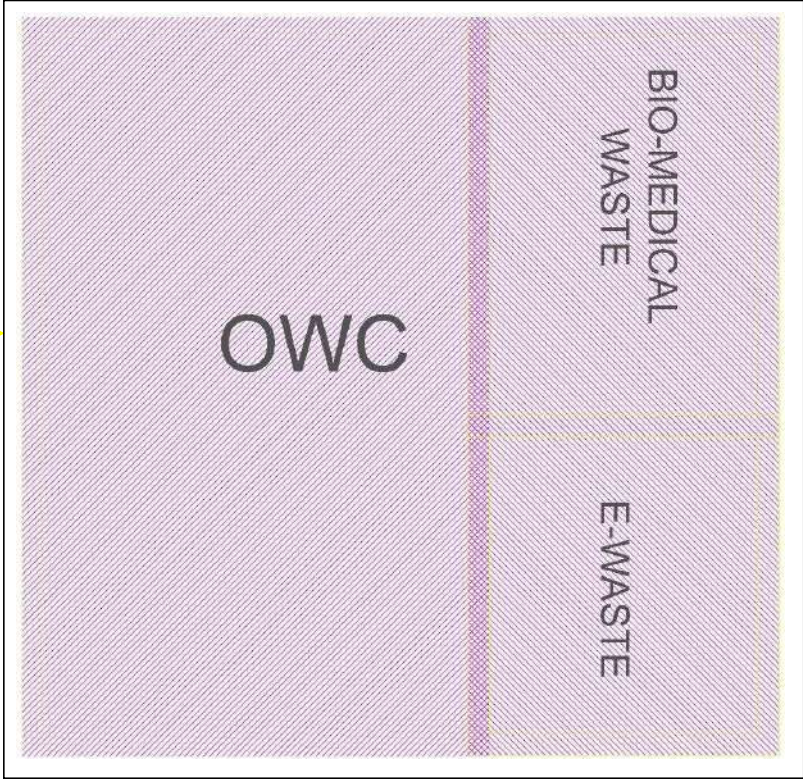
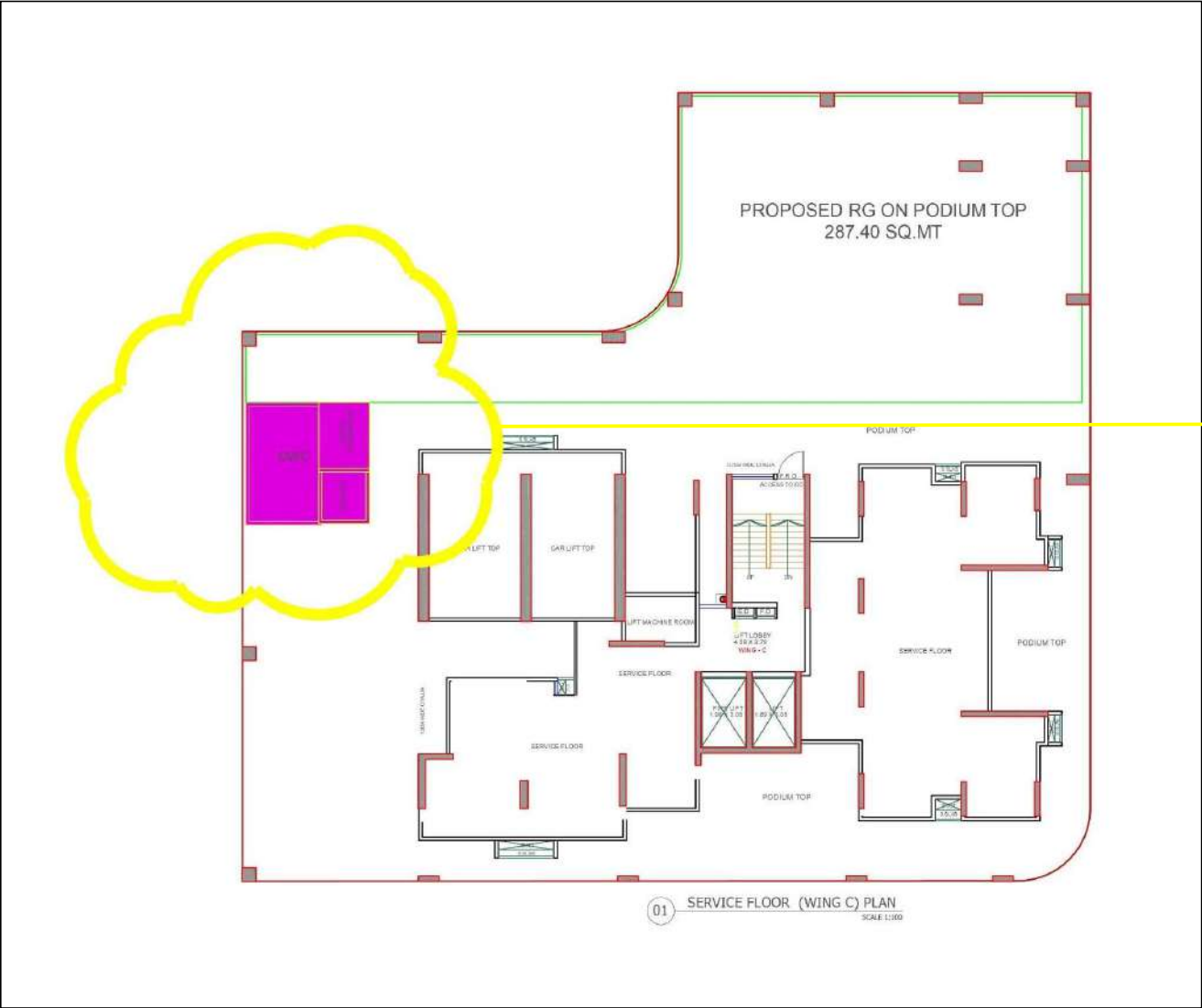


