

No.J.12011/22/2005/IA (CIE)
Government of India
Ministry of Environment & Forests

Paryavaran Bhawan,
CGO Complex, Lodhi Road,
New Delhi-110003.
Dated: 27.10.2005

To

Shri J.K. Bhosale,
Chief Operating Officer,
City Corporation Ltd.,
City Chambers, 917/19A,
F.C. Road,
PUNE -411004.

Sub: Proposal for a Township (AMANORA) near Hadapsar, District Pune, Maharashtra

Please refer to your letters dated 23.8.05, 20.9.05 and 13.10.05 on the above-referred subject and the documents submitted for environmental clearance.


2. The above proposal was considered in the 9th EAC meeting held on 13.8.05 and 10th EAC meeting held on 6.10.05 based on the documents furnished by you and clarifications provided from time to time.

3. It is proposed to construct a township of 14000 dwellings, commercial complex, primary & secondary Schools and recreational area including sports/golf complex, amenity spaces like community centers etc. The estimated project cost is Rs.1180 crores and the period of construction is 10 years. Public hearing was held on 27.5.05 and Consent to Establish was obtained on 20.7.05.

4. Salient features of the proposed project are:

Total Project Cost:	Rs.1180 crores
Land Area	476 Acres
Period of Construction	10 Years
Rainwater harvesting	Proposed to recharge ground water aquifer
Water consumption	During construction -0.25 MLD During operation -13.00 MLD
Sewage Treatment Plant	7.6 MLD capacity
Solid Waste Disposal	30 Tons per day (composting, reuse & landfill)
Tree Plantation	Existing trees retained, to plant 70,000 trees.

CITY CORPORATION LIMITED


J.K. BHOSALE
CHIEF OPERATING OFFICER

2. the Ministry of Environment and Forests hereby accords environmental clearance (EC) as per provision of Environmental Impact Assessment Notification, 1994 and the subsequent amendment subject to strict compliance of the terms and conditions mentioned below:

PART A- SPECIFIC CONDITIONS

I. Construction Phase

- i) Provisions of Environmental Management System (IS: 14001) should be implemented right from the construction phase that would include maintaining required sanitary and hygienic measures throughout the construction phase. Provision of drinking water, waste water disposal and solid waste management should be ensured for labour camps
- ii) During the peak construction phase, about 6000 workers will be deployed. Adequate drinking water and sanitary facilities should be provided. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.
- iii) The average water requirement during construction phase has been estimated to be 0.25 MLD Water usage during construction should be optimized to avoid any wastage.
- iv) All the top soil excavated during construction activities should be stored for use its horticulture/landscape development within the project site.
- v) Disposal of muck including excavated material during construction phase should not create any adverse effects on the neighboring communities and disposed off taking the necessary precautions for general safety and health aspects.
- vi) Diesel generator sets used during construction phase should have acoustic enclosures and should conform to EPA Rules prescribe for air and noise emission standard.
- vii) Vehicle/equipment deployed during construction phase should be in good condition and should conform to applicable air and noise emission standards. Construction vehicle should be operated only during non peaking hours.
- viii) Ambient noise levels should conform to residential standards both during day and night. Only limited necessary construction should be done during night time. Fortnightly monitoring of ambient air quality (SPM SO₂ and NO_x) and equivalent noise levels should be ensured during construction phase.

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- ix) Construction spoils including bituminous material and other hazardous materials including oil from construction equipments must not be allowed to contaminate water courses and the dumpsites for such material must be secured so that they should not leach into the ground water. If necessary, oil trap should be installed where there is deployment of heavy machineries.
- x) Regular supervision of the above and other measures should be in place all through the construction phase so as to avoid disturbance to the surroundings.
- xi) Use of energy efficient construction materials to achieve the desired thermal comfort should be incorporated. Use of fly ash bricks should be explored to the maximum extent possible.
- xii) Areas around the sewage treatment plant should be properly covered with vegetation to avoid any impact on the receptors nearby.
- xiii) Construction should conform to the requirements of local seismic regulations. The project proponent should obtain permission for the plans and designs including structural design, standard and specifications from concerned authority.
- xiv) All mandatory approvals & permissions as required from Airport Authority, Director of Explosives and Fire Department etc should be obtained.
- xv) Greenbelt development should be initiated right from construction stage itself.
- xvi) Natural drainage should not be obstructed by proposed construction activity.
- xvii) All the measures for the control of environmental pollution should be provided before commissioning of project.

II Operation Phase

- i) The installation of sewage treatment plant (STP) should be certified by an independent expert and should submit in this regard to the Ministry before the project is commissioned for operation.
- ii) A scheme should be framed for recycling and reuse of waste water generated from the project. At least 40% of the total water requirement should be met from waste water recycling and rain water harvesting.
- iii) Proper system for rainwater harvesting should be provided. The rain water harvesting should be designed in the consultation with the Irrigation Department, Government of Maharashtra. Necessary study like existing

contour, drainage should be studied before designing rain water harvesting.

