Form-1

APPLICATION FOR PRIOR ENVIRONMENTAL CLEARANCE

1. Basic Informations

Project Name	Ohmkar 160	**Company/Organisation Name**	OHM ENTERPRISE
Registered Address	60, Mandakini Society, Near H P Petrol Pump, K K Nagar Raod, Ghatlodia, Ahmedabad Gujarat 380061	**Legal Status of the Company**	Others

2.	**Address for the correspondence:**	
	(a)Name of the Applicant	Shail Patel
	(b)Designation (Owner/ Partner/ CEO)	Partner
	(c)Address	60, Mandakini Society, Near H P Petrol Pump, K K Nagar Raod, Ghatlodia, Ahmedabad,Ahmedabad,Gujarat-380061
	(d)Pin code	380061
	(e)E-mail	ohmdevloper160@gmail.com
	(f)Telephone No.	0-
	(g)Fax No.	
	Copy of documents in support of the competence/authority of the person making this application to make application on behalf of the User Agency .	NIL

3.	**Category of the Project/Activity as per Schedule of EIA Notification,2006:**	
	(a)Major Project/Activity	**8(a) Building and Construction projects**
	(b)Minor Project/Activity	**NIL**
	(c)Category	**B2**
	(d)Proposal Number	**SIA/GJ/MIS/235414/2021**
	(e)Master Proposal Number(Single Window)	**SW/235413/2021**
	(f)EAC concerned (for category A Projects only)	**INFRA-2**
	(g)Project Type(New/Expansion/Modernization)	**Fresh EC**

4.	(a)Number of States in which Project will be Executed	1
	(b)Main State of the project	Gujarat

Details of State(s) of the project				
S. No.	**State Name**	**District Name**	**Tehsil Name**	**Village Name**
(1.)	Gujarat	Ahmedabad	Ahmedabad City	Ranip

5.	**Details of Public Consultation:**	
	(a)Whether the Project Exempted from Public Hearing?	Yes
	(c)Reason	-1
	(d)Supporting Document	NILL

Project Profile

Location of the project	Ranip		
Town / Village (Name of more than one town may be entered by separating with)	Ahmedabad	**Plot/Survey/Khasra No.** (Name of more than one town may be entered by separating with)	F.P. No: 161, T.P.S -03 , Ranip, Ahmedabad
State	Gujarat	**District**	Ahmedabad
Tehshil	Ahmedabad City	**Pincode**	380061
Nearest railway station	Sabarmati	**Distance from the project site**	1.2
Nearest airport	Ahmedabad	**Distance from the project site**	4.7
Nearest Town/City/District Headquarters	Ahmedabad	**Distance from the project site**	0.1
Village Panchayats, Zila Parishad, Municipal Corporation, Local body(Complete postal addresses with telephone nos. to be given)	Ahmedabad Municipal Corporation Sardar Patel Bhavan, Danapith, Ahmedabad- 380001, Ph no. 079-25391811	**Upload GPS file**	Copy of Kml File Uploaded GPS file
Shape of the project land	Block (Polygon)	**Site alternative under consideration(If any)**	Uploaded Site alternative under consideration
Brief summary of project	Uploaded Brief summary of project		
Does your project location falls under out of any following areas	None of above Areas		
Proposed Built up area (Built up area or covered area on all the floors puttogether including its basement and other service areas which are proposed in the building or construction projects) (In Meter /Sqr)	21545.24	**Existing Built Up Area(In Meter /Sqr)**	0
Does it attract any of the general conditions given below?	No		
Does it attract the specific condition given below?	No		
Interlinked Projects	No		
Whether separate application of interlinked projects has been submitted?		**Date of Submission**	
Whether the proposal involves approval/clearance	No		

under the Forest (Conservation) Act,1980?			
Whether the proposal involves approval/clearance under the wildlife (Protection) Act,1972?	No		
Whether the proposal involves approval/clearance under the C.R.Z notification,2011?	No		
Whether there is any Government Order/Policy relevent/relating to the site?	No		
Forest land involved(hectares)	No		
Is there any litigation pending against the project?	No		

Activity

1. Construction, operation or decommissioning of the Project involving actions, which will cause physical changes in the locality (topography, land use, changes in water bodies, etc.)

S.No	Information/Checklist confirmation	Yes/No	Details there of (with approximate quantities/rates, wherever possible) with source of information data
1.1	Permanent or temporary change in land use, land cover or topography including increase in intensity of land use (with respect to local land use plan)	Yes	The project will change the land use, land cover or topography with respect to local landuse. The project will be developed as a Residential Project.
1.2	Clearance of existing land, vegetation and buildings?	Yes	Vegetation may be required to be cut before construction work.
1.3	Creation of new land uses?	Yes	The project will be developed as a Residential Project in accordance with local development plan.
1.4	Pre-construction investigations e.g. bore houses, soil testing?	Yes	Soil testing report is attached vide Annexure 2
1.5	Construction works?	Yes	There will be construction of Residential flats (160 Flats), and one level basement for parking only.
1.6	Demolition works?	No	Not applicable.
1.7	Temporary sites used for construction works or housing of construction workers?	No	Not applicable.
1.8	Above ground buildings, structures or earthworks including linear structures,cut and fill or excavations and fill or excavations	Yes	There will be construction of maximum G/HP+10 floors and

