सत्यमेव जयते

File No:
Government of India
Ministry of Environment, Forest and Climate Change
IA Division
****

Dated **11/12/2024**

To,

SH. SIDDHARTH MAHAJAN
M/s Public Works Department,
Govt. of NCT of Delhi at Office of the Executive Engineer (C) other project Division -II, Central Prison Complex Mandoli Delhi, Mandoli, EAST, DELHI, 110093
districtcourtkarkardooma22@gmail.com

Subject: **Construction of Additional District Court at Plot FC-17 in front of existing Karkardooma Court Complex, Karkardooma, East Delhi by M/s Public Works Department, Govt. of NCT of Delhi - Grant of EC under the provision of the EIA Notification 2006-regarding.**

Sir/Madam,

This is in reference to your application for Grant of EC under the provision of the EIA Notification 2006-regarding in respect of project Construction of Additional District Court At Plot FC-17 In Front of Existing Karkardooma Court Complex, Karkardooma, East Delhi submitted to Ministry vide proposal number IA/DL/INFRA2/409692/2024 dated 24/09/2024.

2. The particulars of the proposal are as below :

(i) EC Identification No.	EC24C3803DL5847149N
(ii) File No.	
(iii) Clearance Type	EC
(iv) Category	B2
(v) Project/Activity Included Schedule No.	8(a) Building / Construction
(vi) Sector	INFRA-2
(vii) Name of Project	Construction of Additional District Court At Plot FC-17 In Front of Existing Karkardooma Court Complex, Karkardooma, East Delhi
(viii) Name of Company/Organization	SIDDHARTH MAHAJAN
(ix) Location of Project (District, State)	EAST, DELHI
(x) Issuing Authority	MoEF&CC
(xii) Applicability of General Conditions	no
(xiii) Applicability of Specific Conditions	no

3. The project/activity is covered under item 8(a) 'Building Construction Projects' of the Schedule to the EIA Notification, 2006 and its amendments, and requires appraisal at the State level. However, due to the temporary absence of SEIAA/SEAC in Delhi. This proposal was transferred by SEIAA, Delhi to the Ministry as per the provisions of the OM No. IA3-22/10/2022-IA.III [E 177258] dated 02.08.2023 for appraisal at the Central level by sectoral EAC.

4. Accordingly, the above-mentioned proposal for Environmental Clearance has been examined by the Expert Appraisal Committee (Infra-2) in its 132nd meeting held on 23-24.10.2024.

5. The details of the project, as per the application form, documents submitted by the project proponent, and also as informed during the aforesaid meeting of EAC, are provided below for reference:

i. The proposal is fresh and to be developed for the Additional District Court.
ii. The project site is located at Plot FC-17, Karkardooma, East Delhi and is proposed to be developed by the Public Works Department, Govt. of NCT of Delhi. The geographical coordinates of project site are 28°39'15.46" N and 77°17'38.68" E.
iii. The land is owned by the Public Works Department, Government of NCT of Delhi.
iv. It is a new project, and no construction work started at the site.
v. Earlier, this project was considered by the State Level Expert Appraisal Committee (SEAC), Delhi in its 145th meeting held on 19.06.2024. The SEAC, Delhi recommended this project for granting EC with specific conditions and general conditions and forwarded to SEIAA, Delhi. Due to the temporary absence of the SEIAA, Delhi, this proposal was transferred to the Ministry for further necessary actions. Based on the above, this proposal is considered by the EAC.
vi. Project will consist of Courts, Offices, Lawers Chambers, Auditorium etc.
vii. Total Plot area is 4,952.42 sq. m and the Built-up area is 29,450.646 sq. m. and the details are given below:

