



No. SEIAA/GUJ/EC/8(b)/3056 /2015

BY R.P.A.D

Date: 19-08-2015

Time Limit

Sub: Environment Clearance for the Township Project at S.No.73/p, 74, 77/1, 77/2, 82/p, 106/1/p, 107/1&2, 108/p, 113, 114, 115/1, 118/2, 122/p, 123, 125/1/p, 125/2/A/p, 125/2/B/p, 126/2/A, 126/2/B, 127, 128/1, 128/2, 130/1, 130/2, 131/p, 134/p, 135/p, 75/1, 75/2, 76, 80, 81, 79, 78/1, 78/2, 109, 110, 106/2/p, 126/1, 129, 117, 116/2, 119, 189, 190, 191 of village Jethej, S.No. 118, 119, 122, 123/p of village Karoli, S.No.41 of village Khatraj, Tehsil: Kalol, Dist: Gandhinagar proposed by M/s Arvind Limited.....Construction project in Category 8 (b) of Schedule annexed with EIA Notification dated 14/9/2006.

Dear Sir

This has reference to your application along with Form-I, Form-1 A dated 07/07/2011, seeking Environmental Clearance under Environment Impact Assessment Notification, 2006. The project was scheduled for hearing in the SEAC meetings held on 23/02/2012 & 26/09/2014. EIA report submitted dated 28/12/2011 prepared by M/s Kadam Environmental Consultants. The project proponent submitted additional information / documents vide letters dated 25/08/2014 & 14/03/2015 to the SEAC.

The proposal is for Environmental Clearance for the Township Project at S.No.73/p, 74, 77/1, 77/2, 82/p, 106/1/p, 107/1&2, 108/p, 113, 114, 115/1, 118/2, 122/p, 123, 125/1/p, 125/2/A/p, 125/2/B/p, 126/2/A, 126/2/B, 127, 128/1, 128/2, 130/1, 130/2, 131/p, 134/p, 135/p, 75/1, 75/2, 76, 80, 81, 79, 78/1, 78/2, 109, 110, 106/2/p, 126/1, 129, 117, 116/2, 119, 189, 190, 191 of village Jethej, S.No. 118, 119, 122, 123/p of village Karoli, S.No.41 of village Khatraj, Tehsil: Kalol, Dist: Gandhinagar proposed by M/s Arvind Limited. This is a new township project with total land area of 5,32,067.0 m², net land area of 4,50,700.0 m² and the proposed built up area is 4,51,718.0 m². The project falls under category 8(b) of the EIA Notification-2006.

The project will comprise of 139 numbers of building blocks total 2694 nos. of residential units (2136 flats, 126 bungalows and 432 EWS housings), 180 nos. of shops, 135 nos. of offices, community centre and Anganwadi. Scope of the all building blocks in the project will be Basement + Ground Floor+2 Floors. Maximum height of the buildings will be 12 m.

The project activity is covered in 8(b) and falls in Category 'B'. Since the proposed project is in item no 8 of the EIA notification, 2006, it does not need Public Consultation as per Para 7(i) III Stage (3) (d) – Public Consultation of EIA Notification, 2006.

The SEAC, Gujarat had recommended the project vide their letter dated 13.07.2015 to grant Environmental Clearance to the SEIAA, Gujarat based on the decision taken during SEAC meeting held on 22.04.2015. The proposal was considered by SEIAA, Gujarat in its meeting held on 17.07.2015 at Gandhinagar. After careful consideration, the SEIAA hereby accords Environmental Clearance to above project under the provisions of EIA Notification dated 14th September, 2006 subject to the compliance of the following conditions

A. CONDITIONS:

A.1 CONSTRUCTION PHASE:

1. Water requirement for the construction phase shall not exceed 87.0 KL/day and it shall be met through the water tankers. No ground water shall be tapped during the construction phase.
2. Sewage generated during the construction phase shall be disposed off through septic tank/soak pit.
3. The construction site shall be provided with barricades of adequate height on its periphery with adequate signage. Individual building within the project site shall also be provided with barricades.
4. Water sprinkling shall be done in vulnerable areas for controlling fugitive emission.

