

Date: 23/05/2025

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

**Sub : Submission of six-monthly compliance status report as per terms & conditions Stipulated in Environmental clearance for proposed 'Indiabulls Blu Annexure', Redevelopment project at plot bearing C.S. no. 128, 129 & 130, Lower Parel Division, G/S ward, Dr. E. Moses Road, Worli, Mumbai – 400 018. Maharashtra.'**

**Ref. No. : Conditions mentioned in Environmental clearance letter no. SEIAA-EC-0000001525, dated: 15/05/2019.**

Respected Sir,

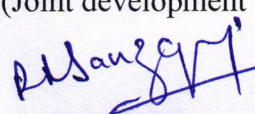
In reference to the above referred letter of your highly revered office we would like to submit the Current status of construction work and point-wise compliance status to various stipulations laid down in Environment clearance letter no. SEAC-2013/CR-502/TC-1, dated: 01/12/2014 and subsequently amended vide Letter no. SEIAA-EC-0000001525, dated: 15/05/2019 along with the necessary annexure.

This compliance report is submitted for the period from **October 2024 to March 2025.**

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

Thanking you & Yours Sincerely,

For, **Equinox India Infraestate Ltd.**  
(Joint development with M/s. Oricon Properties Pvt. Ltd.)

  
**Authorized Signatory**

Encl : Part A: Current status of construction work.  
Part B: Point-wise compliance status.  
Datasheet & Annexure.

**Copy to Regional Office, MPCB, Sion, Mumbai.**  
Department of Environment, Mantralaya, Mumbai.  
Regional Office, CPCB, Pune .

Date: 23/05/2025

To,

**Regional Office, Maharashtra Pollution Control Board,**  
Kalpataru Point, 1<sup>st</sup> floor, Sion Circle,  
In front of Cine Planate Theater,  
Shiv (East), Mumbai - 400 022. Maharashtra.

**Sub : Submission of six-monthly compliance status report as per terms & conditions Stipulated in Environmental clearance for proposed 'Indiabulls Blu Annexure', Redevelopment project at plot bearing C.S. no. 128, 129 & 130, Lower Parel Division, G/S ward, Dr. E. Moses Road, Worli, Mumbai – 400 018. Maharashtra.'**

**Ref. No. : Conditions mentioned in Environmental clearance letter no. SEIAA-EC-0000001525, dated: 15/05/2019.**

Respected Sir,

In reference to the above referred letter of your highly revered office we would like to submit the Current status of construction work and point-wise compliance status to various stipulations laid down in Environment clearance letter no. SEAC-2013/CR-502/TC-1, dated: 01/12/2014 and subsequently amended vide Letter no. SEIAA-EC-0000001525, dated: 15/05/2019 along with the necessary annexure.

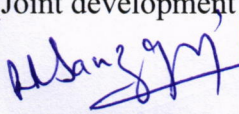
This compliance report is submitted for the period from **October 2024 to March 2025.**

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

Thanking you & Yours Sincerely,

For, **Equinox India Infraestate Ltd.**

(Joint development with M/s. Orion Properties Pvt. Ltd.)

  
**Authorized Signatory**

Encl : Part A: Current status of construction work.  
Part B: Point-wise compliance status.  
Datasheet & Annexure.

**Copy to:** Regional Office, MoEF & CC, Nagpur.  
Department of Environment, Mantralaya, Mumbai.  
Regional Office, CPCB, Pune.



Date: 23/05/2025

To,  
**The Member Secretary,**  
**State Environment Impact Assessment Authority (SEIAA),**  
Department of Environment, Government of Maharashtra,  
217, 2nd Floor, Mantralaya Annex Building, Madam Cama Road,  
Mantralaya, Mumbai – 400 032. Maharashtra

**Sub : Submission of six-monthly compliance status report as per terms & conditions Stipulated in Environmental clearance for proposed 'Indiabulls Blu Annexure', Redevelopment project at plot bearing C.S. no. 128, 129 & 130, Lower Parel Division, G/S ward, Dr. E. Moses Road, Worli, Mumbai – 400 018. Maharashtra.'**

**Ref. No. : Conditions mentioned in Environmental clearance letter no. SEIAA-EC-0000001525, dated: 15/05/2019.**

Respected Sir,

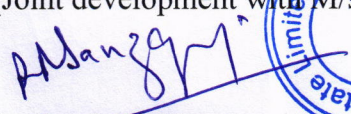
In reference to the above referred letter of your highly revered office we would like to submit the Current status of construction work and point-wise compliance status to various stipulations laid down in Environment clearance letter no. SEAC-2013/CR-502/TC-1, dated: 01/12/2014 and subsequently amended vide Letter no. SEIAA-EC-0000001525, dated: 15/05/2019 along with the necessary annexure.

