



અરજી ક્રમાંક : 22000232000079247



ડિજિટલ ગુજરાત
તાલુકા સરકાર - જનસેવા કેન્દ્ર ગુજરાત

તા. વડોદરા

જિ. વડોદરા

અરજદારની કોપી

નામ : શ્રી નીતીનભાઈ ચંદુભાઈ પટેલ
સરનામું : મોજે ભાયલી સર્વે નંબર ૧૭૩૮ રીવાઈઝ બીનખેતી માટે તા.: વડોદરા જી.: વડોદરા
સેવા : લેન્ડ રેવન્યુ કોડની કલમ ૫ હેઠળની મંજૂરી બાબત (બીનખેતી)
અરજી કર્યા તારીખ : 10/08/2022 અરજી નિકાલ ના સંભવિત દિવસ : 90
સ્થાનગી નો પ્રકાર : જાતે સર્ટીફિકેટ નો પ્રકાર : ગુજરાતી
અરજી સાથે ના બિડાણો

કઈ શાખા/વિભાગ ને મોકલી -
શાખા/વિભાગ : કલેક્ટર કચેરી, વડોદરા
અધિકારી : ચીટનીશ

સેવા શુલ્ક રૂ! 20 પુરા પ્રાપ્ત થયેલ છે.

સહી -

Jitesh Shivajirao Chikne

(ઓપરેટર)

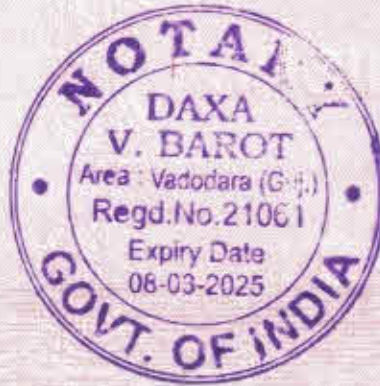
અરજી નું સ્ટેટસ અને અરજી નીકાલ વિગત જાણવા માટે જો હોય તો મોબાઈલ નં. આપો તેથી અમે SMS થી તમને જાણ કરી શકીએ



सत्यमेव जयते

INDIA NON JUDICIAL
Government of Gujarat
Certificate of Stamp Duty

Certificate No. : IN-GJ15761746124401U
Certificate Issued Date : 23-Aug-2022 05:24 PM
Account Reference : IMPACC (AC)/ gj13278011/ BARODA/ GJ-BA
Unique Doc. Reference : SUBIN-GJGJ1327801161588964492900U
Purchased by : NITINKUMAR CHANDUBHAI PATEL
Description of Document : Article 5(h) Agreement (not otherwise provided for)
Description : AFFIDAVIT CUM DECLARATION
Consideration Price (Rs.) : 0
(Zero)
First Party : AUM PROPERTIES
Second Party : REVENUE DEPARTMENT
Stamp Duty Paid By : AUM PROPERTIES
Stamp Duty Amount(Rs.) : 300
(Three Hundred only)



JD 0001599957

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Regd. No. 1203
Date 23 AUG 2022

Affidavit Cum Declaration

**Affidavit cum declaration of Nitinbhai Chandubhai Patel
authorized signatory of (Aum Properties) for the project
(Aadhya Elior) situated at (Block No 1738 OP No 257,
FP No 257, TP No 24B, Bhayli, Vadodara)**



I Nitinbhai Chandubhai Patel authorized signatory of proposed project duly authorized by the promoter of the project, do hereby, solemnly declare, undertake and state as under;

I/we undertake that we have NA permission of residence purpose only. We need to make revised NA application in revenue department. We can apply for revised NA after our name appears in Property card i.e. after completing the mandatory time period of 45 days. 30 days has already passed.

We request you to kindly consider our undertaking and take our file for further checking and allot us Rera number.

We undertake that we will submit you the revised NA application with fee receipt as soon as our name appears in revenue record.



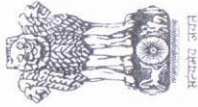

Nitinbhai Chandubhai Patel

Solemnly Affirmed/Declared
Sworn Before me by


DAXA V. BAROT
NOTARY (Govt. of India)



23 AUG 2022



J. PANDIT, IFS (Retd.)
MEMBER SECRETARY
EIAA (GUJARAT)

STATE LEVEL ENVIRONMENT
IMPACT ASSESSMENT
AUTHORITY
GUJARAT

No. SEIAA/GUJ/EC/8(a)/ 345/2022

Date: 06 APR 2022 BY R.P.A.D
Time Limit

Sub: Environment Clearance for the Building and Construction Project "Aadhya Elior" at Block No. 1738 OP No. 257, FP No. 257, TP No. 24/B (Bhayali), Vadodara proposed by M/s Chimanbhai Somabhai Patel. Construction project in Category 8 (a) of Schedule annexed with EIA Notification dated 14/09/2006.

Ref: Your Proposal No. SIA/GJ/MIS/252328/2022.

Dear Sir,

This has reference to your application along with Form-I, Form-1 A dated 19/01/2022, seeking Environmental Clearance under Environment Impact Assessment Notification, 2006. The project was scheduled for hearing in the SEAC meeting held on 17/02/2022.

The proposal is for Environmental Clearance for the Building and Construction Project "Aadhya Elior" at Block No. 1738, OP No. 257, FP No. 257, TP No. 24/B (Bhayali), Vadodara proposed by M/s Chimanbhai Somabhai Patel. This is a proposed building construction project having plot area of 10,016.00 m² and the proposed FSI area of the project is 27,043.00 m² with proposed built up area of 41,934.11 m². As the built up area is >20,000 m² and <1,50,000 m², it falls in the category 8(a) of the Schedule of EIA Notification, 2006.

The project will comprise of 06 numbers of buildings. No. of Blocks: 06. Scope of buildings/blocks are: Basement+ Parking / Ground Floor + 13 Floor and No.& size of Residential Units are: 204 flats and No.& size of Commercial Units are: 24 shops.

The project activity is covered in 8(a) 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 09/03/2022 to grant Environmental Clearance to the SEIAA, Gujarat based on the decision taken during SEAC meeting held on 17/02/2022. The proposal was considered by SEIAA, Gujarat in its meeting held on 24/03/2022 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.

PROJECT SPECIFIC CONDITIONS:

1. CONSTRUCTION PHASE:

1.1 WATER

1. Fresh water requirement during the construction phase shall not exceed 23 KLD and it shall be met through tankers. No ground water shall be tapped during the construction phase.
2. Sewage generated during the construction phase shall be disposed off through Soak Pit
3. Explore possibilities of provision of mobile toilets in construction phase.

2. HEALTH & SAFETY:

4. Project Proponent shall obtain Fire opinion/provisional fire NOC from the concern authority as per the prevailing Rules / Gujarat Fire Prevention and Life Safety Measures Act, 2016.
5. The project proponent shall obtain registration of the establishment under the Building and other Construction Workers' (Regulation of Employment & Conditions of Service) Act 1996 and shall comply with the provisions of the Act for the safety, health and welfare of construction workers.
6. The project proponent shall obtain registration of the construction workers as beneficiaries with the Gujarat Building and Other Construction Workers Welfare Board.



3. IDENTIFICATION PHASE:

3.1 WATER

Total water requirement during the operation phase shall not exceed 145 KLD, out of which fresh water requirement of 85 KLD shall be met through VMSS and the remaining 60 KLD of water requirement shall be met

through treated sewage. No ground water shall be tapped during the operation phase shall be done and its records shall be maintained.

8 Sewage generation during operation phase shall not exceed 103 KLD which shall be onsite Sewage Treatment Plant.

9 The treated wastewater discharge to VMSS drainage line shall not exceed 45 KLD. No VMSS shall be obtained for discharging of same in the drainage line. The treated water shall meet all standard limits prescribed as per the norms of GPCB/CPCB and compliance displayed and inform to local bodies.

