



File No: SIA/TG/INFRA2/482109/2024

State Environment Impact Assessment Authority (SEIAA), Telangana

(Constituted as per the provision of EIA Notification, 2006, as amended by the Ministry of Environment, Forest and Climate Change, Government of India)



Dated 16/07/2026

To,

Sri. Vinta Janardhana Reddy, Managing Partner
M/s. Gahan Constructions
Plot no. 30, Gopanapally, Gachibowli, Hyderabad - 500 046
ggahanconstructions@gmail.com

Subject: Amendment in EC dt: 23/10/2024 granted to the project under the provision of the EIA Notification 2006 and as amended thereof regarding.

Sir/Madam,

This is in reference to your application submitted to Ministry vide proposal number SIA/TG/INFRA2/580902/2026 dated 02/06/2026 for grant of an amendment in prior EC to the project under the provision of the EIA Notification 2006-and as amended thereof.

2. The particulars of the proposal are as below :

(i) EC Identification No.	EC26C3801TG5216205A
(ii) File No.	SIA/TG/INFRA2/482109/2024
(iii) Clearance Type	Amendment in EC
(iv) Category	B2
(v) Schedule No./ Project Activity	8(a) Building / Construction
(vi) Name of Project	Proposed Multi Storey Residential Building by M/s. Gahan Constructions
(vii) Location of Project (District, State)	Sy. Nos. 255/A and 258/AA, Bowrampet Village, Gandimaisamma-Dundigal Mandal, Medchal – Malkajgiri District, Telangana
(viii) Issuing Authority	SEIAA
(ix) Applicability of General Conditions	No

i) In view of the particulars given in the Para 1 above, the project proposal interalia including Form-1(Part A, B and C) were submitted to the SEIAA for an appraisal by the State Level Environment Impact Assessment Authority (SEIAA) & State Level Expert Appraisal Committee (SEAC) under the provision of EIA notification 2006 and its subsequent amendment.

ii) The State Level Expert Appraisal Committee (SEAC) examined the proposal in its meeting held on **25.06.2026**. Based on the information furnished by the proponent and presentation made by the environmental Coordinator of M/s. Southern Enviro Engineers Pvt. Ltd., Hyderabad and after detailed deliberations recommended the proposal for grant of amendment to EC under the provision of EIA Notification, 2006 and as amended thereof.

iii) The minutes of the meeting and all the project documents are available on PARIVESH portal which can be accessed from the PARIVESH portal by scanning the QR Code above.

iv) The brief about the reasons for an amendment requested and comparison table, as submitted by the Project Proponent in Form-1 (Part A and B) are annexed to this letter as Annexure (2).

v) The SEIAA has examined the proposal in its meeting held on **04.07.2026** discussed in detail the recommendations of SEAC, G.O.Ms.No.16 dt:16.01.2026; G.O.Ms.No.95 dt:21.03.2026; Memo No. 1211/Plg.III/2026 dt:23.04.2026 issued by the MA&UD dept., Govt. of Telangana (in respect of TDR floors) and also noted the following:

- 1.The proposed project is B2 category.
- 2.Slight decrease in the site area
- 3.Built-up area is increased.
- 4.The proponent has submitted revised water consumption, waste water generation, solid waste, STP capacity and EMP cost.
- 5.The construction work is not yet initiated.

In view of the above, approved the project for Amendment to EC dt:23.10.2024 for the instant proposal of **M/s. Gahan Constructions**, under the provision of EIA Notification, 2006 and as amended thereof and with stipulation of specific, additional and general conditions as detailed in Annexure (1).

vi) The details are as follows:

S. No.	Description	As per EC dt: 23.10.2024	After Amendment
1	Plot area	7,586.72 Sq. m	7,585.37 Sq. m
2	Road widening Area	1,088.07 Sq. m	1,554.90 Sq. m
3	Net Plot Area	6,498.65 Sq. m	6,030.47 Sq. m
4	Floors	Residential Building (2 Cellars + Ground Floor + 11 upper floors) Amenities in Ground Floor	Residential Building (2 Cellars + Stilt + 15 upper floors) (13 th , 14 th , 15 th TDR Floors) Amenities in First Floor
5	Dwelling Units	No of Units:184 2 BHK - 57 Units, 3 BHK- 127 Units	No of Units: 203 2 BHK – 58 Units, 3 BHK- 145 Units
6	Floor BUA	Resi.	27,417.09 Sq. m
		Amen.	983.99 Sq. m
7	Parking Area	9,960.72 Sq. m	11,754.30 Sq. m
8	Total BUA	38,361.80 Sq. m	45,747.34 Sq. m
9	Power	1360 kVA	1515 kVA
10	DG set	2 x 300 kVA	2 x 300 kVA
11	Total Water Requirement	142 KLD	158 KLD
12	Sewage Generation	110 KLD	123 KLD
13	STP Capacity	135 KLD	155 KLD

14	MSW	520 kg/day	578.5 kg/day
15	Project Cost in (Rs.)	89.0 Crores	106 Crores
16	EMP Budget in (Rs.)	90 Lakhs	110 Lakhs
17	Recurring Cost in (Rs.)	40 Lakhs	45 Lakhs

vii) The project proponent submitted NOC dt. 24.04.2024 for height clearance from Airports Authority of India.

viii) The project proponent obtained EC vide order dt: 23.10.2024.

ix) The project proponent obtained CFE vide order dt: 24.04.2026

x) The proponent submitted Structural Stability Certificate dt.25.05.2026.

xi) All other information mentioned and conditions stipulated in the EC order issued vide order dt:23.10.2024 remains the same.

xii) This issues with the approval of the Competent Authority.

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1. The Chairman, Chairman State Expert Appraisal Committee (SEAC) Telangana., Flat No.304 E44 Vaishnavi Siri Sampada Apts Madhuranagar Hyderabad -500038, Hyderabad, Telangana, mrgreddy85@yahoo.com
2. The Regional Director, Regional Office, 3rd Floor Room No. 309 Aranya Bhawan Opp. Rbi Safiabab – 500004 Hyderabad Telangana, Hyderabad, Telangana, iro.hyderabad-mefcc@gov.in
3. The Monitoring Cell MoEFCC, Compliance & Monitoring Division, Ministry Of Environment Forest And Climate Change Indira Paryavaran Bhawan Jorbagh Road New Delhi – 110 003, New Delhi, Delhi, moefcc-monitoring@gov.in
4. The Member Secretary, CPCB, Parivesh Bhawan Cbd-Cum-Office Complex East Arjun Nagar, East, Delhi, mscb.cpcb@nic.in
5. The Member Secretary, SPCB/PCC, Paryavaran Bhawan A-lil Institutional Estate Sanathnagar, Hyderabad, Telangana, ms-tspcb@telangana.gov.in
6. The Director, DEPARTMENT OF MINES AND GEOLOGY GOVERNMENT OF TELANGANA, 2nd Floor B.R.K.R. Bhavan Government Offices Complex Tank Bund Road Saifabad Hyderabad-500063., Hyderabad, Telangana, dir-mines@telangana.gov.in

Annexure 1

Standard EC Conditions for (Building / Construction)

1. Miscellaneous

S. No	EC Conditions
1.1	The Ministry may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.
1.2	Recommendations of mitigation measures from possible accident shall be implemented based on Risk Assessment studies conducted for worst case scenarios using latest techniques
1.3	The proponent shall comply with Plastic Waste Management Rules, 2016 & also comply with MoEF& CC Notification No: G.S.R. 571 (E), dated: 12.08.2021 which mandated banning of usage of identified Single Use Plastic items with effect from 01.07.2022.
1.4	As per G.O.Ms. No.8, dt: 08.02.2018, the SEIAA of Telangana shall monitor compliance of the stipulated conditions through the Telangana Pollution Control Board
1.5	The proponent shall comply with the Ministry's OM dt:24.07.2024 for plantation in the earmarked