- 5 Material shall be covered during transportation to avoid the fugitive emission.
- 6 The roads inside the project area and roads connected to the main road shall be paved or shall be water sprinkled to avoid the fugitive emissions during construction.
- 7 All required sanitary and hygienic measures shall be provided before starting the construction activities and to be maintained throughout the construction phase.
- 8 Adequate drinking water and sanitary facilities, electricity and ventilation, creches, canteen, rest rooms, safe disposal system for waste garbage and domestic waste water, first aid, medical and emergency facilities shall be provided for construction workers to ensure that they do not ruin the existing environmental condition.
- 9 Provision should be made for the supply of fuel (kerosene or cooking gas), utensils such as pressure cookers etc. to the labors during construction phase.
- 10 Adequate personal protective equipments shall be provided to the construction workers to ensure their safety and the project proponent shall ensure its usage by the labors.
- 11 All topsoil excavated during construction activities should be stored separately for use in horticultural / landscape development within the project site.
- 12 The construction materials and debris shall be properly stored and handled to avoid negative impacts such as air pollution and public nuisances by blocking the roads and public passages.
- 13 Entire quantity of demolition and construction debris to be generated during the construction phase shall be utilized within the project premises for the purposes like filling the low lying areas, plinth filling, road development etc.
- 14 Excavated earth to be generated during the construction phase shall be utilized within the premises at the maximum extent possible and balance quantity of excavated earth shall be disposed off with the approval of the competent authority after taking the necessary precautions for general safety and health aspects. Disposal of the excavated earth during construction phase shall not create adverse effect on neighboring communities.
- 15 Use of diesel generator sets during construction phase should be enclosed type and conforming to the EPA Rules for air and noise emission standards.
- 16 Vehicles hired for bringing construction material at site should be in good conditions and conform to applicable air and noise emission standards and should be operated only during non-peak hours.
- 17 Ambient noise levels should conform to residential standards both during day and night. Incremental pollution load on the ambient air and noise quality should be closely monitored during construction phase.
- 18 Ready made mix concrete shall be used so far as possible.
- 19 Water demand during construction should be reduced by use of curing agents, plasticizers and other best practices.
- 20 Fly ash shall be used as building material in the construction as per provisions of Fly Ash Notification under EPA.
- 21 Structural design aspects in accordance to the seismic zone shall be strictly adhered to. National and International standards / codes shall be practiced for the structural safety of the buildings.
- 22 Use of glass shall be minimal and only low emissive glass with double glazed system will be used in the project to reduce the electricity consumption and load on air conditioning.
- 23 Various energy conservation measures shall be implemented viz. use of solar based street lights, sunscreen films on windows to reduce heating inside the buildings, use of energy efficient appliances, use of CFL's/LEDs, low voltage lighting etc.
- 24 Environment Management Cell shall be formed, which shall supervise and monitor the environment related aspects of the project during construction and operational phases in addition to observance of Gujarat Building and other Construction Workers Rules.
- 25 The safe disposal of wastewater and solid wastes generated during the construction phase shall be ensured.
- 26 Prior permission from the competent authority shall be obtained for cutting of the existing trees before site preparation work is commenced.

A.2 OPERATION PHASE:

- 27 Total water requirement during the operation phase shall be 2 309.01 KL/day, out of which fresh water requirement of 1 138.07 KL/day shall be met through water supply from Sardar Sarovar Narmada Nigam Limited. Water requirement of 1,169.94 KL/day for flushing, horticulture development and cooling make up shall be met by reuse of treated sewage from the proposed STP. Metering of the water shall be done and its records shall be maintained. No ground water shall be tapped during the operation phase.
- 28 The sewage generation shall not exceed 1 422.08 KL/day, which shall be treated in the proposed sewage treatment plant (STP) of adequate capacity. The STP shall be operated regularly and efficiently so as to achieve the GPCB norms at the STP outlet.
- 29 Treated sewage shall be completely reused within the premises for flushing, gardening and cooling make up purposes. Hence, there shall not be any kind of sewage discharge outside the premises. During the high rainy