10 The unit shall install and efficiently operate STP of adequate capacity for treating the during operation phase to achieve the GPCB norms at the STP outlet. Treated sewage norms shall be utilized within premises for gardening & flushing purpose at the maximum remaining quantity of treated sewage shall be disposed off through drainage line of VMSS. 11. A proper logbook of STP operation and also showing the quantity of treated sewage and quantity of treated sewage discharged into the drainage line shall be maintained and from time to time.

12 Dual plumbing system with separate tanks and lines shall be provided for drinking water flushing.

13 No bore well shall be constructed and existing bore wells, if any, shall be either sealed or recharge well.

14 Rain water harvesting from rooftop and paved areas and ground water recharge through wells shall be carried out as per the details submitted. Before recharging the rooftop and wells, to remove suspended matter.

A.2.2 AIR:

15. A D. G. set (2 X 125 KVA) proposed as backup power shall be of enclosed type and shall comply with standards under EPA rules. Necessary acoustic enclosures shall be provided at close proximity to the impact of noise.

16. The exhaust of the D. G. Set shall be at least 3 m above roof top.

17. The gaseous emissions from the D.G. Sets shall conform to the standards prescribed in the D.G. Sets amended from time to time. At no time, the emission levels shall go beyond the standards prescribed.

A.2.3 SOLID WASTE:

18. The solid waste generated shall be properly collected and segregated at source. The organic waste shall be converted into useful end product by treating it into the proposed onsite Organic Waste Management System. Recyclable waste shall be sold to vendors whereas the other garbage shall be disposed off as per the provisions made by the VMSS.

A.2.4 SAFETY AND WELFARE:

19. Project Proponent shall obtain fire safety certificate / Fire No-Objection Certificate from the competent authority as per the prevailing Rules / Gujarat Fire Prevention and Life Safety Measures Act, 1997.

20. Fire fighting facilities like Fire Extinguishers, Hose Reel, Down corner, Automatic Fire Fighting System, Operated Electric Fire Alarm System, Terrace Tank-1,20,000 lit (20,000 lit of capacity), Fire Water Tank-6,00,000 (6x 1,00,000) Pump capacity at Terrace tank level with minimum pressure of 2.0 mts. level - 900l/min shall be provided. A lightning arrester will be installed and properly maintained.

21. Staircase shall be provided 1 nos of 2.0 mts width in each block. All the staircases shall be provided from the highest point of building [with access from each floor] for emergency evacuation. 22. Provision for adequate air changes per hour in the basement shall be made so as to maintain the required air quality.

23. Car park exhaust system equipped with CO (Carbon Monoxide) sensor shall be provided and exhaust fans as CO concentration levels.

24. Clear peripheral margin space of adequate width, in accordance with the concerned norms, shall be provided for unobstructed & easy movement of vehicles in case of emergency.

25. Sanitation facilities, drinking water & tap water, sewage disposal facility first aid kit, etc. shall be provided for workers.

A.2.5 PARKING / TRAFFIC CONGESTION:

26. Minimum parking space of 8906.82 m² (287 CPS) [7273.04 m² in Basement + 1633 m² in Ground Floor] shall be provided as proposed.

16. ENERGY CONSERVATION:

27. Energy conservation measures viz. maximum use of natural lighting through architectural design, energy efficient motors & pumps, water efficient taps, solar lights in open & solar street light, 98.53 KW solar power generation, use of aerated blocks & RMC, use of LED lighting fixtures and low voltage lighting, roof-top thermal insulation etc. shall be implemented as proposed.

17. GREEN BELT:

28. Green belt area of 1501.60 m² comprising of 500 m² tree covered area with 250 trees within premises shall be developed as proposed. The other open spaces inside the plot shall be suitably landscaped and covered with vegetation of indigenous tree species.

18. GENERAL CONDITIONS:

18.1 PRE-CONSTRUCTION AND CONSTRUCTION PHASE:

29. Mitigation of flood measures shall be undertaken. Height of the plinth and ramps will be increased so that flood water does not enter basement.
30. Project proponent shall explore possibilities to reuse the treated waste water for gardening and floor washing.
31. Roads leading to or at construction site must be paved and blacktopped (i.e. - metallic roads).
32. No excavation of soil shall be carried out without adequate dust mitigation measures in place.
33. Grinding and cutting of building materials in open area shall be prohibited.
34. Construction material and waste should be stored only within earmarked area and road side storage of construction material and waste shall be prohibited.
35. Construction and demolition waste processing and disposal site shall be identified and required dust mitigation measures be notified at the site.
36. Dust mitigation measure shall be displayed prominently at the construction site for easy public viewing.
37. 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 (Regulation of Employment & Conditions of Service) Rules 2003.
38. Prior permission from the competent authority shall be obtained for cutting of the existing trees before site preparation work is commenced.
39. Water demand during construction shall be reduced by use of curing agents, super plasticizers and other best construction practices.
40. Wind - breaker of appropriate height i.e. 1/3rd of the building height and maximum up to 10 meters shall be provided. Individual building within the project site shall also be provided with barricades.
41. Regular water sprinkling shall be done in vulnerable areas for controlling fugitive emission.
42. No uncovered vehicles carrying construction material and waste shall be permitted.
43. No loose soil or sand or construction & demolition waste or any other construction material that cause dust shall be left uncovered. Uniform piling and proper storage of sand to avoid fugitive emissions shall be ensured.
44. Structural design of the project shall strictly adhere to the seismic zone norms for earthquake resistant structures.
45. The planning, designs and construction of all buildings shall be such as to ensure safety from fire.
46. The project proponent shall ensure maximum employment to the local people.
47. All required sanitary and hygienic measures shall be provided before starting the construction activities and to be maintained throughout the construction phase.
48. Provision shall be made for housing of construction labor within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical healthcare, creches, electricity & ventilation, canteen, rest rooms, safe disposal system for garbage, first aid, medical and emergency facilities etc. to ensure that they do no ruin the existing environmental condition. The housing may be in the form of temporary structures to be removed after completion of the project.
49. 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 labours.
50. First Aid Box shall be made readily available in adequate quantity at all the times.
51. Training shall be given to all workers on construction safety aspects.
52. The project proponent shall strictly comply with the Building and other Construction Workers (Regulation of Employment & Conditions of Service) Act 1996 and Gujarat rules made there under and their subsequent amendments.
53. The overall noise level in and around the project area shall be kept well within the prescribed standards by providing noise control measures including acoustic insulation, hoods, silencers, enclosures vibration dampers



etc. on all sources of noise generation.

54. Ambient noise levels shall conform to residential standards both during day and night. Incremental pollution on the ambient air and noise quality shall be closely monitored during construction phase
55. The noise generating equipments, machinery and vehicles shall not be operated during the night hours and be maintained properly to avoid generation of high noise due to wear and tear.
56. Use of diesel generator sets during construction phase shall be strictly with acoustic enclosure and conform to the EPA Rules for air and noise emission standards.
57. Safe disposal of wastewater and municipal solid wastes generated during the construction phase shall be ensured.
58. All topsoil excavated during construction activity shall be used in horticultural / landscape development within project site.
59. Construction materials and debris shall be properly stored and handled to avoid negative impacts such as pollution and public nuisances by blocking the roads and public passages.
60. Construction debris shall be reused in construction of roads, levelling the site etc. Waste packaging material used cement bags, waste paper, cardboard packing material, metal scraps etc. shall be sold to recycler or shall be sent to the nearest municipal solid waste landfill site.
61. Excavated earth to be generated during the construction phase shall be utilized within the premises to maximum extent possible and balance quantity of excavated earth shall be disposed off with the approval of 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 neighbouring communities
62. Provisions of Construction & Demolition Waste Management Rules-2016 shall be strictly adhered to.
63. Vehicles hired for bringing construction material at the site shall be in good conditions and conform to ambient air and noise emission standards and shall be operated only during day time and non-peak hours.
64. Project proponent shall ensure use of eco-friendly building materials including fly ash bricks, fly ash concrete blocks, Ready Mix Concrete [RMC] and lead free paints in the project.
65. Fly ash shall be used in construction wherever applicable as per provisions of Fly Ash Notification under the Environment Protection Act, 1986 and its subsequent amendments from time to time.
66. Use of glass shall be minimal and only low emissive glass shall be used in the project to reduce the electricity consumption and load on air conditioning.