OWC SECTION: REHAB

OWC
KESAR BAUGH REHAB BULIDING D&E
CAPCITY 70 KG & DAY

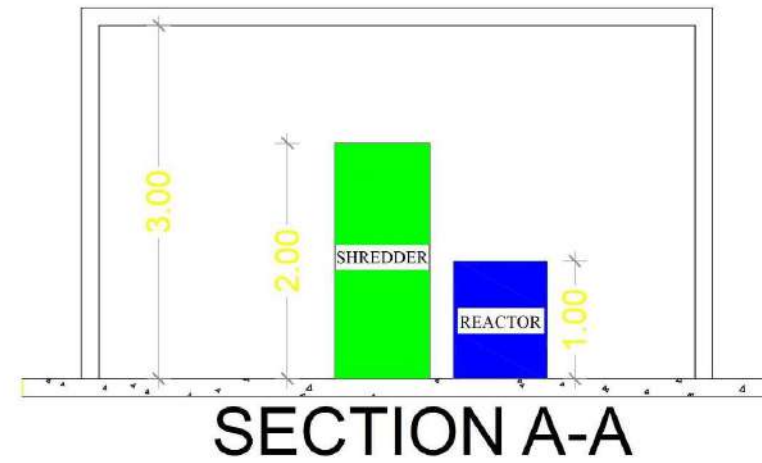
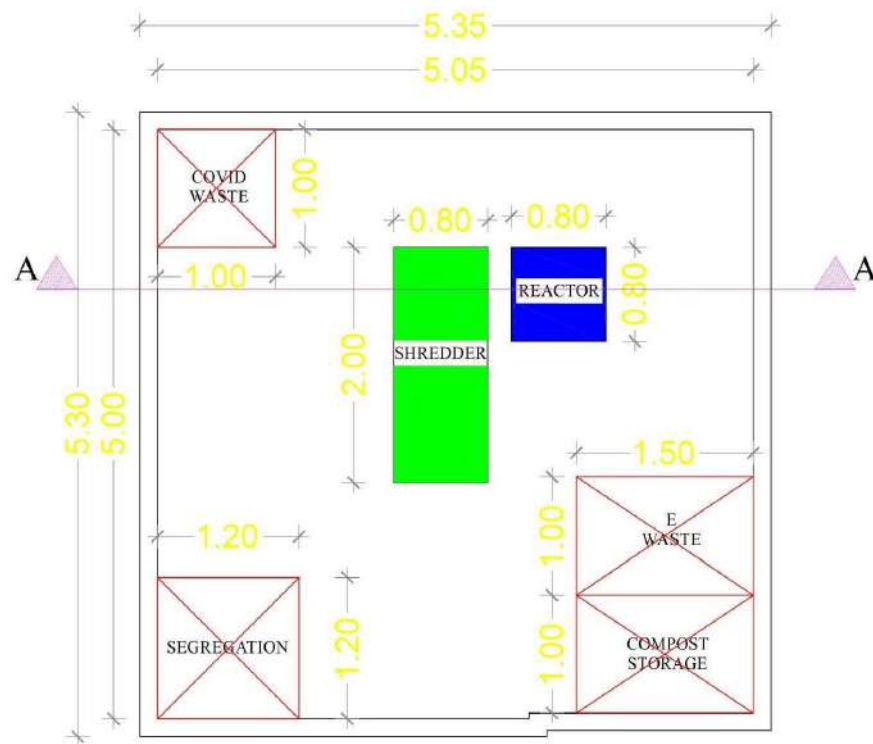