Sr. No.	Description (Unit)	Quantity
1	Plot Area (sq. m)	4,952.42
2	Proposed Built-Up Area (sq. m)	29,450.646
3	Max Height of Building (Upto Terrace) (m)	39.15
4	Max No of Floors (Nos.)	2B+ST/G+8
5	Expected Population (All Floating) (Nos.)	4,316
6	Cost of Project (Rs. In Crores)	173.94
7	Project Activity: Courts, Offices, Lawyers Chambers, Auditorium etc.	
	Areas	
8	Permissible Ground Coverage Area (50%) (sq. m)	2,476.21
9	Proposed Ground Coverage Area (50%) (sq. m)	2,476.21
10	Permissible FAR Area (300) (sq. m)	14,857
11	Proposed FAR Area (281.7) (sq. m)	13,953.22
12	Non FAR Area (sq. m)	15,497.42
13	Proposed Total Built Up Area (sq. m)	29,450.65
	water	
14	Total Water Requirement (KLD)	190
15	Freshwater requirement (KLD)	54
16	Treated Water Requirement (KLD)	136
17	Wastewater Generation (KLD)	101
18	Proposed Capacity of STP (KLD)	125
19	Treated Water Available for Reuse (KLD)	91
20	Additional Treated Water Requirement (KLD)	45
21	Discharged in Municipal Sewer (KLD)	No Discharge
	Rainwater	
22	No of RWH of Pits Proposed (Nos.)	2
	Parking	
23	Total Parking Required as / Building Bye Laws (ECS)	195
24	Proposed Total Parking (ECS)	255

25	Parking in Basements (ECS)	205
26	Stilt Parking (Nos.)	50
GREEN BELT AREA		
27	Required Open/Green Area (15% of plot area) (sq. m)	742.863
28	Proposed Open/Green Area (31.78 % of plot area) (sq. m)	1,574.06
DETAILS OF WASTE GENERATION		
29	Total Solid Waste Generation (TPD)	1.0
30	Organic waste (TPD)	0.38
31	Quantity of Hazardous waste Generation(LPD)	1.48
32	Quantity of Sludge Generated from STP (Kgs/Day)	8.63
33	Total Power Requirement (kW)	1316
34	GG set backup (kVA)	2510
35	GG sets Proposed (kVA)	1x1010+1x1500
36	No of GG Sets (Nos.)	2

viii. Total population in the project will be 4,316 Nos.
ix. Total water demand of the project is expected to be 190 KLD and the same will be met by 54 KLD fresh water from Delhi Jal Board and 91 KLD Recycled Water. Wastewater generated (101 KLD) will be treated in a STP of total 125 KLD capacity. 91 KLD of treated wastewater from onsite STP and an additional 45 KLD of treated water from nearby DJB STP will be used (58 KLD for flushing, 3 KLD for gardening, HVAC 75 KLD).
x. About 1.0 TPD solid wastes will be generated in the project. The biodegradable waste (0.38 TPD) will be processed in OWC and the non-biodegradable waste generated (0.62 TPD) will be handed over to authorized local vendor.
xi. Approx. 1000 kg/day of total solid waste will be generated and will be segregated at source through colored bins system (green, blue & dark grey) separate for bio-degradable and non-biodegradable through an authorized vendor.
xii. The total greenbelt area measures 1,574.06 sq. m i.e. 31.17% of the plot area will be reserved and developed as Greenbelt within the plot. At Present there are 25 numbers of trees at the site. There will be no tree-cutting involved at site.
xiii. The total power requirement during construction phase will be met from Grid supply of BSES Rajdhani and the total power requirement during operation phase is 1316 KW and will be met from Grid supply of BSES Rajdhani.
xiv. For Power backup, 2 GG sets of total capacity 2510 kVA (1x1010 kVA+ 1x1500 kVA) are proposed.
xv. 02 Nos. RWH pits are proposed for groundwater recharge.
xvi. 10% of the electrical load will be met through Solar based Lighting. Energy conservation will be done by use of LED lights also.
xvii. The proposed project is not located in the CRZ area.
xviii. The proposed project does not involve the diversion of forest land.
xix. The proposed project does not require clearance from the National Board for Wildlife.
xx. No Court case is pending against the project.
xxi. The total cost of the project is Rs. 173.94 Crores.
xxii. The total manpower requirement for the proposed project will be around 150 personnel during the construction phase and 1436 personnel during the operation phase.
xxiii. A total of 255 ECS parking is proposed for the project.
xxiv. Benefits of the project: Employment will be generated from the project and justice will be provided to the people. Also, an upliftment in revenue is envisaged.
xxv. Environmental management plan: A budget of Rs. 177.16 Lakhs of capital cost is proposed towards the budget of the Environmental management plan along with a recurring cost of Rs. 42.96 Lakhs/year.

