



Maharashtra Pollution Control Board

महाराष्ट्र प्रदूषण नियंत्रण मंडळ

FORM V

(See Rule 14)

Environmental Audit Report for the financial Year ending the 31st March 2025

Unique Application Number

MPCB-ENVIRONMENT_STATEMENT-0000082710

Submitted Date

08-09-2025

PART A

Company Information

Company Name

M/s. Godrej Properties Ltd

Application UAN number

178039

Address

CTS.no. 418, 418/1 to 418/11of village
Deonar, Deonar Farms Road, Chembur
Mumbai.

Plot no

CTS no. 418, 418/1 to 418/11

Taluka

Mumbai

Village

Deonar

Capital Investment (In lakhs)

39600.00

Scale

M.S.I

City

Mumbai Suburban

Pincode

400071

Person Name

Rohan Kedia

Designation

Project Director

Telephone Number

9930231102

Fax Number

0

Email

moefcc@godrejproperties.com

Region

SRO-Mumbai III

Industry Category

Orange

Industry Type

O21 Building and construction project more
than 20,000 sq. m built up area

Last Environmental statement submitted online

yes

Consent Number

Format1.0/CC/UAN
No.0000178039/CE/2312000183

Consent Issue Date

2023-12-02

Consent Valid Upto

2028-12-02

Establishment Year

2023

Date of last environment statement submitted

Jan 1 1900 12:00:00:000AM

Industry Category Primary (STC Code) & Secondary (STC Code)

Product Information

Product Name

Building Construction project

Consent Quantity

0

Actual Quantity

0

UOM

CMD

By-product Information

By Product Name

NA

Consent Quantity

0

Actual Quantity

0

UOM

CMD

Part-B (Water & Raw Material Consumption)

1) Water Consumption in m3/day		
Water Consumption for Process	Consent Quantity in m3/day	Actual Quantity in m3/day
	0.00	0.00
Cooling	0.00	0.00
Domestic	69.00	0.00
All others	0.00	0.00
Total	69.00	0.00

2) Effluent Generation in CMD / MLD			
Particulars	Consent Quantity	Actual Quantity	UOM
Domestic	60	0	CMD

2) Product Wise Process Water Consumption (cubic meter of process water per unit of product)				
Name of Products (Production)	During the Previous financial Year	During the current Financial year	UOM	
OTHERS	0	0	CMD	

3) Raw Material Consumption (Consumption of raw material per unit of product)				
Name of Raw Materials	During the Previous financial Year	During the current Financial year	UOM	
NA	0	0	CMD	

4) Fuel Consumption			
Fuel Name	Consent quantity	Actual Quantity	UOM
HSD	1095000	0	Kg/Annum

Part-C

Pollution discharged to environment/unit of output (Parameter as specified in the consent issued)					
[A] Water					
Pollutants Detail	Quantity of Pollutants discharged (kL/day)	Concentration of Pollutants discharged(Mg/Lit) Except PH,Temp,Colour	Percentage of variation from prescribed standards with reasons		
	Quantity	Concentration	%variation	Standard	Reason
NA. Project is under construction phase. Data will be submitted in operational phase.	0	0	0	0	0

[B] Air (Stack)					
Pollutants Detail	Quantity of Pollutants discharged (kL/day)	Concentration of Pollutants discharged(Mg/NM3)	Percentage of variation from prescribed standards with reasons		
	Quantity	Concentration	%variation	Standard	Reason
NA. Project is under construction phase. Data will be submitted in operational phase.	0	0	0	0	0

Part-D

HAZARDOUS WASTES

1) From Process

Hazardous Waste Type	Total During Previous Financial year	Total During Current Financial year	UOM
0	0	0	Kg/Annum

2) From Pollution Control Facilities

Hazardous Waste Type	Total During Previous Financial year	Total During Current Financial year	UOM
0	0	0	Kg/Annum

Part-E

SOLID WASTES

1) From Process

Non Hazardous Waste Type	Total During Previous Financial year	Total During Current Financial year	UOM
Biodegradable waste	0	0	Kg/Annum
Non Biodegradable waste	0	0	Kg/Annum

2) From Pollution Control Facilities

Non Hazardous Waste Type	Total During Previous Financial year	Total During Current Financial year	UOM
STP Sludge	0	0	Kg/Annum

3) Quantity Recycled or Re-utilized within the unit

Waste Type	Total During Previous Financial year	Total During Current Financial year	UOM
0	0	0	Kg/Annum

Part-F

Please specify the characteristics(in terms of concentration and quantum) of hazardous as well as solid wastes and indicate disposal practice adopted for both these categories of wastes.

1) Hazardous Waste

Type of Hazardous Waste Generated	Qty of Hazardous Waste	UOM	Concentration of Hazardous Waste
0	0	Kg/Annum	NA

2) Solid Waste

Type of Solid Waste Generated	Qty of Solid Waste	UOM	Concentration of Solid Waste
Biodegradable waste	0	Kg/Annum	NA
Non-Biodegradable waste	0	Kg/Annum	NA
STP Sludge	0	Kg/Annum	NA

Part-G

Impact of the pollution Control measures taken on conservation of natural resources and consequently on the cost of production.

Description	Reduction in Water Consumption (M3/day)	Reduction in Fuel & Solvent Consumption (KL/day)	Reduction in Raw Material (Kg)	Reduction in Power Consumption (KWH)	Capital Investment(in Lacs)	Reduction in Maintenance(in Lacs)
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NA. Project is under construction phase.
Data will be submitted in operational phase.
STP, OWC, RWH, Saolr will be provided.

0000000

Part-H

Additional measures/investment proposal for environmental protection abatement of pollution, prevention of pollution.
[A] Investment made during the period of Environmental Statement

Detail of measures for Environmental Protection	Environmental Protection Measures	Capital Investment (Lacks)
Environmental management plans	0	0

[B] Investment Proposed for next Year

Detail of measures for Environmental Protection	Environmental Protection Measures	Capital Investment (Lacks)
Environmental management plan	0	25.40

Part-I

Any other particulars for improving the quality of the environment.

Particulars

The project is under construction phase. EC & Consent to Establish are obtained from MPCB.

Name & Designation

Mr. Rohan Kedia - Project Director

UAN No:

MPCB-ENVIRONMENT_STATEMENT-0000082710

Submitted On:

08-09-2025

MAHARASHTRA POLLUTION CONTROL BOARD

Tel: 24010706/24010437
Fax: 24023516
Website: <http://mpcb.gov.in>
Email: cac-cell@mpcb.gov.in



Kalpataru Point, 2nd and
4th floor, Opp. Cine Planet
Cinema, Near Sion Circle,
Sion (E), Mumbai-400022

Infrastructure/ORANGE/L.S.I

No:- Format1.0/CC/UAN No.0000178039/CE/2312000183

Date: 02/12/2023

To,
M/s. Godrej Properties Ltd, on plot bearing
CTS.no. 418, 418/1 to 418/11 of village
Deonar, Deonar Farms Road, Chembur
Mumbai.



Your Service is Our Duty

Sub: Consent to Establish for Proposed Residential Construction Project.

- Ref:**
1. Application Submitted by SRO-Mumbai-III
 2. Minutes of 19th CC meeting dtd-04.11.2023.

Your application NO. MPCB-CONSENT-0000178039

For: grant of Consent to Establish under Section 25 of the Water (Prevention & Control of Pollution) Act, 1974 & under Section 21 of the Air (Prevention & Control of Pollution) Act, 1981 and Authorization / Renewal of Authorization under Rule 6 of the Hazardous & Other Wastes (Management & Transboundary Movement) Rules 2016 is considered and the consent is hereby granted subject to the following terms and conditions and as detailed in the schedule I, II, III & IV annexed to this order:

1. **The Consent to Establish is granted for a period upto commissioning of project or up to 5 year whichever is earlier.**
2. **The capital investment of the project is Rs.396.0 Cr. (As per undertaking submitted by pp).**
3. **The Consent to Establish is valid for Proposed Residential Construction Project named as M/s. Godrej Properties Ltd, on plot bearing CTS.no. 418, 418/1 to 418/11 of village Deonar, Deonar Farms Road, Chembur Mumbai on Total Plot Area of 4265.40 Sq.Mtrs for construction BUA of 28575.63 Sq.Mtrs including utilities and services.**
4. **Conditions under Water (P&CP), 1974 Act for discharge of effluent:**

Sr No	Description	Permitted (in CMD)	Standards to	Disposal
1.	Trade effluent	Nil	NA	NA
2.	Domestic effluent	60	As per Schedule - I	The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be connected to the sewerage system provided by local body

5. **Conditions under Air (P& CP) Act, 1981 for air emissions:**

Stack No.	Description of stack / source	Number of Stack	Standards to be achieved
S-1	DG Set- 500 KVA	1	As per Schedule -II

6. **Conditions under Solid Waste Rules, 2016:**

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Biodegradable waste	101 Kg/Day	OWC	use as manure
2	Non Biodegradable waste	152 Kg/Day	Segregate	sent to recycling to authorized agency.
3	STP Sludge	3 Kg/Day	Drying	use as manure

7. **Conditions under Hazardous & Other Wastes (M & T M) Rules 2016 for Collection, Segregation, Storage, Transportation, Treatment and Disposal of hazardous waste:**

Sr No	Category No.	Quantity	UoM	Treatment	Disposal
1	5.1 Used or spent oil		Ltr/A	Collection	sale to authorized reprocessor

8. This Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
9. This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government agencies.
10. PP shall provide STP so as to achieve the treated domestic effluent standard for the parameter BOD-10 mg/lit.
11. The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be utilized on land for gardening.
12. PP shall submit BG to from total sum of Rs. 10 Lakhs towards compliance of EC and consent to establish condition.
13. Project Proponent shall provide Organic waste digester with composting facility or biodigester with composting facility.
14. Project Proponent shall comply the Construction and Demolition Waste Management Rules, 2016 which is notified by Ministry of Environment, Forest and Climate Change dtd.29/03/2016.
15. The project proponent shall make provision of charging of electric vehicles in atleast 30 % of total available parking area.
16. The project proponent shall take adequate measures to control dust emission and noise level during construction phase.