venu: OWC, BIO-MEDICAL WASTE & E- WASTE LOCATION ON PODIUM



OWC SECTION: VENU

OWC
KESAR BAUGH VENU BULIDING
CAPCITY 75 KG & DAY



CTE LETTER

MAHARASHTRA POLLUTION CONTROL BOARD

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



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

Infrastructure/RED/L.S.I

No:- Format1.0/CC/UAN No.0000163956/CE/2305000054

Date: 02/05/2023

To,
M/s.Mathuresh Infrapro Pvt Ltd., CS No. 1/62,
Dadar Naigaon Division, Situated at B.T.
Deorukhkar Marg & DR.
B.A. Road,Parel,Mumbai



Your Service is Our Duty

Sub: Consent to Establish for Proposed Residential & Commercial Redevelopment Construction Project.

Ref: 1. Application Submitted by SRO-Mumbai-I
2. Minutes of 2nd CC meeting dtd-19.04.2023.

Your application NO. MPCB-CONSENT-0000163956

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:

- The Consent to Establish is granted for a period upto commissioning of project or up to 5 year whichever is earlier.**
- The capital investment of the project is Rs.300.0 Cr. (As per undertaking submitted by pp).**
- The Consent to Establish is valid for Proposed Residential & Commercial Redevelopment Construction Project named as M/s.Mathuresh Infrapro Pvt Ltd., CS No. 1/62, Dadar Naigaon Division, Situated at B.T. Deorukhkar Marg & DR. B.A. Road,Parel,Mumbai on Total Plot Area of 5574.46 Sq.Mtrs for construction BUA of 35545.32 Sq.Mtrs as per EC granted dated-17.08.2023 including utilities and services**

Sr.No	Permission Obtained	Plot Area (SqMtr)	BUA (SqMtr)
1	Environmental Clearance issued dtd-17.08.2023	5574.46	35545.32

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

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

Sr No	Description	Permitted	Standards to	Disposal
2.	Domestic effluent	215	As per Schedule - I	The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be connected to the sewerage system provided by local body

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

Stack No.	Description of stack / source	Number of Stack	Standards to be achieved
S-1	DG Set- 320 KVA	1	As per Schedule -II
S-2	DG Set- 380 KVA	1	As per Schedule -II
S-3	DG Set- 380 KVA	1	As per Schedule -II

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

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Biodegradable	359 Kg/Day	OWC	use as manure
2	Non biodegradable Waste	539 Kg/Day	Segregation	sent to recycling to authorized agency.

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

Sr No	Category No.	Quantity	UoM	Treatment	Disposal
NA					

8. This Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
9. This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government agencies.
10. 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 extend/submit BG to from total sum of Rs. 10 Lakhs towards compliance of EC and consent to establish condition.
13. Project Proponent shall install online monitoring system for the parameter pH, SS, BOD and flow at the outlet of STP.
14. Project Proponent shall provide Organic waste digester with composting facility or biodigester with composting facility.
15. 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.
16. The project proponent shall make provision of charging of electric vehicles in atleast 30 % of total available parking area.

17. The project proponent shall take adequate measures to control dust emission and noise level during construction phase.
 18. The Project Proponent shall comply with the Environmental Clearance obtained dtd-17.08.2022 for construction project having total plot area of 5574.46 Sq.mtrs and total construction BUA of 35545.32 Sq.mtrs as per specific condition of EC.
 19. PP shall submit an affidavit in Boards prescribed format within 15 days regarding compliance of C to E & Environmental Clearance/CRZ Clearance.
- This consent is issued as per communication letter dated 03/11/2022 which is approved by competent authority of the board.