S. No	EC Conditions
	green belt area as part of tree plantation campaign “Ek Ped Maa Ke Naam”.

Additional EC Conditions

1. The proponent shall be required to obtain related environmental safeguards from the concerned SPCB/PCC within 30 days from the date of grant of environmental clearance, in accordance with the provisions of paragraph 4E of the OMs dated 14.01.2025 & 25.11.2025.
2. The proponent shall comply with the conditions stipulated in the G.O.Ms No.168 dt:07.04.2012 issued by MA&UD, Dept., as applicable.
3. The proponent shall comply with all the conditions stipulated by the I&CAD dept.
4. The proponent shall provide 2m width greenbelt all along the boundary.
5. The proponent shall ensure refuge floors as per NBC norms.
6. The proponent shall ensure compliance of Disaster Management Plan and Risk Management Plan.
7. The proponent shall provide sufficient rain water collection sumps and pits duly considering the average rainfall in the area and as per the G.O.Ms.no.168, G.O.Ms.no.350 and also submit the calculations in detail.
8. The proponent shall provide sufficient EV charging points as per G.O.Ms.no.49, dt.31.03.2023.
9. The proponent shall use self curing chemical reagents to minimize the water consumption.
10. The proponent /Builder shall ensure that the environmental issues (Sewage treatment, Solid waste management) shall be addressed even after handing over the building to the association members. The proponent shall make an agreement with the Residential Association members.
11. The proponent shall ensure that the Sewage generated is properly treated and shall be reused at the maximum extent for gardening/avenue plantation.
12. The proponent shall obtain connections from HMWS&SB or local municipality for water supply and sewerage.
13. The proponent shall comply to Ministry's OM dt:24.07.2024 for plantation in the earmarked green belt area as part of tree plantation campaign “Ek Ped Maa Ke Naam”.
14. The project proponent shall upload self-certification report in the parivesh portal as per format every year on 1st June and 1st December.

Annexure 2

Amendment Logs

Description	Reference	Existing	Proposed / Amendment	Reason
Power	Power	1360 KVA	1515 KVA	Increased In Power load
DG SET	DG SET	2 x 300 KVA	2 x 300 KVA	No Change
Total Water Requirement	Total Water Requirement	142 KLD	158 KLD	Increased in total water requirement
Sewage Generation	Sewage Generation	110 KLD	123 KLD	Increase in Sewage generation
STP Capacity	STP Capacity	135 KLD	155 KLD	Increase in STP

Description	Reference	Existing	Proposed / Amendment	Reason
				Capacity
MSW	MSW	520 kg/day	578.5 kg/day	Increase in MSW
Project Cost	Project Cost	89.0 Crores	106 Crores	Project cost Increased
EMP Budget	EMP Budget	90 lakhs	110 Lakhs	EMP Budget increased
Recurring Cost	Recurring Cost	40 Lakhs	45 Lakhs	Recurring cost increased
Floors	Floors	Residential Building (2 Cellars + Ground Floor + 11 upper floors) Amenities in Ground Floor	Residential Building (2 Cellars + Stilt + 15 upper floors) (13th, 14th, 15 th TDR Floors) Amenities in First Floor	Increase in 1 Stilt floor and 3 TDR floors
Floor BUA - Residential	Floor BUA - Residential	27,417.09 sq. m	32,912.69 sq. m	Residential BUA increased
Floor BUA - Amenities	Floor BUA - Amenities	983.99 sq. m	1,080.35 sq. m	Amenities BUA increased
Parking Area	Parking Area	9,960.72 sq. m	11,754.30 sq. m	Increased in parking area
Total BUA	Total BUA	38,361.80 sq. m	45,747.34 sq. m	Total BUA Increased
Plot Area	Plot Area	7,586.72 sq. m	7,585.37 sq.m	Decrease in 1.35 sq mts of land area
Road widening Area	Road widening Area	1,088.07 sq.m	1,554.90 sq.m	Increase in Road widening area
Dwelling Units	Dwelling Units	No of units: 184 (2 BHK - 57 Units, 3 BHK- 127 units)	No of units: 203 (2 BHK – 58 Units, 3 BHK- 145 units)	Increased 19 units
Net Plot Area	Net Plot Area	6,498.65 sq.m	6,030.47 sq.m	Decrease in Net plot area