B2. OPERATION PHASE AND LIFE TIME:

67. Separate Entries and Exits shall be provided to the project on the approach road.
68. Separate Entry and Exit to the basement shall be provided.
69. Explore possibilities of provision of Electric vehicle charging points in the basement.
70. Project Proponent shall provide adequate fund for Environment Monitoring and Staff training in the Environment Management Plan.
71. In Municipal Corporation before approval of plan layout it shall be ensure that the project proponent shall project the space for tree plantation with tree guard in a space between municipal road & their premises
72. The project proponent shall take written undertaking from the society association to maintain some minimum conditions pertaining to tree plantation, maintaining hygienic condition in and around the premises for the entire construction projects.
73. Notwithstanding the provision of EMP/CER, the proponent shall incur full expenditure as may be required for the time of execution of the project.
74. The project proponent shall take written undertaking from the Society Association to ensure compliance of environment conditions when it is handed over to them.
75. Project proponent shall ensure fire safety and safe lift installation by getting the due certification from competent authority.
76. Project proponent shall take proper maintenance of electrification with respect to human safety.
77. Project Proponent shall prominently display the copy of Environment Clearance at site.
78. Tree Plantation prescribed in the EC shall be maintained by the Society Association.
79. Proponent as well as successor society hall maintain hygienic conditions and cleanliness in and around the project site all the time.
80. Project proponent shall ensure fire safety by getting the due certification from competent authority
81. The design of building has to be earthquake resistant & duly certified by competent structural engineer, competent authority.

82. The project proponent shall explore the possibilities & adopt mitigation measures to minimize the impact of project with reference to Urban Heat Island (UHI) Phenomena.
83. The project proponent shall allocate funds as may be required for the compliance of Environment Management plan & CER activity proposed at the time of execution of the project.
84. Project proponent shall adopt the 3R concept of Reduce, Reuse and Recycle and while handling over the project to Maintenance Society shall ensure the compliances as required.
85. 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.
86. A water meter shall be installed on rain water harvesting & ground water recharge well system & come and report of the same shall be submitted to concerned authorities.
87. Used oil shall be sold only to the registered recycler.
88. Provisions of Solid Waste Management Rules-2016 shall be strictly adhered to.
89. Requisite fire fighting facilities as per the requirement of NBC and Gujarat Fire Prevention and Life Safety Measures Act-2013 along with the rules & regulations made there under shall be provided.
90. Underground fire water storage tanks and terrace 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.
91. Dedicated power back up system shall be provided in the case of power failure & emergency of fire, water pumps.
92. First Aid Box shall be made readily available in adequate quantity at all the times.
93. Main entry and exit shall be separate and clearly marked in the facility
94. Necessary emergency lighting system along with emergency power back up system shall be provided. Further, necessary auto glow signage at all appropriate places shall be provided to guide the people towards exits and assembly points during emergency.
95. Sufficient peripheral open passage shall be kept in the margin area for free movement of fire tender/ emergency vehicle around the premises.
96. The overall noise level in and around the project area shall be kept well within the prescribed standards by providing noise control measures including acoustic insulation, hoods, silencers, enclosures vibrations dampers etc. on all sources of noise generation including D.G.Sets. The ambient noise levels shall conform to the standards prescribed under the Environment (Protection) Act and Rules.
97. The area earmarked for the parking shall be used for parking only. No other activity shall be permitted in this area.
98. Traffic congestion near the entry and exit points from the roads adjoining the proposed project site shall be avoided. No public space including the service road shall be used or blocked for the parking.
99. The project proponent shall install energy efficient devices, appliances, motors, and pumps conforming to the Bureau of Energy Efficiency norms.
100. The transformers and motors shall have minimum efficiency of 85%.
101. Only variable frequency motor drives shall be used in project.
102. Application of solar energy shall be incorporated for illumination of common areas, lighting for gardens and street lighting. In addition the provision for solar water heating system shall also be provided.
103. Use of glass shall be minimal to reduce the heat island effect as well as to reduce the electricity consumption.
104. The area earmarked as green area shall be used only for plantation and shall not be altered for any other purpose.
105. Drip irrigation/low volume, low angle sprinkler system shall be used for the lawns and other green area including tree plantation.
106. The project proponent shall inform to SEAC / SEIAA regarding the transfer of management responsibility to the Society / Association to be formed for the proposed project with all the supporting documents. The Society / Association formed for further management of the proposed project shall be responsible for compliance of all the conditions stipulated in the Environmental Clearance order.
107. Environmental Clearance granted for the project on the basis of documents related to land possession submitted shall become invalid in case the actual land for the project site turns out to be different from the land considered at the time of appraisal of the project and mentioned in the EC.
108. All other statutory clearances such as N.A. permission, approvals for storage of diesel from PESO, Fire Department, Airports Authority of India etc., if applicable, shall be obtained by the project proponent from the



competent authorities.

109. All the conditions as may be stipulated in the N.A. order, Development permission, Building use permit and NOC obtained from Fire Department etc. shall be strictly complied with.

110. The project management shall also comply with all the environment protection measures as stipulated in the measures and safeguards proposed by them.

111. 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.

112. The project proponent shall also comply with any additional condition that may be imposed by the SEAC or SEIAA or any other competent authority for the purpose for the environmental protection and management.

113. All the terms & conditions prescribed in the amendment of EIA Notification - 2006 published by the MoEF & SEIAA vide its Notification No. S.O. 3999(E) dated 9th December, 2016 shall be complied with letter & spirit.

114. The project proponent shall strictly comply with the Gujarat Building and other Construction Workers' Regulation of Employment & Conditions of Service) Rules 2003 as well as Gujarat Lifts & Escalators Rules and other rules from time to time.

115. No further expansion or modifications in the project likely to cause environmental impacts shall be permitted without obtaining prior Environment Clearance from the concerned authority.

116. The above conditions shall be enforced, inter-alia under the provisions of the water (Prevention and Control of Pollution) Act, 1974, Air (Prevention & Control of Pollution) Act, 1981, the Environment Protection Act, 1986 and the Hazardous Wastes (Management Handling and Transboundary) Rules, 2008. Building and other Construction Workers' (Regulation of Employment & Conditions of Service) Act-1996, The Gujarat Building and Escalators Act-2000 along with their amendments and rules.

117. The project proponent shall obtain the requisite permissions / clearance under the provisions of the Forest Act 1927, Forest Conservation Act 1980 and Wildlife (Protection) Act 1972.

B3. OTHER:

118. PP shall sponsor tree plantation in 9 ha of community / institution land with proper maintenance and fencing and watering in consultation with District Forest Officer, Vadodara and Forests and Environment Department, Sachivalaya Gandhinagar before completion of the project as per the clarification given by the MoEF&CC, GOI dated 25.02.2021. The expenditure of supporting above activities will be within the outlay of CER committed by PP.