6. Earlier, this project was considered by the State Level Expert Appraisal Committee (SEAC), Delhi in its 145th meeting held on 19.06.2024. The committee recommended this project for granting EC with specific conditions and general conditions and forwarded to SEIAA, Delhi. Due to the temporary absence of the SEIAA, Delhi, this proposal was transferred to the Ministry for further necessary actions. Based on the above, this proposal is considered by the EAC.

7. The committee noted that the total plot area of the proposed project would be 4,952.42 sq. m and the built-up area will be 29,450.646 sq. m. Accordingly, the total green area would be 1,574.06 sq. m which is 31.17% of the plot area will be reserved and developed as Greenbelt within the plot. PP has submitted Form#1, Form#1A and Conceptual Plan with EMP

as per provisions of EIA Notifications, 2006 as amended.

8. The committee observed that 25 trees are available within the proposed area and no tree-cutting is involved due to the proposed project. Further, the EAC has noted that the project proponent proposed 2 DG sets of total capacity 2510 kVA (1x1010 kVA+ 1x1500 kVA) for the power backup during the power cuts. The Committee directed that the PP should make necessary arrangements for gas-based power sources during power cuts.

9. The EAC observed that the Environment Monitoring Cell (EMC) is not included in the proposed proposal, therefore, the PP is to constitute the EMC and allocate the budget. The proponent has submitted the details of the Environment Monitoring Cell (EMC) and the revised EMP including the expenses of the EMC.

10. Further, the EAC advised the project proponent to adopt the Green Rating for Integrated Habitat Assessment (GRIHA) rating as it was a Government building and the project proponent agreed the same. Further, the project proponent agreed to the adaptation of the 4 star Green Rating for Integrated Habitat Assessment (GRIHA). The project proponent is to follow the ECBC norms for the buildings.

11. The EAC, based on the information submitted and clarifications provided by the Project Proponent and detailed discussion held on all the issues, recommended granting Environmental Clearance to the project subject to the following specific conditions and other Standard EC Conditions as specified by the Ministry vide OM dated 04.01.2019 for the said project/activity, while considering for grant of Environmental Clearance.

12. Based on recommendations of EAC, the Ministry of Environment, Forest and Climate Change hereby accords Environmental Clearance (EC) for Construction of Additional District Court at Plot FC-17 in front of existing Karkardooma Court Complex, Karkardooma, East Delhi by M/s Public Works Department, Govt. of NCT of Delhi, under the provisions of the EIA Notification, 2006 and amendments/circulars issued thereon, and subject to the specific and standard conditions are enclosed as **Annexure 1**.

13. This issues with the approval of the Competent Authority.

Copy To

1. The Principal Secretary, Environment Department, Government of Delhi, 6th Level, C-Wing, IPEstate, Delhi Secreteriat, Delhi – 110002.
2. Deputy Director General of Forests (C), Ministry of Environment, Forest and Climate Change, Regional Office, Kendriya Bhawan, 5th Floor, Sector 'H', Aliganj, Lucknow – 226 020.
3. The Member Secretary, Central Pollution Control Board, Parivesh Bhavan, CBD-cum-Offive Complex, East Arjun Nagar, Delhi – 110032.
4. The Member Secretary, Delhi Pollution Control Committee, Building, 6th Floor C Wing, Delhi Secreteriat, I P Estate, Delhi – 110002.
5. Monitoring Cell, MoEF&CC, Indira Paryavaran Bhawan, New Delhi.
6. Guard File/ Record File/ Notice Board/MoEF&CC website.