- iv) Sewage Treatment Plant with a capacity of 7.6 MLD has been designed to treat the wastewater from the commercial and residential complex. As proposed, the wastewater will be treated to tertiary level and after treatment, reused for flushing of toilets and gardening. Discharge of treated sewage shall conform to E(P) Rules prescribed for air & emission standards as per CBCB Guidelines Exhaust will be taken 4 meters above the roof top.
- v) The sludge generated from Sewage Treatment Plant should be used as manure.
- vi) Noise barriers will be provided at appropriate locations so as to ensure that the noise levels do not exceed the prescribed standards. DG Sets should be provided with necessary acoustic enclosures as per CBCB norms.
- vii) The solid waste generated should be properly collected, segregated, treated and disposed off as per Municipal Solid Waste Rules. The project proponent should ensure disposal of waste by making suitable arrangement with PMC or by means of outsourcing and if either of this is not possible, the project proponent should develop properly engineered facility for its disposal.
- viii) The project proponent should obtain authorization from Maharashtra State Pollution Control Board for waste oil/used oil generation from DG Sets and shall be handed as per provisions of Hazardous Waste (Management and Handling Rules).
- ix) Incremental pollution loads on the ambient air quality; noise and water quality should be periodically monitored after commissioning of the project. The ambient air quality should be monitored monthly at least at one location inside the project site for SPM, SO₂ and NO_x. The noise level should be monitored at two locations monthly for equivalent noise levels.
- x) Use of energy efficient construction materials to achieve the desired thermal comfort should be incorporated. The desired level of R and U factors to be achieved. U factor for the top roof should not exceed 0.4 Waatt/sq.m/degree centigrade with appropriate modifications of specifications and building ecologies.
- xi) The green belt design along the periphery of the plot shall be planned to achieve a density of at least 1000 trees/acres of land. The open spaces inside the plot should be suitably landscaped with plants of indigenous variety.

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- xii) To avoid traffic congestion, the proposed design of the main road within the premises should be modified as recommended during the EAC meeting.
- xiii) Disaster Management Plan based on Risk Assessment study should be followed.
- xiv) DG Sets emissions should conform to EPA norms. Flue gas should be monitored from SPM, SO and Nox. Public transportation deployed should conform to EURO-III norms.
- xv) Back up supply as well as public transportation system proposed for the project should be based on Natural Gas/Cleaner fuel subject to their availability.
- xvi) The project proponent should resort to solar energy atleast for street lighting and water heating for commercial complexes and residential areas.

PART-B GENERAL CONDITIONS

1. The environmental safeguards contained in the EIA Report should be implemented in letter and spirit.
2. All the conditions, liabilities and legal provisions contained in the EC shall be equally applicable to the successor management of the project in the event of the project proponent transferring the ownership, maintenance or management of the project to any other entity.
3. Provision should be made for the supply of kerosene or cooking gas/pressure cookers to the labourers during construction phase.
4. All the labourers to be engaged for construction works should be screened for health and adequately treated before the issue of work permits.
5. Financial provision should be made by the project proponent in the total budget of the project for implementation of the suggested safeguard measures.
6. Six monthly monitoring reports should be submitted to the Ministry and its Regional Office, Bhopal.
7. Officials from the Regional Office of MoEF, Bhopal who would be monitoring the implementation of environmental safeguards should be given full cooperation, facilities and documents/data by the project proponents during their inspection. A complete set of all the documents submitted to MoEF should be forwarded to the CCF, Regional Office of MoEF, Bhopal.
8. The responsibility of implementation of environmental safeguard rests fully with the Project proponent, i.e. Sahara India Commercial Corporation Limited, Lucknow.
9. In the case of any change(s) in the scope of the project, the project would require a fresh appraisal by this Ministry.
10. The Ministry reserves the right to add additional safeguard measures subsequently, if found necessary, and to take action including revoking of the environment clearance under the provisions of the Environmental

- (Protection) Act, 1986, to ensure effective implementation of the suggested safeguard measures in a time-bound and satisfactory manner.
11. A copy of the environmental clearance letter would be marked to the local NGO(s) if any from whom suggestion/representation were received at the time of public hearing.
 12. A copy of the environmental clearance letter should be displayed at the MOEF's Regional Office, Bhopal and the Office of the Maharashtra State Pollution Control Board, Mumbai.
 13. The project proponent should advertise in atleast two local Newspapers widely circulated in the region, one of which shall be in the vernacular language informing that the project has been accorded environmental clearance and copies of clearance letters are available with the Maharashtra State Pollution Control Board, Mumbai and may also be seen on the website of the Ministry of Environment and Forests at <http://www.envfor.nic.in>. The advertisement should be made within 7 days from the day of issue of the clearance letter and a copy of the same should be forwarded to the Regional Office of this Ministry at Bhopal.
 14. These stipulations would be enforced among others under the provisions of water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, the Public Liability (Insurance) Act, 1991 and EIA Notification 1994 including the amendments.
 15. The project proponent should acknowledge the receipt of the environmental clearance letter and convey their concurrence to the conditions stipulated above within 15 days from the date of issue of this letter. In case there is no response from the proponent, it would be deemed to have been agreed to.



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