119. The project proponent shall allocate the separate fund as committed before SEAC for activities for development like cleaning, dredging, paver block fitting around lack, solar light fitting, fencing and senior citizen bench at Raipura village. Activities proposed under Corporate Environmental Responsibility (CER) shall be part of Environment Management Plan (EMP) as per the MoEF&CC's OM no. F.No.2337/IA.III dated 30.09.2020. The said activities shall be completed within 3 years from the commencement of the project. The CER shall be monitored and the monitoring report shall be submitted to the Regional Office MoEF&CC as a part of half-yearly compliance report and to the District Collector. The monitoring report shall be posted on the website of the project proponent.

120. The project authorities shall earmark adequate funds to implement the conditions stipulated by SEAC, GPCB along with the implementation schedule for all the conditions stipulated herein. The funds shall not be diverted for any other purpose.

121. The project proponent shall adhere to provisions made for Corporate Environment Responsibility (CER) Memorandum dated 01/05/2018 by Ministry of Environment, Forests & Climate Change and its amendment from time to time in a letter and spirit.

122. 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 MoEF & SEIAA/ SEAC/ GPCB.

123. It shall be mandatory for the project management to upload half yearly compliance report on the Gujarat Real Estate Regulatory Authority, on 1st June and 1st December of each calendar year.

124. The project authorities shall also adhere to the stipulations made by the Gujarat Pollution Control Board.

125. The project authorities shall inform the GPCB, Regional Office of MoEF&CC and SEIAA about the financial closure and final approval of the project by the concerned authorities and the date of start of the project.

126. The SEIAA may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory. This environmental clearance is valid for seven years from the date of issue.

127. Submission of any false or misleading information or data which is material to screening or scoring of the project

or decision on the application makes this environment clearance cancelled.

BA COMPLIANCE OF ENVIRONMENT CLEARANCE/REPORTING/ADMINISTRATION/APPEAL

128. Project proponent shall inform to all the concerned authorities including Municipal Corporation and District collector and shall also give wide publicity through advertisement in minimum two local newspapers within seven days, about the environment clearance order accorded

129. Project proponent shall appoint a key person in the organization who shall be responsible for compliance of above condition fully on behalf of the proponent. It will not mean that appointing a key person will exempt the project proponent from the responsibility of compliance. Any change in key person shall immediately be informed to SEIAA and all concerned authorities.

130. Designated key person shall submit six monthly compliance report to SEIAA/SEAC, MOEF&CC, GPOB and

Nodal Department of the Government.

131. The Nodal Department or any authority or officer authorized by MOEF&CC/SEIAA can inspect the site of the project and all the facilities, for verification of compliances of environment clearance conditions

132. In case of violation reported upon, the project proponent shall be responsible for all the legal actions as per Environment Protection Act, 1986 including SEIAA may cancel, withdraw or keep in abeyance, the environment clearance accorded

133. Any person including the project proponent affected by this environment clearance order may file appeal to Honorable National Green Tribunal West Zone branch, Pune, preferably within a period of thirty days from the date of issue of environment clearance as prescribe under section 16 of National Green Tribunal Act 2010

134. All complains and public grievance or representations may be addressed to SEIAA/SEAC in the email addresses (a) msseiaagj@gmail.com & (b) seacgujarat@gmail.com.

(S. J. PANDIT)

Member Secretary

Issued to:-

Chimanbhai Somabhai Patel
B-27, Nilkanth Duplex,
Opp. Dayanand Society,
Behind Gokul Plot Vasna,
Gotri, Vadodara

Copy to:-

1. The Secretary, SEAC, C/O. G.P.C.B. Gandhinagar - 382010.
2. The Additional Chief Secretary, Forests & Environment Department, Govt. of Gujarat, Block 14, 8th floor, Sachivalaya, Gandhinagar-382010.
3. The Chairman, Central Pollution Control Board, Parivesh Bhavan, CBD -cum-Office Complex, East Arjun Nagar, New Delhi-110032
4. Scientist C, Integrated Regional Office, Ministry of Environment and Forests, Aranya Bhavan, Sector-10, Gandhinagar - 382010.
5. Monitoring Cell, Ministry of Environment and Forests, Paryavaran Bhavan, CGO Complex, New Delhi-110003.
6. The Member Secretary, Gujarat Pollution Control Board, Paryavaran Bhavan, Sector-10 A, Gandhinagar-382010
7. The Additional Secretary, Forest and Environment Department, Government of Gujarat, Sachivalaya, for information and necessary action as per condition no. 118 of this order.
8. District Forest Officer, Vadodara, Kothi Anexy Building, Behind Raopura, Jambubet, Vadodara, for information and necessary action as per condition no. 118 of this order.
9. Select File



Chimanbhai.S.Patel

G.FL, Opp- STONE GATE,
Kabir Road, At-Bhayli,
Vadodara.

Date: 10-12-2021

System Generated Auto Assessment for Height Clearance

1. 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 GSR 751 (E) dated 30th Sep. 2015 for Safe and Regular Aircraft Operations has assessed the site data filled by the applicant.
2. Assessment details for Height Clearance:

NOC ID :	VADO/WEST/B/121021/640783
Applicant Name*	Baldev K Patel
Site Address*	Highrise bldg, S.NO-2557, B.NO-1738, O.P. NO-257, F.P. NO-257, T.P.NO-24/B, At-Bhayli, Vadodara.
Site Coordinates*	22 17 52.46N 73 07 23.79E, 22 17 53.12N 73 07 24.16E, 22 17 48.14N 73 07 24.27E, 22 17 53.89N 73 07 27.34E, 22 17 48.51N 73 07 27.73E
Site Elevation in mtrs AMSL as submitted by Applicant*	31.02 M
Type Of Structure*	Building

*As provided by applicant

Your site is located at a distance 10407 mts from ARP and lies in the grid N7 of the published CCZM of Vadodara airport. The Permitted top elevation for this grid is 100 mts.
Since the requested top elevation 91.02 mts in AMSL is below CCZM permitted top elevation, the NOC for height clearance is not required from Airports Authority of India.

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

- a. The site-elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation for the proposed structure. If however, at any stage it is established that the actual data is different from the one provided by the applicant, this assessment will become invalid.
- 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, this assessment shall be treated as null and void.
- c. Airport operator or his designated representative may visit the site (with prior coordination with applicant or owner) to ensure that assessment terms & conditions are complied with.
- d. The assessment 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.

राजिव गांधी भवन
Rajiv Gandhi Bhawan

साफ़्टवरिंग एअरपोर्ट अड्डा नई दिल्ली-110003
Safdarjung Airport, New Delhi-110003

फ़ोन : 246329510
Phone: 246329510



भारतीय विमानतट प्राधिकरण
AIRPORTS AUTHORITY OF INDIA

e. The applicant is responsible to obtain all other statutory clearances from the concerned authorities including the approval of building plans. This assessment for height 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.

f. 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.

g. This assessment has been issued w.r.t. the Civil Airports as notified in GSR 751(E). Applicant needs to seek separate NOC for Defence, if the site lies within jurisdiction of Defence Airport. Applicants also need to seek clearance from state Govt. as applicable, for sites which lies in the jurisdiction of unlicensed civil aerodrome as outlined in Rule 13 of GSR751 (E)

This assessment is system auto generated and thus does not require any signature

Designated Officer

Region Name: WEST

Address: General Manager Airports
Authority of India, Regional
Headquarter, Western Region,
Opp. Parsiwada, Sahar Road,
Vale Parle (E)

Email ID: nocwr@aai.aero

Contact No: 022-28300656

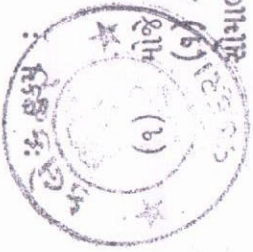
राजीव गांधी भवन
Rajiv Gandhi Bhawan

सतदरजुंग एअरपोर्ट नई दिल्ली-110003
Sadarjung Airport, New Delhi-110003

फोन : 24632950
Phone: 24632950

વાંચ્યા :