Annexure 1

Specific EC Conditions for (Building / Construction)

1. Specific Condition

S. No	EC Conditions
1.1	The project proponent should adhere to the Cost of Environmental Management Plan as committed i.e. construction phase : Capital cost - 60.86 lakhs, recurring cost – 22.66 Lakhs/Yr. Capital cost of Rs. 116.3 Lakhs and recurring cost of Rs. 20.3 Lakhs/ year during the operation phase including

S. No	EC Conditions
	EMC.
1.2	PP should make necessary arrangements for gas-based power sources during power cuts.
1.3	The project proponents shall adopt and 4 star Green Rating for Integrated Habitat Assessment (GRIHA) rating for the proposed buildings.
1.4	The project proponent is to follow the ECBC norms for the buildings.
1.5	Project Proponent shall strive to enhance the Green Belt beyond 31.17% and that the trees planted in this regard would be planted under the campaign "एक_पेड़_माँ_के_नाम" and the details of the trees planted would be uploaded on the portal https://merilife.nic.in.
1.6	Only the treated water of STP should be used ensuring it is fit for construction purposes.
1.7	FOB & Sky Walk will be proposed to reduce the traffic, from the Metro concourse and between building.
1.8	Dewatering of ground water to be properly utilized and shall be used by PP for reuse in horticulture purposes or nearby parks and excess of 1t shall be discharged through nearby storm drain.
1.9	During construction phase, the fresh water shall be used for potable purpose for Anti Smog Gun supplied through tankers.
1.10	Bills/Receipt issued by DJB against purchase of treated water from STP should be part of six-monthly EC compliance report.
1.11	The project proponent shall adhere to the total water requirement - 190 KLD, Fresh water requirement - 54 KLD, Treated water requirement - 136 KLD from in-house STP shall be used for reuse & recycling in Flushing (58 KLD), HVAC (75 KLD), Gardening (3 KLD).
1.12	As proposed, fresh water requirement shall not exceed 54 KLD. Occupancy Certificate shall be issued only after getting necessary permission for required water supply from Concerned Authority
1.13	. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/ reused for flushing, gardening, cooling etc.
1.14	The PP shall provide toxic gas (Combustible gas, Carbon dioxide and Hydrogen sulphide, Methane, VOCs, Ammonia) detectors for STP area.
1.15	Internet of Things (loT) based Flow Meters/ Sensors should be installed to monitor consumption of fresh water as well as treated water and log book for these flow meters be maintained in a regular

S. No	EC Conditions
	manner. Flow meters shall be installed at Inlet of STP, outlet of STP, inlet of flushing tanks, inlet of cooling water tanks and reuse line for horticulture purposes and at the outfall/ sewer connection to be provided only for emergency discharge purposes with prior intimation to regulatory authority. Calibration for all the Flow meters shall be maintained on quarterly basis.
1.16	All sensor/meters based equipment's should be calibrated on quarterly basis.
1.17	Sensors to measure ground water level/Piezometers certified by CGWB should be installed by the PP immediately. These piezometers should have IoT facility and send data to the server for storage. Weekly data from these piezometers should be submitted along with EC compliance report. Calibration of these sensors should be done once in 6 months. Data of these piezometers should be also be (a) Highlighted on PP website with monthly updation. (b) Shared with DJB (ground water division) on quarterly basis.
1.18	No. of Rain water harvesting pit shall be 2 nos. and Rain water storage tank of capacity of min. 1 day of total freshwater requirement shall be provided. Boring for Rain water Harvesting system should not be permitted/ done before completion of structure work. All recharge should be limited to shallow aquifer. Depth of boring should leave a buffer of at least 5 m above ground water table.
1.19	Separate wet and dry bins must be provided in each unit and at the ground level for facilitating segregation of waste. Solid waste shall be segregated into wet garbage and inert materials. Wet garbage shall be composted in organic waste converter. Adequate area shall be provided for solid waste management within the premises which will include area for segregation, composting. The ine1t waste from the project will be sent to dumping site.
1.20	Construction & Demolition waste should be disposed of at authorized C&D waste collection centre / processing unit. PP shall ensure compliance of C&D waste Management rules, 2016. Necessary agreement to be reached with the C&U waste management facility
1.21	PP shall purchase RMC from the Ready-mix Concrete plant consented by DPCC.
1.22	The PP shall store all the construction material within the project site. Provision shall be made for providing facilities such as mobile toilets, safe drinking water, medical healthcare, creche etc. for the construction workers hired locally.
1.23	Construction activities will be allowed only during day-time period.
1.24	PP to comply with Plastic Waste Management Rules 2016.
1.25	The Project Proponent should take measures for control of Dust Pollution during construction phase in the Environmental Management Plan by taking measures as per MoEF&CC Notification No.

