



EPRI Mumbai <mumbai.epri@gmail.com>

Submission of Six-monthly compliance monitoring report (June - December 2024)

1 message

EPRI Mumbai <mumbai.epri@gmail.com>

Wed, Dec 4, 2024 at 4:18 PM

To: EC Compliance Maharashtra <eccompliance-mh@gov.in>

Cc: Avick Sil <avick1114@gmail.com>, Avick <avick@eprindia.com>

Respected Sir,

We are enclosing herewith Six-monthly compliance report of Environment Clearance for Proposed Commercial Development Under the CBD Scheme at Plot bearing Sr. No. 9 (Part) corresponding CTS no. 1 of Village Vyaravali, Taluka Andheri, Adjoining Jogeshwari – Vikhroli Link Road (JVLR), Jogeshwari, Mumbai.

Kindly receive the same for your record and reference.

Reference :- SIA/MH/MIS/55536/2019 dated 22nd Sept.2021

Link to download - <https://we.tl/t-fBG7oibcWx>

Thanks & Regards,

For,

M/s. Emine Realty Pvt. Ltd.



EPRI Mumbai <mumbai.epri@gmail.com>

Submission of Six-monthly compliance monitoring report (June - December 2024)

1 message

EPRI Mumbai <mumbai.epri@gmail.com>

Wed, Dec 4, 2024 at 4:18 PM

To: sromumbai3@mpcb.gov.in

Cc: RO Mumbai <romumbai@mpcb.gov.in>, Avick Sil <avick1114@gmail.com>, Avick <avick@eprindia.com>

Respected Sir,

We are enclosing herewith Six-monthly compliance report of Environment Clearance for Proposed Commercial Development Under the CBD Scheme at Plot bearing Sr. No. 9 (Part) corresponding CTS no. 1 of Village Vyaravali, Taluka Andheri, Adjoining Jogeshwari – Vikhroli Link Road (JVLR), Jogeshwari, Mumbai.

Kindly receive the same for your record and reference.

Reference :- SIA/MH/MIS/55536/2019 dated 22nd Sept.2021

Link to download - <https://we.tl/t-33LFUtdafl>

Thanks & Regards,

For,
M/s. Emine Realty Pvt. Ltd.

Emine Realty Private Limited

CIN: U70109MH2022PTC380733



FUTURE OF SPACE™

Date: 17/10/2024

To,
The Secretary,
Maharashtra Pollution Control Board,
Environment Department,
Kalpataru point, 3rd & 4th floor, Opp. Cinemax Theatre,
Sion (E).

Subject : Submission of six-monthly compliance monitoring report (June 2024 to December 2024) for the Environment clearance for proposed Commercial Development Under the CBD Scheme at Plot bearing Sr. No. 9 (Part) corresponding CTS no. 1 of Village Vyaravali, Taluka Andheri, Adjoining Jogeshwari – Vikhroli Link Road (JVLR), Jogeshwari, Mumbai 400060.

Reference : EC Identification No SIA/MH/MIS/55536/2019 dated 22nd September 2021

Respected Sir,

The Environment clearance for proposed Commercial Development Under the CBD Scheme at Plot bearing Sr. No. 9 (Part) corresponding CTS no. 1 of Village Vyaravali, Taluka Andheri, Adjoining Jogeshwari – Vikhroli Link Road (JVLR), Jogeshwari, Mumbai 400060, is being developed by **M/s. Mahal Pictures Private Limited.**

As per EIA notification dated 14th September 2006 & conditions stated in Environmental Clearance Letter, we are submitting **June 2024 to December 2024 Six Monthly Compliance Monitoring Report.**

We request to acknowledge the same and oblige.

Thanking you,

Yours Sincerely,

For, M/s. Emine Realty Private Limited

Authorized Signatory



HO: "The Millenia", Tower B, Level 12-14, No. 1&2, Murphy Road, Ulsoor, Bengaluru – 560 008, INDIA
Registered Address: Kamlistan, Mahakali Caves Road End, Andheri East, Mumbai MH – 400058, INDIA.
Tel: +91(80) 4000 4000, Fax: +91(80) 4000 4100, Email: Gen@rmzcorp.com, Website: www.rmzcorp.com

Emine Realty Private Limited

CIN: U70109MH2022PTC380733



FUTURE OF SPACE™

Undertaking

Subject : EMP Expenditure letter for the Environment clearance for Proposed Commercial Development Under the CBD Scheme at Plot bearing Sr. No. 9 (Part) corresponding CTS no. 1 of Village Vyaravali, Taluka Andheri, Adjoining Jogeshwari – Vikhroli Link Road (JVL R), Jogeshwari, Mumbai 400060

Respected sir,

We, M/s. Mahal Pictures Private Limited have received EC for Proposed Commercial Development Under the CBD Scheme at Plot bearing Sr. No. 9 (Part) corresponding CTS no. 1 of Village Vyaravali, Taluka Andheri, Adjoining Jogeshwari – Vikhroli Link Road (JVL R), Jogeshwari, Mumbai 400060 (EC Identification No: SIA/MH/MIS/55536/2019 dated 22nd September 2021)

We would like to state that till date no expenditure has been incurred on Environment Management Plan.

Thanking you,

Yours faithfully,

For, M/s. Emine Realty Private Limited


Authorized Signatory



Emine Realty Private Limited

CIN: U70109MH2022PTC380733



FUTURE OF SPACE™

Date: 17/10/2024

To,
The Additional Director (S),
Regional Office (WCZ),
Ministry of Environment, Forest and Climate Change,
Nagpur.

Subject : Submission of six-monthly compliance monitoring report (June 2024 to December 2024) for the Environment clearance for proposed Commercial Development Under the CBD Scheme at Plot bearing Sr. No. 9 (Part) corresponding CTS no. 1 of Village Vyaravali, Taluka Andheri, Adjoining Jogeshwari – Vikhroli Link Road (JVLR), Jogeshwari, Mumbai 400060.

Reference : EC Identification No SIA/MH/MIS/55536/2019 dated 22nd September 2021

Respected Sir,

The Environment clearance for proposed Commercial Development Under the CBD Scheme at Plot bearing Sr. No. 9 (Part) corresponding CTS no. 1 of Village Vyaravali, Taluka Andheri, Adjoining Jogeshwari – Vikhroli Link Road (JVLR), Jogeshwari, Mumbai 400060, is being developed by **M/s. Mahal Pictures Private Limited.**

As per EIA notification dated 14th September 2006 & conditions stated in Environmental Clearance Letter, we are submitting **June 2024 to December 2024 Six Monthly Compliance Monitoring Report.**

We request to acknowledge the same and oblige.

Thanking you,

Yours Sincerely,

For, M/s. Emine Realty Private Limited

Authorized Signatory

Enclosures:

1. Point wise compliance



**SIX MONTHLY COMPLIANCE REPORT OF
STIPULATED CONDITIONS OF
ENVIRONMENTAL CLEARANCE
(June 2024 – December 2024)**

Of

Proposed Commercial Development Under the CBD Scheme

At

Plot bearing Sr. No. 9 (Part) corresponding CTS no. 1 of Village Vyaravali, Taluka Andheri,
Adjoining Jogeshwari – Vikhroli Link Road (JVLR), Jogeshwari, Mumbai

M/s. Mahal Pictures Pvt. Ltd.