17. PP shall obtain Environmental Clearance from competent authority for the proposed activity. PP shall not take effective steps towards construction without obtaining Environmental Clearance.
18. PP shall submit an affidavit in Boards prescribed format within 15 days regarding compliance of C to E & Environmental Clearance/CRZ Clearance.



Dr. Avinash

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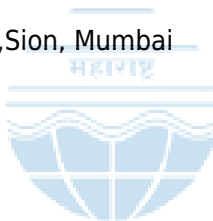
Signed by: **Dr. Avinash Dhakne**
Member Secretary
For and on behalf of,
Maharashtra Pollution Control Board
ms@mpcb.gov.in
2023-12-02 08:55:43 IST

Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	792000.00	MPCB-DR-20588	03/08/2023	NEFT

Copy to:

- Regional Officer, MPCB, Mumbai and Sub-Regional Officer, MPCB, Mumbai III
 - They are directed to ensure the compliance of the consent conditions.
 - They are directed to obtained B.G. of Rs.10.0 Lakhs towards compliance of consent condition & E.C. Compliance.
- Chief Accounts Officer, MPCB, Sion, Mumbai



SCHEDULE-I

Terms & conditions for compliance of Water Pollution Control:

- 1) A] As per your application, you have proposed to provide MBBR Technology based Sewage Treatment Plants (STPs) of combined capacity **75 CMD for treatment of domestic effluent of 60 CMD.**

B] The Applicant shall operate the sewage treatment plant (STP) to treat the sewage so as to achieve the following standards prescribed by the Board or under EP Act, 1986 and Rules made there under from time to time, whichever is stringent.

Sr.No	Parameters	Limiting concentration not to exceed in mg/l, except for pH
1	pH	5.5-9.0
2	BOD	10
3	COD	50
4	TSS	20
5	NH4 N	5
6	N-total	10
7	Fecal Coliform	less than 100

C] The treated domestic effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be utilized on land for gardening and connected to the sewerage system provided by local body.

- 2) The Board reserves its rights to review plans, specifications or other data relating to plant setup for the treatment of waterworks for the purification thereof & the system for the disposal of sewage or trade effluent or in connection with the grant of any consent conditions. The Applicant shall obtain prior consent of the Board to take steps to establish the unit or establish any treatment and disposal system or and extension or addition thereto.
- 3) The industry shall ensure replacement of pollution control system or its parts after expiry of its expected life as defined by manufacturer so as to ensure the compliance of standards and safety of the operation thereof.
- 4) **The Applicant shall comply with the provisions of the Water (Prevention & Control of Pollution) Act, 1974 and as amended, and other provisions as contained in the said act.**

Sr. No.	Purpose for water consumed	Water consumption quantity (CMD)
1.	Industrial Cooling, spraying in mine pits or boiler feed	0.00
2.	Domestic purpose	69.00
3.	Processing whereby water gets polluted & pollutants are easily biodegradable	0.00
4.	Processing whereby water gets polluted & pollutants are not easily biodegradable and are toxic	0.00

- 5) The Applicant shall provide Specific Water Pollution control system as per the conditions of EP Act, 1986 and rule made there under from time to time.

SCHEDULE-II

Terms & conditions for compliance of Air Pollution Control:

- 1) As per your application, you have proposed to provide the Air pollution control (APC) system and also proposed to erect following stack (s) and to observe the following fuel pattern-

Stack No.	Source	APC System provided/proposed	Stack Height(in mtr)	Type of Fuel	Sulphur Content(in %)	Pollutant	Standard
S-1	DG Set-500 KVA	Acoustic Enclosure	5.00	HSD 125 Kg/Hr	1	SO ₂	60 Kg/Day

- 2) The applicant shall operate and maintain above mentioned air pollution control system, so as to achieve the level of pollutants to the following standards.

Total Particular matter	Not to exceed	150 mg/Nm ³
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- 3) The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacement well before its life come to an end or erection of new pollution control equipment.
- 4) The Board reserves its rights to vary all or any of the condition in the consent, if due to any technological improvement or otherwise such variation (including the change of any control equipment, other in whole or in part is necessary).
- 5) **Conditions for utilities like Kitchen, Eating Places, Canteens:-**
- The kitchen shall be provided with exhaust system chimney with oil catcher connected to chimney through ducting.
 - The toilet shall be provided with exhaust system connected to chimney through ducting.
 - The air conditioner shall be vibration proof and the noise shall not exceed 68 dB(A).
 - The exhaust hot air from A.C. shall be attached to Chimney at least 5 mtrs. higher than the nearest tallest building through ducting and shall discharge into open air in such a way that no nuisance is caused to neighbors.

SCHEDULE-III

Details of Bank Guarantees:

Sr. No.	Consent(C2E/C2O/C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	Consent to Establish	10 Lakhs	within 15 days	Towards compliance of consent condition	upto commissioning of unit or five years	upto commissioning of unit or five years

** The above Bank Guarantee(s) shall be submitted by the applicant in favour of Regional Officer at the respective Regional Office within 15 days of the date of issue of Consent.
Existing BG obtained for above purpose if any may be extended for period of validity as above.

BG Forfeiture History

Srno.	Consent (C2E/C2O/C2R)	Amount of BG imposed	Submission Period	Purpose of BG	Amount of BG Forfeiture	Reason of BG Forfeiture
NA						

BG Return details

Srno.	Consent (C2E/C2O/C2R)	BG imposed	Purpose of BG	Amount of BG Returned
NA				

SCHEDULE-IV**Conditions during construction phase**

A	During construction phase, applicant shall provide temporary sewage and MSW treatment and disposal facility for the staff and worker quarters.
B	During construction phase, the ambient air and noise quality shall be maintained and should be closely monitored through MoEF approved laboratory.
C	Noise should be controlled to ensure that it does not exceed the prescribed standards. During night time the noise levels measured at the boundary of the building shall be restricted to the permissible levels to comply with the prevalent regulations.

General Conditions:

- 1 The applicant shall provide facility for collection of samples of sewage effluents, air emissions and hazardous waste to the Board staff at the terminal or designated points and shall pay to the Board for the services rendered in this behalf.
- 2 The firm shall strictly comply with the Water (P&CP) Act, 1974, Air (P&CP) Act, 1981 and Environmental Protection Act 1986 and Solid Waste Management Rule 2016, Noise (Pollution and Control) Rules, 2000 and E-Waste (Management & Handling Rule 2011.
- 3 Drainage system shall be provided for collection of sewage effluents. Terminal manholes shall be provided at the end of the collection system with arrangement for measuring the flow. No sewage shall be admitted in the pipes/sewers downstream of the terminal manholes. No sewage shall find its way other than in designed and provided collection system.
- 4 Vehicles hired for bringing construction material to the site should be in good condition and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.
- 5 Conditions for D.G. Set
 - a) Noise from the D.G. Set should be controlled by providing an acoustic enclosure or by treating the room acoustically.
 - b) Industry should provide acoustic enclosure for control of noise. The acoustic enclosure/ acoustic treatment of the room should be designed for minimum 25 dB (A) insertion loss or for meeting the ambient noise standards, whichever is on higher side. A suitable exhaust muffler with insertion loss of 25 dB (A) shall also be provided. The measurement of insertion loss will be done at different points at 0.5 meters from acoustic enclosure/room and then average.
 - c) Industry should make efforts to bring down noise level due to DG set, outside industrial premises, within ambient noise requirements by proper siting and control measures.

- d) Installation of DG Set must be strictly in compliance with recommendations of DG Set manufacturer.
 - e) A proper routine and preventive maintenance procedure for DG set should be set and followed in consultation with the DG manufacturer which would help to prevent noise levels of DG set from deteriorating with use.
 - f) D.G. Set shall be operated only in case of power failure.
 - g) The applicant should not cause any nuisance in the surrounding area due to operation of D.G. Set.
 - h) The applicant shall comply with the notification of MoEFCC, India on Environment (Protection) second Amendment Rules vide GSR 371(E) dated 17.05.2002 and its amendments regarding noise limit for generator sets run with diesel.
- 6 Solid Waste - The applicant shall provide onsite municipal solid waste processing system & shall comply with Solid Waste Management Rule 2016 & E-Waste (M & H) Rule 2011.
 - 7 Affidavit undertaking in respect of no change in the status of consent conditions and compliance of the consent conditions the draft can be downloaded from the official web site of the MPCB.
 - 8 Applicant shall submit official e-mail address and any change will be duly informed to the MPCB.
 - 9 The treated sewage shall be disinfected using suitable disinfection method.
 - 10 The firm shall submit to this office, the 30th day of September every year, the environment statement report for the financial year ending 31st march in the prescribed Form-V as per the provision of rule 14 of the Environmental (Protection) Second Amended rule 1992.
 - 11 The applicant shall obtain Consent to Operate from Maharashtra Pollution Control Board before commissioning of the project.

This certificate is digitally & electronically signed.