This compliance report is submitted for the period from **October 2024 to March 2025.**

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

Thanking you & Yours Sincerely,

For, **Equinox India Infraestate Ltd.**  
(Joint development with M/s. Oricon Properties Pvt. Ltd.)

  
**Authorized Signatory**

Encl : Part A: Current status of construction work.  
Part B: Point-wise compliance status.  
Datasheet & Annexure.

**Copy to:** Regional Office, MoEF & CC, Nagpur.  
Regional Office, MPCB, Sion, Mumbai.  
Regional Office, CPCB, Pune .



Date: 23/05/2025

To,

**Regional Directorate, Pune, Central Pollution Control Board,**  
**(Ministry of Environment, Forest & Climate Change), Govt. of India,**  
Survey no. 110, Dhankude Multipurpose Hall,  
Baner Road, Baner, Pune – 411 045. Maharashtra.

**Sub : Submission of six-monthly compliance status report as per terms & conditions Stipulated in Environmental clearance for proposed 'Indiabulls Blu Annexure', Redevelopment project at plot bearing C.S. no. 128, 129 & 130, Lower Parel Division, G/S ward, Dr. E. Moses Road, Worli, Mumbai – 400 018. Maharashtra.'**

**Ref. No. : Conditions mentioned in Environmental clearance letter no. SEIAA-EC-0000001525, dated: 15/05/2019.**

Respected Sir,

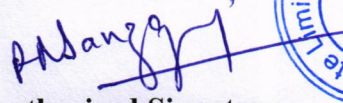
In reference to the above referred letter of your highly revered office we would like to submit the Current status of construction work and point-wise compliance status to various stipulations laid down in Environment clearance letter no. SEAC-2013/CR-502/TC-1, dated: 01/12/2014 and subsequently amended vide Letter no. SEIAA-EC-0000001525, dated: 15/05/2019 along with the necessary annexure.

This compliance report is submitted for the period from **October 2024 to March 2025.**

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

Thanking you & Yours Sincerely,

For, **Equinox India Infraestate Ltd.**  
(Joint development with M/s. Oricon Properties Pvt. Ltd.)

  
**Authorized Signatory**

Encl : Part A: Current status of construction work.  
Part B: Point-wise compliance status.  
Datasheet & Annexure.

**Copy to** Regional Office, MoEF & CC, Nagpur.  
Regional Office, MPCB, Sion, Mumbai.  
Department of Environment, Mantralaya, Mumbai.

Your (**Half Yearly Compliance Report**) has been **Submitted** with following details

<b>Proposal No</b>	SEIAA-EC-0000001525
<b>Compliance ID</b>	126326520
<b>Compliance Number(For Tracking)</b>	EC/M/COMPLIANCE/126326520/2025
<b>Reporting Year</b>	2025
<b>Reporting Period</b>	01 Jun(01 Oct - 31 Mar)
<b>Submission Date</b>	23-05-2025
<b>RO/SRO Name</b>	Shri Senthil Kumar Sampath
<b>RO/SRO Email</b>	agmu156@ifs.nic.in
<b>State</b>	MAHARASHTRA
<b>RO/SRO Office Address</b>	Integrated Regional Offices, Nagpur

**Note:-** SMS and E-Mail has been sent to Shri Senthil Kumar Sampath, MAHARASHTRA with Notification to Project Proponent.