Kamal Amrohi Studio, Jogeshwari Vikhroli Link Road,
Jogeshwari – East, Mumbai - 400060

Submitted to

**Maharashtra Pollution Control Board (Mumbai),
Environment Department, Mantralaya and
Ministry of Environment and Forests and Climate Change
(Regional Office)**

Project Details:

Sr. No.	Project details		
1.	Name of the project	Proposed Commercial Development Under the CBD Scheme at Jogeshwari, Mumbai	
2.	Name of the project proponent	M/s. Mahal Pictures Pvt. Ltd.	
3.	Clearance Identification No. and Date	SIA/MH/MIS/55536/2019 dated 22 nd Sept.2021	
4.	Area Statement:		
		Proposed in EC Application (sq. m)	Approved in EC (sq. m)
	Total Plot Area	47,200	47,200
	FSI area	3,03,892.09	3,03,698
	Non FSI area	2,61,624.41	2,16,789
	Total Construction area	5,65,516.50	5,20,487
5.	Total no. of flats	Commercial area: 5,65,516.50 sq. m	
6.	Water Requirement of the project	Total Water Requirement:3152 KLD Waste Water Generation:2649 KLD	
7.	STP details	STP Capacity:2700 KLD	
8.	Solid waste details	Total Waste Generated: 8294.80 Kg/day	

Monitoring the Implementation of Environmental Safeguards

Ministry of Environment & Forests

Regional Office (West Central Zone), Nagpur

Monitoring Report

PART – I**DATA SHEET**

1.	Project type: River - valley/ Mining / Industry / Thermal / Nuclear / Other (specify)		:	Residential project category 8 (b) - B1
2.	Name of the project		:	Proposed Commercial Development under the CBD Scheme located at Sr. No. 9 (Part) CTS no. 1, Off Jogeshwari-Vikhroli Link Road (JVL R), Jogeshwari, Andheri, Mumbai- 400065
3.	Clearance Identification No. and Date		:	SIA/MH/MIS/55536/2019 dated 22nd Sept.2021
4.	Location		:	Village-Jogeshwari
	a.	District (S)	:	Mumbai Suburban
	b.	State (S)	:	Maharashtra
	c.	Latitude/ Longitude	:	Latitude-19°8'11.25"N Longitude -72°52'28.11"E
5.	Address for correspondence		:	M/s. Mahal Pictures Pvt. Ltd. Kamal Amrohi Studio, Jogeshwari Vikhroli Link road, Jogeshwari – East, Mumbai - 400060
	a.	Address of Concerned Project Chief Engineer (with pin code & Telephone / telex / fax numbers	:	Name: Mr. Amol Redij Address: Kamal Amrohi Studio, JVL R, Jogeshwari (East), Mumbai 400060 Mobile.: 9930785828
	b.	Address of Executive Project: Engineer/Manager (with pin code/ Fax numbers)	:	Name: Mr. Rajesh Padath Address: Kamal Amrohi Studio, JVL R, Jogeshwari (East), Mumbai 400060 Mobile.: 9820042361
6.	Salient features		:	
	a.	of the project	:	Annexure A
	b.	of the environmental management plans	:	Annexure B
7.	Break up of the project area		:	

	a.	submergence area forest & non-forest	:	Non-Forest
	b.	Others	:	Annexure –A
8.		Break up of the project affected Population with enumeration of those losing houses/dwelling units. Only agricultural land only, both Dwelling units & agricultural Land & landless labourers/artisan	:	Not Applicable
	a.	SC, ST/Adivasis	:	Not Applicable
	b.	Others (Please indicate whether these Figures are based on any scientific and systematic survey carried out Or only provisional figures, if a Survey is carried out give details And years of survey)	:	Not Applicable
9.		Financial details	:	
	a.	Project cost as originally planned and subsequent revised estimates and the year of price reference	:	Cost of the project: Rs. 1555 Crores
	b.	Allocation made for environmental management plans with item wise and year wise Break-up.	:	Yes. Attached as Annexure C
	c.	Benefit cost ratio/Internal rate of Return and the year of assessment	:	-
	d.	Whether (c) includes the Cost of environmental management as shown in the above.	:	Yes. Refer Annexure - C
	e.	Actual expenditure incurred on the environmental management plans so far	:	Data Required
10.		Forest land requirement	:	
	a.	The status of approval for diversion of forest land for non-forestry use	:	Not Applicable
	b.	The status of clearing felling	:	Not Applicable
	c.	The status of compensatory afforestation, if any	:	Not Applicable

	d.	Comments on the viability & sustainability of compensatory afforestation program in the light of actual field experience so far	:	Not Applicable
11.		The status of clear felling in Non-forest areas (such as submergence area of reservoir, approach roads), if any with quantitative information	:	Not Applicable
12.		Status of construction	:	Not Started
	a.	Date of commencement (Actual and/or planned)	:	01-07-2023
	b.	Date of completion (Actual and/of planned)	:	01-07-2028
13.		Reasons for the delay if the Project is yet to start	:	Financial Transactions
14		Dates of site visits	:	
	a.	The dates on which the project was monitored by the Regional Office on previous Occasions, if any	:	Not yet visited
	b.	Date of site visit for this monitoring report	:	14.10.2024
15.		Details of correspondence with Project authorities for obtaining Action plans/information on Status of compliance to safeguards Other than the routine letters for Logistic support for site visits	:	Not Applicable
		(The first monitoring report may contain the details of all the Letters issued so far, but the Later reports may cover only the Letters issued subsequently.)	:	-

Current Status of Work

Current status of Construction work		Not Started
a.	Date of Commencement (Actual and/ or planned)	01-07-2023
b.	Date of completion (Actual and/ or planned)	01-07-2028

Undertaking Letter

Engineers & Regulatory Consultants

Date: 04th November 2024

To,
The Member Secretary (SEIAA)
 State Environment Impact Assessment Authority,
 15th Floor, Environment Dept.,
 New Administrative Building,
 Mumbai-400032, Maharashtra.

Sub: Proposed Commercial Development on Sub plot – A of approved layout P-1523/2019/(1 and 594) K/E Ward/Vyaravali/302/1/New) on dated 11.06.2021 bearing C.T.S No.1 of Vyaravli Village adjoining 45mts wide Jogeshwari-Vikhroli Link Road (JVLR), Jogeshwari, Mumbai, in K/E Ward Mumbai.

Ref: P-4234/2019/(1)/K/E Ward/VYARAVLI

Sir/Madam,

We, M/s. Spaceage Consultants, Licensed Surveyor (License No: J/167/LS) for the Proposed Commercial Development Under the CBD Scheme at Plot bearing Sr. No. 9 (Part) corresponding CTS no. 1 of Village Vyaravli, Taluka Andheri, Adjoining Jogeshwari – Vikhroli Link Road (JVLR), Jogeshwari, Mumbai. The project is being developed by M/s. Emine Realty Private Limited (Previously owned by M/s. Mahal Pictures Private Limited).

Environment Clearance has been obtained on 22nd September 2021 (EC Identification No. SIA/MH/MIS/55536/2019).

We are submitting herewith the current status of the project as follows:

Description	Area submitted for EC (Sqm)	Area Granted in EC (Sqm)
Total Construction area	5,65,516.50	5,20,487.00
Total FSI area	3,03,892.09	3,03,698.00
Total Non-FSI area	2,61,624.41	2,16,789.00
Construction done till date	0.00 Sqm (No Construction Work Commenced in Site)	

Thanking You,

Yours faithfully,

For M/s. Spaceage Consultants

(Licensed Surveyor)

ADD : shop no. 15, b -106, natraj building, shiv shrishti complex, m. g. link road, mumbai (W), Maharashtra 400080.
 tel : 022-2590 2401, 2560 8550 , 2590 6167 / email : jcvspace@spaceagearch.com

Point wise compliance status to various stipulations laid down by the Government of Maharashtra as per the Environmental Clearance issued vide letter no.

SIA/MH/MIS/55536/2019 dated 22nd Sept.2021as follows:

Sr. No.	Conditions	Status
Specific Conditions - SEAC Conditions		
1	PP to submit IOD/IOA/Confession 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, Gov. of Maharashtra.	PP has obtained Concession Approval File no-P-4234/2019/(1)/K/EWARD/VYARAVLI/337/1/NEW on 16.7.2021 Refer Annexure 4 for Concession Approval Copy and Plan.
2	PP had applied for CFO, water, SWD, HE, Sewer, Tree Authority NOCs from competent authority. PP to obtain and submit above NOCs.	PP has obtained CFO, HE, SWD, Sewer, Tree Authority NOCs from competent authority. a) CFO NOC – File No. P-4234/2019/ (1)/K/E Ward/VYARAVLI obtained on 7.7.2021 Refer Annexure 5 b) HE NOC – File No. - HE/001097/2021/K/E/WS dated 12.08.2021 Refer Annexure 6 c) SWD NOC – File No. /000310/2021/K/E/WS dated 13.08.21 Refer Annexure 8 d) Sewer Lines Remarks – File No. Dy.Ch.E/S.P/2697/K/E dated 18/08/21 Refer Annexure 7 e) Tree NOC – File No. – DYSG/TA/Z-III/60/P dated 25.6.2021 Refer Annexure 10
3	PP to ensure that at least 25% of four-wheeler parking should be provided with electric charging facilities.	Agreed. PP has provided 1836 (41.4%) of electric charging points. attached as Annexure 15.