TEST REPORT

Report No. - EAEPL/W/02/25/00442			Report Date – 06.03.2025
ULR Number: TC111892500000442F			
Name of Customer	M/S. Godrej Properties Ltd.		Reference – WO # 4300179267 DTD 23.06.2023
Site Address	C.T.S. No. 418, 418/1 to 418/11 of Village Deonar, Deonar Farms Road, Chembur, Mumbai.		
Nature and Description of Sample	Drinking Water Sample	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/W/02/25/00442 (Near Main Gate)	Sample quantity and packing	2 L X 1 No. PVC Can.
		Preservation	Cool -Transported and stored at 5 °C (± 1°C)
Date of Sampling	27.02.2025	Date of Receipt	27.02.2025
Sampling Procedure	EAEPL/LAB/SOP/02		
Period of Analysis	27.02.2025 to 06.03.2025		
Report for the month	FEBRUARY, 2025		

Discipline: Chemical

Group: Water


Parameters	Unit	Results	IS 10500:2012 Limits		Method
			Acceptable Limit	Permissible Limit	
pH	-	7.87	6.5-8.5	No Relaxation	IS 3025 (Part 11) 2022
Total Dissolved Solids	mg / l	64.0	500	2000	IS 3025 (Part 16) 2023
Turbidity	NTU	< 1.0	1	5	IS 3025 (Part 10) 2023
Chlorides as Cl	mg / l	7.05	250	1000	IS 3025 (Part 32) 1988 Reaffirmed 2019
Total Hardness	mg / l	42.34	200	600	IS 3025 (Part 21) 2009 Reaffirmed 2023
Calcium	mg / l	7.21	75	200	IS 3025 (Part 40) 1991 Reaffirmed 2024
Residual chlorine	mg / l	ND	0.20	1	IS 3025 (Part 26) 2021
Alkalinity	mg / l	34.83	200	600	IS 3025 (Part 23) 2023
Sulphate	mg / l	3.57	200	400	IS 3025 (Part 24) Sec1:2022
Nitrate	mg / l	ND	45	No Relaxation	APHA 4500 NO ₃ -B (23 rd Edition)
Fluoride	mg / l	ND	1	1.5	APHA 4500 F-D (23 rd Edition)
Heavy Metals					
Iron (Fe)	mg / l	ND	0.3	No Relaxation	IS 3025 (Part 2) 2019 Reaffirmed:2023
Copper (Cu)	mg / l	ND	0.05	1.5	IS 3025 (Part 2) 2019 Reaffirmed:2023
Zinc (Zn)	mg / l	ND	5	15	IS 3025 (Part 2) 2019 Reaffirmed:2023
Lead (Pb)	mg / l	ND	0.01	No Relaxation	IS 3025 (Part 2) 2019 Reaffirmed:2023
Chromium (Cr)	mg / l	ND	0.05	No Relaxation	IS 3025 (Part 2) 2019 Reaffirmed:2023

Remarks: The above analysed sample conforms as per IS 10500:2012 specifications.

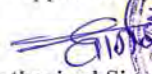
Note: ND – Not Detected

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by


(QM/DM)
(Shweta Sonawane)

Approved by


Authorized Signatory
(Shilpa Dhamankar)

End

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).

2. This report is not to be reproduced except in full, without written approval of the laboratory.

TEST REPORT

Report No. - EAEPL/W/02/25/00442			Report Date – 06.03.2025
ULR Number: TC1118925000000442F			
Name of Customer	M/S. Godrej Properties Ltd.		Reference – WO # 4300179267 DTD 23.06.2023
Site Address	C.T.S. No. 418, 418/1 to 418/11 of Village Deonar, Deonar Farms Road, Chembur, Mumbai.		
Nature and Description of Sample	Drinking Water Sample	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/W/02/25/00442 (Near Main Gate)	Sample quantity and packing	500ml X 1 No. St. PP. Bottle
		Preservation	Cool -Transported and stored at 5°C (± 1°C).
Date of Sampling	27.02.2025	Date of Receipt	27.02.2025
Sampling Procedure	EAEPL/LAB/MB/SOP/17		
Period of Analysis	27.02.2025 to 01.03.2025		
Report for the month	FEBRUARY, 2025		

Discipline: Biological

Group: Water

Parameters	Unit	Results	IS 10500:2012 Limits	Method
			Requirements	
Microbiological Analysis				
Coliforms	/100ml	Absent	Shall not be detectable in any 100ml sample	IS 15185:2016 Reaffirmed (2021)
E. coli	/100ml	Absent	Shall not be detectable in any 100ml sample	IS 15185:2016 Reaffirmed (2021)

Remarks: The above analysed sample conforms as per IS 10500:2012 specifications.

End

For M/S. ENVIRO ANALYSTS & ENGINEERS PVT. LTD.,

Authorized Signatory
(Shweta Somawane)

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).
2. This report is not to be reproduced except in full, without written approval of the laboratory.

End of Report

TEST REPORT

Report No. - EAEPL/A/02/25/00440			Report Date - 06.03.2025
ULR Number: TC1118925000000440F			
Name of Customer	M/S. Godrej Properties Ltd.		Reference – WO # 4300179267 DTD 23.06.2023
Site Address	C.T.S. No. 418, 418/1 to 418/11 of Village Deonar, Deonar Farms Road, Chembur, Mumbai.		
Nature and Description of Sample	Ambient Air	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/A/02/25/00440 (Near Gate No. 3 of Const. Site)	Sample quantity and packing	PM ₁₀ = 1 * 1 No. Filter paper. PM _{2.5} = 1 * 1 No. Filter paper. SO ₂ = 30ml * 2 No. PVC bottle. NO ₂ = 30ml * 2 No. PVC bottle.
		Sample Preservation	Cool -Transported and stored at 5 °C (± 1°C).
Date of Sampling	26.02.2025	Date of Receipt	27.02.2025
Sampling Procedure	EAEPL/LAB/SOP/01		
Period of Analysis	28.02.2025 to 01.03.2025		
Report for the month	FEBRUARY, 2025		

Discipline: Chemical


Group: Atmospheric Pollution

Environmental Conditions			
Ambient Air Temperature (°C)		Relative Humidity (%)	Duration of Monitoring
31°C		56%	8 Hours
RESULTS			
Tests Parameter	Results	NAAQS LIMITS	METHOD
Particulate Matter (PM ₁₀)	96.22	100 µg/m³	IS 5182 (Part 23) 2006 Reaffirmed 2022
Particulate Matter (PM _{2.5})	48.68	60 µg/m³	IS 5182 (Part 24) 2019 Reaffirmed 2024
Sulphur Dioxide (SO ₂)	15.61	80 µg/m³	IS 5182 Part 2 (2001) Sec 1:2023
Nitrogen Dioxide (NO ₂)	21.17	80 µg/m³	IS 5182 Part 6 (2006) Reaffirmed 2022

Remark: All the measured values are within NAAQS limits.

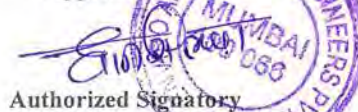
For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by



(QM/DM)
(Shweta Sonawane)

Approved by



Authorized Signatory
(Shilpa Dhamankar)

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).
2. This report is not to be reproduced except in full, without written approval of the laboratory.

-----End of Report-----

TEST REPORT

Report No. - EAEPL/N/02/25/00441			Report Date - 06.03.2025
ULR Number: TC1118925000000441F			
Name of Customer	M/S. Godrej Properties Ltd.		Reference – WO # 4300179267 DTD 23.06.2023
Site Address	C.T.S. No. 418, 418/1 to 418/11 of Village Deonar, Deonar Farms Road, Chembur, Mumbai.		
Nature and Description of Sample	Ambient Noise	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/N/02/25/00441	Sample quantity and packing	Not Applicable
Date of Sampling	26.02.2025	Date of Receipt	Not Applicable
Sampling Procedure	EAEPL/LAB/SOP/04		
Period of Analysis	Not Applicable		
Report for the month	FEBRUARY, 2025		

Discipline: Chemical

Group: Atmospheric Pollution

Monitoring Locations	Units	Results		CPCB Norms	
		Day Time	Night Time	Day	Night
Near Main Gate No. 1	dB(A) Leq.	53.3	43.1	55	45
Near Gate No. 3 of Const.	dB(A) Leq.	52.6	42.6	55	45
Near Accesses Tower of Const.	dB(A) Leq.	52.9	40.1	55	45
Near Back Side of Const.	dB(A) Leq.	53.1	40.5	55	45

Remark: The noise level was observed to be within CPCB limit at all of the locations.

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by

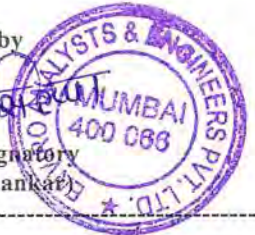


(QM/DM)

(Shweta Sonawane)

Approved by



Authorized Signatory
(Shilpa Dhamankar)


Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).

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-----End of Report-----

TEST REPORT

Report No. - EAEPL/S/02/25/00443			Report Date - 06.03.2025
ULR Number: TC1118925000000443F			
Name of Customer	M/S. Godrej Properties Ltd.		Reference – WO # 4300179267 DTD 23.06.2023
Site Address	C.T.S. No. 418, 418/1 to 418/11 of Village Deonar, Deonar Farms Road, Chembur, Mumbai.		
Nature and Description of Sample	Soil	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/S/02/25/00443 (Centre Side of Const. Site)	Sample quantity and packing	1000 gm X 1 zip lock bag
		Preservation	Transported and stored in dry area
Date of Sampling	27.02.2025	Date of Receipt	27.02.2025
Sampling Procedure	EAEPL/LAB/SOP/03		
Period of Analysis	27.02.2025 to 06.03.2025		
Report for the month	FEBRUARY, 2025		

Discipline: Chemical

Group: Soil & Rock

Parameters	Unit	Results	Method
pH	--	7.93	IS 2720 (Part 26):1987, Reaffirmed:2021
Electrical Conductivity	µS/cm	921.00	IS 14767:2000, Reaffirmed:2021
Soil Moisture	%	19.39	IS 2720 (Part 02):1973 (Reaffirmed 2020) Oven drying method
Water Holding Capacity	%	29.25	EAEPL/LAB/SOP/SOIL/10
Organic Matter	%	2.56	IS 2720 (Part 22) - 1972 (Reaffirmed 2020)
Chlorides as Cl	mg/kg	104.10	EAEPL/LAB/SOP/SOIL/03
Total Kjeldhal Nitrogen	mg/kg	616.71	IS 14684:1999 (Reaffirmed 2019)
Calcium	mg/kg	2305.11	EAEPL/LAB/SOP/SOIL/18
Magnesium	mg/kg	217.30	EAEPL/LAB/SOP/SOIL/14
Sulphate	mg/kg	56.50	IS 2720 (Part 27):1977 (Reaffirmed 2020)
Available Phosphorus	mg/kg	1.48	EAEPL/LAB/SOP/SOIL/11
Sodium (Na)	mg/kg	2232.35	EPA 3050B
Potassium (K)	mg/kg	1348.71	EPA 3050B
Copper (Cu)	mg/kg	147.89	EPA 3050B
Iron (Fe)	mg/kg	63668.50	EPA 3050B
Lead (Pb)	mg/kg	18.60	EPA 3050B
Zinc (Zn)	mg/kg	283.69	EPA 3050B

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by



(QM/DN)

(Shweta Sonawane)

Approved by



Authorized Signatory
(Shilpa Dhamankar)


Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).