**Half Yearly Compliance Report  
2025  
01 Jun(01 Oct - 31 Mar)**

**Acknowledgement**

<b>Proposal Name</b>		proposed Indiabulls Blu Annex Redevelopment project at plot bearing CS no. 128, 129 and 130 Lower Parel Division, G/S ward, Dr. E Moses Road, Worli, Mumbai, Maharashtra																	
<b>Name of Entity / Corporate Office</b>		EQUINOX INDIA INFRAESTATE LIMITED																	
<b>Village(s)</b>		N/A																	
<b>District</b>		MUMBAI																	
<table><tr><td><b>Proposal No.</b></td><td>SEIAA-EC-0000001525</td></tr><tr><td><b>Plot / Survey / Khasra No.</b></td><td>N/A</td></tr><tr><td><b>State</b></td><td>MAHARASHTRA</td></tr><tr><td><b>MoEF File No.</b></td><td>SEIAA-EC-0000001525</td></tr></table>		<b>Proposal No.</b>	SEIAA-EC-0000001525	<b>Plot / Survey / Khasra No.</b>	N/A	<b>State</b>	MAHARASHTRA	<b>MoEF File No.</b>	SEIAA-EC-0000001525	<table><tr><td><b>Category</b></td><td>INFRA-2</td></tr><tr><td><b>Sub-District</b></td><td>N/A</td></tr><tr><td><b>Entity's PAN</b></td><td>*****6196D</td></tr><tr><td><b>Entity name as per PAN</b></td><td>Equinox India Infraestate Limited</td></tr></table>		<b>Category</b>	INFRA-2	<b>Sub-District</b>	N/A	<b>Entity's PAN</b>	*****6196D	<b>Entity name as per PAN</b>	Equinox India Infraestate Limited
<b>Proposal No.</b>	SEIAA-EC-0000001525																		
<b>Plot / Survey / Khasra No.</b>	N/A																		
<b>State</b>	MAHARASHTRA																		
<b>MoEF File No.</b>	SEIAA-EC-0000001525																		
<b>Category</b>	INFRA-2																		
<b>Sub-District</b>	N/A																		
<b>Entity's PAN</b>	*****6196D																		
<b>Entity name as per PAN</b>	Equinox India Infraestate Limited																		

**Compliance Reporting Details**

<b>Reporting Year</b>	2025
<b>Remarks (if any)</b>	Total Construction work done till March 2025 is 16,220 Sq.mt
<b>Reporting Period</b>	01 Jun(01 Oct - 31 Mar)

**Details of Production and Project Area**

**Name of Entity / Corporate Office** EQUINOX INDIA INFRAESTATE LIMITED

	<b>Project Area as per EC Granted</b>	<b>Actual Project Area in Possession</b>
Private	7.8	1.1
Revenue Land	0	0
Forest	0	0
Others	0	0
Total	7.8	1.1

**Production Capacity**

Sr. no	Product Name	units	Valid Upto	Capacity	Production last year	Capacity as per CTO
1	Total Built up Area	Square per Meter(SQM)	N/A	133814	16220 Sq.m	

**Conditions**

## Specific Conditions

Sr.No.	Condition Type	Condition Details
1	Statutory compliance	During deliberation on the project location, it is noted that letter from Mumbai Metro Rail Corporation Limited dated 8/1/2019 had stipulated in para 5 that-The said proposal has been reviewed by our General Consultant and considering the proximity of proposed underground Metro tunnels, the revised proposal of 'wing A' has been shared by our General consultant with uGC-03 contractor to check impact on design of MML- 3 temporary and permanent works. And, any remarks received from UGC-03 JV on the proposed development shall be notified to the Applicant in due course' Also' the Applicant had submitted an Undertaking along with supporting documents dated 28/11/2017 agreeing to the conditions requested by GC. Further, the-Applicant has also submitted an Undertaking dated 7/1/2019 abiding by the conditions stipulated by UGC-03' The Dy' cE (BP)' MCGM is requested to ensure that, the Applicant fully complies and honors all the commitments of their Undertakings referred at (6) and (9) above PP to submit the details complying with the above said condition.
<b>PPs Submission:</b> Complied We have submitted undertakings to Mumbai Metro Rail Corporation Ltd. (MMRCL) and SEAC-II committee.		Date: 20/05/2025
2	Statutory compliance	In the above said letter Para 6 (viii) stipulates that- Considering the complexity of interaction between proposed development and metro tunnels, MCGM shall ensure that the Applicant does proof check his designs from reputed institution such as IIT-Mumbai or VJTI as accepted by the Applicant by Undertaking dated 28/11/2019 PP to submit the details complying with the above said condition.
<b>PPs Submission:</b> Complied We have carried out the proof checking of the proposed structural design from IIT, Mumbai and same has been submitted to SEAC-II committee on dated: 26/02/2019.		Date: 20/05/2025
3	Statutory compliance	Besides this, PP to submit the architect certificate regarding construction done on site for rehab building.
<b>PPs Submission:</b> Complied The Architect certificates regarding construction done on site for Rehab building has been submitted to SEAC-II committee on dated: 26/02/2019.		Date: 20/05/2025
4	Statutory compliance	PP to submit and upload the undertaking submitted to Mumbai Metro Rail Corporation Limited.
<b>PPs Submission:</b> Complied We have submitted undertakings to Mumbai Metro Rail Corporation Ltd. (MMRCL)		Date: 20/05/2025
5	Statutory compliance	PP to ensure that the STP should be with ventilation of minimum 40 Percentage open to sky
<b>PPs Submission:</b> Complied Yes, we have proposed STP with ventilation of minimum 40 percentage open to Sky.		Date: 20/05/2025
6	Statutory compliance	PP to submit CER as per MoEF and CC circular dated 1.5.2018 relevant to the area and people around the project or Environment Department may direct PP to undertake CER work in identified area,