- (૧) અરજદારશ્રી શ્રી પટેલ ચીમનભાઈ સોમાભાઈ વિગેર, રહે. લાલ દરવાજા, ભાયલી, વડોદરાની મોજે ભાયલી તા.વડોદરાના સ.નં.૨૫૩૭ (બ્લોક.નં.૧૭૩૮) ની ૧૬૬૯૩ ચો.મી.જમીનની રહેણાંકનાં હેતુ માટે બીનખેતીની પરવાનગી મળવાની તા.૧૦/૧૧/૨૦૦૯ની અરજી
- (૨) મામલતદારશ્રી વડોદરા ગ્રામ્યનાં ૫૪ નં./આર.ટી.એસ/વર્ષી/૨૭૮૩/૨૦૦૯, તા.૦૧/૧૨/૦૯ થી આવેલ દરખાસ્તનાં કાગળો.
- (૩) નગર નિયોજકશ્રી, શહેરી વિકાસ સત્તામંડળ, વડોદરાના ઓન સર્ટીફિકેટ નં.૫૪ નં.યુડીએ/ઓન સર્ટી/૪૧૩/૦૯, તા.૦૮/૦૯/૨૦૦૯
- (૪) ખાસ જમીન સંપાદન અધિકારીશ્રી યુનીટ-૧, યુનીટ-૨/૧, યુનીટ-૪/૧૪, યુનીટ-૫/૧૫ તરફથી રજુ થયેલ "ના વાંધા પ્રમાણપત્રો"
- (૫) જમીન મહેસૂલ કાયદાની કલમ-૬૫
- (૬) જમીન મહેસૂલ નિયમોનાં નિયમ-૮૧(૨)
- (૭) ગુજરાત સરકાર, મહેસૂલ વિભાગના, કરાવ ક્રમાંક: બખપ/૧૦૦૬/૪૨૫/ક, તારીખ: ૧-૭-૨૦૦૯



(૧) મોજે ભાયલી તા.વડોદરાના નીચે જણાવેલ બ્લોક/સરવે નંબર વાળી ખેતીની જમીન (૧૧) શ્રી પટેલ ચીમનભાઈ સોમાભાઈ (૨) શ્રી પટેલ રમેશભાઈ સોમાભાઈ (૩) શ્રી પટેલ વિનાબેન સોમાભાઈ (૪) શ્રી પટેલ હંસાબેન સોમાભાઈ (૫) શ્રી પટેલ પ્રભાવતીબેન સોમાભાઈના ખાતે ચાલે છે.

સરવે નંબર	બ્લોક નંબર	શેતરફળ (ચો.મી.)
૨૫૩૭	૧૭૩૮	૧૬૬૯૩

- (૨) માલિકી હકકપણા (ટાઈટલ) બરાબર હોવાનું તથા યુએલસી કાયદા હેઠળ જમીન ફાજલ થયેલ નથી તેમજ સરકાર હસ્તક કબજો લેવાયેલ નથી તેમજ કબજો અરજદાર પાસે છે તથા જમીનના માલિકીપણા અંગે કેસ, વિવાદ કે અપીલ ચાલુમાં નથી તેમજ જમીનમાં કોઈ સરકારી લેણું વસુલ લેવાનું બાકીમાં નથી તેમ મામલતદારશ્રીએ જણાવેલ છે.
- (૩) સવાલવાળી જમીન જુની શરતની છે.
- (૪) સવાલવાળી જમીન અંગે પુડા કચેરીનું વંચાણ-૩ થી જરૂરી ઓન સર્ટી. રજુ થયેલ છે. તે મુજબ સવાલવાળી જમીન રહેણાંક ઝોન (આર-૧) માં આવે છે.
- (૫) આ જમીન સંપાદનની કાર્યવાહી હેઠળ નથી એવું વંચાણ-૪ ના પત્રોથી જમીન સંપાદન અધિકારીશ્રીઓએ જણાવેલ છે.
- (૬) મામલતદારશ્રીએ તપાસ કરતાં આ જમીન ઉપર બીનપરવાનગીનું બાંધકામ કે બીનખેતીનો ઉપયોગ થયો નથી. કબજેદારે પરવાનગી આપતાં કરાવવામાં આવે તે શરતો મુજબ વર્તવા તથા કરાવે તે વિશેષધારો ભરવા સંમતિ જવાબ આપેલો છે. તથા રહેણાંક હેતુ દર ચો.મી. રૂ. ૧૦-૫૦ પૈસા પ્રમાણે તથા પ્રવર્તમાન દરે લોકલફંડ તથા શિક્ષણ ઉપકર અને રૂપાંતરકર ભરવાની શરતે બીનખેતી પરવાનગી આપવા ભલામણ કરેલ છે.

ખાતેદારે બિનખેતીના રહેણાંક હેતુ માટેની ૧૬૬૯૩ ચો.મી. ૨/- રૂ.ના દરે રૂપાંતરકરની રકમ રૂ.૩૩,૩૮૬/- (અંકે રૂપિયા ત્રેત્રીસ હજાર ત્રણસો છપાસી પુરા) તા.૨૮/૦૧/૨૦૧૦ ના રોજ સ્ટેટ બેન્ક ઓફ ઈન્ડિયામાં "૦૦૩૫" સદરે જમા કરાવી અસલ ચલન રજુ કરેલ છે તથા માપણી કી ની રકમ સ્ટેટ બેન્ક ઓફ ઈન્ડિયામાં રૂ.૯૦૦/- તા. ૨૩/૧૧/૦૯ ના રોજ જમા કરાવી ચલન રજુ કરેલ છે.

(૮) સબબ, મોજે ભાયલી તા. વડોદરાના નીચે જણાવેલ સરવે નંબર /બ્લોક નંબર વાળી જમીનના

સરવે નંબર	બ્લોક નંબર	ક્ષેત્રફળ (ચો. મી.)
૧૨૫૩૭	૧૭૩૮	૧૬૬૯૩

રહેણાંકના ૦-૨૫ પૈસા પ્રમાણે સામેલ પત્રકમાં દર્શાવેલ જણાવ્યા પ્રમાણે વિશેષ ધારો તથા અન્ય ઉપકરો પ્રવર્તમાન દરે પત્રકમાં જણાવ્યા પ્રમાણે તા. ૧/૮/૨૦૦૯ થી બીજો હુકમ થતાં સુધી દર વર્ષે ભરવાની તથા સક્ષમ સત્તાધિકારીશ્રી પાસેથી મંજૂર કરેલા નકશા તથા રજાવિદી મેળવી બાંધકામ કરવાની શરતે બીનખેતીના રહેણાંકનાં હેતુ માટે પરવાનગી આપવા નીચેની વધુ શરતોને આંધીન હુકમ કરવામાં આવે છે.

: શરતો :

પરિશિષ્ટ-૪

બિનખેતી પરવાનગી મેળવવા ઈચ્છતા અરજદારે પાલન કરવાની શરતો :

(બિનખેતી પરવાનગી આપનાર સક્ષમ સત્તાએ આ પરિશિષ્ટ બિનખેતીની પરવાનગી આપતા હુકમ સાથે અચૂક જોડવાનું રહેશે.)