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-----End of Report-----

Ambient Air Quality Monitoring Report

Report No. - EAEPL/A/ 11/24/02649A			Report Date – 29.11.2024
Name of Customer	M/S. Godrej Properties Ltd .		Reference – WO # 4300228740 DTD 24.09.2024
Site Address	C.T.S. No. 418, 418/1 to 418/11 of Village Deonar, Deonar Farms Road, Chembur, Mumbai.		
Nature and Description of Sample	Ambient Air	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/A/11/24/02649A (Near Gate No. 03 of const. Site)	Sample quantity and packing	PM ₁₀ = 1 * 1 No. Filter paper. PM _{2.5} = 1 * 1 No. Filter paper. SO ₂ = 30ml * 2 No. PVC bottle. NO ₂ = 30ml * 2 No. PVC bottle.
		Sample Preservation	Cool -Transported and stored at 5 °C (± 1°C).
Date of Sampling	21.11.2024	Date of Receipt	22.11.2024
Sampling Procedure	EAEPL/LAB/SOP/01		
Period of Analysis	22.11.2024 to 26.11.2024		
Report for the month	NOVEMBER, 2024		

Discipline: Chemical

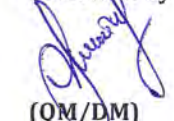
Group: Atmospheric Pollution

Environmental Conditions			
Ambient Air Temperature (°C)		Relative Humidity (%)	Duration of Monitoring
32°C		61%	8 Hours
RESULTS			
Tests Parameter	Results	NAAQS LIMITS	METHOD
Particulate Matter (PM ₁₀)	85.78	100 µg/m³	IS 5182 (Part 23) 2006 Reaffirmed 2022
Particulate Matter (PM _{2.5})	42.26	60 µg/m³	IS 5182 (Part 24) 2019
Sulphur Dioxide (SO ₂)	16.22	80 µg/m³	IS 5182 Part 2 (2001) Sec 1:2023
Nitrogen Dioxide (NO ₂)	19.56	80 µg/m³	IS 5182 Part 6 (2006) Reaffirmed 2022

Remark: All the measured values are within NAAQS limits.

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by


(QM/DM)
(Shweta Sonawane)

Approved by


Authorized Signatory
(Shilpa Dhamankar)

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).

2. This report is not to be reproduced except in full, without written approval of the laboratory.

End of Report

Water Sample Analysis Report

Report No. - EAEPL/W/11/24/02649C			Report Date – 29.11.2024
Name of Customer	M/S. Godrej Properties Ltd .		Reference – WO # 4300228740 DTD 24.09.2024
Site Address	C.T.S. No. 418, 418/1 to 418/11 of Village Deonar, Deonar Farms Road, Chembur, Mumbai.		
Nature and Description of Sample	Drinking Water Sample	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/W/11/24/02649C (Near Gate No. 01 of Const. Site)	Sample quantity and packing	2 L X 1 No. PVC Can
		Sample Preservation	Cool -Transported and stored at 5 °C (± 1°C).
Date of Sampling	22.11.2024	Date of Receipt	22.11.2024
Sampling Procedure	EAEPL/LAB/SOP/02		
Period of Analysis	22.11.2024 to 29.11.2024		
Report for the month	NOVEMBER, 2024		

Discipline: Chemical

Group: Water

Parameters	Unit	Results	IS 10500:2012 Limits		Method
			Acceptable Limit	Permissible Limit	
Ph	-	7.75	6.5-8.5	No Relaxation	IS 3025 (Part 11) 2022
Total Dissolved Solids	mg / l	72.00	500	2000	IS 3025 (Part 16) 2023
Turbidity	NTU	< 1.0	1	5	IS 3025 (Part 10) 2023
Chlorides as Cl	mg / l	8.32	250	1000	IS 3025 (Part 32) (1988) Reaffirmed 2019
Total Hardness	mg / l	44.40	200	600	IS 3025 (Part 21) (2009) Reaffirmed 2019
Calcium	mg / l	10.42	75	200	IS 3025 (Part 40) 1991 Reaffirmed 2019
Residual chlorine	mg / l	ND	0.20	1	IS 3025 (Part 26) 2021
Alkalinity	mg / l	39.60	200	600	IS 3025 (Part 23) 2023
Sulphate	mg / l	2.86	200	400	IS 3025 (Part 24) Sec1:2022
Nitrate	mg / l	ND	45	No Relaxation	APHA 4500 NO ₃ -B (23 rd Edition)
Fluoride	mg / l	ND	1	1.5	APHA 4500 F-D (23 rd Edition)
Heavy Metals					
Iron (Fe)	mg / l	ND	0.3	No Relaxation	IS 3025 (Part 2) 2019
Copper (Cu)	mg / l	ND	0.05	1.5	IS 3025 (Part 2) 2019
Zinc (Zn)	mg / l	ND	5	15	IS 3025 (Part 2) 2019
Lead (Pb)	mg / l	ND	0.01	No Relaxation	IS 3025 (Part 2) 2019
Chromium (Cr)	mg / l	ND	0.05	No Relaxation	IS 3025 (Part 2) 2019

Remarks: The above analysed sample conforms as per IS 10500:2012 specifications.

Note: ND – Not Detected

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by

(QM/DM)
(Shweta Sonawane)

Approved by

Authorized Signatory
(Shilpa Dhamankar)

End

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).

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Water Sample Analysis Report

Report No. - EAEPL/W/11/24/02649			Report Date – 29.11.2024
Name of Customer	M/S. Godrej Properties Ltd .		Reference – WO # 4300228740 DTD 24.09.2024
Site Address	C.T.S. No. 418, 418/1 to 418/11 of Village Deonar, Deonar Farms Road, Chembur, Mumbai.		
Nature and Description of Sample	Drinking Water Sample	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/W/11/24/02649C (Near Gate No. 01 of Const. Site)	Sample quantity and packing	500ml X 1 No. St. PP. Bottle
		Sample Preservation	Cool -Transported and stored at 5 °C (± 1°C).
Date of Sampling	22.11.2024	Date of Receipt	22.11.2024
Sampling Procedure	EAEPL/LAB/MB/SOP/17		
Period of Analysis	22.11.2024 to 26.11.2024		
Report for the month	NOVEMBER, 2024		

Discipline: Biological

Group: Water

Parameters	Unit	Results	IS 10500:2012 Limits	Method
			Requirements	
Microbiological Analysis				
Coliforms	/100ml	Absent	Shall not be detectable in any 100ml sample	IS 15185:2016 Reaffirmed (2021)
E. coli	/100ml	Absent	Shall not be detectable in any 100ml sample	IS 15185:2016 Reaffirmed (2021)

Remarks: The above analysed sample conforms as per IS 10500:2012 specifications.

End

For M/S. ENVIRO ANALYSTS & ENGINEERS PVT. LTD.,

Authorized Signatory
(Shweta Sonawane)

- Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).
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Soil Sample Analysis Report

Report No. - EAEPL/S/11/24/02649D			Report Date – 29.11.2024
Name of Customer	M/S. Godrej Properties Ltd .		Reference – WO # 4300228740 DTD 24.09.2024
Site Address	C.T.S. No. 418, 418/1 to 418/11 of Village Deonar, Deonar Farms Road, Chembur, Mumbai.		
Nature and Description of Sample	Soil	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/S/11/24/02649D (Near Center Side of Const. Site)	Sample quantity and packing	1000gm X 1 Zip lock bag
		Sample Preservation	Transported & stored in dry area.
Date of Sampling	22.11.2024	Date of Receipt	22.11.2024
Sampling Procedure	EAEPL/LAB/SOP/03		
Period of Analysis	22.11.2024 to 29.11.2024		
Report for the month	NOVEMBER, 2024		


Discipline: Chemical

Group: Soil & Rock

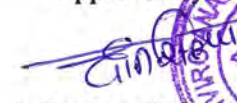
Parameters	Unit	Results	Method
pH	--	7.41	IS 2720 (Part 26):1987, Reaffirmed:2021
Electrical Conductivity	µS/cm	810.00	IS 14767:2000, Reaffirmed:2021
Soil Moisture	%	21.18	IS 2720 (Part 02):1973 (Reaffirmed 2020) Oven drying method
Water Holding Capacity	%	33.94	EAEPL/LAB/SOP/SOIL/10
Organic Matter	%	2.18	IS 2720 (Part 22) – 1972 (Reaffirmed 2020)
Chlorides as Cl	mg/kg	108.04	EAEPL/LAB/SOP/SOIL/03
Total Kjeldhal Nitrogen	mg/kg	612.30	IS 14684:1999 (Reaffirmed 2019)
Exchangeable Ca	mg/kg	2298.17	EPA 9080
Exchangeable Mg	mg/kg	210.26	EPA 9080
Sulphate	mg/kg	31.58	IS 2720 (Part 27):1977 (Reaffirmed 2020)
Available Phosphorus	mg/kg	1.84	EAEPL/LAB/SOP/SOIL/11
Sodium (Na)	mg/kg	810.84	EPA 3050B
Potassium (K)	mg/kg	989.22	EPA 3050B
Copper (Cu)	mg/kg	562.18	EPA 3050B
Iron (Fe)	mg/kg	61548.64	EPA 3050B
Lead (Pb)	mg/kg	12.51	EPA 3050B
Zinc (Zn)	mg/kg	112.71	EPA 3050B

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by


 (QM/DM)
 (Shweta Sonawane)

Approved by


 Authorized Signatory
 (Shilpa Dhamankar)

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).
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-----End of Report-----

Ambient Noise Level Monitoring Report

Report No. EAEPL/N/11/24/02649B			Report Date – 29.11.2024
Name of Customer	M/S. Godrej Properties Ltd .		Reference – WO # 4300228740 DTD 24.09.2024
Site Address	C.T.S. No. 418, 418/1 to 418/11 of Village Deonar, Deonar Farms Road, Chembur, Mumbai.		
Nature and Description of Sample	Ambient Noise	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/N/11/24/02649B	Sample quantity and packing	Not Applicable
Date of Sampling	22.11.2024	Date of Receipt	Not Applicable
Sampling Procedure	EAEPL/LAB/SOP/04		
Period of Analysis	Not Applicable		
Report for the month	NOVEMBER, 2024		

Discipline: Chemical

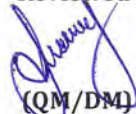
Group: Atmospheric Pollution

Monitoring Locations	Units	Results		CPCB Norms	
		Day Time	Night Time	Day	Night
Near Steel Yard of Const. Site	dB(A) Leq.	53.7	43.5	55	45
Near Center Site of Const.	dB(A) Leq.	53.4	41.3	55	45
Near Access Point	dB(A) Leq.	52.7	39.8	55	45
Near Pump Room	dB(A) Leq.	53.4	40.5	55	45

Remark: The noise level was observed to be within CPCB limit at all of the locations.