		as identified by Environment Department
<b>PPs Submission:</b> Complied Yes, we have submitted CER plan to Environment Department, Mantralaya on dated: 22/03/2019.		Date: 20/05/2025
7	Statutory compliance	PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF and CC vide F.No.22-34/2018-IA.III dt.04.01.2019.
<b>PPs Submission:</b> Complied Yes, agreed to comply with.		Date: 20/05/2025
8	Statutory compliance	PP to submit CER plan to Municipal Commissioner, and submit the Acknowledgement copy to submit to Member Secretary, SEIAA.
<b>PPs Submission:</b> Complied Yes, we have submitted CER plan to Municipal Commissioner of MCGM on dated: 22/03/2019.		Date: 20/05/2025
<b>General Conditions</b>		
Sr.No.	Condition Type	Condition Details
1	MISCELLANEOUS	E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.
<b>PPs Submission:</b> Complied Noted.		Date: 20/05/2025
2	MISCELLANEOUS	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.
<b>PPs Submission:</b> Complied Agreed to comply with		Date: 20/05/2025
3	MISCELLANEOUS	This environmental clearance is issued subject to obtaining NOC from Forestry and Wild life angle including clearance from the standing committee of the National Board for Wild life as if applicable and this environment clearance does not necessarily implies that Forestry and Wild life clearance granted to the project which will be considered separately on merit.
<b>PPs Submission:</b> Complied NOC from Wild Life Board is Not Applicable as per final Notification reg. ESZ of SGNP published by MOEF and CC u/no. S.O.3645 (E) dated: 05/12/2016 as our project site is not affected by the ESZ belt.		Date: 20/05/2025
4	MISCELLANEOUS	PP has to abide by the conditions stipulated by SEAC and SEIAA
<b>PPs Submission:</b> Complied Agreed to Comply with.		Date: 20/05/2025
5	MISCELLANEOUS	The height, Construction built up area of proposed construction shall be in accordance with the existing FSI/FAR norms of the urban



		local body and it should ensure the same along with survey number before approving layout plan and before according commencement certificate to proposed work. Plan approving authority should also ensure the zoning permissibility for the proposed project as per the approved development plan of the area.	
<b>PPs Submission:</b> Complied Construction of the building will be carried out as per the approved building plan. Building plan is approved by Municipal Corporation of Greater Mumbai (MCGM) vide letter dated: CHE/CTY/0654/G/S/337(NEW), dated: 16/04/2019. MCGM issued IOD certificate for the project vide letter no. EB/7060/GS/A, dated: 27/06/2014 which was amended on 22/05/2015 and 17/12/2015. This is further amended vide letter no, CHE/CTY/0654/G/S/337(NEW), dated: 16/10/2017, 23/05/2019, 08/12/2020 and 09/06/2021. MCGM issued commencement certificate for the project vide letter no. EEBPC/7060/4S/A, dated: 30/05/2015 and CHE/CTY/0654/G/S/337(NEW), dated: 18/11/2017 and which is further revised on 30/12/2020. MCGM issued Sanctioned Revised Development Plan Remarks for the project vide letter no. CHE/338/ DPCity/G/S, dated: 08/07/2013. As per DP Remarks project site falls under Residential Zone (R). Chief Engineer, Development Plan, High Rise Committee issued High Rise NOC for the project vide letter no. CHE/HRB-844/DPWS, dated: 06/09/2019. Dy. Chief Fire Officer, Mumbai Fire Brigade, MCGM issued Fire NOC dated: 05/02/2019. MHADA issued NOC for the project vide letter no. R/NOC/F-2145/3798/ MBRRB-13, dated: 06/06/2013 and revalidation of NOC vide letter no. R/NOC/F-2145/3959/MBRRB-16, dated: 02/05/2016. Further granting NOC for amalgamation vide letter no. R/NOC/F-2145/2377/MBRRB-18, dated: 05/04/2018.		Date: 20/05/2025	
6	MISCELLANEOUS	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.	
<b>PPs Submission:</b> Complied MPCB granted consent to establish for the projects vide order no. Format 1.0/BO/RO(HQ)/EIC Mu-6188-14/CE/CC-11517, dated: 05/12/2014, which is further revalidated vide letter no. Format1.0/CAC-CELL/UAN No. 0000081663/CR-2007001433 dated: 24/07/2020.		Date: 20/05/2025	
7	Human Health Environment	All required sanitary and hygienic measures should be in place before starting construction activities and to be maintained throughout the construction phase.	
<b>PPs Submission:</b> Complied All necessary facilities have been provided on site for construction workers. 13 nos of labour camps provided to 30 nos of residential workers and 42 nos of non-residential workers. Site sanitation like safe and adequate BMC water for drinking and tanker water for domestic purpose, first Aid, 3 nos of bathroom, 5 nos of toilet with septic tank have been provided and periodical medical checkup facilities have been provided for construction workers. Proper housekeeping and regular pest control is being carried out.		Date: 20/05/2025	
8	Human Health Environment	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.	
<b>PPs Submission:</b> Complied provided on site for construction workers. 13 nos of labour camps provided to 30 nos of residential workers and 42 nos of non-residential workers. Site sanitation like safe and adequate BMC water for drinking and tanker water for domestic purpose, first Aid, 3 nos of bathroom, 5 nos of toilet with septic tank have been provided and periodical medical checkup facilities have been provided for construction workers. Proper housekeeping and regular pest control is being carried out. Solid waste generated at the labour camp is being hand over to collection vehicles of local body on daily basis.		Date: 20/05/2025	
9	WASTE MANAGEMENT	The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed off to the	