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Signed by: Dr. J. B. Sangewar
Joint Director (WPC)
For and on behalf of,
Maharashtra Pollution Control Board
jdwater@mpcb.gov.in
2023-05-02 16:34:09 IST

Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	600000.00	TXN2303000386	03/03/2023	Online Payment

Copy to:

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

SCHEDULE-I

Terms & conditions for compliance of Water Pollution Control:

- 1) A] As per your application, you have proposed to provide MBBR Technology based Sewage Treatment Plants (STPs) of combined capacity **350 CMD for treatment of domestic effluent of 215 CMD.**
- B] The Applicant shall operate the sewage treatment plant (STP) to treat the sewage so as to achieve the following standards prescribed by the Board or under EP Act, 1986 and Rules made there under from time to time, whichever is stringent.

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

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

Sr. No.	Purpose for water consumed	Water consumption quantity (CMD)
1.	Industrial Cooling, spraying in mine pits or boiler feed	0.00
2.	Domestic purpose	233.00
3.	Processing whereby water gets polluted & pollutants are easily biodegradable	0.00
4.	Processing whereby water gets polluted & pollutants are not easily biodegradable and are toxic	0.00

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

SCHEDULE-II

Terms & conditions for compliance of Air Pollution Control:

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

Stack No.	Source	APC System provided/proposed	Stack Height(in mtr)	Type of Fuel	Sulphur Content(in %)	Pollutant	Standard
S-1	DG Set-320 KVA	Acoustic Enclosure	5.00	L.D.O 55 Kg/Hr	1	SO2	47.52 Kg/Day
S-2	DG Set-380 KVA	Acoustic Enclosure	5.00	L.D.O 65 Kg/Hr	1	SO2	56.16 Kg/Day
S-3	DG Set-380 KVA	Acoustic Enclosure	5.00	L.D.O 65 Kg/Hr	1	SO2	56.16 Kg/Day

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

Total Particular matter	Not to exceed	150 mg/Nm3
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- 3) The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacement well before its life come to an end or erection of new pollution control equipment.
- 4) The Board reserves its rights to vary all or any of the condition in the consent, if due to any technological improvement or otherwise such variation (including the change of any control equipment, other in whole or in part is necessary).
- 5) **Conditions for utilities like Kitchen, Eating Places, Canteens:-**
- The kitchen shall be provided with exhaust system chimney with oil catcher connected to chimney through ducting.
 - The toilet shall be provided with exhaust system connected to chimney through ducting.
 - The air conditioner shall be vibration proof and the noise shall not exceed 68 dB(A).
 - The exhaust hot air from A.C. shall be attached to Chimney at least 5 mtrs. higher than the nearest tallest building through ducting and shall discharge into open air in such a way that no nuisance is caused to neighbors.

SCHEDULE-III

Details of Bank Guarantees:

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

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

BG Forfeiture History

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

BG Return details

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

SCHEDULE-IV

Conditions during construction phase

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

General Conditions:

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

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



This certificate is digitally & electronically signed.

AMBIENT AIR QUALITY MONITORING ANALYSIS REPORT



Lab Approved by MoEF, New Delhi. (Valid till 05/02/2024)

"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/11080A
M/s. Nandiwardhan - Proposed Residential Cum Commercial Development at Plot Bearing Cs No 1/62 Of Dadar Naigaon Division, Situated At B.T. Deorukhkar Marg & Dr. B.A. Road, Parel, Mumbai.	DATED	11/11/2023
	LAB REFERENCE NO	HS/LAB/AA/504A
	DATE OF SAMPLING	07&08/11/2023
	DATE OF ANALYSIS	09-11/11/2023

RESULTS

SR. NO.	DESCRIPTION	UNIT	RESULT	NAAQS LIMITS
01	DATE OF SAMPLING	DD/MM/YY	07&08/11/2023	
02	TEST LOCATION		Entry (Lat: 19° 0'39.80"N Long: 72°50'37.49"E)	
03	TIME OF SAMPLING (00.00)	Hrs.	10:40	
04	AMBIENT TEMPERATURE (Max/Min)	Deg C	32/23	
05	RELATIVE HUMIDITY	% RH	55	
06	SAMPLING DURATION	Hrs.	24	
07	PM ₁₀	µg/m ³	76.31	100
08	PM _{2.5}	µg/m ³	35.28	60
09	SO ₂	µg/m ³	8.91	80
10	NO ₂	µg/m ³	14.36	80
11	CO (1 hour)	mg/m ³	0.167	04

REMARK/OBSERVATIONS:

NAAQS-National Ambient Air Quality Standards.