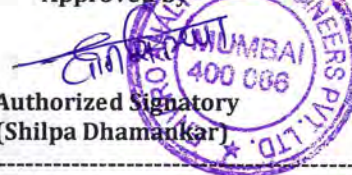
For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by



(QM/DM)
(Shweta Sonawane)

Approved by



Authorized Signatory
(Shilpa Dhamankar)

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).

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-----End of Report-----

Ambient Air Quality Monitoring Report

Report No. - EAEPL/A/09/24/02307		Report Date – 11.09.2024	
ULR Number: TC11189240000002307F			
Name of Customer	M/S. Godrej Properties Ltd .		
Site Address	C.T.S. No. 418, 418/1 to 418/11 of Village Deonar, Deonar Farms Road, Chembur, Mumbai.		
Nature and Description of Sample	Ambient Air	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/A/09/24/02307 (Near Gate No. 03 of const. Site)	Sample quantity and packing	PM ₁₀ = 1 * 1 No. Filter paper. PM _{2.5} = 1 * 1 No. Filter paper. SO ₂ = 30ml * 2 No. PVC bottle. NO ₂ = 30ml * 2 No. PVC bottle.
		Sample Preservation	Cool -Transported and stored at 5 °C (± 1°C).
Date of Sampling	03.09.2024	Date of Receipt	04.09.2024
Sampling Procedure	EAEPL/LAB/SOP/01		
Period of Analysis	04.09.2024 to 06.09.2024		
Report for the month	SEPTEMBER, 2024		

Discipline: Chemical

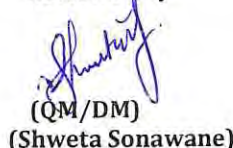
Group: Atmospheric Pollution

Environmental Conditions			
Ambient Air Temperature (°C)		Relative Humidity (%)	Duration of Monitoring
30°C		60%	8 Hours
RESULTS			
Tests Parameter	Results	NAAQS LIMITS	METHOD
Particulate Matter (PM ₁₀)	85.03	100 µg/m ³	IS 5182 (Part 23) 2006 Reaffirmed 2022
Particulate Matter (PM _{2.5})	45.91	60 µg/m ³	IS 5182 (Part 24) 2019
Sulphur Dioxide (SO ₂)	22.91	80 µg/m ³	IS 5182 Part 2 (2001) Sec 1:2023
Nitroaen Dioxide (NO ₂)	25.40	80 µg/m ³	IS 5182 Part 6 (2006) Reaffirmed 2022

Remark: All the measured values are within NAAQS limits.

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by



(QM/DM)
(Shweta Sonawane)

Approved by



Authorized Signatory
(Netra Pawar)

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).
2. This report is not to be reproduced except in full, without written approval of the laboratory.

-----End of Report-----

Ambient Noise Level Monitoring Report

Report No. EAEPL/N/09/24/02308			Report Date – 11.09.2024
ULR Number: TC11189240000002308F			
Name of Customer	M/S. Godrej Properties Ltd .		Reference – WO # 4300179267 DTD 23.06.2023
Site Address	C.T.S. No. 418, 418/1 to 418/11 of Village Deonar, Deonar Farms Road, Chembur, Mumbai.		
Nature and Description of Sample	Ambient Noise	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/N/09/24/02308	Sample quantity and packing	Not Applicable
Date of Sampling	03.09.2024	Date of Receipt	Not Applicable
Sampling Procedure	EAEPL/LAB/SOP/04		
Period of Analysis	Not Applicable		
Report for the month	SEPTEMBER, 2024		

Discipline: Chemical


Group: Atmospheric Pollution

Monitoring Locations	Units	Results		CPCB Norms	
		Day Time	Night Time	Day	Night
Near Steel Yard of Const. Site	dB(A) Leq.	52.8	43.8	55	45
Near Center Site of Const.	dB(A) Leq.	53.1	41.6	55	45
Near Access Point	dB(A) Leq.	53.8	39.8	55	45
Near Pump Room	dB(A) Leq.	53.3	40.6	55	45

Remark: The noise level was observed to be within CPCB limit at all of the locations.

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by



(QM/DM)
(Shweta Sonawane)

Approved by



Authorized Signatory
(Netra Pawar)

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).

2. This report is not to be reproduced except in full, without written approval of the laboratory.

-----End of Report-----

Water Sample Analysis Report

Report No. - EAEPL/W/09/24/02309			Report Date – 11.09.2024
ULR Number: TC11189240000002309F			
Name of Customer	M/S. Godrej Properties Ltd .		Reference – WO # 4300179267 DTD 23.06.2023
Site Address	C.T.S. No. 418, 418/1 to 418/11 of Village Deonar, Deonar Farms Road, Chembur, Mumbai.		
Nature and Description of Sample	Drinking Water Sample	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/W/09/24/02309 (Near Gate No. 01 of Const. Site)	Sample quantity and packing	2 L X 1 No. PVC Can
		Sample Preservation	Cool -Transported and stored at 5 °C (± 1°C).
Date of Sampling	04.09.2024	Date of Receipt	04.09.2024
Sampling Procedure	EAEPL/LAB/SOP/02		
Period of Analysis	04.09.2024 to 11.09.2024		
Report for the month	SEPTEMBER, 2024		

Discipline: Chemical

Group: Water

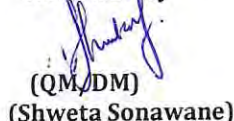
Parameters	Unit	Results	IS 10500:2012 Limits		Method
			Acceptable Limit	Permissible Limit	
Ph	-	7.41	6.5-8.5	No Relaxation	IS 3025 (Part 11) 2022
Total Dissolved Solids	mg / l	76.00	500	2000	IS 3025 (Part 16) 2023
Turbidity	NTU	< 1.0	1	5	IS 3025 (Part 10) 2023
Chlorides as Cl	mg / l	9.70	250	1000	IS 3025 (Part 32) (1988) Reaffirmed 2019
Total Hardness	mg / l	53.50	200	600	IS 3025 (Part 21) (2009) Reaffirmed 2019
Calcium	mg / l	13.63	75	200	IS 3025 (Part 40) (1991) Reaffirmed 2019
Residual chlorine	mg / l	ND	0.20	1	IS 3025 (Part 26) 2021
Alkalinity	mg / l	43.20	200	600	IS 3025 (Part 23) 2023
Sulphate	mg / l	3.12	200	400	IS 3025 (Part 24) Sec1:2022
Nitrate	mg / l	ND	45	No Relaxation	APHA 4500 NO ₃ -B (23 rd Edition)
Fluoride	mg / l	ND	1	1.5	APHA 4500 F-D (23 rd Edition)
Heavy Metals					
Iron (Fe)	mg / l	ND	0.3	No Relaxation	IS 3025 (Part 2) 2019
Copper (Cu)	mg / l	ND	0.05	1.5	IS 3025 (Part 2) 2019
Zinc (Zn)	mg / l	ND	5	15	IS 3025 (Part 2) 2019
Lead (Pb)	mg / l	ND	0.01	No Relaxation	IS 3025 (Part 2) 2019
Chromium (Cr)	mg / l	ND	0.05	No Relaxation	IS 3025 (Part 2) 2019

Remarks: The above analysed sample conforms as per IS 10500:2012 specifications.

Note: ND – Not Detected

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by


(QM/DM)
(Shweta Sonawane)

Approved by


Authorized Signatory
(Shilpa Dhamankar)

-----End-----

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).

2. This report is not to be reproduced except in full, without written approval of the laboratory.

Water Sample Analysis Report

Report No. - EAEPL/W/09/24/02309			Report Date – 11.09.2024
ULR Number: TC1118924000002309F			
Name of Customer	M/S. Godrej Properties Ltd .		Reference – WO # 4300179267 DTD 23.06.2023
Site Address	C.T.S. No. 418, 418/1 to 418/11 of Village Deonar, Deonar Farms Road, Chembur, Mumbai.		
Nature and Description of Sample	Drinking Water Sample	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/W/09/24/02309 (Near Gate No. 01 of Const. Site)	Sample quantity and packing	500ml X 1 No. St. PP. Bottle
		Sample Preservation	Cool -Transported and stored at 5 °C (± 1°C).
Date of Sampling	04.09.2024	Date of Receipt	04.09.2024
Sampling Procedure	EAEPL/LAB/MB/SOP/17		
Period of Analysis	04.09.2024 to 06.09.2024		
Report for the month	SEPTEMBER, 2024		

Discipline: Biological

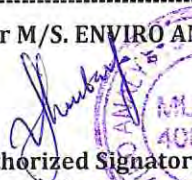
Group: Water

Parameters	Unit	Results	IS 10500:2012 Limits	Method
			Requirements	
Microbiological Analysis				
Coliforms	/100ml	Absent	Shall not be detectable in any 100ml sample	IS 15185:2016 Reaffirmed (2021)
E. coli	/100ml	Absent	Shall not be detectable in any 100ml sample	IS 15185:2016 Reaffirmed (2021)

Remarks: The above analysed sample conforms as per IS 10500:2012 specifications.