S. No	EC Conditions
	GSR 94 (E) dated 25.01.2018 / Hon 'ble National Green Tribunal order in 0.A. No.21 of 2014 and O.A. No. 95 of 2014 in the matter of Vardhaman Kaushik Vs. Union of India & others and Sanjay Kulshreshtha Vs Union of India & others, CAQM/CPCB/DPCC extant statutory orders/guidelines/directions issued time to time including registration/ self-audit on Dust Pollution Control Self Assessment Portal with provision of video fencing and sensors for monitoring PM 2.5, PM 10. At least 04 Anti-Smog Gun shall be installed before starting the construction.
1.26	Wind- breaker of appropriate height i.e. 1/3rd of the building height and maximum up to 10 metres shall be provided all around the project site before the start of construction and demolition work. Regenerating plastic panels should be used instead of GI sheets.
1.27	The generator sets shall be installed as per extant directions of CPCB/ CAQM with due compliances of directions issued under GRAP for Delhi & NCR.
1.28	PP should install the air filters in the basement consisting of advanced adsorption technologies.
1.29	PP to provide minimum 30% of total car parking requirement with electric charging facility by providing charging points at suitable places as committed. PP to ensure that this should be provided in AC/DC combination. In addition, provision should be made to allow extension of electric charging facility to all parking slots in the future.
1.30	PP shall install 10 % (131 kWP) of the total energy demand to be sourced from Solar (Renewable) energy as committed
1.31	. Green building norms should be followed with a minimum 4-star GRIHNIGBC/ASSOCHAM-GEM rating.
1.32	Energy audit shall be carried out periodically to review energy conservation measures.
1.33	Exposed roof area and covered parking should be covered with material having high solar reflective index.
1.34	The sufficient mitigation measures must be taken by the PP to mitigate the effect of heat island.
1.35	Vegetation should be adopted appropriately on the ground as well as over built structures such as roofs, basements, podiums etc.
1.36	Green belt development surrounding the site, avenue tree planting and garden development should commence from the beginning of the construction phase. Only indigenous species should be used

S. No	EC Conditions
	for green belt and avenue trees.
1.37	PP shall keep open space unpaved to the maximum extent possible 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 and shall keep at least 10 % of the plot area as pervious.
1.38	The cost of Environment Management Plan should be distinctly allocated in the budget of the project and details of the same along with time frame of the implementation should be reported in six monthly monitoring reports.
1.39	The Environment Management Cell consisting of I Director, 1 Senior Environment Expert, I Junior Environment Expert having specific knowledge and experience related to environmental safeguards/ air/ water pollution shall be created and made functional before commissioning of the proposed development.
1.40	The Environmental Clearance is subject to the condition that concerned local civic agencies will give the permission for use/ occupation of the building only after the written assurance of DIAL/ DJB/New Delhi Municipal Council/other such local civic authority (as the case may be) regarding supply of adequate water for the residents/ occupiers.
1.41	Grant of environmental clearance does not necessarily implies that water/ power supply shall be granted to the project and that their proposals for water/ power supply shall be considered by the respective authorities on their merits and decision taking.
1.42	PP shall be responsible for establishment, operation and maintenance of all common facilities and also for compliance of EC conditions during operation stage.
1.43	In view of MoEF&CC Office Memorandum No. 21-270/2008-IA.III dated 19.06.2013 read with MoEF&CC Office Memorandum No. 22-154/2015-IA.III dated I 0.1 1.2015, this environmental clearance is granted focusing only on the environment concerns. The project will be regulated by the concerned local Civic Authorities under the provisions of the relevant provisions of the extant MPD-2021, Building Control Regulations and Safety Regulations.