BDL-Below Detectable Level

Monitoring results are well within the limits prescribed by NAAQS.

M. Mangrikar

For **HORIZON SERVICES**

Noise Monitoring report



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AMBIENT NOISE MONITORING REPORT

CLIENT'S NAME & ADDRESS	REPORT NO.	HS/LAB/AA/11080A
M/s. Nandiwardhan - Proposed Residential Cum Commercial Development at Plot Bearing Cs No 1/62 Of Dadar Naigaon Division, Situated At B.T. Deorukhkar Marg & Dr. B.A. Road, Parel, Mumbai.	DATED	11/11/2023
	DATE OF SAMPLING	07/11/2023

RESULTS

SR. NO.	TEST LOCATION	UNIT	RESULT	
			Day Time 10:50 Hrs.	Night Time 22:10 Hrs.
01	Entry (Lat: 19° 0'39.80"N Long: 72°50'37.49"E)	dB(A)	58.9	55.2

REMARK/OBSERVATIONS:

LIMITS – Refer Noise Annexure Enclosed

M. Mangalkar

For **HORIZON SERVICES**



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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.

Soil monitoring report



Lab Approved by MoEF, New Delhi. (Valid till 05/02/2024)

Lab NABL Accredited - Testing - Chemical Field & Proficiency Testing Provider.

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ANALYSIS REPORT

F/LAB/04/01/17.12.2012

CLIENT'S NAME & ADDRESS	REPORT NO	HS/LAB/WA/11163A
PROPOSED RESIDENTIAL CUM COMMERCIAL DEVELOPMENT. Plot Bearing Cs No 1/62 Of Dadar Naigaon Division, Situated At B.T. Deorukhkar Marg & Dr. B.A. Road, Parel, Mumbai	DATED	21/11/2023
	LAB REFERENCE NO	HS/LAB/WA/0945A
	DATE OF SAMPLING	08/11/2023
	DATE OF ANALYSIS	09/11/2023

DETAILS OF SAMPLE	SAMPLE COLLECTED BY	NATURE	LOCATION
Soil Sample	The Client	----	SQ-1- Center of Project 19° 0'39.52"N 72°50'37.42"E

RESULT OF ANALYSIS

SR. NO	DESCRIPTION	UNIT	RESULT	Standard as per Ministry of Agriculture 2011	TEST METHOD REFERENCE
01	pH @ 25 °C	---	8.40	< 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	%	38.00	Not Specified	Ministry of Agriculture 2011
03b	Slit	%	24.00	Not Specified	Ministry of Agriculture 2011
03c	Clay	%	38.00	Not Specified	Ministry of Agriculture 2011
04	Electric Conductance @ 25 °C	mS/cm	0.648	0.15 – 0.65	IS 14767:2000
05	Total Organic Matter	%	0.65	0.5 – 0.75	IS 2720 (Part XXII) 1972
06	Bulk Density	g/cm ³	1.22	Not Specified	Ministry of Agriculture 2011
07	Porosity	%	42.00	Not Specified	Ministry of Agriculture 2011
08	Sodium Adsorption Ratio (SAR)	---	7.00	10-18	Ministry of Agriculture 2011
09	Available Nitrogen as N	kg/ha	358.00	280 - 560	SOP NO: HS/ NABL/ SOIL/3A
10	Available Potassium as K ⁺⁺	Kg/ha	145.30	Not Specified	Ministry of Agriculture 2011
11	Available Sodium as Na ⁺⁺	%	0.012	Not Specified	Ministry of Agriculture 2011



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12	Exchangeable Calcium as Ca ⁺⁺	mg/kg	368.00	< 400.00	SOP NO: HS/ NABL/ SOIL/4
13	Exchangeable Magnesium as Mg ⁺⁺	mg/kg	232.00	< 240.00	SOP NO: HS/ NABL/ SOIL/5
14	Available Phosphorus as P	kg/ha	16.50	10- 24.60	SOP NO: HS/ NABL/ SOIL/8
15	Cation Exchange Capacity	meq/100gm	420.00	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**

M. Nagarkar

(LAB INCHARGE)