-----End-----

For M/S. ENVIRO ANALYSTS & ENGINEERS PVT. LTD.,


Authorized Signatory
(Shweta Sonawane)

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).
2. This report is not to be reproduced except in full, without written approval of the laboratory.

Soil Sample Analysis Report

Report No. - EAEPL/S/09/24/02310			Report Date – 11.09.2024
ULR Number: TC11189240000002310F			
Name of Customer	M/S. Godrej Properties Ltd .		Reference – WO # 4300179267 DTD 23.06.2023
Site Address	C.T.S. No. 418, 418/1 to 418/11 of Village Deonar, Deonar Farms Road, Chembur, Mumbai.		
Nature and Description of Sample	Soil	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/S/09/24/02310 (Near Center Side of Const. Site)	Sample quantity and packing	1000gm X 1 Zip lock bag
		Sample Preservation	Transported & stored in dry area.
Date of Sampling	04.09.2024	Date of Receipt	04.09.2024
Sampling Procedure	EAEPL/LAB/SOP/03		
Period of Analysis	04.09.2024 to 11.09.2024		
Report for the month	SEPTEMBER, 2024		


Discipline: Chemical

Group: Soil & Rock

Parameters	Unit	Results	Method
pH	--	8.07	IS 2720 (Part 26):1987, Reaffirmed:2021
Electrical Conductivity	µS/cm	816.00	IS 14767:2000, Reaffirmed:2021
Soil Moisture	%	20.84	IS 2720 (Part 02):1973 (Reaffirmed 2020) Oven drying method
Water Holding Capacity	%	30.37	EAEPL/LAB/SOP/SOIL/10
Organic Matter	%	2.11	IS 2720 (Part 22) – 1972 (Reaffirmed 2020)
Chlorides as Cl	mg/kg	107.18	EAEPL/LAB/SOP/SOIL/03
Total Kjeldhal Nitrogen	mg/kg	712.44	IS 14684:1999 (Reaffirmed 2019)
Exchangeable Ca	mg/kg	2154.94	EPA 9080
Exchangeable Mg	mg/kg	197.60	EPA 9080
Sulphate	mg/kg	42.82	IS 2720 (Part 27):1977 (Reaffirmed 2020)
Available Phosphorus	mg/kg	1.76	EAEPL/LAB/SOP/SOIL/11
Sodium (Na)	mg/kg	1605.68	EPA 3050B
Potassium (K)	mg/kg	681.20	EPA 3050B
Copper (Cu)	mg/kg	146.94	EPA 3050B
Iron (Fe)	mg/kg	57366.68	EPA 3050B
Lead (Pb)	mg/kg	3.89	EPA 3050B
Zinc (Zn)	mg/kg	58.39	EPA 3050B

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by


(QM/DM)
(Shweta Sonawane)

Approved by


Authorized Signatory
(Netra Pawar)

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).
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End of Report

Ambient Air Quality Monitoring Report

Report No. - EAEPL/A/05/24/01415			Report Date - 04.06.2024
ULR Number: TC11189240000001415F			
Name of Customer	M/S. Godrej Properties Ltd .		Reference – WO # 4300179267 DTD 23.06.2023
Site Address	C.T.S. No. 418, 418/1 to 418/11 of Village Deonar, Deonar Farms Road, Chembur, Mumbai.		
Nature and Description of Sample	Ambient Air	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/A/05/24/01415 (Near Main Gate at Site)	Sample quantity and packing	PM ₁₀ = 1 * 1 No. Filter paper. PM _{2.5} = 1 * 1 No. Filter paper. SO ₂ = 30ml * 2 No. PVC bottle. NO ₂ = 30ml * 2 No. PVC bottle.
		Sample Preservation	Cool -Transported and stored at 5 °C (± 1°C).
Date of Sampling	27.05.2024	Date of Receipt	28.05.2024
Sampling Procedure	EAEPL/LAB/SOP/01		
Period of Analysis	28.05.2024 to 29.05.2024		
Report for the month	MAY, 2024		

Discipline: Chemical

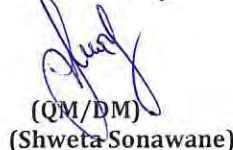
Group: Atmospheric Pollution

Environmental Conditions			
Ambient Air Temperature (°C)		Relative Humidity (%)	Duration of Monitoring
33°C		60%	8 Hours
RESULTS			
Tests Parameter	Results	NAAQS LIMITS	METHOD
Particulate Matter (PM ₁₀)	84.86	100 µg/m³	IS 5182 (Part 23) 2006 Reaffirmed 2022
Particulate Matter (PM _{2.5})	42.26	60 µg/m³	IS 5182 (Part 24) 2019
Sulphur Dioxide (SO ₂)	21.70	80 µg/m³	IS 5182 Part 2 (2001) Sec 1:2023
Nitrogen Dioxide (NO ₂)	24.18	80 µg/m³	IS 5182 Part 6 (2006) Reaffirmed 2022

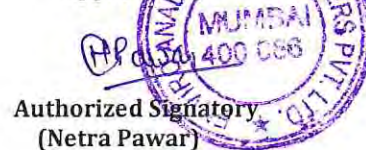
Remark: All the measured values are within NAAQS limits.

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by


(QM/DM)
(Shweta Sonawane)

Approved by


Authorized Signatory
(Netra Pawar)

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-----End of Report-----

Ambient Noise Level Monitoring Report

Report No. EAEPL/N/05/24/01416			Report Date - 04.06.2024
ULR Number: TC11189240000001416F			
Name of Customer	M/S. Godrej Properties Ltd .		Reference – WO # 4300179267 DTD 23.06.2023
Site Address	C.T.S. No. 418, 418/1 to 418/11 of Village Deonar, Deonar Farms Road, Chembur, Mumbai.		
Nature and Description of Sample	Ambient Noise	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/N/05/24/01416	Sample quantity and packing	Not Applicable
Date of Sampling	27.05.2024	Date of Receipt	Not Applicable
Sampling Procedure	EAEPL/LAB/SOP/04		
Period of Analysis	Not Applicable		
Report for the month	MAY, 2024		

Discipline: Chemical

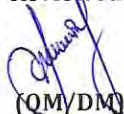
Group: Atmospheric Pollution

Monitoring Locations	Units	Results		CPCB Norms	
		Day Time	Night Time	Day	Night
Near Main Gate	dB(A) Leq.	53.8	42.5	55	45
Near Gate No. 3	dB(A) Leq.	52.8	43.2	55	45
Near Centreside of Site	dB(A) Leq.	53.7	42.8	55	45
Near Backside of site	dB(A) Leq.	52.8	40.0	55	45

Remark: The noise level was observed to be within CPCB limit at all of the locations.

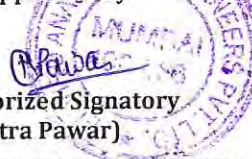
For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by



(QM/DM)
(Shweta Sonawane)

Approved by



Authorized Signatory
(Netra Pawar)

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-----End of Report-----

Water Sample Analysis Report

Report No. - EAEPL/W/05/24/01417			Report Date – 04.06.2024
ULR Number: TC11189240000001417F			
Name of Customer	M/S. Godrej Properties Ltd .		Reference – WO # 4300179267 DTD 23.06.2023
Site Address	C.T.S. No. 418, 418/1 to 418/11 of Village Deonar, Deonar Farms Road, Chembur, Mumbai.		
Nature and Description of Sample	Tanker Water Sample	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/W/05/24/01417 (Near Backside of site)	Sample quantity and packing	2 L X 1 No. PVC Can
		Sample Preservation	Cool -Transported and stored at 5 °C (± 1°C).
Date of Sampling	28.05.2024	Date of Receipt	28.05.2024
Sampling Procedure	EAEPL/LAB/SOP/02		
Period of Analysis	28.05.2024 to 04.06.2024		
Report for the month	MAY, 2024		

Discipline: Chemical


Group: Water

Parameters	Unit	Results	Method
pH	-	7.32	IS 3025 (Part 11) 2022
Turbidity	NTU	< 1.0	IS 3025 (Part 10) 2023
TDS	mg/L	58.00	IS 3025 (Part 16) 2023
Alkalinity	mg/L	40.60	IS 3025 (Part 23) 2023
Chlorides as Cl	mg/L	8.68	IS 3025 (Part 32) 1988 Reaffirmed 2019
Total Hardness	mg/L	41.67	IS 3025 (Part 21) 2009 Reaffirmed 2019
Calcium	mg/L	8.82	IS 3025 (Part 40) 1991 Reaffirmed 2019
Residual chlorine	mg/L	ND	IS 3025 (Part 26) 2021
Sulphate	mg/L	2.13	IS 3025 (Part 24) Sec 1: 2022
Nitrate	mg/L	ND	APHA 4500-NO3 B (23 rd Edition)
Fluoride	mg/L	ND	APHA 4500 F-D (23 rd Edition)
Heavy Metals:			
Iron (Fe)	mg/L	ND	IS 3025 (Part 2) 2019
Copper (Cu)	mg/L	ND	IS 3025 (Part 2) 2019
Zinc (Zn)	mg/L	ND	IS 3025 (Part 2) 2019
Lead (Pb)	mg/L	ND	IS 3025 (Part 2) 2019
Chromium (Cr)	mg/L	ND	IS 3025 (Part 2) 2019

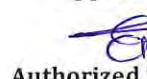
Note: ND – Not Detected

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by


(QM/DM)
(Shweta Sonawane)

Approved by


Authorized Signatory
(Shilpa Dhamankar)

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-----End of Report-----



ENVIRO ANALYSTS & ENGINEERS PVT. LTD.