Standard EC Conditions for (Building / Construction)

1. Statutory Compliance

S. No	EC Conditions
1.1	The project proponent shall obtain all necessary clearance/ permission from all relevant agencies including town planning authority before commencement of work. All the construction shall be

S. No	EC Conditions
	done in accordance with the local building byelaws.
1.2	The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of firefighting equipment etc. as per National Building Code including protection measures from lightening etc.
1.3	The project proponent shall obtain forest clearance under the provisions of Forest (Conservation) Act, 1980, in case of the diversion of forest land for non-forest purpose involved in the project.
1.4	The project proponent shall obtain clearance from the National Board for Wildlife, if applicable.
1.5	The project proponent shall obtain Consent to Establish / Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the concerned State Pollution Control Board/ Committee.
1.6	The project proponent shall obtain the necessary permission for drawl of ground water / surface water required for the project from the competent authority.
1.7	A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
1.8	All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
1.9	The provisions of the Solid Waste Management Rules, 2016, e-Waste (Management) Rules, 2016, and the Plastics Waste Management Rules, 2016, shall be followed.
1.10	The project proponent shall follow the ECBC/ECBC-R prescribed by Bureau of Energy Efficiency, Ministry of Power strictly.

2. Air Quality Monitoring And Preservation

S. No	EC Conditions
2.1	Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory Implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.
2.2	A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.
2.3	The project proponent shall install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released (e.g. PM10 and PM2.5) covering upwind and downwind directions during the construction period.
2.4	Diesel power generating sets proposed as source of backup power 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 of

S. No	EC Conditions
	low sulphur diesel. The location of the DG sets may be decided with in consultation with State Pollution Control Board.
2.5	Construction site shall be adequately barricaded before the construction begins. Dust, smoke & other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under construction, continuous dust/ wind breaking walls all around the site (at least 3-meter height). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murram and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.
2.6	Sand, murram, loose soil, cement, stored on site shall be covered adequately so as to prevent dust pollution.
2.7	Wet jet shall be provided for grinding and stone cutting.
2.8	Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.
2.9	All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Management Rules 2016.
2.10	The diesel generator sets to be used during construction phase shall be low sulphur diesel type and shall conform to Environmental (Protection) prescribed for air and noise emission standards.
2.11	The gaseous emissions from DG set shall be dispersed through adequate stack height as per CPCB standards. Acoustic enclosure shall be provided to the DG sets to mitigate the noise pollution. Low sulphur diesel shall be used. The location of the DG set and exhaust pipe height shall be as per the provisions of the Central Pollution Control Board (CPCB) norms.
2.12	For indoor air quality the ventilation provisions as per National Building Code of India.

3. Water Quality Monitoring And Preservation

S. No	EC Conditions
3.1	The natural drain system should be maintained for ensuring unrestricted flow of water. No construction shall be allowed to obstruct the natural drainage through the site, on wetland and water bodies. Check dams, bio-swales, landscape, and other sustainable urban drainage systems (SUDS) are allowed for maintaining the drainage pattern and to harvest rain water.
3.2	Buildings shall be designed to follow the natural topography as much as possible. Minimum cutting and filling should be done.
3.3	Total fresh water use shall not exceed the proposed requirement as provided in the project details.
3.4	The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.

S. No	EC Conditions
3.5	A certificate shall be obtained from the local body supplying water, specifying the total annual water availability with the local authority, the quantity of water already committed, the quantity of water allotted to the project under consideration and the balance water available. This should be specified separately for ground water and surface water sources, ensuring that there is no impact on other users.
3.6	At least 20% of the open spaces as required by the local building bye-laws shall be pervious. Use of Grass pavers, paver blocks with at least 50% opening, landscape etc. would be considered as pervious surface.
3.7	Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc and other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, conditioning etc. shall be done.
3.8	Use of water saving devices/fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators etc) for water conservation shall be incorporated in the building plan.
3.9	Separation of grey and black water should be done by the use of dual plumbing system. In case of single stack system separate recirculation lines for flushing by giving dual plumbing system be done.
3.10	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
3.11	The local bye-law provisions on rain water harvesting should be followed. If local bye-law provision is not available, adequate provision for storage and recharge should be followed as per the Ministry of Urban Development Model Building Byelaws, 2016. Rain water harvesting recharge pits/storage tanks shall be provided for ground water recharging as per the CGWB norms.
3.12	A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of built up area and storage capacity of minimum one day of total fresh water requirement shall be provided. In areas where ground water recharge is not feasible, the rain water should be harvested and stored for reuse. The ground water shall not be withdrawn without approval from the Competent Authority.
3.13	All recharge should be limited to shallow aquifer.
3.14	No ground water shall be used during construction phase of the project.
3.15	Any ground water dewatering should be properly managed and shall conform to the approvals and the guidelines of the CGWA in the matter. Formal approval shall be taken from the CGWA for any ground water abstraction or dewatering.
3.16	The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.
3.17	Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/re-used for flushing, AC make up water and gardening. As proposed, no treated water shall be disposed in to municipal drain.