			Society Office. Excavation for basement.
1.9	Underground works including mining or tunneling?	No	Not applicable.
1.10	Reclamation works?	No	Not applicable.
1.11	Dredging?	No	Not applicable.
1.12	Offshore structures?	No	Not applicable.
1.13	Production and manufacturing processes?	No	Not applicable.
1.14	Facilities for storage of goods or materials?	Yes	Construction Phase: Minimum material for construction will be bought as and when required from local market and will be temporarily stored at site with proper arrangement of storage and under proper cover.
1.15	Facilities for treatment or disposal of solid waste or liquid effluents?	Yes	Solid Wastes: Solid waste generated in proposed project will be mainly of domestic nature. The 0.5 tonne/day of solid wastes generated will be segregated into biodegradable and non-biodegradable wastes and collected in separate bins. The non-biodegradable wastes will be sold to recyclers or users and the biodegradable wastes will be collected and convert into compost. Liquid Effluent: On site proper sanitation facilities will be provided for construction workers. Proper disposal during the
1.16	Facilities for long term housing of operational workers?	No	Not applicable.
1.17	New road, rail or sea traffic during construction or operation?	No	Not applicable.
1.18	New road, rail, air water borne or other transport infrastructure including new or altered routes and stations, ports, airports etc?	No	Not applicable.
1.19	Closure or diversion of existing transport routes or infrastructure leading to changes in traffic movements?	No	Not applicable.
1.20	New or diverted transmission lines or pipelines?	No	Not applicable.
1.21	Impoundment, damming, culverting, realignment or other changes to the hydrology of watercourses or aquifers?	No	Not applicable.
1.22	Stream crossings?	No	Not applicable.
1.23	Abstraction or transfers of water from ground or surface waters?	Yes	• Construction Phase: During construction phase fresh water requirement 19.5 KLD will be met through the Tankers. • Operation Phase: During operational phase fresh water requirement of 85 KLD will be met through AMC.
1.24	Changes in water bodies or the land surface affecting drainage or run-off?	No	Not applicable.
1.25	Transport of personnel or materials for construction, operation or decommissioning?	Yes	Transport of personnel and materials will be required for both

			construction and operation phases.
1.26	Long-term dismantling or decommissioning or restoration works?	No	Not applicable.
1.27	Ongoing activity during decommissioning which could have an impact on the environment?	No	Not applicable.
1.28	Influx of people to an area in either temporarily or permanently?	Yes	During construction phase, 100 workers will be employed temporarily and hired from local area. During the operational phase, there will be influx of more than 1000 (800 permanent, 200 visitors) people.
1.29	Introduction of alien species?	No	Not applicable.
1.30	Loss of native species or genetic diversity?	No	Not applicable.
1.31	Any other actions?	No	Not applicable.

2 Use of Natural resources for construction or operation of the Project (such as land, water, materials or energy, especially any resources which are non-renewable or in short supply):

S.No	Information/Checklist confirmation	Yes/No	Details thereof (with approximate quantities/rates, wherever possible) with source of information data
2.1	Land especially undeveloped or agricultural land (ha)	No	Not applicable
2.2	Water (expected source & competing users) unit: KLD	Yes	Water demand will be as follows: Construction phase Maximum Quantity:19.5 (KLD) Source: Tankers Operation phase Maximum Quantity: 85 (KLD) Source: AMC
2.3	Minerals (MT)	No	Not applicable
2.4	Construction material – stone, aggregates, sand / soil (expected source – MT)	Yes	Construction materials such as stone, cement, sand, bricks, marble, paints, tiles, electric ware, sanitary ware, glass will be used. All the above materials will be purchased from the local market and from nearest quarries, as and when required. It will be stored temporarily at the site.
2.5	Forests and timber (source – MT)	Yes	Minimum timber will be used for making different door and window frames
2.6	Energy including electricity and fuels (source, competing users) Unit: fuel (MT),energy (MW)	Yes	Source: Torrent Expected Demand : 900 KVA D.G. set: 62.5 KVA in case of power failure (dedicated for fire only) Fuel : HSD 15 l/hr
2.7	Any other natural resources (use appropriate standard units)	No	Not applicable

3 Use, storage, transport, handling or production of substances or materials, which could be harmful to human health or the environment or raise concerns about actual or perceived risks to human health

S.No	Information/Checklist confirmation	Yes/No	Details thereof (with approximate quantities/rates, wherever possible) with source of information data
3.1	Use of substances or materials, which are hazardous (as per MSIHC rules) to human health or the environment (flora, fauna, and water supplies	No	Not applicable
3.2	Changes in occurrence of disease or affect disease vectors (e.g. insect or water borne diseases)	No	Suitable drainage and waste management measures will be adopted in both construction and operational phase
3.3	Affect the welfare of people e.g. by changing living conditions?	No	Not applicable
3.4	Vulnerable groups of people who could be affected by the project e.g. hospital patients, children, the elderly etc.	No	Not applicable
3.5	Any other causes	No	Not applicable

4 Production of solid wastes during construction or operation or decommissioning (MT/month)

S.No	Information/Checklist confirmation	Yes/No	Details thereof (with approximate quantities/rates, wherever possible) with source of information data
4.1	Spoil, overburden or mine wastes	Yes	Excavated surplus earth will be refilled in the project premises. Top soil will be used for development of greenbelt. Balance earth will be disposed nearby other project.
4.2	Municipal waste (domestic and or commercial wastes)	Yes	The municipal solid wastes generated during operation phase will consist of: Organic waste: Waste vegetables and foods Inorganic waste: Papers, cartons, Thermocol, plastics, polythene bags, Glass, etc. Solid waste storage Adequate number of collection bins, separately for biodegradable and non-biodegradable waste will be provided as per Municipal Solid Waste Management Rules, 2016. Waste from such bins will be collected separately on daily basis. The quantity of solid wastes generated will b
4.3	Hazardous wastes (as per Hazardous Waste Management Rules)	Yes	Only used oil (category 5.1) will be generated from DG Sets used oil will be collected and handed over to recyclers
4.4	Other industrial process wastes	No	Not applicable.
4.5	Surplus product	No	Not applicable.