		approved sites for land filling after recovering recyclable material.
<b>PPs Submission:</b> Complied Collection, segregation, storage and transport of concrete, soil and other waste has been done as per C and D Waste Management Rules, 2016. Designated storage provided for construction material. Part of excavated material is reused on site for filling and plot levelling within the project site and rest is being disposed off to authorized landfill site with prior permission from MCGM vide letter no. 1624, dated: 11/11/2014.		Date: 20/05/2025
10	WASTE MANAGEMENT	Disposal of muck during construction phase should not create any adverse effect on the neighboring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in approved sites with the approval of competent authority.
<b>PPs Submission:</b> Complied Collection, segregation, storage and transport of concrete, soil and other waste has been done as per C and D Waste Management Rules, 2016. Designated storage provided for construction material. Part of excavated material is reused on site for filling and plot levelling within the project site and rest is being disposed off to authorized landfill site with prior permission from MCGM.		Date: 20/05/2025
11	WASTE MANAGEMENT	Arrangement shall be made that waste water and storm water do not get mixed.
<b>PPs Submission:</b> Complied Separate drains will be provided for the storm water management. 4 nos of different STPs of capacity 135 CMD for wing A Rehab development, 100 CMD for Sale - Residential building, 70 CMD for Sale - Commercial building and 20 CMD for Reservation secondary building will be provided for the treatment of waste water. Treated waste water will be re-used for flushing, gardening and cooling tower water makeup to reduce fresh water demand.		Date: 20/05/2025
12	GREENBELT	All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
<b>PPs Submission:</b> Complied Since, this is redevelopment project topsoil will be negligible.		Date: 20/05/2025
13	GREENBELT	Additional soil for leveling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.
<b>PPs Submission:</b> Complied Collection, segregation, storage and transport of concrete, soil and other waste has been done as per C and D Waste Management Rules, 2016. Part of excavated material is reused on site for filling and plot levelling within the project site and rest is being disposed off to authorized landfill site with prior permission from MCGM.		Date: 20/05/2025
14	GREENBELT	Green Belt Development shall be carried out considering CPCB guidelines including selection of plant
<b>PPs Submission:</b> Complied Green belt will be developed over a proposed RG area of 781 Sq. meters.		Date: 20/05/2025
15	GREENBELT	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.
16	WASTE MANAGEMENT	Construction spoils, including bituminous material and other