- (૧) રીસ્ટ્રીક્ટ ઈન્સ્પેક્ટર ઓફ લેન્ડ રેકર્ડ્સ ધ્વારા ઈસ્યુ કરાયેલ માપણી શીટ કે જેના ઉપર મૂળ ટિપ્પણની હદ પૂર્ણ દર્શાવેલ હોવી જોઈએ. રજૂ કરાયેલ પ્લાન તથા લે-આઉટ પ્લાન સક્ષમ કક્ષાએ મંજૂર કરાવેલ હોવો જોઈશે.
- (૨) બાંધકામ શરૂ કરતાં પહેલા બાંધકામના નકશા સક્ષમ અધિકારી પાસે મંજૂર કરાવવાના રહેશે, પરંતુ અરજદાર બિનખેતી પરવાનગી મેળવ્યા વગર આવા બાંધકામની રજા ચીટીમેળવી શકશે નહીં.
- (૩) શહેરી વિસ્તાર જ્યાં ટાઉન પ્લાનીંગ સ્કીમ મંજૂર થઈ ગઈ છે ત્યાં જી.ડી.સી. આંર. અને ઝોનીંગના નિયમો અનુસાર બાંધકામ કરવાનું રહેશે.
- (૪) મંજૂર થયેલ નકશા મુજબ આરોગ્ય અને સ્વાસ્થ્યની દ્રષ્ટિએ ગંદા પાણીના નિકાલની જોગવાઈ કરવાની રહેશે.
- (૫) અરજદારે રીબન ડેવલપમેન્ટ ટ્રલ્સ નીચે જે તે રસ્તાનો પ્રકાર ધ્યાને લઈ રસ્તાના મધ્યબિંદુથી બાંધકામ વચ્ચે અંતર જાળવવાનું રહેશે અન્યથા અરજદારની જવાબદારી થશે.
- (૬) ઔદ્યોગિક હેતુ માટે મંજૂરી માંગેલ હોય તો બાંધકામ કરતાં પહેલા જિલ્લા ઉદ્યોગ અધિકારીની જરૂરી મંજૂરી મેળવ્યા બાદ જ આગળની કાર્યવાહી કરવાની રહેશે.
- (૭) સવાલવાળી જમીન જો જેલથી નજીક હોય તો ૧૮૪ મીટરનું અંતર છોડી બાંધકામ કરવાનું રહેશે.
- (૮) સવાલવાળી જમીન જો રેલ્વે હદની નજીક હોય તો રેલ્વેની હદથી ૩૦ મીટર જગ્યા છોડી બાંધકામ કરવાનું રહેશે.
- (૯) સવાલવાળી જમીન ઉપરથી અથવા બાજુમાંથી વિજળી ગ્રીડના તાર/ હાઈટેન્શન પાવર અગર થાંભલા આવેલ હોય ત્યારે તે અન્વયે લાગુ પડતા નિયમોનું પાલન કરવા અને તે મુજબ બાંધકામ કરવાનું રહેશે.
- (૧૦) બિનખેતી માંગવામાં આવી હોય તેવી જમીન જો એરોડ્રામ આસપાસના ૨૦ કી.મી.ની ત્રિજ્યામાં આવતી હોય ત્યારે બાંધકામની ઉંચાઈ તથા એરોડ્રામની દ્રષ્ટિએ જરૂરી એવું 'ના વાંધા પ્રમાણપત્ર' સીવીલ એવીએશન ખાતા પાસેથી મેળવવાનું રહેશે અને સીવીલ એવીએશન ખાતાના નિયમોનું પાલન કરવાનું રહેશે.
- (૧૧) ભારતીય વાયુસેનાના હવાઈ મથક તથા ઈન્સ્ટોલેશનથી ૯૦૦ મીટરની ત્રિજ્યા બહાર બાંધકામ કરવાનું રહેશે.

(૧૨)

ઓ.એન.જી.સી.ના કુવા નજીકમાં આવેલ જમીનના કિસ્સામાં અરજદારે સંબંધિત નિયમોનું પાલન કરવાનું રહેશે.

(૧૩)

નર્મદા કેનાલ/અન્ય સિંચાઈ કેનાલની નજીકમાં આવેલ જમીનની બાબતમાં અરજદારે સૂચિત બાંધકામ માટે જાળવવાના થતાં અંતર-અંતર-અંગેના નિયમોનું પાલન કરવાનું રહેશે.

(૧૪)

અરજદારે/જમીન જરૂરી હોય ત્યાં કેન્દ્ર સરકાર કે રાજ્ય સરકારના કાયદા નીચે રક્ષિત સ્મારક (PROTECTED MONUMENTS) તરીકે જાહેર કરેલ પ્રાચીન સ્મારકથી ૧૦૦ મીટર સુધીનું અંતર જાળવવાની પ્રવર્તમાન જોગવાઈઓનું પાલન કરવાનું રહેશે.

(૧૫)

અરજદારે/જમીન જરૂરી હોય ત્યાં ભારતીય વન અધિનિયમ હેઠળ અનામત વન જમીન કે રક્ષિત વન તરીકે જાહેર કરેલ વન/જમીનથી જાળવવાના થતાં અંતર બાબતની જોગવાઈઓનું પાલન કરવાનું રહેશે.

(૧૬)

અરજદારે/જમીન જરૂરી હોય ત્યાં વન્ય જીવન સંરક્ષણ અધિનિયમ ૧૯૭૨ અન્વયે અભ્યારણ્ય અથવા રાષ્ટ્રીય ઉપવન તરીકે જાહેર કરેલ કોઈપણ વિસ્તારની હદથી જાળવવાના થતાં અંતર બાબતની જોગવાઈઓનું પાલન કરવાનું રહેશે.

અરજદારે ઉપરોક્ત સૂચનાઓનું ચુસ્તપણે પાલન કરવાનું રહેશે. જો તેમાં નિષ્ફળ જશે તો, શરતભંગ ગણી સક્ષમ અધિકારી કાયદેસરની કાર્યવાહી કરશે.

વધુમાં અરજદારશ્રીએ નીચેની શરતોનું પણ પાલન કરવાનું રહેશે.

(૧૭)

બાંધકામ શરૂ કર્યા તારીખથી એક માસમાં અને બાંધકામ પૂરું કર્યા તારીખથી એક માસમાં એમ બન્ને પ્રસંગોએ અત્રે લેખિતમાં જાણ કરવી પડશે.

(૧૮)

આ જમીન ઉપરનું મંજૂર થયા પ્રમાણે બાંધકામ આ હુકમ થયા તારીખથી છ માસમાં શરૂ કરી ત્રણ વર્ષમાં પૂરું કરવાનું રહેશે. તેમ કરવામાં ચુક થયે કલમ-૬૭ હેઠળ કાર્યવાહી કરવામાં આવશે. અને વસુલ ભરેલો વિ.ધારા વિગેરે કોઈપણ સંજોગોમાં પરત મેળવવાનો હકક રહેશે નહિ. આ અંગે અપીલનો સમય પૂરા થયા બાદ કોઈ હકક રહેશે નહિ.

(૧૯)

રજાચિદ્દિ, લેઆઉટ પ્લાન વિરુદ્ધ બાંધકામ થયાનાં પ્રસંગે કલેક્ટરશ્રી હુકમ કરે તે સમયમાં દૂર કરવાનું રહેશે. અમોતે વિરુદ્ધ વર્તન થયાનાં પ્રસંગે કબજેદારને ખર્ચે દૂર કરાવવામાં અને ખર્ચ જમીન મહેસુલ બાકી રાહે વસુલ કરવાપાત્ર થશે. અને કલેક્ટરશ્રી કરાવે તે દંડ ભરવો પડશે.

(૨૦)

હુકમ થયા તારીખથી છ માસની અંદર કબજેદારે જમીન મહેસુલ કાયદામાં જણાવ્યા મુજબ નમુના "એમ" માં સનંદ ભરી આપવાની રહેશે. તે વિરુદ્ધ વર્તન થયાનાં પ્રસંગે કલેક્ટરશ્રી કરાવે તે દંડ ભરવાનો રહેશે. ઉક્ત સનંદ અપીલનો સમય પૂરો થયા બાદ ભરી આપવાની રહેશે.