S. No	EC Conditions
3.18	No sewage or untreated effluent water would be discharged through storm water drains.
3.19	Onsite sewage treatment of capacity of treating 100% waste water to be installed. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.
3.20	Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problem from STP.
3.21	Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.

4. Noise Monitoring And Prevention

S. No	EC Conditions
4.1	Ambient noise levels shall conform to residential area/commercial area/industrial area/silence zone both during day and night as per Noise Pollution (Control and Regulation) Rules, 2000. Incremental pollution loads on the ambient air and noise quality shall be closely monitored during construction phase. Adequate measures shall be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB / SPCB.
4.2	Noise level survey shall be carried as per the prescribed guidelines and report in this regard shall be submitted to Regional Officer of the Ministry as a part of six-monthly compliance report.
4.3	Acoustic enclosures for DG sets, noise barriers for ground-run bays, ear plugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.

5. Energy Conservation Measures

S. No	EC Conditions
5.1	Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC.
5.2	Outdoor and common area lighting shall be LED.
5.3	Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased day lighting design and thermal mass etc. shall be incorporated in the building design. Wall, window, and roof u-values shall be as per ECBC specifications.
5.4	Energy conservation measures like installation of CFLs/ LED for the lighting the area outside the

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	building should be integral part of the project design and should be in place before project commissioning.
5.5	Solar, wind or other Renewable Energy shall be installed to meet electricity generation equivalent to 1% of the demand load or as per the state level/ local building bye-laws requirement, whichever is higher.
5.6	Solar power shall be used for lighting in the apartment to reduce the power load on grid. Separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher. Residential buildings are also recommended to meet its hot water demand from solar water heaters, as far as possible.

6. Waste Management

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6.1	A certificate from the competent authority handling municipal solid wastes, indicating the existing civic capacities of handling and their adequacy to cater to the M.S.W. generated from project shall be obtained.
6.2	Disposal of muck during construction phase shall 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 approved sites with the approval of competent authority.
6.3	Separate wet and dry bins must be provided in each unit and at the ground level for facilitating segregation of waste. Solid waste shall be segregated into wet garbage and inert materials.
6.4	Organic waste compost/Vermiculture pit/Organic Waste Converter within the premises with a minimum capacity of 0.3 kg /person/day must be installed.
6.5	All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie up must be done with the authorized recyclers.
6.6	Any hazardous waste generated during construction phase, shall be disposed off as per applicable rules and norms with necessary approvals of the State Pollution Control Board.
6.7	Use of environment friendly materials in bricks, blocks and other construction materials, shall be required for at least 20% of the construction material quantity. These include Fly Ash bricks, hollow bricks, AACs, Fly Ash Lime Gypsum blocks, Compressed earth blocks, and other environment friendly materials.
6.8	Fly ash should be used as building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25th January, 2016. Ready mixed concrete must be used in building construction.
6.9	Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Waste Management Rules, 2016.

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6.10	Used 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.

7. Green Cover

S. No	EC Conditions
7.1	No tree can be felled/transplant unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned regulatory authority. Old trees should be retained based on girth and age regulations as may be prescribed by the Forest Department. Plantations to be ensured species (cut) to species (planted).
7.2	A minimum of 1 tree for every 80 sqm of land should be planted and maintained. The existing trees will be counted for this purpose. The landscape planning should include plantation of native species. The species with heavy foliage, broad leaves and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping.
7.3	Where the trees need to be cut with prior permission from the concerned local Authority, compensatory plantation in the ratio of 1:10 (i.e. planting of 10 trees for every 1 tree that is cut) shall be done and maintained. Plantations to be ensured species (cut) to species (planted). Area for green belt development shall be provided as per the details provided in the project document.
7.4	Topsoil should be stripped to a depth of 20 cm from the areas proposed for buildings, roads, paved areas, and external services. It should be stockpiled appropriately in designated areas and reapplied during plantation of the proposed vegetation on site.