4	PP to adopt water conservation measures by providing Low Flow Devices (LFD) as plumbing fixtures.	PP ensures to adopt water conservation measures by providing Low Flow Devices (LFD).										
5	PP to explore minimum 5% energy savings from renewable Sources.	Energy savings through Renewable sources would be about 8%. Refer Annexure 16 for Energy Saving Calculations.										
6	PP to ensure proper collection, segregation and disposal of personal protective equipment used by residents considering the COVID-19 pandemic.	PP ensures that there would be proper collection, segregation and disposal of used masks, gloves and personal protective equipment, etc. The undertaking for the same is attached as Annexure 17										
Specific Conditions - SEIAA Conditions												
1	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 Environmental Clearance.	Noted. PP agrees to this condition.										
2	PP to provide grass pavers of suitable types and strength to increase the water permeable mother earth area up to 1/3rd of plot area as well as allow effective fire tender movement.	<div>Noted. PP agrees to this condition. The RG Details are also given below;</div> <table><tr><td>RG required (sq. m)</td><td>11255.26</td></tr><tr><td>RG area proposed (sq. m)</td><td>11474.37</td></tr><tr><td>RG Required on Mother Earth (30%)</td><td>3376</td></tr><tr><td>RG Provided on Mother Earth (45%)</td><td>5150</td></tr><tr><td>R G Provided on Basement Top (55%)</td><td>6325</td></tr></table>	RG required (sq. m)	11255.26	RG area proposed (sq. m)	11474.37	RG Required on Mother Earth (30%)	3376	RG Provided on Mother Earth (45%)	5150	R G Provided on Basement Top (55%)	6325
RG required (sq. m)	11255.26											
RG area proposed (sq. m)	11474.37											
RG Required on Mother Earth (30%)	3376											
RG Provided on Mother Earth (45%)	5150											
R G Provided on Basement Top (55%)	6325											
3	PP to achieve at least 5% of total energy requirement from solar/other renewable sources.	Energy savings through Renewable sources would be achieved to about 8%. Refer Annexure 16 for Energy Saving Calculations.										
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	PP will comply with all the standard EC conditions.										
5	SEIAA after deliberation decided to grant EC for – FSI3,03,698 m2, non-FSI- 2,16,789 m2, Total BUA- 5,20,487 m2.	<div>Noted.</div> <div>Concession Approval is attached as Annexure 4</div>										

	(Plan Approval- P-4234/2019/(1)/K/Eward/VYARAVLI/337/1/NEW,dated-16.7.2021)	
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 filing after recovering recyclable material.	<p>The solid waste generated would be properly collected and segregated as Wet waste and dry waste.</p> <p>Wet waste would be treated in OWC. The compost generated would be used for landscaping purpose.</p> <p>Dry waste generated would be segregated into recyclable and non-recyclable waste. Recyclable waste shall be handed over to recyclers and non-recyclable waste shall be handed over to MCGM.</p> <p>The Solid waste generation details are: a. Total solid waste:8294.80 Kg/Day b. Biodegradable waste:4098.21 Kg/Day c. non-biodegradable waste:3906.25 Kg/Day Please refer Annexure – 12 for details of OWC</p>
II.	Disposal of muck, Construction spoils, including bituminous material during construction phase should not create any adverse effect on the neighboring 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.	We have provided designated areas for temporary storage of mucks and are being handed over to concerned authority on daily basis.
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.	Negligible quantities of oil spillage from construction machineries and vehicles is being generated which is disposed off as per rules and norms of MPCB.
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	<p>PP will provide adequate drinking water and sanitary facilities for construction workers at the site.</p> <p>The construction work has not been started yet.</p>

	generated during the construction phase should be ensured.	PP also ensures to make provisions for mobile toilets for health and hygiene purposes during construction phase for construction workers on site.
V.	Arrangement shall be made that waste water and storm water do not get mixed.	There will be provision of separate storm water drains and sewer line network for the plot.
VI.	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.	PP ensures to make use of ready-mix concrete.
VII.	The ground water level and its quality should be monitored regularly in consultation with Ground water Authority.	Monitoring has been carried out.
VIII.	Permissions to draw ground water for construction of basement if any shall be obtained from competent Authority prior to construction/operation of the project.	PP will not be drawing ground water for construction activities. However, if ground water needs to be extracted during basement construction, then PP will obtain dewatering permission from competent Authority prior to construction of the project. During Operation Phase, PP will not be extracting ground water and would be sourcing water from Municipal Corporation. If ground water is planned to be sourced then PP will take prior permission from competent authority.
IX.	Fixtures for showers, toilets flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor based control.	Yes. Low flow fixture devices are proposed.
X.	The Energy Conservation Building code shall be strictly adhered to.	Energy Conservation Building Code is being complied with.
XI.	All the topsoil excavated during construction activities should be stored for use in horticulture/landscape development within the project site.	Excavated soil would be used for backfilling and leveling of the plot and remaining shall be stored and would be used within site for landscaping.
XII.	Additional soil for leveling 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.	Excavated soil would be used for backfilling and leveling of the plot and remaining shall be stored and would be used within site for landscaping.
XIII.	Soil and ground water samples will be tested to ascertain that there is no threat to	The construction process does not involve any activity which may lead to leaching

	ground water quality by leaching of heavy metals and other toxic contaminants.	of heavy metals and toxic contaminants as the project is construction of residential building. Hence, there is no threat of contamination to sub-soil and ground water.
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 Environmental Clearance.	Agreed. Tree NOC attached as Annexure 10
XV.	The diesel generators 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.	DG sets of capacity 2000 KVA x 19 nos and 500 KVA x 2 nos are proposed and would be operated only in case of power failures during operational phase.
XVI.	PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection And Preservation of Tree Act, 1975 as amended during the validity of Environmental Clearance.	Agreed. Tree NOC attached as Annexure 10
XVI I.	Vehicles hired for transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport & Highways Department. The vehicles shall be adequately covered to avoid spillage/leakages.	The construction has not yet started. During construction phase, PP will make sure that the Vehicles hired for transportation of Raw material would strictly comply with the emission norms prescribed by Ministry of Road Transport & Highways Department. PP will also make sure these vehicles have valid PUC.
XVI II.	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	During construction adequate measures would be taken to maintain air quality and noise levels within the prescribed limits. <ul style="list-style-type: none"> • Water sprinkling would be carried out as Dust suppression to arrest fugitive dust arising mainly due to transportation of construction material. • The vehicles hired by the Contractor for construction purposes would be checked for valid PUC certificates. • Air and Noise level monitoring would be carried out during the construction phase to ensure that the ambient air

		<p>quality and noise levels are within the prescribed limits.</p> <ul style="list-style-type: none"> The plot would be barricaded to avoid spread of pollutants.
XIX.	<p>Diesel power generating sets proposed as source of backup power for elevators and common area illumination during construction phase should be enclosed type and conform to rules made under the Environmental (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 diesels are preferred. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.</p>	<p>During operational phase DG sets would be kept in the DG room which would be acoustically covered. Stack heights will be provided as per norms</p>
XX.	<p>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.</p>	<p>Regular supervision of site is being carried out.</p>
General conditions		
Construction Phase		
I.	<p>A) The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Ester 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 filing after recovering recyclable material.</p>	<ul style="list-style-type: none"> Segregation of non-biodegradable and biodegradable garbage on site. Treatment of biodegradable waste: By OWC Segregation, storages facilities for all solid waste streams Non- biodegradable garbage: Will be segregated into recyclable and non-recyclable waste. Recyclable waste shall be handed over to recyclers and non-recyclable waste shall be handed over to MCGM. E waste generated during operation phase shall be stored separately and disposed of to the recyclers authorized by MPCB