4.6	Sewage sludge or other sludge from effluent treatment	Yes	Sludge will be convert into compost
4.7	Construction or demolition wastes	Yes	The construction waste will consist of construction debris along with cement bags, steel in bits and pieces, insulating and packaging materials etc. Cement bags, waste paper and cardboard packing material will be sold off to recyclers. Steel scrap will also be collected at site and sold to recyclers.
4.8	Redundant machinery or equipment	No	Not applicable.
4.9	Contaminated soils or other materials	No	Not applicable.
4.10	Agricultural wastes	No	Not applicable.
4.11	Other solid wastes	No	Not applicable.

5 Release of pollutants or any hazardous, toxic or noxious substances to air(Kg/hr)

S.No	Information/Checklist confirmation	Yes/No	Details thereof (with approximate quantities/rates, wherever possible) with source of information data
5.1	Emissions from combustion of fossil fuels from stationary or mobile sources	Yes	The operation of proposed project does not envisage any major air pollutant generating sources except vehicular movement.
5.2	Emissions from production processes	No	Not applicable
5.3	Emissions from materials handling including storage or transport	Yes	At the time of transportation, dust will be generated. This will be restricted to the construction phase and to the construction site only. 3m peripheral barrier will be provided.
5.4	Emissions from construction activities including plant and equipment	Yes	At the time of transportation & construction, dust will be generated. Water sprinkling will be carried out to minimize dust suppression.
5.5	Dust or odours from handling of materials including construction materials, sewage and waste	Yes	Construction Phase: Dust will be generated during construction activity. Water sprinkling will be carried out to minimize dust suppression. On site sanitation facilities (septic tank and soak pit) will be provided during the construction phase. Temporary Solid waste storage will be provided at site and recyclable material will be sold to recyclers. Operation Phase: It is estimated that about 98.4 KLD of wastewater will be generated during operation phase. Wastewater will be treated into 1

5.6	Emissions from incineration of waste	No	Not applicable
5.7	Emissions from burning of waste in open air (e.g. slash materials, construction debris)	No	Not applicable
5.8	Emissions from any other sources	No	Not applicable

6 Generation of Noise and Vibration, and Emissions of Light and Heat:

S.No	Information/Checklist confirmation	Yes/No	Details thereof (with approximate quantities/rates, wherever possible) with source of information data
6.1	From operation of equipment e.g. engines, ventilation plant, crushers	Yes	Engine, mixer machine etc will be the main source of noise emission.
6.2	From industrial or similar processes	No	Not applicable.
6.3	From construction or demolition	Yes	Construction associated noise for a short time.
6.4	From blasting or piling	No	Not applicable.
6.5	From construction or operational traffic	Yes	Due to vehicle movement.
6.6	From lighting or cooling systems	Yes	Lighting system required
6.7	From any other sources	No	Not applicable.

7 Risks of contamination of land or water from releases of pollutants into the ground or into sewers, surface waters, groundwater, coastal waters or the sea:

S.No	Information/Checklist confirmation	Yes/No	Details thereof (with approximate quantities/rates, wherever possible) with source of information data
7.1	From handling, storage, use or spillage of hazardous materials	No	Not applicable.
7.2	From discharge of sewage or other effluents to water or the land (expected mode and place of discharge)	No	It is estimated that about 98.4 KLD of wastewater will be generated during operation phase. Wastewater will be treated into 110 KLD capacity of STP. Treated wastewater will be used for flushing and gardening purpose. Balance treated wastewater will be disposed into municipal sewer line with prior permission.
7.3	By deposition of pollutants emitted to air into the land or into water	No	Not applicable.
7.4	From any other sources	No	Not applicable.
7.5	Is there a risk of long term build up of pollutants in the environment from these sources?	No	Not applicable.

8 Risk of accidents during construction or operation of the Project, which could affect human health or the environment

S.No	Information/Checklist confirmation	Yes/No	Details thereof (with approximate quantities/rates, wherever possible) with source of information data
8.1	From explosions, spillages, fires etc from storage, handling, use or production of hazardous substances	No	Not applicable
8.2	From any other causes	Yes	During Construction phase there are possibilities of accidents, fall from height from scaffold and temporary stairs, cut or Burn injuries during cutting and welding activities, and electrocution during electrical fitting works. During operation phase possibility of accidents due top electrical fire hazard may occur.
8.3	Could the project be affected by natural disasters causing environmental damage (e.g. floods, earthquakes, landslides, cloudburst etc)?	Yes	Project area is categorized in the seismic zone III. The structure Design is as per Codes to negate the threat of environmental and other damages.

9 Factors which should be considered (such as consequential development) which could lead to environmental effects or the potential for cumulative impacts with other existing or planned activities in the locality

S.No	Information/Checklist confirmation	Yes/No	Details thereof (with approximate quantities/rates, wherever possible) with source of information data
9.1	Lead to development of supporting utilities, ancillary development or development stimulated by the project which could have impact on the environment e.g.: ◦ Supporting infrastructure (roads, power supply,waste or waste water treatment, etc.) ◦ housing development ◦ extractive industries ◦ supply industries ◦ Other	Yes	The project site falls in AMC therefore any further development of basic infrastructure is required in vicinity of project. Negligible impact on supporting infrastructure
9.2	Lead to after-use of the site, which could have an impact on the environment	Yes	Negligible increase in traffic and there will be positive impact on socio- economic environment.
9.3	Set a precedent for later developments	Yes	The Project will lead to further development of a Residential Project
9.4	Have cumulative effects due to proximity to other existing or planned projects with similar effects	Yes	The Project will lead to further development of a Residential Project