		hazardous materials must not be allowed to contaminate watercourses and the dumpsites for such material must be secured so that they should not Leach into the ground water.
<b>PPs Submission:</b> Complied Groundwater accumulation was monitored in boreholes during and after completion of drilling activities. Groundwater was observed at depths 1.50 to 3.40 meters below ground surface in the boreholes. Seasonal and annual fluctuations in ground water levels can be expected to occur. No extraction of ground water. Soil quality is being monitored.		Date: 20/05/2025
17	WASTE MANAGEMENT	Any hazardous waste generated during construction phase should be disposed off as per applicable rules and norms with necessary approvals of the MPCB.
<b>PPs Submission:</b> Complied No generation of hazardous waste during construction.		Date: 20/05/2025
18	Corporate Environmental Responsibility	The diesel required for operating DG sets shall be stored in underground tanks and if required, clearance from concern authority shall be taken.
<b>PPs Submission:</b> Complied No generation of hazardous waste during construction.		Date: 20/05/2025
19	Corporate Environmental Responsibility	Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.
<b>PPs Submission:</b> Complied Vehicles with valid PUC are allowed during construction to enter the site for bringing the construction material. Vehicles are operated only during non-peak hours.		Date: 20/05/2025
20	AIR QUALITY MONITORING AND PRESERVATION	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.
<b>PPs Submission:</b> Complied Ambient air and Noise levels monitoring is being carried out.		Date: 20/05/2025
21	AIR QUALITY MONITORING AND PRESERVATION	Fly ash should be used as building material in the construction as per the provisions of Fly Ash Notification of September 1999 and amended as on 27th August, 2003. (The above condition is applicable only if the project site is located within the 100Km of Thermal Power Stations).
<b>PPs Submission:</b> Complied 1340 MT of Fly Ash is being used in Ready Mixed Concrete.		Date: 20/05/2025
22	MISCELLANEOUS	Ready mixed concrete must be used in building construction.
<b>PPs Submission:</b> Complied PPC grade cement is being used in building construction.		Date: 20/05/2025



23	MISCELLANEOUS	Storm water control and its re-use as per CGWB and BIS standards for various applications.
<b>PPs Submission:</b> Complied Separate drains will be provided for the storm water. 4 nos of Rain water harvesting tank of total capacity 235 KL will be provided for the project.		Date: 20/05/2025
24	WASTE MANAGEMENT	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
<b>PPs Submission:</b> Complied Ready Mixed Concrete, Curing agents is being used in building construction.		Date: 20/05/2025
25	WASTE MANAGEMENT	The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.
<b>PPs Submission:</b> Complied Groundwater accumulation was monitored in boreholes during and after completion of drilling activities. Groundwater was observed at depths 1.50 to 3.40 meters below ground surface in the boreholes. Seasonal and annual fluctuations in ground water levels can be expected to occur. No extraction of ground water. Soil quality is being monitored.		Date: 20/05/2025
26	Corporate Environmental Responsibility	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. Discharge of this unused treated effluent, if any should be discharge in the sewer line. Treated effluent emanating from STP shall be recycled/refused to the maximum extent possible. Discharge of this unused treated effluent, if any should be discharge in the sewer line. Treatment of 100 Percentage gray water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP.
<b>PPs Submission:</b> Complied 4 nos of different STPs of capacity 135 CMD for wing A Rehab development, 100 CMD for Sale - Residential building, 70 CMD for Sale - Commercial building and 20 CMD for Reservation secondary building will be provided for the treatment of waste water. Treated waste water will be re-used for flushing, gardening and cooling tower water makeup to reduce fresh water demand.		Date: 20/05/2025
27	Corporate Environmental Responsibility	Permission to draw ground water and construction of basement if any shall be obtained from the competent Authority prior to construction/operation of the project
<b>PPs Submission:</b> Complied No extraction of ground water for construction purpose also we are not planning to withdraw ground water for any purpose in future, hence permission from CGWA is not applicable.		Date: 20/05/2025
28	WATER QUALITY MONITORING AND PRESERVATION	Separation of gray and black water should be done by the use of dual plumbing line for separation of gray and black water.
<b>PPs Submission:</b> Complied Dual plumbing line will be provided for buildings for using the treated wastewater for flushing and gardening.		Date: 20/05/2025
29	WATER QUALITY MONITORING AND PRESERVATION	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.