		SWM details attached as Annexure 12
II.	E-waste shall be disposed through Authorizes vendor as per E-waste (Management and Handling) rules, 2016.	Yes, developer has agreed to follow the mentioned condition. E-waste will be disposed through Authorizes 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 odor problem for 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.	Noted. PP will submit certificate after installation of STP. During operational phase 2649 KLD sewage will be generated which will be treated in STP of total capacity 2700 KLD.
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 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.	During operational phase 2649 KLD sewage will be generated which will be treated in STP of total Capacity 2700 KLD capacity of SBR type. Refer Annexure – 13 for details of Sewage Treatment Plant Refer Annexure – 11 for details of Green Belt development plan.
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.	Noted.
VI.	Traffic congestion near the entry and exit point from the roads adjoining the proposed	Public road and public area are not being used for project activity purpose and are

	project site must be avoided. Parking should be fully internalized and no public space should be utilized.	free from smooth traffic movement. Provisions are made for adequate parking facilities within the project complex and no public space will be used for parking of vehicles. No. of parking provided: 4 Wheelers – 4792 nos.; Bus – 10 nos. Refer Annexure 14 for Parking Statement & Parking Plans.
VII.	PP to provide adequate electric charging points for electric vehicles (EVs).	Agreed. PP has provided electric charging points for vehicles. Please refer Annexure 15
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.	Landscape area: Total RG area provided: 11474.37m ² No. of trees to be planned: On ground 578 nos. Refer Annexure – 11 for details of landscape plan.
IX.	A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.	The Existing environment management cell have qualified staff that is looking after the EHS activities and during operational phase society chairman will timely keep update of environment services. Refer Annexure 18 for Environment Management Cell.
X.	Separate funds shall be allocated for implementation of environmental protection measures/ EMP along with item wise break-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 others purposes.	Separate funds are allocated for environment protection measures. Refer Annexure C the Budgetary allocation and expenditure done up till now for Environment STP Plan.
XI.	The project management shall advertise at least in two local newspaper wisely 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	We have given advertisement in two local newspapers. Refer Annexure 20 for newspaper advertisement.

	Maharashtra Pollution Control Board and may also be seen at website at http://parivesh.nic.in	
XII.	Project management should submit half yearly compliance reports in respect of the stipulated prior environment clearance terms and conditions in hard and soft copies to the MPCB and this department, on 1st June and 1st December of each calendar year.	PP Agreed.
XIII.	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.	Developers have submitted copy of Environment clearance copy to local municipal corporation.
XIV.	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, SO ₂ , 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 public domain.	We are submitting six monthly report copies to MPCB and MoEF regional office.
General EC conditions		
I.	PP has to strictly abide by the conditions stipulated by SEAC & SEIAA.	Yes, developer has agreed to follow the mentioned condition.
II.	If applicable consent of 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.	PP has obtained consent to establish from MPCB. Consent to Establish is attached as Annexure 20
III.	Under the provisions of Environment (Protection) Act 1986, legal action shall be	Noted.

	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 SPCB.	We are enclosing status of the project along with six monthly reports to respective MoEF regional office, MPCB and CPCB office
V.	The environmental statement for each financial year ending 31 st 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) Act, 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.	We will submit Environment statement for each year. Form V for the latest financial year is attached as Annexure 21
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.	Noted.
VII.	This Environmental Clearance is issued subject to obtaining NOC from forestry and wildlife department including clearance from the standing committee of the national board for Wildlife as applicable & this environmental clearance does not necessarily imply that Forestry & Wildlife clearance granted to the project which will be considered separately on merit.	Not Applicable as the project site is not in the forest area and also does not fall in Eco-Sensitive zone of SGNP. The Google location of the project is attached as Annexure 2 The EC has been obtained which is attached as Annexure 1

Project Details:

Sr. No.	Description	Details	
1	Plot Area (sq. m.)	47,200 m ²	
2	FSI Area (sq m.)	3,03,892.09 m ²	
3	Non-FSI (sq. m.)	2,61,624.41 m ²	
4	Proposed built-up area (FSI + Non FSI) (sq. m.)	5,65,516.50 m ²	
5	Building Configuration	<p><u>Nexus 10- Nexus 50:</u> 4 Basements + Lower Ground Floor Middle ground floor Lobby + Ground Floor+ 1st floor (Mez) + 18th floor</p> <p><u>Nexus 60:</u> 4 Basements + Lower Ground Floor Middle ground floor Lobby + Ground Floor+ 1st floor (Mez) + 17th floor(pt)</p>	
6	No. of Tenements & Shops	Commercial Area = 5,65,516.50 m ²	
7	Total Population (Nos.)	49,572 nos.	
8	Total Water Requirements (CMD)	Construction Phase:54 m ³ /day Operation Phase: 3152 KLD	
9	Sewage Generation (CMD)	Operation Phase: 2649 KLD	
10	STP Capacity & Technology	Total STP Capacity: 2700 KLD, SBR Technology	
11	STP Location	1 st Basement & Ground Floor	
12	Total Solid Waste Quantities	8294.80 Kg/day	
13	R.G. Area (sq. m).	RG required	11255.26 Sq.m
		RG area proposed	11474.37 Sq.m
		RG Required on Mother Earth (30%)	3376 Sq.m
		RG Provided on Mother Earth (45%)	5150 Sq.m
		R G Provided on Basement Top (55%)	6325 Sq.m
14	Power requirement	During Operation Phase:	
		Details	
		Connected Load (kW)	37503 KW
		Demand Load (kW)	27472.1 KW
15	Energy Efficiency	Total Energy Saving:18% Energy Saving from Renewable Sources:8%	
16	D.G. set capacity	2000 KVA x 19Nos. 500 KVA x 2 Nos.	
17	Parking 4W & 2W	4W: 4792 Nos. 10 Nos. Bus	

18	Rain water harvesting scheme	1 X 500 cum + 1 X 900 cum
19	Project Cost in (Cr.)	1555 Cr
20	EMP Cost	Operation Phase: 855.62 Lakhs Construction Phase: 13.5 lakhs
21	CER Details (with justification, if any)	<ol style="list-style-type: none"> 1) Installing Air filtration Units at congested roads to minimize the air pollution levels. 2) Adopting an area within vicinity of project site for electrification by using Solar energy for the purpose of Street lighting. 3) Skill Development w.r.t. Environment: <ol style="list-style-type: none"> a) Awareness towards Swatch Bharat Abhiyan, Solid Waste segregation at source and implementation at different sites. b) Conducting workshops and exhibition for waste management awareness 4) Tree plantation activities near project site 5) Donation of books, conducting seminar lectures to MCGM schools 6) Health check-up camps 7) Conducting Nature trails 8) Health and sanitation awareness program to nearby areas 9) Educational and animal welfare awareness camps 10) Donation for road construction activities <p>Total Cost allotted to CER: 7.77 Cr</p>

List of Annexures

Annexure No	Annexure Name
1.	EC Copy
2.	Google Location
3.	Project Layout
4.	Plan Approval
5.	CFO NOC
6.	Water Supply NOC
7.	Sewer Line Remarks
8.	Storm water Drainage (SWD) Remarks
9.	Debris NOC
10.	Tree NOC
11.	Landscape Details
12.	Solid waste management details
13.	Sewage Generation and Treatment Details
14.	Parking Details
15.	Electric Charging Point Details
16.	Energy savings Details
17.	Undertaking for making use of Personal protective equipment during COVID-19 pandemic and its proper disposal
18.	Environment Management Cell
19.	Consent to Establish
20.	Newspaper Advertisement
21.	Form V- Environment Statement
22.	Monitoring Report

Annexure 1: Environment Clearance Copy



STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

No. SIA/MH/MIS/55536/2019
 Environment & Climate
 Change Department
 Room No. 217, 2nd Floor,
 Mantralaya, Mumbai- 400032.
 Date: 22/09/2021

To
 M/s. MAHAL PICTURES PRIVATE LIMITED,
 CBD Scheme at r. No. 9 (Part) CTS no. 1,
 Jogeshwari, Mumbai.