8. Transport

S. No	EC Conditions
8.1	A comprehensive mobility plan, as per MoUD best practices guidelines (URDPFI), shall be prepared to include motorized, non-motorized, public, and private networks. Road should be designed with due consideration for environment, and safety of users. The road system can be designed with these basic criteria. a. Hierarchy of roads with proper segregation of vehicular and pedestrian traffic. b. Traffic calming measures. c. Proper design of entry and exit points. d. Parking norms as per local regulation.
8.2	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 be operated only during non-peak hours.

9.

S. No	EC Conditions
9.1	A detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on cumulative

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	impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies in this 05 Kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./ competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments.

10. Human Health Issues

S. No	EC Conditions
10.1	All workers working at the construction site and involved in loading, unloading, carriage of construction material and construction debris or working in any area with dust pollution shall be provided with dust mask.
10.2	For indoor air quality the ventilation provisions as per National Building Code of India.
10.3	Emergency preparedness plan based on the Hazard identification and Risk Assessment (HIRA) and Disaster Management Plan shall be implemented.
10.4	Provision shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.
10.5	Occupational health surveillance of the workers shall be done on a regular basis.
10.6	A First Aid Room shall be provided in the project both during construction and operations of the project.

11. Miscellaneous

S. No	EC Conditions
11.1	The project proponent shall prominently advertise it at least in two local newspapers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded environment clearance and the details of MoEFCC/SEIAA website where it is displayed.
11.2	ii. environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn has to display the same for 30 days from the date of receipt.
11.3	The project proponent shall upload the status of compliance of the stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.
11.4	The project proponent shall submit six-monthly reports on the status of the compliance of the

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	stipulated environmental conditions on the website of the ministry of Environment, Forest and Climate Change at environment clearance portal.
11.5	The company shall have a well laid down environmental policy duly approved by the Board of Directors. The environmental policy should prescribe for standard operating procedures to have proper checks and balances and to bring into focus any infringements/deviation/violation of the environmental/forest/wildlife norms/conditions. The company shall have defined system of reporting infringements/deviation/violation of the environmental/forest/wildlife norms/conditions and/or shareholders/stake holders. The copy of the board resolution in this regard shall be submitted to the MoEF&CC as a part of six-monthly report.
11.6	A separate Environmental Cell both at the project and company head quarter level, with qualified personnel shall be set up under the control of senior Executive, who will directly report to the head of the organization.
11.7	Action plan for implementing EMP and environmental conditions along with responsibility matrix of the company shall be prepared and shall be duly approved by competent authority. The year wise funds earmarked for environmental protection measures shall be kept in separate account and not to be diverted for any other purpose. Year wise progress of implementation of action plan shall be reported to the Ministry/Regional Office along with the Six Monthly Compliance Report
11.8	The project proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put on the website of the company.
11.9	The project proponent shall inform the Regional Office as well as the Ministry, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.
11.10	The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.
11.11	The project proponent shall abide by all the commitments and recommendations made in the EIA/EMP reportand also that during their presentation to the Expert Appraisal Committee.
11.12	No further expansion or modifications in the plant shall be carried out without prior approval of the Ministry of Environment, Forest and Climate Change (MoEF&CC).
11.13	Concealing factual data or submission of false/fabricated data may result in revocation of this environmental clearance and attract action under the provisions of Environment (Protection) Act, 1986.
11.14	The Ministry may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.
11.15	The Ministry reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.
11.16	The Regional Office of this Ministry shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer (s) of the Regional Office by

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	furnishing the requisite data / information/monitoring reports.
11.17	The above conditions shall be enforced, inter-alia under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and Other Wastes (Management and Transboundary Movement) Rules, 2016, and the Public Liability Insurance Act, 1991 along with their amendments and Rules and any other orders passed by the Hon'ble Supreme Court of India / High Courts and any other Court of Law relating to the subject matter.
11.18	Any appeal against this EC shall lie with the National Green Tribunal, if preferred, within a period of 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.

Additional EC Conditions

N/A