(NABET & NABL Accredited)

CIN No-U28900MH1995PTC093129 | GST NO- 27AAACE6597R1ZP

Mira Road (Lab): Row House No.2, Shalom Garden, Opp. Kanakia College, Mira Road (E), Thane-401107



TC-11189

Water Sample Analysis Report

Report No. - EAEPL/W/05/24/01417			Report Date – 04.06.2024
ULR Number: TC11189240000001417F			
Name of Customer	M/S. Godrej Properties Ltd .		Reference – WO # 4300179267 DTD 23.06.2023
Site Address	C.T.S. No. 418, 418/1 to 418/11 of Village Deonar, Deonar Farms Road, Chembur, Mumbai.		
Nature and Description of Sample	Tanker Water Sample	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/W/05/24/01417 (Near Backside of site)	Sample quantity and packing	500ml X 1 No. St. PP. Bottle
		Sample Preservation	Cool -Transported and stored at 5 °C (± 1°C).
Date of Sampling	28.05.2024	Date of Receipt	28.05.2024
Sampling Procedure	EAEPL/LAB/MB/SOP/17		
Period of Analysis	29.05.2024 to 31.05.2024		
Report for the month	MAY, 2024		

Discipline: Biological

Group: Water

Parameters	Unit	Results	Method
Microbiological Analysis:			
Coliforms	MPN/100ml	< 2	IS 1622:1981 (Reaffirmed 2019)
E. coli	MPN/100ml	< 2	IS 1622:1981 (Reaffirmed 2019)

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT. LTD.,

Authorized Signatory
(Shweta Sonawane)

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).

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-----End of Report-----

Mumbai (HO): B-1003, Enviro House, 10th Flr, Western Edge II, W.E. Highway, Borivali East, Mumbai - 400066

Tel: 022-28541647/48/49/67/68 | E-mail: info@eaepl.com | lab@eaepl.com | Web: www.eaepl.com

Mumbai (HO) | Nagpur | Pune | Mira Road (Lab) | Tarapur | Nashik | Thane

Soil Sample Analysis Report


Report No. - EAEPL/S/05/24/01418		Report Date - 04.06.2024	
ULR Number: TC11189240000001418F			
Name of Customer	M/S. Godrej Properties Ltd .		
Site Address	C.T.S. No. 418, 418/1 to 418/11 of Village Deonar, Deonar Farms Road, Chembur, Mumbai.		
Nature and Description of Sample	Soil	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/S/05/24/01418 (Centre side of Const. area)	Sample quantity and packing	1000gm X 1 Zip lock bag
		Sample Preservation	Transported & stored in dry area.
Date of Sampling	28.05.2024	Date of Receipt	28.05.2024
Sampling Procedure	EAEPL/LAB/SOP/03		
Period of Analysis	28.05.2024 to 04.06.2024		
Report for the month	MAY, 2024		

Discipline: Chemical
Group: Soil & Rock

Parameters	Unit	Results	Method
pH	--	8.16	IS 2720 (Part 26):1987, Reaffirmed:2021
Electrical Conductivity	µS/cm	832.00	IS 14767:2000, Reaffirmed:2021
Soil Moisture	%	21.68	IS 2720 (Part 02):1973 (Reaffirmed 2020) Oven drying method
Water Holding Capacity	%	30.93	EAEPL/LAB/SOP/SOIL/10
Organic Matter	%	2.52	IS 2720 (Part 22) – 1972 (Reaffirmed 2020)
Chlorides as Cl	mg/kg	91.59	EAEPL/LAB/SOP/SOIL/03
Total Kjeldhal Nitrogen	mg/kg	660.46	IS 14684:1999 (Reaffirmed 2019)
Exchangeable Ca	mg/kg	2377.50	EPA 9080
Exchangeable Mg	mg/kg	260.45	EPA 9080
Sulphate	mg/kg	30.62	IS 2720 (Part 27):1977 (Reaffirmed 2020)
Available Phosphorus	mg/kg	1.81	EAEPL/LAB/SOP/SOIL/11
Sodium (Na)	mg/kg	657.43	EPA 3050B
Potassium (K)	mg/kg	394.46	EPA 3050B
Copper (Cu)	mg/kg	121.84	EPA 3050B
Iron (Fe)	mg/kg	66050.14	EPA 3050B
Lead (Pb)	mg/kg	3.51	EPA 3050B
Zinc (Zn)	mg/kg	64.87	EPA 3050B

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by


(QM/DM)
(Shweta Sonawane)

Approved by


Authorized Signatory
(Netra Pawar)

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-----End of Report-----



Government of India
Ministry of Environment, Forest and Climate Change
(Issued by the State Environment Impact Assessment
Authority(SEIAA), MAHARASHTRA)

To,

The owner

GODREJ PROPERTIES LIMITED

Godrej One, 5th Floor, Pirojshanagar, Eastern Express Highway, Vikhroli
(East) -400079

Subject: Grant of Environmental Clearance (EC) to the proposed Project Activity
under the provision of EIA Notification 2006-regarding

Sir/Madam,

This is in reference to your application for Environmental Clearance (EC)
in respect of project submitted to the SEIAA vide proposal number
SIA/MH/INFRA2/436409/2023 dated 12 Jul 2023. The particulars of the
environmental clearance granted to the project are as below.

- | | |
|---|--|
| 1. EC Identification No. | EC23B038MH168906 |
| 2. File No. | SIA/MH/INFRA2/436409/2023 |
| 3. Project Type | New |
| 4. Category | B |
| 5. Project/Activity including
Schedule No. | 8(a) Building and Construction projects |
| 6. Name of Project | Proposed Residential Development on
plot bearing CTS no. 418, 418/1 to
418/11 of village Deonar, Deonar Farms
Road, Chembur Mumbai, by M/s. Godrej
Properties Ltd. |
| 7. Name of Company/Organization | GODREJ PROPERTIES LIMITED |
| 8. Location of Project | MAHARASHTRA |
| 9. TOR Date | N/A |

The project details along with terms and conditions are appended herewith from page
no 2 onwards.

Date: 27/12/2023

(e-signed)
Pravin C. Darade , I.A.S.
Member Secretary
SEIAA - (MAHARASHTRA)

*Note: A valid environmental clearance shall be one that has EC identification
number & E-Sign generated from PARIVESH. Please quote identification
number in all future correspondence.*

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STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

No. SIA/MH/INFRA2/436409/2023
Environment & Climate
Change Department
Room No. 217, 2nd Floor,
Mantralaya, Mumbai- 400032.

To
M/s. Godrej Properties Ltd.,
CTS no. 418, 418/1 to 418/11,
Village Deonar, Deonar Farms Road,
Chembur Mumbai

Subject : Environmental Clearance for Proposed Residential Development on plot bearing CTS no. 418, 418/1 to 418/11 of village Deonar, Deonar Farms Road, Chembur Mumbai by M/s. Godrej Properties Ltd.

Reference : Application no. SIA/MH/INFRA2/436409/2023

This has reference to your communication on the above-mentioned subject. The proposal was considered by the SEAC-2 in its 212nd meeting under screening category 8 (a) B2 as per EIA Notification, 2006 and recommend to SEIAA. Proposal then considered in 267th (Day-2) meeting of State Level Environment Impact Assessment Authority (SEIAA) held on 18th October, 2023.

2. Brief Information of the project submitted by you is as below:-

Sr. No.	Description	Details	
1	Proposal Number	SIA/MH/INFRA2/436409/2023	
2	Name of Project	Proposed Residential Development on plot bearing CTS no. 418, 418/1 to 418/11 of village Deonar, Deonar Farms Road, Chembur Mumbai, by M/s. Godrej Properties Ltd.	
3	Project category	8(a), B2	
4	Type of Institution	Private	
5	Project Proponent	Name	Mr. Himanshu Rai
		Regd. Office address	Godrej Properties Ltd. Regd. Office: Godrej One, 5th floor, Pirojshanagar, Eastern Express Highway, Vikhroli (E), Mumbai – 400 079, India Tel.: +91-22-61698500 Fax: +91-22-61698888
		e-mail	moefcc@godrejproperties.com
6	Consultant	Name: M/s. Enviro Analysts & Engineers Pvt. Ltd. NABET Accreditation No: NABET/EIA/2124/SA0193 Validity: 18.06.2024	
7	Applied for	Fresh EC	

8	Location of the project			CTS no. 418, 418/1 to 418/11 of village Deonar, Deonar Farms Road, Chembur Mumbai		
9	Latitude and Longitude			19° 2'34.77"N 72°54'45.34"E		
10	Plot Area (Sq.m.)			4265.50 sq.m.		
11	Deductions (Sq.m.)			295.4 sq.m.		
12	Net Plot area (Sq.m.)			3970.10 Sq.m		
13	Ground coverage (m ²) & %			1892.25 sq.m; 47.66%		
14	FSI Area (Sq.m.)			12,596.15 sq.m.		
15	Non-FSI (Sq.m.)			15,979.48 sq.m.		
16	Proposed built-up area (FSI + Non FSI) (Sq.m.)			28,575.63 sq.m.		
17	TBUA (m ²) approved by Planning Authority till date					
18	Earlier EC details with Total Construction area, if any.			NA		
19	Construction completed as per earlier EC (FSI + Non FSI) (Sq.m.)			NA		
20	Previous EC / Existing Building			Proposed Configuration		Reason for Modification / Change
	Building Name	Configuration	Height (m)	Building Name	Configuration	Height (m)
				Proposed Residential Building	2 Basement + Ground + 2 Podium + Podium 3 (E-Deck Level) + 1st to 21st upper Res. floors	82.90 m
21	No. of Tenements & Shops			Residential: 81 nos.		
22	Total Population			510 nos.		
23	Total Water Requirements CMD			Domestic: 46 KLD Flushing: 23 KLD Landscaping: 6 KLD Total: 75 KLD		
24	Under Ground Tank (UGT) location			Basement		
25	Source of water			Municipal Corporation of Greater Mumbai		
26	STP Capacity & Technology			75 KLD, MBBR Technology		
27	STP Location			Below Ground & Open to Sky		
28	Sewage Generation CMD & % of sewage discharge in the sewer line			60 KLD, 33% discharge in sewer line after using for flushing and landscaping purpose.		
29	Solid Waste Management during Construction Phase			Type	Quantity (Kg/d)	Treatment / disposal
				Dry waste	10 kg/day	Will be handed over to a recycler