<b>PPs Submission:</b> Complied Low flow fixtures will be provided for the showers and toilet flushing.		Date: 20/05/2025
30	ENERGY PRESERVATION MEASURES	Use of glass may be reduced up to 40 percentage to reduce the electricity consumption and load on air conditioning. If necessary, use high quality double glass with special reflective coating in windows.
<b>PPs Submission:</b> Complied Glass will be used only for windows.		Date: 20/05/2025
31	ENERGY PRESERVATION MEASURES	Roof should meet prescriptive requirement as per Energy Conservation Building Code by using appropriate thermal insulation material to fulfill requirement.
<b>PPs Submission:</b> Complied China mosaic tiles will be used for roof insulation.		Date: 20/05/2025
32	ENERGY PRESERVATION MEASURES	Energy conservation measures like installation of CFLs /TFLs for the lighting the areas outside the building should be integral part of the project design and should be in place before project commissioning. Use CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/rules of the regulatory authority to avoid mercury contamination. Use of solar panels may be done to the extent possible like installing solar street lights, common solar water heaters system. Project proponent should install, after checking feasibility, solar plus hybrid non-conventional energy source as source of energy.
<b>PPs Submission:</b> Complied Energy conservation measures are as follows; Use of energy efficient, BEE labeled electrical fixtures. Use of T5 tubes having 2.5 to 3 times life over conventional tubes and hence, rate of disposal of tubes will be reduced drastically. Energy efficient fluorescent tube lights and Light Emitting Diode (LED) lamps which give approx. 30 percent more light output for the same watts consumed and therefore require less nos of fixtures. LED lighting is complimentary in Residential as in day time, it is used effectively in night time in common areas like staircase, area lighting. Total 21 percent saving.		Date: 20/05/2025
33	ENERGY PRESERVATION MEASURES	Diesel power generating sets proposed as source of backup power for elevators and common area illumination during operation 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. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.
<b>PPs Submission:</b> Complied CPCB approved D. G. sets will be provided.		Date: 20/05/2025
34	Noise Monitoring & Prevention	Noise should be controlled to ensure that it does not exceed the prescribed standards. During nighttime the noise levels measured at the boundary of the building shall be restricted to the permissible levels to comply with the prevalent regulations.
<b>PPs Submission:</b> Complied Green belt will be developed over a proposed RG area of 781 Sq. meters.		Date: 20/05/2025

35	Corporate Environmental Responsibility	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.
<b>PPs Submission:</b> Complied Public road and public areas are not being used for project activity purpose and are free for smooth traffic movement. Provision is made for adequate parking facilities within the project complex for construction vehicles.		Date: 20/05/2025
36	ENERGY PRESERVATION MEASURES	Opaque wall should meet prescriptive requirement as per Energy Conservation Building Code, which is proposed to be mandatory for all air-conditioned spaces while it is aspiration for non-air-conditioned spaces by use of appropriate thermal insulation material to fulfill requirement.
<b>PPs Submission:</b> Complied Noted.		Date: 20/05/2025
37	Human Health Environment	The building should have adequate distance between them to allow movement of fresh air and passage of natural light, air and ventilation.
<b>PPs Submission:</b> Complied Adequate 10.0 - 15.0 meters distance will be provide between the two buildings to allow movement of fresh air and passage of natural light, air and ventilation.		Date: 20/05/2025
38	MISCELLANEOUS	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.
<b>PPs Submission:</b> Complied Regular supervision of the above measures is being monitored by project manager.		Date: 20/05/2025
39	MISCELLANEOUS	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.
<b>PPs Submission:</b> Complied Obtained Environment clearance from SEIAA, Govt. of Maharashtra vide letter no. SEAC-2013/CR.502/TC-1, dated: 01/12/2014, which is further amended vide letter no. SEIAA-EC-0000001525, dated: 15/05/2019.		Date: 20/05/2025
40	GREENBELT	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 in Para 2. Prior certification from appropriate authority shall be obtained.
<b>PPs Submission:</b> Complied 4 nos of different STPs of capacity 135 CMD for wing A Rehab development, 100 CMD for Sale - Residential building, 70 CMD for Sale - Commercial building and 20 CMD for Reservation secondary building will be provided for the treatment of waste water. Treated waste water will be re-used for flushing, gardening and cooling tower water makeup. OWC will be provided for the treatment of biodegradable waste. Non-Biodegradable waste will be segregated into recyclable and		Date: 20/05/2025