(III) Environmental Sensitivity

S.No	Areas	Name/Identity	Aerial distance (within 15km.) Proposed project location boundary
1	Areas protected under international conventions, national or local legislation for their ecological, landscape, cultural or other related value	No	Not Applicable
2	Areas which are important or sensitive for ecological reasons - Wetlands, watercourses or other water bodies, coastal zone, biospheres, mountains, forests	Yes	Sabarmati River is ~1.2 km in SE direction
3	Areas used by protected, important or sensitive species of flora or fauna for breeding, nesting, foraging, resting, over wintering, migration	No	Not Applicable
4	Inland, coastal, marine or underground waters	No	Not Applicable
5	State, National boundaries	No	Not Applicable
6	Routes or facilities used by the public for access to recreation or other tourist, pilgrim areas	Yes	Sabarmati Railway Station is ~1.2 Km in NE Direction Ahmedabad Airport is ~4.7 Km in E Direction 132 ft Ring Road is ~0.22 Km in S Direction
7	Defence installations	No	Not Applicable
8	Densely populated or built-up area	Yes	Ahmedabad City
9	Areas occupied by sensitive man-made land uses (hospitals, schools, places of worship, community facilities)	Yes	Ahmedabad
10	Areas containing important, high quality or scarce resources. (ground water resources,surface resources,forestry,agriculture,fisheries,tourism,minerals)	No	Not Applicable
11	Areas already subjected to pollution or environmental damage.(those where existing legal environmental standards are exceeded)	No	Not Applicable
12	Areas susceptible to natural hazard which could cause the project to present environmental problems (earthquakes, subsidence, landslides, erosion, flooding or extreme or adverse climatic conditions) similar effects	Yes	Project area is categorized in the seismic zone III

Document to be attached

1.	**Upload a copy of PFR**	Uploaded a copy of PFR.
2.	**Upload a copy of EMP**	Uploaded a copy of EMP.
3.	**Upload Scanned copy of covering letter.**	Uploaded Scanned copy of covering letter..
4.	**Upload Additional attached if any(Single PDF)**	Uploaded Additional attached if any(Single PDF).
5.	**Whether it is a violation case and application is being submitted under Notification No. S.O.804(E) dated 14.03.2017 ?**	No

Essential Details Sought			
S. No.	**EDS Sought Date**	**EDS Sought**	**Letter**

NO Record

Additional Details Sought			
S. No.	**ADS Sought Date**	**ADS Sought**	**Letter**
NO Record			

Undertaking

I hereby give undertaking that the data and information given in the application and enclosures are true to be best of my knowledge and belief. And I am aware that if any part of the data and information found to be false or misleading at any stage, the project will be rejected and clearance given, if any to the project will be revoked at our risk and cost. In addition to above, I hereby give undertaking that no activity/ construction/ expansion has since been taken up.

Name of Applicant	Shail Patel
Designation	Partner
Name of Company (Applicant Name should not be given here)	OHM ENTERPRISE
Address	60, Mandakini Society, Near H P Petrol Pump, K K Nagar Raod, Ghatlodia, Ahmedabad

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AIRPORTS AUTHORITY OF INDIA

OHM ENTERPRISE Partner Dipak Jagdishchandra Patel

Bansari Realty, 4th Floor Classic Avenue, Nr. Toran Dinning Hall, Opp. Sales India, Ashram Road, Ahmedabad, C/o. Jagdish B. Patel (Mo): 9426170828

Date: 14-09-2018

Valid Upto: 13-09-2026

No Objection Certificate for Height Clearance

1. This NOC is issued by Airports Authority of India (AAI) in pursuance of responsibility conferred by and as per the provisions of Govt. of India (Ministry of Civil Aviation) order GSR751 (E) dated 30th Sep. 2015 for Safe and Regular Aircraft Operations.

2. This office has no objection to the construction of the proposed structure as per the following details:

NOC ID :	**AHME/WEST/B/090618/332949**
Applicant Name*	**Jagdish B Patel**
Site Address*	**T. P. S. No. 3 (Ranip), F. P. No. 161, Survey No. 361, 362, 366/11, At Ranip Taluka Sabarmati District Ahmedabad,At Ranip Taluka Sabarmati District Ahmedabad,Ahmedabad,Gujarat**
Site Coordinates*	**72 34 32.04-23 04 09.06, 72 34 32.54-23 04 11.46, 72 34 33.58-23 04 08.41, 72 34 34.13-23 04 11.16**
Site Elevation in mtrs AMSL as submitted by Applicant*	**53.425 M**
Permissible Top Elevation in mtrs Above Mean Sea Level(AMSL)	**125.6 M (Restricted)**

*As provided by applicant

3. This NOC is subject to the terms and conditions as given below:

a. Permissible Top elevation has been issued on the basis of Site coordinates and Site Elevation submitted by Applicant. AAI neither owns the responsibility nor authenticates the correctness of the site coordinates & site elevation provided by the applicant. If at any stage it is established that the actual data is different, this NOC will stand null and void and action will be taken as per law. The office in-charge of the concerned aerodrome may initiate action under the Aircraft (Demolition of Obstruction caused by Buildings and Trees etc.) Rules, 1994"

b. The Site coordinates as provided by the applicant in the NOC application has been plotted on the street view map and satellite map as shown in ANNEXURE. Applicant/Owner to ensure that the plotted coordinates corresponds to his/her site.In case of any discrepancy,Designated Officer shall be requested for cancellation of the NOC.

c. Airport operator or his designated representative may visit the site (with prior coordination with applicant or owner) to ensure that NOC terms & conditions are complied with.

d. The Structure height (including any superstructure) shall be calculated by subtracting the Site elevation in AMSL from the Permissible Top Elevation in AMSL i.e. Maximum Structure Height = Permissible Top Elevation minus (-) Site Elevation.

e. The issue of the 'NOC' is further subject to the provisions of Section 9-A of the Indian Aircraft Act, 1934 and any notifications issued there under from time to time including the Aircraft (Demolition of Obstruction caused by Buildings and Trees etc.) Rules, 1994.