- days, when treated sewage cannot be used for gardening purpose, the treated sewage shall be stored in the storage tank of adequate capacity
30. In any circumstances treated/untreated sewage shall not be discharged into septic tank/soak pit during the operation phase
 31. A proper logbook of STP operation and also showing the quantity of treated sewage utilized in flushing gardening and cooling make up purposes shall be maintained and furnished to the GPCB from time to time
 32. Dual plumbing system with separate tanks and lines shall be provided for utilization of treated sewage for flushing
 33. Low water consuming devices shall be provided. Fixtures for showers, toilet, flushing and drinking shall be of low flow either by use of aerators/ diffusers or pressure reducing devices etc.
 34. No bore well shall be constructed and existing bore well/s, if any, shall be either sealed or converted into the recharge well upon completion of the construction work
 35. Harvesting of roof top & surface runoff and recharging of ground water shall be carried out through recharging pits as per the details submitted. Recharging pond / well shall be provided in low contour. Before recharging the surface run off, pre-treatment must be done to remove suspended matter
 36. A water meter shall be installed on rain water harvesting & ground water recharge well system & compliance report of the same shall be submitted to concerned authorities
 37. It shall be ensured that the natural drainage pattern of the site shall not be disturbed /obstructed and measures proposed to protect existing natural pattern within the project site shall be strictly implemented
 38. During operation phase, solid waste to be generated shall be segregated at source. Bio-degradable waste after composting & STP sludge shall be used as manure within the premises. Non bio-degradable waste shall be sent to MSW disposal site of concerned local authority
 39. Hazardous wastes i.e. used oil generated from DG set / other machinery overhauling and transformer oil replacement shall be sold off to the registered recyclers and any other type of hazardous waste generating from the project if any, shall be disposed as per the Hazardous Waste (Management, Handling and Transboundary Movement) Rules 2008, as may be amended from time to time
 40. The electronic waste shall be disposed off as per E-waste (Management & Handling) Rules, 2011
 41. The stack height of the DG Sets shall be equal to the height needed for the combined capacity of all proposed DG sets. The gaseous emissions from the D. G. Sets shall conform to the standards prescribed by GPCB. At no time, the emission levels shall go beyond the stipulated standards
 42. The greenbelt area of 62,536.0 sq.m comprising of 10,500.0 sq.m tree covered area shall be developed as proposed. The project proponent shall grow as many trees as possible in the green belt and common plots rather than developing only lawns. The open spaces inside the project shall be suitably landscaped and covered with vegetation of indigenous variety. The area earmarked as green area shall be used only for greenbelt and shall not be altered for any other purpose
 43. The project proponent shall install the electric utilities / devices, which are energy efficient and meeting with the Bureau of Energy Efficiency norms, wherever applicable. Energy Conservation Building Code [ECBC] norms shall be implemented in the project
 44. The energy audit shall be conducted at regular interval for the project and the recommendations of the Audit Report shall be implemented with spirit
 45. Solar lights shall be incorporated for illumination of common areas, lighting of internal roads/streets and passages
 46. The roof shall meet regulatory requirement as per Energy Conservation Building Code by using appropriate thermal insulation material to fulfill requirements
 47. Ozone Depleting Substances (Regulation & Control) Rules shall be followed while designing the air conditioning system of the project.
 48. The acoustic enclosures shall be installed at all noise generating equipments such as DG sets, air conditioning systems, etc. and the noise level shall be maintained as per the MoEF / CPCB guidelines / norms both during day and night time
 49. Parking space of at least 1,09,800 sq.m. shall be provided as proposed. The area earmarked for the parking shall be used for parking only. No other activity shall be permitted in this area.
 50. No public space shall be used or blocked for the parking and the trained staff shall be deployed to guide the visitors for parking and helping the senior citizens and physically challenged people.
 51. Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided
 52. All the staircases and lifts shall open out at ground level for emergency evacuation
 53. Staircases, lifts and escalators shall be provided as per the provisions of Gujarat Lift & Escalator Rules
 54. The planning design and construction of all buildings shall be such as to ensure safety from fire
 55. Adequate continuous peripheral path not less than 10 feet in width, all round the periphery shall be provided for