		Wet waste	25 kg/day		Handed over to municipal waste collector
		Construction waste	Topsoil	640 cu.mt	To be used for gardening purpose
			Demolition Waste	800 cu.mt.	300 cum salvageable material will be reused. There will be transportation of 500 cum. Outside of the plot as per the SWM NOC which will be obtained at appropriate time.
			Excavation Waste	14200cu.mt	2000 cum quantity will be used in internal plot & road development. Remaining 12,200 cum will be sent Outside of the plot as per the SWM NOC.
			Empty cement bags	17145 nos.	To be handed over to local recyclers
			Steel	5 MT	To be sold to recycler
			Aggregates	15 MT	To be used as a layer for internal roads and building boundary wall.
			Broken Tiles	315 nos.	Waste tiles to be used as China mosaic for terraces.
			Empty Paint Cans (20 litre/ can)	430	To be sold
30	Total Solid Waste Quantities with type during Operation Phase & Capacity of OWC to be installed	Type	Quantity (Kg/d)		Treatment / disposal
		Dry waste	152 kg/day		Will be handed over to a recycler
		Wet waste	101 kg/day		Composting by OWC- manure produced will be

				used at a site for landscaping						
		E-Waste	-	Will be collected and sent to MPCB authorized recyclers.						
		STP Sludge (dry)	3 kg/day	Dry sewage sludge will be used as manure for gardening.						
31	R.G. Area in sq.m.	<div>RG required – 794.02 sq.m (20 %)</div> <div>RG provided on Ground- 813.75 sq. m.</div> <div>RG provided on the Podium –sq.m.</div> <div>Total – 813.75 sq.m</div> <div>Existing trees on the plot: 30 nos.</div> <div>Number of trees to be cut: 16</div> <div>Number of trees to be transplanted: 3</div> <div>Number of trees to be retained: 11</div> <div>Number of trees to be planted:</div> <div>a) Along Plot Boundary and R.G. area: 98 nos.</div> <div>b) In Miyawaki Plantation: 120 trees and 40 shrubs</div> <div>Total nos. of trees after the development: 218 trees + 40 Shrubs</div>								
32	Power requirement	<div>During Operation Phase:</div> <table><tr><td>Details</td><td>MSEDCL</td></tr><tr><td>Connected load (kW)</td><td>2771 KW</td></tr><tr><td>Demand load (kW)</td><td>1168 KW</td></tr></table>			Details	MSEDCL	Connected load (kW)	2771 KW	Demand load (kW)	1168 KW
Details	MSEDCL									
Connected load (kW)	2771 KW									
Demand load (kW)	1168 KW									
33	Energy Efficiency	<div>a) Total Energy saving (%): 20%</div> <div>b) Solar energy (%): 5%</div>								
34	D.G. set capacity	1 X 500 KVA								
35	No. of 4-W & 2-W Parking with 25% EV	<div>4-Wheelers – 198 Nos, EV charging points- 64 nos.</div> <div>2-Wheeler – 53 nos., EV charging points- 13 nos.</div>								
36	No. & capacity of Rain water harvesting tanks /Pits	45 cu.m.								
37	Project Cost in (Cr.)	Rs.396 cr.								
38	EMP Cost	<div>a) Construction Phase:</div> <div>1.Capital Cost: Rs.25.40 Lakhs.</div> <div>2.O & M Cost: RS. 21.81 Lakhs/Annum</div> <div>b) Operation Phase:</div> <div>1.Capital Cost: Rs.341.64 Lakhs.</div> <div>2.O & M Cost: Rs. 39.01 Lakhs/Annum.</div>								
39	CER Details with justification if any....as per MoEF&CC circular dated 01/05/2018	It will be as per the OM dated 30th September 2020.								

40	Details of Court Cases/litigations w.r.t the project and project location, if any.	NA
----	--	----

3. Proposal is a new construction project. Proposal has been considered by SEIAA in its 267th (Day-2) meeting held on 18th October, 2023. and decided to accord Environment Clearance to the said project under the provisions of Environment Impact Assessment Notification, 2006 subject to implantation of following terms and conditions-

Specific Conditions:

A. SEAC Conditions-

1. PP to obtain IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions thereunder as per the circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra and showing all required RG area on mother earth as per Hon'ble Supreme Court order.
2. PP to obtain following NOCs/remarks:
a) Tree NOC; b) Revise CFO NOC for proposed height; c) SWM/ C & D NOC; g) Nalla remarks.
3. PP to deduct area under environmental services proposed in RG area and revise details of required & provided RG area on mother earth; PP to submit architect certificate mentioning that the required/mandatory RG in the plot is provided on mother earth as per the Hon'ble Supreme Court order.
4. PP to carry out ambient air quality study surrounding the project site and adopt mitigation measures accordingly.
5. PP to lift UGTs to 1st basement such that tops of the UGTs are flushed to the ground level & accordingly submit cross section of UGTs.
6. PP to reduce discharge of treated water up to 35%; PP to submit undertaking from concerned authority/agency/third party regarding use of excess treated water.
7. PP to obtain concession from Municipal Commissioner, MCGM for odd shaped RG.

B. SEIAA Conditions-

1. PP has provided mandatory RG area of 794.02 m² on mother earth without any construction. Local planning authority to ensure the compliance of the same.
2. PP to keep open space unpaved so as to ensure permeability of water. However, whenever paying is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.
3. PP to achieve at least 5% of total energy requirement from solar/other renewable sources.
4. PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF & CC vide F.No.22-34/2018-IA III dt.04.01.2019.
5. SEIAA after deliberation decided to grant EC for-FSI- 12500.20 m², Non FSI- 15832.94m², total BUA- 28333.14 m². (Plan approval No- P-17114/2023/(418 AND OTHER)/M/E/WARD/DEONAR-E dated 04.09.2023) (Restricted as per approval)

General Conditions:

a) Construction Phase :-

- I. The solid waste generated should be properly collected and segregated. Dry/inert solid

waste should be disposed of to the approved sites for land filling after recovering recyclable material.

- II. Disposal of muck, Construction spoils, including bituminous material during construction phase should not create any adverse effect on the neighbouring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in the approved sites with the approval of competent authority.
- III. Any hazardous waste generated during construction phase should be disposed of as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.
- IV. Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.
- V. Arrangement shall be made that waste water and storm water do not get mixed.
- VI. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.
- VII. The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.
- VIII. Permission to draw ground water for construction of basement if any shall be obtained from the competent Authority prior to construction/operation of the project.
- IX. Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor based control.
- X. The Energy Conservation Building code shall be strictly adhered to.
- XI. All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
- XII. Additional soil for levelling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.
- XIII. Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.
- XIV. PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance.
- XV. The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.
- XVI. Vehicles hired for transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport & Highways Department. The vehicle shall be adequately covered to avoid spillage/leakages.
- XVII. Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.

- XVIII. Diesel power generating sets proposed as source of backup power for elevators and common area illumination during construction phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel is preferred. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.
- XIX. Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell /designated person.

B) Operation phase:-

- I. a) The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the premises. c) Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.
- III. a) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Treated effluent emanating from STP shall be recycled/ reused to the maximum extent possible. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP. b) PP to give 100 % treatment to sewage /Liquid waste and explore the possibility to recycle at least 50 % of water, Local authority should ensure this.
- IV. Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement.
- V. The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.
- VI. Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.
- VII. PP to provide adequate electric charging points for electric vehicles (EVs).
- VIII. Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.
- IX. A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.
- X. Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall

not be diverted for other purposes.

- XI. The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at parivesh.nic.in
- XII. A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.
- XIII. The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, SO₂, NO_x (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.

C) General EC Conditions:-

- I. PP has to strictly abide by the conditions stipulated by SEAC & SEIAA.
- II. If applicable "Consent for Establishment" shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy shall be submitted to the Environment department before start of any construction work at the site.
- III. Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.
- IV. The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in hard copies as well as by e-mail) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.
- V. The environmental statement for each financial year ending 31st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.
- VI. No further Expansion or modifications, other than mentioned in the EIA Notification, 2006 and its amendments, shall be carried out without prior approval of the SEIAA. In case of deviations or alterations in the project proposal from those submitted to SEIAA for clearance, a fresh reference shall be made to the SEIAA as applicable to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.
- VII. This environmental clearance is issued subject to obtaining NOC from Forestry & Wild life angle including clearance from the standing committee of the National Board for Wild life as if applicable & this environment clearance does not necessarily implies that Forestry & Wild life clearance granted to the project which will be considered

separately on merit.

4. The environmental clearance is being issued without prejudice to the action initiated under EP Act or any court case pending in the court of law and it does not mean that project proponent has not violated any environmental laws in the past and whatever decision under EP Act or of the Hon'ble court will be binding on the project proponent. Hence this clearance does not give immunity to the project proponent in the case filed against him, if any or action initiated under EP Act.
5. This Environment Clearance is issued purely from an environment point of view without prejudice to any court cases and all other applicable permissions/ NOCs shall be obtained before starting proposed work at site.
6. In case of submission of false document and non-compliance of stipulated conditions, Authority/ Environment Department will revoke or suspend the Environment clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.
7. Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification, 2006, amended from time to time.
8. The above stipulations would be enforced among others under the Water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention and Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986 and rules there under, Hazardous Wastes (Management and Handling) Rules, 1989 and its amendments, the public Liability Insurance Act, 1991 and its amendments.
9. Any appeal against this Environment clearance shall lie with the National Green Tribunal (Western Zone Bench, Pune), New Administrative Building, 1st Floor, D-Wing, Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.


Pravin Darade
(Member Secretary, SEIAA)

Copy to:

1. Chairman, SEIAA, Mumbai.
2. Secretary, MoEF & CC, IA- Division MOEF & CC
3. Member Secretary, Maharashtra Pollution Control Board, Mumbai.
4. Regional Office MoEF & CC, Nagpur
5. District Collector, Mumbai Suburban.
6. Commissioner, Municipal Corporation of Greater Mumbai
7. Regional Officer, Maharashtra Pollution Control Board, Mumbai.

Validity unknown

Digitally signed by: Shri Pravin C.
Darade , I.A.S.
Designation: Member Secretary
Date and Time: 12/27/2023 12:05:57 PM