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f. No radio/TV Antenna, lighting arresters, staircase, Mumtee, Overhead water tank and attachments of fixtures of any kind shall project above the Permissible Top Elevation of 125.6 M (Restricted) (AMSL), as indicated in para 2.

g. Use of oil, electric or any other fuel which does not create smoke hazard for flight operations is obligatory, within 8 KM of the Aerodrome Reference Point.

h. The certificate is valid for a period of 8 years from the date of its issue.One time revalidation without assessment may be allowed, provided construction work has commenced,subject to the condition that such request shall be made within the validity period of the NOC and the delay is due to circumstances which are beyond the control of the developer.

i. No light or a combination of lights which by reason of its intensity, configuration or colour may cause confusion with the aeronautical ground lights of the Airport shall be installed at the site at any time, during or after the construction of the building. No activity shall be allowed which may affect the safe operations of flights

j. The applicant will not complain/claim compensation against aircraft noise, vibrations, damages etc. caused by aircraft operations at or in the vicinity of the airport.

k. Day markings & night lighting with secondary power supply shall be provided as per the guidelines specified in chapter 6 and appendix 6 of Civil Aviation Requirement Series B Part I Section 4, available on DGCA India website: www.dgca.nic.in

l. The applicant is responsible to obtain all other statutory clearances from the concerned authorities including the approval of building plans. This NOC for height clearances is to ensure the safe and regular aircraft operations and shall not be used as document for any other purpose/claim whatsoever, including ownership of land etc.

m. This NOC has been issued w.r.t. the Civil Airports. Applicant needs to seek separate NOC from Defence, if the site lies within their jurisdiction. Applicants also need to seek clearance from state Govt. as applicable, for sites which lies in the jurisdiction of unlicensed aerodrome as outlined in Rule 13 of GSR751 (E)

n. In case of any discrepancy/interpretation of NOC letter, English version shall be valid.

o. In case of any dispute w.r.t site elevation and/or AGL height, top elevation in AMSL shall prevail.

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AIRPORTS AUTHORITY OF INDIA

Digitally signed by NAYAK TAPAN K
Reason: Asst. General Manager (ATM-NOC) For DO NOCC
Location: AAI, SVPI Airport Ahmedabad-03
Date: 2018-09-14 17:41+05:30

Chairman NOC Committee

Region Name: WEST

Address: Jt. General Manager Airports Authority of India, SVP International Airport Ahmedabad-3800003(Gujrat)

Email ID: nocahm@aai.aero

Contact No: 079-22863396

Name / Designation / Sign with Date	
Prepared By :	
Verified By :	

AHMEDABAD MUNICIPAL CORPORATION

FIRE & EMERGENCY SERVICE

DANAPITH FIRE STATION, (H. Q.)AHMEDABAD - 380 001

PH. : (079) 22148466 / 67 / 68, 32981178, 32981500 FAX : (079)

No. - OPN752830112021 Dt.:30/11/2021

To,

OMKAR 160,

OMKAR 160, BEHIND D - MART, RANIP, AHMEDABAD

OMKAR 160, BEHIND D - MART, RANIP, AHMEDABAD

Sub: Fire safety & protection, opinion for a proposed high-rise building / Low-Rise Building - High Rise Building

Sir,

This is to intimate that , the plans submitted for, High Rise Building , have all the required line drawings and write-up are as per the requirement of fire prevention and protection.

All norms as per the NBC-2016 part-IV fire and life safety guidelines / Gujarat State Fire Prevention & life safety measures Act - Rules / GDCR (2021) & CBD by AUDA / special instructions given by fire officer in charge or Chief Fire Officer have to be followed as far as the construction and Fire Prevention and Protection system, are to be followed as below.

Staircase :

1.5 meters for 9 to 25 meters building heights.

2.00 meters for 25 meters to above building heights, clear in width.

The staircase and lift shafts shall not go to the basement but if they go they have to be protected by 2 hours fire resistant construction including the doors.

A motorable road with 45 ton load bearing capacity and minimum as metion in table; is required around the building without obstruction to a clear motorable passage for fire/rescue vehicles.

Any transformer to be installed shall be away from the building & leaving open Space required around the building and below building height wise open space required around the building.

Margin for different types of building;

1) 8 to 25 Meters building - 3 meters

Plot area more than 750 sq. mt. : 4 Meters

2) Up to 45 Meters building : 6 Meters

3) Up to 70 Meters building : 8 Meters

The gate (entry) to the premises shall be minimum 6 meters or more if required, in width, entry gate to be provided on both sides.

The Fire Protection system shall be as mentioned in the approved plans.

1. **All basements parking and HPP shall be fully sprinklered.**
2. **All lower basements should have positive pressure ventilation.**

3. Electric Cable Shaft should have fire resistant doors.

In this Filed we can write what system they required in building – So whatever here we write that can be mention in final opinion letters