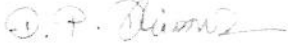
- turning around of the passage of fire tender/emergency vehicle without reversing
56. Requisite fire fighting facilities as per the requirement of NBC or local by-laws, whichever is stringent, shall be provided
 57. Fire water storage tanks of adequate capacity shall be provided as proposed. Adequate provision shall be made to ensure that water from the Fire Water Tank shall not be used for any other purpose.
 58. Compulsory training for the first aid and fire fighting along with regular mock drill shall be imparted to the Security personnel, STP operators and wireman cum D.G. Operator
 59. The project management shall prepare a detailed Disaster Management Plan (DMP) for the operational phase of the project
 60. Necessary emergency lighting system along with emergency power back up system shall be provided. In addition, emergency siren/public address system arrangement shall be provided.
 61. Necessary signage/maps at all appropriate places shall be provided to guide the people towards exits and assembly points during the unforeseen emergency and untoward conditions
 62. All the commitments / undertakings given to the SEAC during the appraisal process for the purpose of environmental protection and management shall be strictly adhered to
 63. All the recommendations and mitigation measures suggested in the EIA report as well as measures proposed to avoid negative impacts on the Thol Bird Sanctuary shall be implemented and fulfilled in true spirit.
 64. All the statutory clearances such as the approvals for storage of diesel from Chief controller of Explosives, Fire Department, if applicable, shall be obtained from the competent authorities.
 65. The project proponent shall strictly comply with the Gujarat Building and other Construction Workers Act & Rules as well as Gujarat Lifts & Escalators Rules.
 66. Environment Management Cell shall be formed during operation phase which will supervise and monitor the environment related aspects of the project including performance of the Sewage Treatment Plant, incremental pollution loads on the ambient air quality, noise and water quality periodically
 67. The project proponent shall also comply with any additional conditions that may be imposed by the SEAC or the SEIAA or any other competent authority for the purpose of the environmental protection and management

3. OTHER CONDITIONS :

68. All the statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Airports Authority of India etc., if applicable, shall be obtained by the project proponent from the competent authorities
69. The project proponent shall strictly comply with the Gujarat Building and other Construction Workers Act & Rules as well as Gujarat Lifts & Escalators Rules
70. The project proponent shall ensure maximum employment to the local people
71. The project management shall also comply with all the environment protection measures, risk mitigation measures and safeguards proposed by them.
72. The project proponent shall also comply with any additional condition that may be imposed by the SEAC or the SEIAA or any other competent authority for the purpose of the environmental protection and management
73. No further expansion or modifications in the project likely to cause environmental impacts shall be carried out without obtaining prior Environment Clearance from the concerned authority
74. The above conditions will be enforced inter-alia under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986 and Hazardous Waste (Management Handling and Transboundary) Rules, 2008 along with their amendments and rules.
75. The project authorities shall earmark adequate funds to implement the conditions stipulated by SEIAA as well as GPCB along with the implementation schedule for all the conditions stipulated herein. The funds so provided shall not be diverted for any other purpose
76. The applicant shall inform the public that the project has been accorded environmental clearance by the SEIAA and that the copies of the clearance letter are available with the GPCB and may also be seen at the Website of SEIAA/ SEAC/ GPCB. This shall be advertised within seven days from the date of the clearance letter, in at least two local newspapers that are widely circulated in the region, one of which shall be in the Gujarati language and the other in English. A copy each of the same shall be forwarded to the concerned Regional Office of the Ministry
77. It shall be mandatory for the project management to submit half-yearly compliance report in respect of the stipulated prior environmental clearance terms and conditions in hard and soft copies to the regulatory authority concerned, on 1st June and 1st December of each calendar year
78. The project authorities shall also adhere to the stipulations made by the Gujarat Pollution Control Board

- 79 The project authorities shall inform the GPCB Regional Office of MoEF and SEIAA about the date of financial closure and final approval of the project by the concerned authorities and the date of start of the project
- 80 The SEIAA may revoke or suspend the clearance, if implementation of any of the above conditions is not found satisfactory
- 81 This environmental clearance is valid for seven years from the date of issue
- 82 Any appeal against this environmental clearance 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.

With regards
Yours sincerely



(DARPANA DHIMMAR)
Member Secretary

Issued to:

Mr. Saurabh Agarwal (Business Head)
Arvind Infrastructure Limited,
24, Govt. Servant Society,
Behind City Bank, off C.G.road,
Ahmedabad-380009.

Copy to -

- 1 The Secretary SEAC C/O G.P.C.B. Gandhinagar - 382010
- 2 The Chairman, Central Pollution Control Board, Parivesh Bhavan, CBD -cum-Office Complex, East Arjun Nagar, New Delhi-110032
- 3 The Chief Conservator of Forests (Central) Ministry of Environment & Forests, Regional Office (WZ) E-5, Arera Colony, Link Road-3, Bhopal-462016, MP
- 4 Monitoring Cell, Ministry of Environment and Forests, Paryavaran Bhavan, CGO Complex, New Delhi-110003
- 5 The Member Secretary Gujarat Pollution Control Board, Paryavaran Bhavan, Sector 10 A, Gandhinagar-382010
- 6 Select File



(DARPANA DHIMMAR)
Member Secretary