Subject : Environment Clearance for Proposed Commercial Development under
 the CBD Scheme at r. No. 9 (Part) CTS no. 1 Jogeshwari, Mumbai M/s.
 MAHAL PICTURES PRIVATE LIMITED

Reference : Application no. SIA/MH/MIS/55536/2019

This has reference to your communication on the above mentioned subject. The proposal was considered by the SEAC-2 in its 145th meeting under screening category 8 (b) B1 as per EIA Notification, 2006 and recommend to SEIAA. Proposal then considered in 229th Part C meeting of State Level Environment Impact Assessment Authority (SEIAA).

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

Sr. No.	Description	Details
1	Plot Area (sq. m.)	47,200
2	FSI Area (sq m.)	3,03,892.09
3	Non-FSI (sq. m.)	2,61,624.41
4	Proposed built-up area (FSI + Non FSI) (sq. m.)	5,65,516.50
5	Building Configuration	Nexus 10- Nexus 50: 4 Basements + Lower Ground Floor Middle ground floor Lobby + Ground Floor+ 1 st floor (Mez) + 18 th floor Nexus 60: 4 Basements + Lower Ground Floor Middle ground floor Lobby + Ground Floor+ 1 st floor (Mez) + 17 th floor(pt)
6	No. of Tenements & Shops	Commercial Area = 5,65,516.50 m ²
7	Total Population (Nos.)	49,572 nos.
8	Total Water Requirements (CMD)	Construction Phase: 54 m ³ /day Operation Phase: 3152 KLD
9	Sewage Generation (CMD)	Operation Phase: 2649 KLD
10	STP Capacity & Technology	Total STP Capacity: 2700 KLD, SBR Technology
11	STP Location	1 st Basement & Ground Floor

Annexure 1: Environment Clearance Copy

12	Total Solid Waste Quantities	8294.80 Kg/day	
13	R.G. Area (sq. m).	RG required	11255.26
		RG area proposed	11474.37
		RG Required on Mother Earth (30%)	3376
		RG Provided on Mother Earth (45%)	5150
		R G Provided on Basement Top (55%)	6325
14	Power requirement	During Operation Phase:	
		Details	
		Connected Load (kW)	37503 KW
		Demand Load (kW)	27472.1 KW
15	Energy Efficiency	Total Energy Saving:18% Energy Saving from Renewable Sources:8%	
16	D.G. set capacity	2000 KVA x 19Nos. 500 KVA x 2 Nos.	
17	Parking 4W & 2W	4W: 4792 Nos. 10 Nos. Bus	
18	Rain water harvesting scheme	1 X 500 cum + 1 X 900 cum	
19	Project Cost in (Cr.)	1555 Cr	
20	EMP Cost	Operation Phase: 855.62 Lakhs Construction Phase: 13.5 lakhs	
21	CER Details (with justification, if any)	1) Installing Air filtration Units at congested roads to minimise the air pollution levels. 2) Adopting an area within vicinity of project site for electrification by using Solar energy for the purpose of Street lighting. 3) Skill Development w.r.t. Environment: a) Awareness towards Swatch Bharat Abhiyan, Solid Waste segregation at source and implementation at different sites. b) Conducting workshops and exhibition for waste management awareness 4) Tree plantation activities near project site 5) Donation of books, conducting seminar lectures to MCGM schools 6) Health check-up camps 7) Conducting Nature trails 8) Health and sanitation awareness program to nearby areas 9) Educational and animal welfare awareness camps 10) Donation for road construction activities Total Cost allotted to CER: 7.77 Cr	

Annexure 1: Environment Clearance Copy

3. The proposal has been considered by SEIAA in its 229th Part c meeting 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 submit IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions there under as per the Circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.
2. PP had applied for CFO, Water, SWD, HE, Sewer, Tree Authority NOCs from competent authority. PP to obtain and submit above NOCs.
3. PP to ensure that at least 25% of four-wheeler parking should be provided with electric charging facilities.
4. PP to adopt water conservation measures by providing Low Flow Devices (LFD) as plumbing fixtures.
5. PP to explore minimum 5 % energy savings from renewable sources.
6. PP to ensure proper collection, segregation and disposal of personal protective equipment used by residents considering the COVID-19 pandemic.

B. SEIAA Conditions-

1. 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.
2. PP to provide grass pavers of suitable types & strength to increase the water permeable mother earth area up to 1/3rd of plot area as well as 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- 3,03,698 m², Non-FSI- 2,16,789 m², Total BUA- 5,20,487 m². (Plan approval - P-4234/2019/ (1) /K/Eward /VYARAVLI /337/1 /NEW, dated-16.7.2021)

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

Annexure 1: Environment Clearance Copy

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. 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.
- XVII. 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.
- XVIII. 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.
- XIX. 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.

Annexure 1: Environment Clearance Copy

- XX. 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

Annexure 1: Environment Clearance Copy

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 <http://parivesh.nic.in>

- XII. Project management should submit half yearly compliance reports in respect of the stipulated prior environment clearance terms and conditions in hard & soft copies to the MPCB & this department, on 1st June & 1st December of each calendar year.
- XIII. 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.
- XIV. 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.

Annexure 1: Environment Clearance Copy

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 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.


 Manisha Patankar, Manisha
 (Member Secretary, SEIAA)

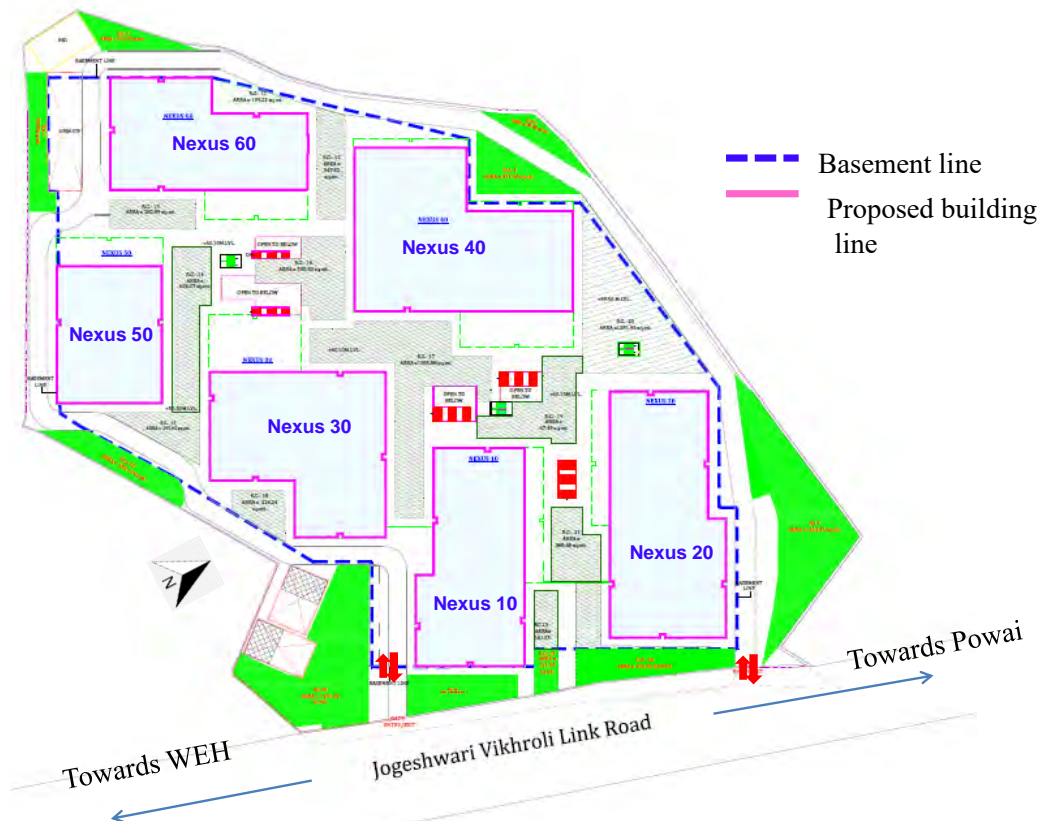
Copy to:

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.