Builder name	OMKAR 160			
Address	OMKAR 160, BEHIND D - MART, RANIP, AHMEDABAD			
T.P.No.	TP :- 3 (RANIP)			
F.P.No.	161			
R.S.No.	361+362+366/11			
Sub Plot No.	00			
Surrounding Margin from building				
Common Plot Margin from building				
Building Types	High Rise Building			
	A+B		**C+D**	
Fire Opinion Remarks	BASEMENT PARKING & HPP SHALL BE FULLY SPRINKLERED. •ELECTRIC CABLE DUCT SHOULD HAVE FIRE RATED DOORS AT ALL LEVEL AND TO BE KEPT OPEN FROM TERRACE AND GROUND / LAST BASEMENT LEVEL. •STAIRCASE AND LIFT LOBBY TO BE ENCLOSED AT BASEMENT. HYDRANT SYSTEM (CONVENTIONAL) ONLY CLASS-C PIPES TO BE USED FIRE PUMP NOT TO BE INSTALLED LOWER THAN 2ND BASEMENT. - FIRE PUMP CAPACITY TO DISCHARGE 900 LITERS PER MINUTE @ 3 BAR PRESSURE MEASURED AT TERRACE LEVEL. - ONE HYDRANT VALVE AND ONE HOSE REEL HOSE WITH ON / OFF SWITCH FOR THE FIRE PUMP (ONE SET PER FLOOR AREA OF 1000 SQ. METERS.) - RISER CUM DOWN COMMER TO BE PROVIDED 100 MM. DIAMETER UP TO 30 METERS, 150 METERS FOR BUILDINGS ABOVE 30 METERS. - ONE UNIT OF CO2 EXTINGUISHER 4.5 KGS AND ONE UNIT OF DCP EXTINGUISHER OF 6 KGS. PER FLOOR (ONE SET PER 1000 SQ. METERS) - FIRE SERVICE INLET TO BE PROVIDED AT THE GROUND LEVEL. • STAND ALONE WITH INBUILT BATTERY TYPE OF SMOKE/ HEAT DETECTORS ARE NOT PERMITTED IN ANY KIND OF OCCUPANCY.		SAME AS BLOCK - A+B	
Block Height From Ground Level to Top Slab(In Meter)	33.1		33.1	
	Use	**Height(In Meter)**	**Use**	**Height(In Meter)**
Basement 1	PARKING	3.8000	PARKING	3.8000
Hollow Plinth/Ground Floor	PARKING	3.2000	PARKING	3.2000
Floor 1	RESI.	2.9900	RESI.	2.9900
Floor 2	RESI.	2.9900	RESI.	2.9900
Floor 3	RESI.	2.9900	RESI.	2.9900
Floor 4	RESI.	2.9900	RESI.	2.9900
Floor 5	RESI.	2.9900	RESI.	2.9900
Floor 6	RESI.	2.9900	RESI.	2.9900
Floor 7	RESI.	2.9900	RESI.	2.9900
Floor 8	RESI.	2.9900	RESI.	2.9900
Floor 9	RESI.	2.9900	RESI.	2.9900

Floor 10	RESI.	2.9900	RESI.	2.9900

Ramp only permitted for 18 to 25 meters building in margin.

Basic Fire Requirement Notes on plan

Take online print of approved opinion and submitted plan copy .The copies of plans are provide during final inspection of the fire fighting system.

After, the building is built and all the required Fire safety and Protection equipment have been installed and after due inspection by the Fire service officer an NOC can be issued.

Note : if plans are submitted for only industrial building approval, Industrial Building - Information about all processes, raw material and finished material shall be mentioned in plan.

(Rajesh Bhatt)

Chief Fire Officer (I/c)

Double Tap to Edit

નંબર : સીબી/એલએનડી–૧/એન.એ./એસ.આર– રીવાઈઝ /૨૦૦૩–૨૦૦૪

જીલ્લા કલેકટરની કચેરી,
અમદાવાદ. તા. ૬ /૧૧/૨૦૦૩

આ મુ ખ

(૧) સીટી મામલતદારશ્રી ના પત્ર નંબર :: ૩૯૨૫ તા. ૧૪/૧૦/૨૦૦૩ તથા
સીટી ડેપ્યુટી કલેકટરશ્રી,અમદાવાદના પત્ર નંબર : ૧૪૬૧ તા. ૧૬/૧૦/૨૦૦૩
(૨) જમીન મહેસુલ અધિનિયમની કલમ–૬૫,૬૬,૬૭ ના અધિકારો તથા નિયમોના નિયમ–૧૦૦
(૩) કબજેદારની તારીખઃ ૧૧/૯/૨૦૦૩ ની અરજી તથા જવાબ.
(૪) અમદાવાદ શહેરી વિકાસ સત્તા મંડળ(ઔડા)ની વિકાસ પરવાનગી નંબર :
પીઆરએમ/૨૭/૬/૨૦૦૩, તારીખ– ૬/૯/૨૦૦૩ તથા મંજુર કરેલ પ્લાન.

Revised

હુ ક મ :–

એપેન્ડીકસ–એ, માં દર્શાવેલ જમીનના કબજેદાર દવારા આમુખ–(૩) વાળી અરજી તથા જવા અન્વયે બીનખેતી ના હેતુ માટે પ્રશ્નવાળી, તેઓની માલિકીની જમીનના બીનખેતી ઉપયોગ માટેની પરવાનગીન માંગણી થયેલ હતી. કબજેદારની રજુઆત મુજબ તથા કામના કાગળો માં રેકર્ડે ઉપર અરજદાર કબજેદાર તરી ચાલે છે, તથા શહેરી જમીન ટોચમર્યાદા કાયદા અન્વયે પ્રશ્નવાળી જમીન ફાજલ થયેલ નથી કે, સરકાર પ કબજો લેવાયેલ નથી, તેમ કાગળો ઉપરથી ફલિત થાય છે. જે અંગે સીટી મામલતદારશ્રી તથા સીટી ડેપ્યુટ કલેકટરશ્રીના હકારાત્મક અભિપ્રાય મળેલા છે.

અરજદાર દવારા આમુખ–(૪) માં દર્શાવેલ વિગતે, અમદાવાદ શહેરી વિકાસ સત્તા મંડળ દવાર મંજુર કરાયેલ પ્લાન તથા વિકાસ પરવાનગી રજુ થયેલ છે.

:: એપેન્ડીકસ –એ (જમીનની વિગત) ::

મોજે– રાણીપ, તા.સીટી — રાવે નંબર.: ૩૬૧,૩૬૨,૩૬૬ — ટી.પી.સ્કીમ નંબરઃ – ૩
ફાયનલ પ્લોટ નંબર– ૧૬૧ (સબપ્લોટ–૧૧) ક્ષેત્રફળ : **૩૭૭૩ ચો. મી.**
(રહેણાંકના હેતુ માટે– ૩૭૭૩ ચો.મી.)
કબજેદારનું નામ : શ્રી સતકૈવલ કો.ઓ.હા.સો.લી.