(૨૧)

જે હેતુનું બાંધકામ પુરૂ થયેથી એક માસની અંદર તેની જાણ પરવાનગી આપનાર અધિકારીને કબજેદારે કરવાની રહેશે.

(૨૨)

આ જમીનની જે હેતુ માટે પરવાનગી આપી છે તે હેતુ સિવાય અન્ય હેતુ માટે ઉપયોગ કરતાં પહેલાં કલેક્ટરશ્રીની પરવાનગી લેવાની રહેશે. તે વિરુદ્ધ વર્તન થયાના પ્રસંગે લે.રે.કોડની કલમ-૬૬ મુજબ પગલાં લેવામાં આવશે.

(૨૩)

"વરસાદી પાણીના ભૂગર્ભ વહન/સંચય માટે દર મકાન/બહુમાળી મકાન (નકશા મંજૂર કરવાની સત્તા ધરાવતા સત્તાતંત્ર)એ આવેલ મંજૂરી મુજબ) દીઠ એકના દરે પરકોલેટીંગ બોરની વ્યવસ્થા અચૂક કરવાની રહેશે."

(૨૪)

જમીન ધારકશ્રીએ સક્ષમ સત્તાધિકારીશ્રી તરફથી મંજૂર થયેલ સૂચિત નકશા મુજબ રજાચિદ્દિ મુજબ બાંધકામ કરવાનું રહેશે તથા મંજૂર થયેલ રજાચિદ્દિ તથા નકશાની એક નકલ દિન-૩૦ માં રજૂ કરવાની રહેશે.

(૨૫)

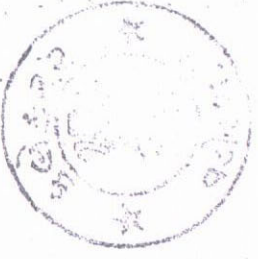
તેમજ તુડાનાં જી.ડી.સી.આર ના ઝોનીંગ રેગ્યુલેશન મુજબ બાંધકામની પરવાનગી મેળવ્યા બાદ જ અરજદારે બાંધકામ શરૂ કરવાનું રહેશે.

(૨૬) આ જમીનનો વિશેષધારો રહેણાંકના કામે ૧૬૬૯૩ ચો.મી.નો દર ચો.મી.નાં ૦-૨૫ પૈસા પ્રમાણે રૂ.૪,૧૭૩/- તા.૧/૮/૨૦૦૯ થી બીજો હુકમ થતાં સુધી દર વર્ષે પ્રવર્તમાન દરે તથા લોકલ ફંડ રૂ.૨,૦૮૭/- અથવા પ્રવર્તમાન દરે તથા શિક્ષણ ઉપકર રૂ.૧,૦૪૪/- વિશેષધારા ઉપરાંત ભરવાનો રહેશે.તે અંગે કોઠારૂપે પત્રક સામેલ છે તે મુજબ અમલ કરવાનો રહેશે.

(૨૭) ઉપરની કોઈપણ શરત અગર સનદમાં જણાવેલી શરતો પૈકી કોઈપણ શરતનો ભંગ થયા પ્રસંગે જમીન મહેસુલ કાયદામાં જણાવેલી શિક્ષાને કબજેદાર પાત્ર અને તેનો બાધ લીધા સિવાય કલેક્ટરશ્રી જે પગલાં લેશે તે કબજેદારને બંધનકર્તા રહેશે.

રવિપ્રકાશ

મામલતદાર (બિનખેતી)
કલેક્ટર કચેરી, વડોદરા



સહી/-
(વિજય નેહરા)
કલેક્ટર વડોદરા

યુ.પી.સી.થી
પ્રતિ,

- (૧) શ્રી પટેલ ચીમનભાઈ સોમાભાઈ
- (૨) શ્રી પટેલ રમેશભાઈ સોમાભાઈ
- (૩) શ્રી પટેલ વિનાયક સોમાભાઈ
- (૪) શ્રી પટેલ હંસાબેન સોમાભાઈ
- (૫) શ્રી પટેલ પ્રભાતીબેન સોમાભાઈ

લાલ દરવાજા,
મુ.પો.ભાયલી,
તા.વડોદરા.

નકલ જયભારત સહ રવાના :-

- (૧) નગર નિયોજકશ્રી, વડોદરા શહેરી વિકાસ સત્તા મંડળ (વુડા), એલ એન્ડ ટી. સર્કલ નજીક, વી.આઈ.પી. રોડ, વુડા ભવન, કારેલીભાગ, વડોદરા તરફ
- (૨) મામલતદારશ્રી વડોદરા ગ્રામ્ય તરફ (હુકમની નકલ બે પ્રતમાં)
એક પ્રત તાલુકા નંમુના નં. ૪ માં ઉપજની નોંધ કરાવી ગામ દફતરે રાખવા મોકલવા તથા વિ.ધારાની રકમ સને ૨૦૦૯-૨૦૧૦ નાં હિસાબોમાં સાધવા તથા ગામે તા.નં.૨ તથા ૭/૧૨માં વિ.ધારાની નોંધ કરાવવા અને નિયમ પ્રમાણે આગળની તજવીજ કરવા સારું.
- (૩) જિલ્લા નિરીક્ષકશ્રી, જમીન દફતર વડોદરા (કામના કાગળો સહ)
૨/-જરૂરી કાર્યવાહી થવા સારું
- (૪) સર્કલ ઓફિસરશ્રી / સરવૈયરશ્રી, બિનખેતી શાખા, કલેક્ટર કચેરી, વડોદરા તરફ.
- (૫) બિનખેતી શાખા, કલેક્ટર કચેરીના કલમ-૬૬ દફતર તરફ
- (૬) નાયબ નગર આયોજન અધિકારીશ્રી, નર્મદા ભુવન વડોદરા તરફ.
- (૭) જન સેવા કેન્દ્ર, કલેક્ટર કચેરી, વડોદરા તરફ જરૂરી કાર્યવાહી કરવા સારું.

(BARCODE NO.230318)

123156, 1234 22545
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— 37 — : 528, 88.18 ኢትዮ-ጋላቢያ ግንባታ ሚኒስቴር (ጋላቢያ ግንባታ ሚኒስቴር) - 0602/60/72.10 ዓ.ም. 2002.0000

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Vadodara Fire & Emergency Services

Vadodara Municipal Corporation.

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Badamdi Baug, Vadodara- 390209

Phone 0265-241 36 35, 241 37 54, 242 08 81, 241 37 53

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Fire Safety Opinion

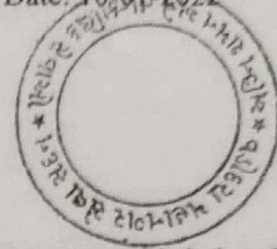
Outward No.-4119/21-22

Date: 10-01-2022

To,

Shri Chimanbhai Somabhai Patel & Others,

Moje: Bhayli, Vadodara.



Subject: Fire Safety Opinion for the application made by concern person to Vadodara Fire and Emergency Services department for Building to be constructed at site details given below.

Reference: File submitted by you with Plan/Drawing Dated 04-01-2022 File No: 241

Site Details: Moje: Bhayli, Vadodara, TP No.24/B, OP No.257, RS No.2557, Block No.1738, Land to be used for construction of High-rise / Commercial / Residential Building. Height of the propose building is 42.45 Meters.