Annexure 2: Google Location



Annexure 3: Project Layout



Annexure 4: Plan Approval



MUNICIPAL CORPORATION OF GREATER MUMBAI

Notesheet

Application Number :	P-4234/2019/(1)/K/E WARD/VYARAVLI/337/1/NEW	Ward Name :	K/E Ward
Zone Name :	Western Suburb I	Inward Date :	29 May 2021
Architect/LE/SE Name :	SHASHIKANT LAXMAN JADHAV	Issued On :	16 Jul 2021

Authority Remark:

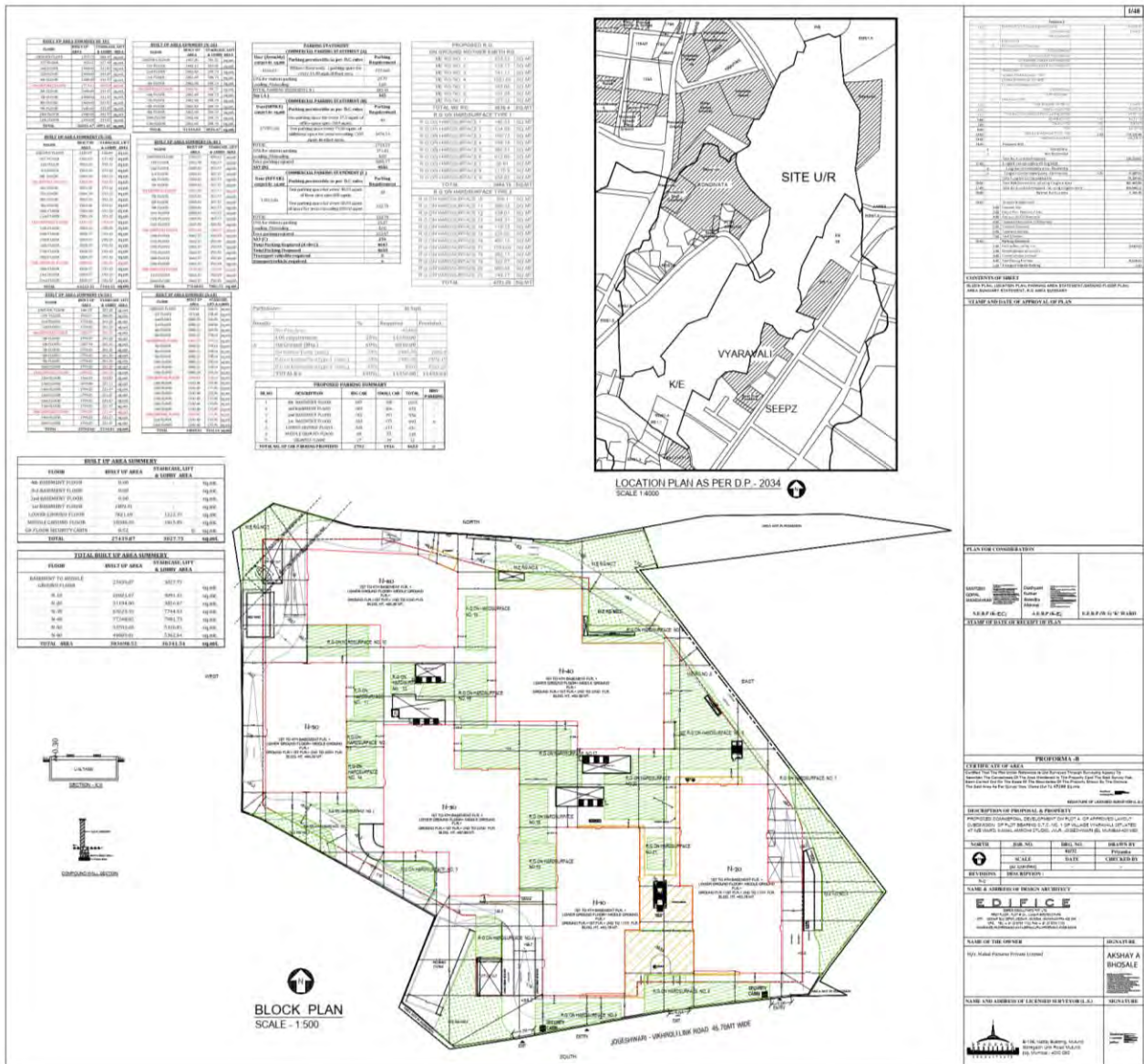
Approved as proposed by CE(DP) subject to following conditions-

- 1) As regards Sr. No. 11 Studio user is not permissible as per Reg. 34.
- 2) Rate of premium for Sr. No. 6 and 10 shall be as per prevailing policy.

Name : Iqbal Singh Chahal
Designation : Municipal
Commissioner
Organization : Municipal
Corporation Of Greater Mumbai
Date : 16-Jul-2021 18: 23:55

**Shri. I. S. Chahal (Municipal
Commissioner)**

Annexure 4: Plan Approval



Architect Certificate as per Concession Approval

Engineers & Regulatory Consultants



Date: 13.8.2021

To,
The Member Secretary (SEIAA)
 State Environment Impact Assessment Authority
 15th Floor, Environment Dept.,
 New Administrative Building,
 Mumbai-400032, Maharashtra.

Subject: Area Details as per Concession Approval for proposed Commercial Development on Sub PLOT A of approved layout P-1523/2019/(1 and 594)/K/E Ward / Vyavali / 302 / 1 / New) on dated 11.06.2021. bearing C.T.S. No. 1 of Vyavali Village Adjoining 45 mtrs wide Jogeshwari – Vikroli Link Road (JVLIR), Jogeshwari, Mumbai , in K/E Ward, Mumbai.

Respected Madam,

We M/s. Spaceage Consultants (License No. J/167/LS) hereby inform you that our client M/s. Mahal Pictures Pvt. Ltd. is developing the above captioned project.

M/s. Mahal Pictures Pvt. Ltd. has obtained Concession Approval for the captioned project on 16th July 2021, File no. **P-4234/2019/(1)/K/E Ward/ VYARAVLI/337/1/NEW.**

The Area details as per the Concession Approval are given below;

Particulars	Details (Sq.m)	Approval Details
Gross Plot Area	47,200.00	Concession Approval - File no. P-4234/2019/(1)/K/E Ward/ VYARAVLI/337/1/NEW. Dated 16/07/21
FSI Area	3,03,698.52	
Non FSI Area	2,16,789.37	
Total Construction Area	5,20,487.89	

Thanking You,

Yours Faithfully,

Shashikant
 Laxman
 jadhav

For M/s. Spaceage Consultants
 (Licensed Surveyor)

ADD : shop no. 15, b -106, natraj building, shiv shrishti complex, m. g. link road, mulund (w), mumbai - 400 080.
 tel : 022-2590 2401, 2560 8550 , 2590 6167 / email : jcvspace@spaceagearch.com

Annexure 5: CFO NOC

MUNICIPAL CORPORATION OF GREATER MUMBAI
MUMBAI FIRE BRIGADE

Sub: Fire protection and firefighting requirements for proposed High Rise Commercial building on Sub Plot A of approved layout/subdivision on property bearing C.TS. No.1 of Vyaravali village situated at Jogeshwari Vikhroli Link Road, in K/E Ward, Mumbai -400072.