: એપેન્ડીકસ –બી (કરવેરાની વિગત) ::

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(૧) રુપાંતર કરની રકમ :: રૂા. ૩૭,૭૩૦/– ચલન નંબર : ૬૮, તારીખ– ૫/૧૧/૨૦૦૩
(૨) દંડની રકમ : રૂા. ૭૫,૪૮૦/– પહોંચ નંબર– ૧૬, તારીખ– ૫/૧૧/૨૦૦૩
(૩) બીનખેતીનો ઠરાવેલ વિશેષધારો :
(૧) રહેણાંક (૩૭૭૩ ચો.મી.) :: રૂા. ૧૮૮૭/–(રુપીયા એક હજાર, આઠસો,સીત્યાસી પુરા)
વિશેષધારો જે વર્ષથી ભરવાપાત્ર થાય છે તે વર્ષ :: ૨૦૦૨–૨૦૦૩

એપેન્ડીકસ–એ, માં દર્શાવેલ જમીન ઉપર સ્થળે બાંધકામ થયેલ છે, તથા અત્રેથી જાહ કર્યા મુજબ અરજદારે એપેન્ડીકસ–બી, માં દર્શાવેલ રુપાંતર કર તથા દંડની રકમ જમા કરાવી ચલન તથા પહોંચ અત્રે રજુ કરેલ છે.

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આમ, કબજેદારોની માંગણી તથા ઉપર મુજબની હકીકતે, ઔડાની વિકાસ પરવાનગીની શરતો ઉપરાંત નીચે દર્શાવેલ વધારાની શરતોને આધીન, જમીન મહેસુલ અધિનિયમની કલમ-૬૫ તથા કલમ-૬૬-૬૭ અને નિયમ-૧૦૦ હેઠળ, રુપાંતર કર, દંડ તથા વિશેષધારો વસુલ આવેલ હોઈ, એપેન્ડીકસ-એ માં દર્શાવેલ ક્ષેત્રફળ વાળી જમીન ઉપર બીનખેતીનો ઉપયોગ કરવા પરવાનગી આપવામાં આવે છે.

શ ર તો :-

(૧) આ પરવાનગી અમદાવાદ શહેરી વિકાસ સત્તામંડળ ધ્વારા ઉકત આમુખ (૪) માં ઉલ્લેખેલ વિકાસ પરવાનગી, ઔડાએ મંજુર કરેલ નકશા મુજબનું ક્ષેત્રફળ તેમજ તેની શરતોના અમલીકરણને આધિન રહેશે. વધુમાં વિકાસ પરવાનગી અન્વયે કરવામાં આવતો વિકાસ અને તેનો વપરાશ વિકાસ યોજનાના નિયંત્રણ વિનિમયો તેમજ "ઔડા" અને રાજય સરકાર ધ્વારા આપવામાં આવતા વખતો વખતના આદેશ/નિર્દેશનોને આધિન રહેશે.

(૨) આ પરવાનગી હેઠળની જમીનોનો ઠરાવેલ વિશેષ ધારો અંતે ફેરફાર કરવામાં ન આવે ત્યાં સુધી દર વર્ષે ૧લી ઓગષ્ટના રોજ નિયત કરેલ વર્ષથી ભરવાનો રહેશે. ઉપરાંત કબજેદારે તે ઉપર નકકી થતો લોકલ ફંડ શિક્ષણ ઉપકર તથા અન્ય કરવેરા પણ દર વર્ષે ચુકવવાના રહેશે.

(૩) શરત નંબર (૨)માં દર્શાવેલ વિશેષ ધારો અમદાવાદ શહેરી વિસ્તાર પુરતો સુપ્રીમ કોર્ટમાં આ બાબતોનો નિકાલ આવેથી તે ચુકાદાને આધિન રહી ને ભરવાનો રહેશે.

(૪) જમીનના માલીક/કબજેદારોએ પરવાનગી હેઠળની જમીન ઉપર ઉભા કરેલા બાંધકામનો ખરેખર વપરાશ અમદાવાદ શહેરી વિકાસ સત્તા મંડળ પાસેથી બીલ્ડીંગ ચુઝ પરવાનગી મેળવ્યા સિવાય કરવાનો રહેશે નહી. તેમજ નગરપાલિકામાં આવતા વિસ્તાર માટે ગુજરાત નગરપાલિકા અધિનિયમ તથા નગરપાલિકાએ આ અર્થે ઘડેલા નિયમો મુજબ મેળવવાની જરુરી પરવાનગી મેળવી લેવાની રહેશે.

(૫) આ પરવાનગી રહેણાંક/વાણિજ્યના જે હેતુ માટે, તેમજ જેટલા ક્ષેત્રફળ માટેની પરવાનગી આપવામાં આવેલ છે તે સિવાય બાંધકામનો અન્ય હેતુ માટે ઉપયોગ થઈ શકશે નહી તથા થયેલ બાંધકામ કે થનાર બાંધકામ, બાંધકામના પ્રવર્તમાન નિયમોને આધિન રહીને કરવાનું રહેશે.

(૬) બાંધકામનો ઉપયોગ શરુ કરતા પહેલાં બી. યુ. પરમીશન મેળવી લેવાની રહેશે.

(૭) બાંધકામ પૂર્ણ કર્યા બદલની લેખિત જાણ એક માસમાં તલાટી મારફતે અંતે કરવાની રહેશે.