Type of Occupancy: Mix Occupancy

Building usage: Commercial+Residencial

This is to inform the Applicant about the application made by him/her on date 04-01-2022 at the concern office with Application Letter and Plan/Drawing for issuing fire safety opinion for the place of Construction mentioned in subject. Considering your application for High-rise / Commercial / Residential Building necessary firefighting system installation and fire safety recommendation for public safety should be followed by Builder/Owner/Occupant all the time. Gujarat Fire Prevention and Life Safety Measures Act, 2013 Rules 2014/2021 and Regulations 2016/2018/2019 along with CGDCR Norms as applicable and NBC guidelines for fire safety should be strictly followed as per the nature of construction.

Building Plan/Drawing submitted by the applicant (Preferably from Registered Organization or Architect) should have all Firefighting arrangements as recommended in Gujarat Fire Prevention and Life Safety Measures Act, 2013, Rules 2014/2021, Regulations 2016/2018/2019, Chapter 04 of National Building Code 2016 and Comprehensive General Development Control Regulations 2017 at all-time as applicable.

Note: For any Building that falls under category where public safety comes under threat as per norms and was constructed before 2017 in person inspection will be done by concern Officer and changes if required will be recommended as per Gujarat Fire Prevention and Life Safety Measures Act, 2013, Rules 2014/2021, Regulations 2016/2018/2019, Chapter 04 of National Building Code 2016 and CGDCR, such changes must be done as suggested without any delay. (Important for TDO Department to take note of)

Details of the Plan/Drawing submitted by the applicant are found as per rules and regulations at time of application.

If in case any changes, addition or subtraction done by the Builder/Owner/Occupant in presented Plan/Drawing after getting necessary approval, the issued opinion certificate will be considered as terminated.

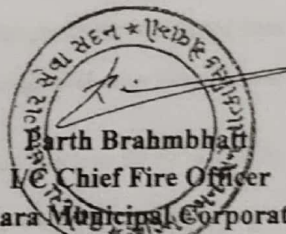
Site Details as per Plan/Drawing:

Type & Occupancy:	<u>Mix Occupancy.</u>
Height of Building:	<u>42.45 Meters.</u>
Area of Construction:	<u>41934.11 Square Mt.</u>
Number of Towers:	<u>06(A to F)</u>
Number of Basement/Floor:	<u>B+G+13 Floor</u>

Name and Number will be mentioned as per TDO Letter only, in case of any changes in name and number or Dispute, Department of Vadodara Fire & Emergency Services will not take any responsibility.

Once the construction of Building is done, inspection will be done by the concern officer if construction is found as per the proposed plan presented and satisfactory only then Fire Safety Certificate will be issued.

Note : For The Issued NOC Construction Should be done only till 44 meters of Heights as VFES Vadodara holds ALP 44 meters, Any height above 44 meters cannot be served in case of Emergency. Construction resume notice will be issued once Vehicle procurement is done.


Parth Brahmabhatt
Chief Fire Officer
Vadodara Municipal Corporation
Vadodara

(R.S.No.=Revenue Survey Number, CS No.=City Survey Number, FP=Final Plot, TP=Town Planning Scheme)

Copy to: Town Development officer Vadodara Municipal Corporation Vadodara. Process initiated as per the law at our end.

General Requirement for Buildings:

- In reference to Chapter 4 of National Building Code of India all rules to be followed for Fire and Safety.
- Every tower should have 6 inch (150 MM) Internal Diameter (Above 18 Mtr.) GI pipe with Wet Riser system properly painted in red also Pipes which are underground should be covered and coated.
- On every floor of tower there should be proper Hose Box with Hose pipe of 63mm Diameter 1 Branch pipe with Valve on riser line. This condition should be applicable to all towers in case of multiple towers.
- Fire alarm should be placed on each and every floor, which should be audible to entire tower in case of emergency.
- 6KG Capacity ABC Stored pressure Fire Extinguisher & CO2 fire extinguisher of 4.5 KG Capacity 1 on every floor with ISI approved "Certificate" with Tower name.

- Courtyard/Margin should be as per standard and motorable road should be obstacle free for Hydraulic Elevated Platform to work in case of fire. (As per Drawing)
- Staircase should be constructed in such a way that Travel Distance should not exceed 22.5 Meters between two Staircase
- For hollow parking sprinkler system is must with Yard Hydrant.
- Emergency Close Valve to be placed at Height of 4 Feet on Fire Hydrant Raiser line in each tower.
- All Fire Fighting Instruments irrespective to size must have Buildings name engraved or painted on it.
- All side of the Construction site should be clear for operation by Fire Department in case of emergency, In case if there are any Telecom Electric or Trees planted such obstacles should be cleared.
- All Drain covers and flooring within premises should be of heavy duty with minimum load bearing capacity of 25 Tons if building is below 45 meters height and 50 Tons if building is above 45 Meters.
- Four way collecting head should be out of premises but on front side of tower, and Two Way collecting head for each tower separately.
- Proper Ventilation should be taken care of, Smoke management system should be connected with generator.
- Emergency Lift, Staircases, Ramp, Water tank O/U (Inlet should be connected to VMC water supply line), Passage & Corridors should be kept as per guideline of NBC 2016. (Applicable to 18 Meters & above: Every Tower should have Individual Underground water tank with Capacity of 1 Lakh Liters and Overhead tank with Capacity of 20000 Liters connected to Fire Pump supported by Generator/Diesel Pump. Testing of water pressure will be done once pump is connected with GEB & Generator connection)
- In case of any specific suggestion or changes guided by Chief Fire Officer should also be done on priority basis.
- Fix Firefighting systems & instruments should be of ISI Standards.
- GEB Transformers should not be in motorable road.
- The Highest point of the tower should have approved Lightning arrester.
- FSC will be issued for the purpose that is mentioned at time of application if the structure is used for other then mentioned one, the Given FSC will stand terminated
- Entrance gate of the society should be minimum 6 Meters in width and 5 Meters in height.
- In case if you are appointing Fire Safety Vendors they should Registered Fire Vendors.
- If Floor area is big, than for every Staircase there should be separate Riser Line.
- Isolation Valve with Two way collecting head to be placed on all Raiser Line.
- 3KG Flow pressure on terrace should be maintained.
- Smoke management system should be installed in basement with sprinklers system in case if area if more than 200 Sq. meters.
- Basement, Semi Basement and Second Basement all should have positive air pressure.
- External Staircase should be made available in case if needed or instructed.
- ACP/Glass facade elevation should be properly Ventilated and Openable on every floor. Glass quality for elevation should be as per standards of NBC for which certificate need to be provided.
- In case of Roof top shades be it any material are used it should be done such a way that they should not be obstacle in case of Fire Emergency.
- Electric wiring/cable installed in the premises should be as per Electricity Acts & Rules and should be tested from Government approved Electrical Inspector.
- Roads construction should be as it is mentioned/presented in plan. Quality of road should be of either Bituminous or Concrete.
- All Fire Signage should be installed with Emergency Evacuation plan (Auto Glow).
- Sky light wired Glass should be minimum of 30 minutes fire resistance as per NBC and certificate for the same to be produced.
- HFL Levels should be maintained at time of Construction (D-Watering pumping System should be installed).
- If construction work is not completed within 3 years from the date of Opinion certificate issued, in such case NOC will be considered as terminated.
- If any wrong information if provided for the road in the given Map NOC will not be considered valid.
- Other than Special Building construction like Residential Building, Commercial Building, Residence + Commercial, School/College, Hospitals, Hotel/Restaurants/Party Plot/Petrol Pump/ Classes and any others places where public gatherings are done will have to follow all above given instruction at all time in case of violation the issued NOC will be "Canceled".
- As per the Norms of Vadodara Municipal Corporation at time of renewing Fire NOC, the applicant will have to pay renewal fees according to number of Risers installed.

I _____ the undersigned have read and understood all the above instructions.

Designation of Receiver:
Contact details:
Signature
VFES/FSAP/OUTWARD:
Date:

4119/21-22
10-01-2022

Receivers