Ref- i) Online submission by M/s. Spaceage Consultants,
 Licensed Surveyor
 ii) File No. **P-4234/2019/(1)/K/E Ward/VYARAVLI**

To,
M/s. Spaceage Consultants,
Licensed Surveyor

This is a proposal for the construction of High-Rise Commercial building comprising of Six towers i.e. **Wing -N10 to Wing -N60**. The site is having natural contour & due to that entry to wings is at different levels. However, Licensed surveyor has proposed **Wing -N10 to Wing -N60** towers connected at 04 level basements, lower ground floor and middle ground floor. Thereafter all six towers are physically divided i.e. **Wing -N10, Wing -N20, Wing -N30, Wing -N40, Wing -N50 & Wing -N60**. Depth of the basement for N10, N20 and N30 is (-20.20 mtrs), for N40 and N60 it is (-24.70 mtrs) and for N50 it is (-15.70 mtrs). Basements will be used for car parking by the way of ramp & also used for services. **Wing -N10 to Wing -N60** towers are divided i.e. **Wing -N10** having Ground + 1st Floor (Part) + 2nd to 11th Upper Commercial office with a total height of 53.78 Mtrs. from general ground level up to terrace level, **Wing -N20** having Ground +1st Floor (part) + 2nd to 11th upper commercial office with a total height 53.78 Mtrs. from general ground level up to terrace level, **Wing -N30** having Ground + 1st Floor (part) + 2nd to 22nd upper commercial office with a total height 97.80 mtrs. from general ground level up to terrace level, **Wing -N40** having Ground +1st Floor (part) + 2nd to 22nd upper Commercial office with a total height 93.30 mtrs.. from general ground level up to terrace level, **Wing -N50** having Ground + 1st Floor (part) + 2nd to 20th upper Commercial office with a total height 94.20Mts. from general ground level up to terrace level & **Wing -N60** having Ground +1st Floor (part) + 2nd to 22nd upper Commercial office with a total height 93.30Mts. from general ground level up to terrace level, as shown on plans

Four level Basements: The Basements are used for car parking and provision of space for various services. Basement is accessible by way of various ramps as mentioned in the table hereafter and shown in the plans. Basement shall be mechanically ventilated. Additionally, natural ventilation ducts are also provided.

Annexure 5: CFO NOC

THE FLOOR-WISE USER OF THE BUILDING WILL BE AS UNDER.

Floors	Users
4 th Basement	Wing -N10 to Wing -N-60 Surface Car parking accessible by 02 Nos. of 6.00 mtrs. wide two way ramp, Electric Rooms, H.V.A.C. Rooms & Fan Rooms etc.
3 rd Basement	Wing -N10 to Wing -N-60 Surface Car parking accessible by 02 Nos. of 6.00 mtrs. wide ramp, Electric Rooms, S.T.P. room & Fan Rooms. etc.
2 nd Basement	Wing -N10 to Wing -N-60 Surface Car parking accessible by 02 Nos. of 6.00 mtrs. wide two way ramp, Electric Rooms, S.T.P. rooms (double height) & Fan Room etc.
1 st Basement	Wing -N10 to Wing -N-60 Surface Car parking accessible by 02 Nos. of 6.00 mtrs. wide two way ramp, Shopping HVAC Room, Shopping DG Room, D.G. Room, Main L.T. Panel Room, PR Hall Stores, H.V.A.C. plant Room, Receiving Dock, E.L.V. Room, S.W.M. System, Water Tanks, Toilets, Garbage composting area, Dry trash store, E- west store, Locker room, Transformer room, P.M. staff dining room, Veg wash area, De-boxing Area, A.H.U., U.P.S. Room, R.W.T., Main L.T. Panel, B.M.S. & CCTV Room & S.T.P.
Lower ground floor/ Lower Part Basement	Wing -N10 to Wing -N-60 Pump room, Substations, R.W.H. Tank, Domestic Tank, Fan rooms, Shop Pump room, Mail/Parcel Drop Point, Electric Room, HVAC Room, Toilets, SPA, Restaurants, Creche, Entrance Lobbies, Stores, F & B Staff Dining, A.H.U., Pump Room, Fire Tanks, Stack / Surface / Puzzle Car Parking System Surface Car parking accessible by ramp
Middle ground floor / Middle part Basement	Wing -N10 to Wing -N-60 Pump room, SPA & Sports Centre, Café, Restaurants, Kitchen, Stores, Toilets, Transformer, A.H.U. Rooms, Studio & Units, Shopping Center Mall, Main LT Panel Room, U.G.W. Tank, Fire Tank, Facility Management Office, F & B Staff Dining, Stack / Puzzle car parking accessible by ramp, FAS Room, Electrical rooms, U.G. tanks

Floors	Users Wing N10
Ground floor	Shopping Centre Units (Double Height) with individual internal Staircase of 02.00 mtrs wide Enclosed type, Toilets, Stores, Entrance Lobby (Double Height) , Tea House Concept, Restaurant (Double Height)
1 st floor	01 No. of Office, Shopping Centre Unit.
2 nd floor	Studio.
3 rd to 4 th , 6 th to 11 th floors	01 No. of Office on each floor
5 th floor	Office + Refuge Area

Annexure 5: CFO NOC

Terrace	Open to sky (treated as refuge area) + Cooling Tower
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Floors	Users Wing N20
Ground floor	Shopping Centre Units (Double Height) with individual internal Staircase of 02.00 mtrs wide Enclosed type, Toilets, Art Gallery (Double Height) with individual internal Staircase of 02.00 mtrs wide Enclosed type, Entrance Lobby (Double Height)
1 st floor	Art Gallery, Shopping Centre Unit, Toilets.
2 nd floor	Office, A.H.U., Toilets
3 rd to 4 th , 6 th to 11 th floors	01 No. of Office on each floor
5 th floor	Office + Refuge Area
Terrace	Open to sky (treated as refuge area) + Cooling Tower

Floors	Users Wing N30
Ground floor	Entrance Lobby (Double Height)
1 st floor	Office, Toilets.
2 nd floor	Office, A.H.U., Toilets
3 rd to 4 th , 7 th to 11 th floors	01 No. of Office on each floor
5 th floor	Office + A.H.U.+ Refuge Area + part terrace (Double height)
6 th floor	Office + A.H.U.
12 th floor	Office + A.H.U. + Refuge Area + part terrace (Double height)
13 th floor	Office + A.H.U.
14 th to 18 th , 20 th to 22 nd floors	Office, A.H.U., Store/Meeting Room, Toilets
19 th floor	Office + A.H.U. + Refuge Area
Terrace	Open to sky (treated as refuge area) + Cooling Tower

Floors	Users Wing N40
Ground floor	Entrance Lobby (Double Height) + Office + A.H.U.
1 st floor	Office, A.H.U., Toilets.
2 nd to 4 th , 7 th to 11 th floors	Office, A.H.U., Toilets on each floor
5 th , 12 th & 19 th floors	Office + A.H.U. + part terrace (Double height) on each floor
6 th & 13 th floors	Office + A.H.U. + Refuge area
14 th to 18 th , 21 st to 22 nd floors	Office, A.H.U., Store Room, Toilets on each floor
20 th floor	Office + A.H.U. + Refuge Area
Terrace	Open to sky (treated as refuge area) + Cooling Tower

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Floors	Users Wing N50
Ground floor	Entrance Lobby (Double Height), Restaurant provided with internal staircase of 02.00 mtrs wide, Store room, Toilets.
1 st floor	Restaurant, Office, A.H.U., Toilets.
2 nd floor	Office, A.H.U., Toilets
3 rd , 7 th to 10 th , 14 th to 17 th & 19 th to 20 th floors	01 No. of Office, A.H.U. on each floor
4 th floor	Office + A.H.U.+ Refuge Area
5 th & 12 th floor	Office + A.H.U. + part terrace (Double height) on each floor
6 th & 13 th floor	Office + A.H.U. on each floor
11 th floor	Office + A.H.U.+ Refuge Area + DOAS Rom
18 th floor	Office + A.H.U.+ Refuge Area
Terrace	Open to sky (treated as refuge area) + Cooling Tower

Floors	Users Wing N60
Ground floor	Entrance Lobby (Double Height), Restaurant, Store room, Toilets.
1 st floor	Office, Toilets.
2 nd floor	Office, A.H.U., Store, Toilets
3 rd , 4 th , 7 th to 11 th floors	01 No. of Office, A.H.U., store, toilets on each floor
5 th & 12 th floor	Office + A.H.U. + part terrace (Double height) on each floor
6 th & 13 th floors	Office + Refuge Area + A.H.U. on each floor
14 th to 19 th & 21 st to 22 nd floors	Office + A.H.U. + Store on each floor
20 th floor	Office + Refuge Area + A.H.U.
Terrace	Open to sky (treated as refuge area) + Cooling Tower

REFUGE AREA:

Tower	Floor	Required	Proposed	Height from gr. level
Wing - N10	5 th floor	650.86sq.mtrs .	666.54sq.mtrs.	25.43 mtrs.
Wing - N20	5 th floor	761.66sq.mtrs .	802.09sq.mtrs.	25.43 mtrs.
	5 th floor	760.45sq.mtrs .	761.84sq.mtrs.	24.90 mtrs.