(૮) આ પરવાનગી, જમીનની તબદીલી, ફેરફાર, જમીન અંગેના અન્ય તમામ આનુસાંગીક કાયદાઓ ને આધિન રહીને આપવામાં આવેલ છે જેથી અન્ય કોઈ કાયદા હેઠળ મેળવવાની થતી જરુરી પરવાનગીઓ મેળવી લેવાની રહેશે.

(૯) બાંધકામ પાકુ કરવુ પડશે તથા તેમાં સહેલાઈથી સળગી ઉઠે તેવા પદાર્થો વાપરી શકાશે નહી.

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(૧૦) સવાલવાળી જમીનમાંથી ઈલેકટ્રીક લાઈન કે ટેલીફોન લાઈન પસાર થતી હશે તો આવી લાઈન કે તેના થાંભલા ભવિષ્યમાં નાંખવાના થશે તો તે અંગે કોઈ વળતર મેળવવા હકક-દાવો થઈ શકશે નહી.

(૧૧) આ પરવાનગીની, તારીખથી દિન-૩૦ માં માપણી ડીસ્ટીકટ ઈન્સ્પેકટરશ્રી, લેન્ડ રેકર્ડઝ મારફતે કરાવવાની રહેશે, જે માપણી મુજબ સાઈટ પ્લાનની નકલ અવે રજુ કરવાની રહેશે, ક્ષેત્રફળની વધ ઘટ મુજબનો વિશેષધારો તેમજ અન્ય ઉપકરો કબજેદારે ભરવાના રહેશે.

(૧૨) આ હુકમમાં અગર સનંદમાં કોઈ કારકુની અથવા ગણતરીની ભુલ હશે તો તેમાં સુધારો થઈ શકશે.

(૧૩) સવાલવાળી જમીનમાંથી વરસાદી પાણીના ભૂગર્ભે વહન / સંચય માટે ઔડાએ મંજુર કરેલ દરેક મકાન/બહુમાળી મકાન દીઠ એકના દરે પરકોલેટીંગ બોરવેલની વ્યવસ્થા અચૂક કરવાની રહેશે.

(૧૪) આ પરવાનગીની તારીખ પછી નમુના-એમ માં સનંદ તૈયાર થયેથી પરંતુ અપીલ સમય પુરો થયેથી અરજદારે સનંદ ભરાવી લેવાની રહેશે.

(૧૫) આ પરવાનગી અરજદારે રજુ કરેલ વિગતોના આધારે આપવામાં આવેલ છે, રજુ થયેલ કોઈ વિગત ખોટી હોવાનુ જાહેર થયેથી કે ઉપરની કોઈપણ શરતોનો ભંગ થયેથી આ પરવાનગી આપોઆપ રદ થયેલી ગણાશે, તથા જમીન મહેસુલ કાયદા કલમ-૭૯/એ, હેઠળ પગલા લેવાને પાત્ર રહેશે, અને કબજેદારો તત્કાલિન અમલમાં હોય તેવા બીજા કોઈપણ કાયદાની જોગવાઈઓ ના બાધ વિના ઈન્ડીયન પીનલ કોડ હેઠળ ફોજદારી ગુના માટે પગલા લેવાને પાત્ર બનશે, તથા જમીન મહેસુલ કાયદાની કલમ-૬૬ તથા નિયમોના નિયમ-૧૦૦ અનુસાર યોગ્ય તે દંડાત્મક કાર્યવાહી કરવામાં આવશે અને બાંધકામ દુર કરાવવા સહિતના એક કે વધુ પગલા લેવામાં આવશે.

રવાના કરવા માટે પ્રમાણિત

ચીટનીસ ટુ કલેકટર, અમદાવાદ.

સહી/-(અનીતા કરવલ)
જિલ્લાકલેકટર,અમદાવાદ

પ્રતિ,
ચેરમેનશ્રી, સતર્કવલ કો.ઓ.હા.સો.લી,
મ્યુનિ.બસ સ્ટેન્ડ પાસે,વાડજ, અમદાવાદ.

<u>નકલ રવાના :-</u>

(૧) મામલતદારશ્રી સીટી તરફ (કામના કાગળો સાથે)
૨/- આગળની જરુરી કાર્યવાહી તથા સનંદ ભરાવવા અંગેની ઘટતી કાર્યવાહી હાથ ધરવા સારુ.

(૨) તલાટીશ્રી, રાણીપ, તા.સીટી તરફ
૨/- આગળની જરુરી કાર્યવાહી તથા ગામ નમુના નં.૨ માં જરુરી નોંધ કરવા સારુ.

(૩) ડીસ્ટીકટ ઈન્સ્પેકટરશ્રી લેન્ડ રેકર્ડઝ, સર્વે ભુવન, લાલદરવાજા, અમદાવાદ.
(૪) મુખ્ય કારોબારી અધિકારીશ્રી, શહેરી વિકાસ સત્તા મંડળ, ઉસ્માનપુરા, અમદાવાદ.
(૫) સીલેકટ ફાઈલે.

OHM
ENTERPRISE

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Date: 08.10.2

To,
The **Member Secretary,**
State Level Expert Appraisal Committee
Gujarat Pollution Control Board,
Sector 10 A,
Gandhinagar.

Subject: Environment Clearance under the EIA notification 2006 for proposed OMKAR 160 project developed OHM Enterprise at F.P. No: 161, T.P.S -03 , Ranip, Ahmedabad

Category: 8 (a)

Sir,

We, OHM Enterprise, propose to develop OMKAR 160 project at Ranip, Ahmedabad. Form 1 and Form 1A v Annexure are enclosed herewith.

We therefore request you to accord Environmental Clearance to the project based on above documents.

Thanking you,

S. A. Patel

Authorized Signatory

STATE LEVEL EXPERT APPAISAL
COMMITEE GUJARAT
RECEIVED ON
07 DEC 2021

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