		non-recyclable waste then handed over to MCGM on daily basis.	
41	WASTE MANAGEMENT	Wet garbage 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. Local authority should ensure this.	
<b>PPs Submission:</b> Complied OWC will be provided for the treatment of biodegradable waste. Treated waste (manure) will be utilized in the existing premises for gardening.			Date: 20/05/2025
42	WASTE MANAGEMENT	Local body should ensure that no occupation certification is issued prior to operation of STP/MSW site etc. with due permission of MPCB.	
<b>PPs Submission:</b> Complied 4 nos of different STPs of capacity 135 CMD for wing A Rehab development, 100 CMD for Sale - Residential building, 70 CMD for Sale - Commercial building and 20 CMD for Reservation secondary building will be provided for the treatment of waste water. Treated waste water will be re-used for flushing, gardening and cooling tower water makeup. OWC will be provided for the treatment of biodegradable waste. Non-Biodegradable waste will be segregated into recyclable and non-recyclable waste then handed over to MCGM on daily basis.			Date: 20/05/2025
43	MISCELLANEOUS	A complete set of all the documents submitted to Department should be forwarded to the Local authority and MPCB.	
<b>PPs Submission:</b> Complied A complete set of all the documents has been submitted to MPCB with the consent to establish application.			Date: 20/05/2025
44	MISCELLANEOUS	In the case of any change(s) in the scope of the project, the project would require a fresh appraisal by this Department.	
<b>PPs Submission:</b> Complied Noted.			Date: 20/05/2025
45	Corporate Environmental Responsibility	A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.	
<b>PPs Submission:</b> Complied A separate environment management cell has been established. Environmental quality is being monitored through external MoEF and CC approved laboratory.			Date: 20/05/2025
46	Corporate Environmental Responsibility	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 and year-wise expenditure should reported to the MPCB and this department.	
<b>PPs Submission:</b> Complied Separate funds have been allocated for implementation of environmental protection measures; During construction phase: Rs. 57 Lacs have been allocated for the entire construction period. Rs. 21.78 Lacs has been spent on Environmental protection measures as on March 2024 During operation phase: Capital cost: Rs. 129.79 Lacs and O and M Cost: Rs. 27.75 Lacs per Annum.			Date: 20/05/2025
47	MISCELLANEOUS	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 <a href="http://ec.maharashtra.gov.in">http://ec.maharashtra.gov.in</a> .
<b>PPs Submission:</b> Complied After obtaining Environment clearance from SEIAA, Govt. of Maharashtra we published public notice in local newspapers.		Date: 20/05/2025
48	Statutory compliance	Project management should submit half yearly compliance reports in respect of the stipulated prior environment clearance terms and conditions in hard and soft copies to the MPCB and this department, on 1st June and 1st December of each calendar year.
<b>PPs Submission:</b> Complied Submitting six monthly compliance reports to; RO, MPCB, Sion, Mumbai. RO, CPCB, Pune. RO, MoEF and CC, Nagpur. Environment Department, Mantralaya.		Date: 20/05/2025
49	Statutory compliance	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.
<b>PPs Submission:</b> Complied Environmental clearance copy submitted to MCGM.		Date: 20/05/2025
50	Statutory compliance	The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM. SO <sub>2</sub> , NO <sub>x</sub> (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.
<b>PPs Submission:</b> Complied Monitored parameter displayed at near to company gate		Date: 20/05/2025
51	Statutory compliance	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.
<b>PPs Submission:</b> Complied Submitting six monthly compliance reports to; RO, MPCB, Sion, Mumbai. RO, CPCB, Pune. RO, MoEF AND CC, Nagpur. Environment Department, Mantralaya.		Date: 20/05/2025
52	Statutory compliance	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.

<b>PPs Submission:</b> Complied Environmental statement for the year 2024-2025 has been submitted on MPCB portal.		Date: 20/05/2025
53	MISCELLANEOUS	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 Honble 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.
<b>PPs Submission:</b> Complied Noted.		Date: 20/05/2025
54	MISCELLANEOUS	In case of submission of false document and non-compliance of stipulated conditions, Authority/ Environment Department will revoke or suspend the Environmental Clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.
<b>PPs Submission:</b> Complied Noted.		Date: 20/05/2025
55	MISCELLANEOUS	The Environment department reserves the right to add any stringent condition or to revoke the clearance if conditions stipulated are not implemented to the satisfaction of the department or for that matter, for any other administrative reason.
<b>PPs Submission:</b> Complied Noted.		Date: 20/05/2025
56	MISCELLANEOUS	Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification, 2006, and amendments by MoEF and CC Notification dated 29th April, 2015.
<b>PPs Submission:</b> Complied Noted.		Date: 20/05/2025
57	MISCELLANEOUS	In case of any deviation or alteration in the project proposed from those submitted to this department for clearance, a fresh reference should be made to the department to assess the adequacy of the condition(s) imposed and to incorporate additional environmental protection measures required, if any.
<b>PPs Submission:</b> Complied Noted.		Date: 20/05/2025
58	MISCELLANEOUS	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.



PPs Submission: Complied Noted.		Date: 20/05/2025
59	MISCELLANEOUS	Any appeal against this environmental clearance shall lie with the National Green Tribunal (Western Zone Bench, Pune), New Administrative Building, 1stFloor, D-, Wing, Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.
PPs Submission: Complied Noted.		Date: 20/05/2025
<p style="text-align: center;"><b>Visit Remarks</b></p>		
Last Site Visit Report Date:		N/A
Additional Remarks:		
<p><b>Note:</b> This acknowledgement is as per the details submitted by project proponent. In no way is this document to be considered as conclusion on any action on the compliance of the project. This is strictly for the project proponent's reference purpose.</p>		