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Wing - N30	12 th floor	777.67sq.mtrs	778.12sq.mtrs.	53.25 mtrs.
	19 th floor	430.39sq.mtrs	431.62 sq.mtrs	81.60 mtrs.
Wing - N40	6 th floor	935.06sq.mtrs	952.04sq.mtrs.	24.45 mtrs.
	13 th floor	951.68sq.mtrs	952.10sq.mtrs.	52.80 mtrs.
	20 th floor	382.94sq.mtrs	388.34 sq.mtrs	81.15 mtrs.
Wing - N50	4 th floor	456.22sq.mtrs	467.80sq.mtrs.	25.35 mtrs.
	11 th floor	467.45sq.mtrs	468.95sq.mtrs.	53.70 mtrs.
	18 th floor	190.07sq.mtrs	199.96 sq.mtrs	82.05 mtrs.
Wing - N60	6 th floor	522.46sq.mtrs	556.29sq.mtrs.	24.45 mtrs.
	13 th floor	552.22sq.mtrs	553.89sq.mtrs.	52.80 mtrs.
	20 th floor	234.95sq.mtrs	239.58 sq.mtrs	81.15 mtrs
In addition to above mentioned refuge areas, top terrace of each tower will be treated as refuge area. E.E.(B.P.) shall verify the refuge area calculation & Excess refuge area shall be counted in FSI				

THE OPEN SPACES:

The site is having a contour. As per the plans uploaded by Licensed Surveyor, the site abuts on 45.70 mtrs wide Jogeshwari Vikhroli Link Road on south side.

Proposed Wings Adequate Open space Wing -N10		
Direction	Tower	Building to Plot Line
North	N-10	09.00 mtrs wide Paved R.G.
South		10.53 mtrs to 16.18 mtrs + 45.70 mtrs wide JVLR
East		17.67 mtrs to 29.91 mtrs + Wing N-20
West		16.27 mtrs including 09.00 mtrs wide driveway + Wing N-30

Proposed Wings Adequate Open space Wing -N20		
Direction	Tower	Building to Plot Line
North	N-20	09.00 mtrs wide Paved R.G.

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South		10.05 mtrs to 15.59 mtrs + 45.70 mtrs wide JVLR
East		More than 09.00 mtrs
West		17.67 mtrs to 29.91 mtrs + Wing N-10

Proposed Wings Adequate Open space Wing -N30		
Direction	Tower	Building to Plot Line
North	N-30	More than 09.00 mtrs
South		More than 09.00 mtrs
East		More than 09.00 mtrs + Wing N-10
West		More than 09.00 mtrs + Wing N-50

Proposed Wings Adequate Open space Wing -N40		
Direction	Tower	Building to Plot Line
North	N-40	More than 09.00 mtrs
South		More than 09.00 mtrs
East		More than 09.00 mtrs
West		More than 09.00 mtrs

Proposed Wings Adequate Open space Wing -N50		
Direction	Tower	Building to Plot Line
North	N-50	More than 09.00 mtrs + Wing N-60
South		More than 09.00 mtrs
East		More than 09.00 mtrs
West		More than 09.00 mtrs

Proposed Wings Adequate Open space Wing -N60		
Direction	Tower	Building to Plot Line
North	N-60	More than 09.00 mtrs
South		More than 09.00 mtrs
East		More than 09.00 mtrs
West		More than 09.00 mtrs

THE DETAILS OF STAIRCASE &LIFT FOR EACH TOWER ARE AS UNDER:

Tower	Staircase description	Width of staircase	Nos. of staircases	Type of staircase
Wing - N10	Leading from 4 th basement to terrace level.	2.00 mtrs	02 nos.	Enclosed
	Ground floor to Middle ground floor / Middle part Basement	1.50 mtrs	03 nos.	Enclosed
	Ground floor to 1st floor level.	1.50 mtrs	02 nos.	Enclosed

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Wing - N20	Leading from 4 th basement to terrace level.	2.00 mtrs	02 nos.	Enclosed
	Ground floor to 1st floor level.	3.00 mtrs	01 nos.	Enclosed
	Ground floor to 1st floor level.	2.00 mtrs	01 nos.	Enclosed
Wing - N30	Leading from 4 th basement to terrace level.	2.00 mtrs	03 nos.	Enclosed
	Ground floor to 1st floor level.	3.00 mtrs	02 nos.	Enclosed
	Ground floor to Middle ground floor / Middle part Basement	1.90 mtrs	01 nos.	Enclosed
	Ground floor to Middle ground floor / Middle part Basement	1.50 mtrs	01 nos.	Enclosed
	Middle ground floor / Middle part Basement to Lower ground floor / Lower part Basement	4.00 mtrs	01 nos.	Enclosed
Wing - N40	Leading from 4 th basement to terrace level.	2.00 mtrs	03 nos.	Enclosed
	Ground floor to 1st floor level.	3.50 mtrs	02 nos.	Enclosed
Wing - N50	Leading from 4 th basement to terrace level.	2.00 mtrs	02 nos.	Enclosed
	Ground floor to 1st floor level.	2.00 mtrs	01 nos.	Enclosed
	Ground floor to Middle ground floor / Middle part Basement	1.50 mtrs	01 nos.	Enclosed
	Ground floor to Middle ground floor / Middle part Basement	1.50 mtrs	01 nos.	Enclosed
	Middle ground floor / Middle part Basement to Lower ground floor / Lower part Basement	1.50 mtrs	01 nos.	Enclosed
	Middle ground floor / Middle part Basement to Lower ground floor / Lower part Basement	2.00 mtrs	01 nos.	Enclosed
Wing - N60	Leading from 4 th basement to terrace level.	2.00 mtrs	02 nos.	Enclosed
	Ground floor to 1st floor level.	2.70 mtrs	01 nos.	Enclosed
Common for all Wings	Leading from ground to 4 th basement.	2.00 mtrs	03 no	Enclosed
Common for all Wings	Lower ground floor / Lower part Basement to Ground floor	2.50 mtrs	02 no	Open

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Common for all Wings	Middle ground floor / Middle part Basement to Ground floor	2.50 mtrs	02 no	Open
<p>Staircases of the building are located within the internal core as well as on the external surface. Staircases without natural ventilation are mechanically ventilated through pressurization. NOC from E.E. (M & E) department shall be obtained for mechanical ventilation point of view & same shall be submitted before full occupation of building as shown in the enclosed plans.</p> <p>Staircases leading to the basement are having smoke check lobby at basement. Staircases leading from basement shall be staggered at ground floor and then diverted to upper floor as shown on plans.</p>				

Lifts provided are as under;

Tower	Lifts Type	Profile	Nos lift
Wing - N10	Passenger	Leading from Ground floors to 11 th floors level.	06nos. 02 nos. Fire lift
	Passenger	Leading from Ground floor to 4 th basement floor level	02nos.
	Fire evacuation lift	Leading from Middle ground floor to 11 th floor level	01no.
	Service	Leading from ground floor to Lower ground floor level	01no.
	Passenger	Leading from ground floor to 1st floor level	01no.
Wing - N20	Passenger	Leading from Ground floors to 11 th floors level.	06nos. 02 nos. Fire lift
	Passenger	Leading from ground floor to 1st floor level	01no.
	Fire evacuation lift	Leading from Middle ground floor to 11 th floors level.	01no.
	Passenger	Leading from Ground floor to 4 th basement floor level	02nos.
Wing - N30	Passenger	Leading from ground floor to 12 th floors level	11nos. 04 nos. Fire lifts
	Passenger	Leading from 13 th floor to 22 nd floor level	05nos. 02 nos. Fire lift
	Fire evacuation lift	Leading from lower ground floor to terrace floor level	02no. 01 nos. Fire lift

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	Passenger	Leading from ground floor to 1st floor level	01no.
	Passenger	Leading from Ground floor to 4 th basement floor level	03nos.
Wing - N40	Passenger	Leading from ground floor to 12 th floors level	13nos. 04 nos. Fire lifts
	Passenger	Leading from 13 th floor to 22 nd floor level	06nos. 02 nos. Fire lift
	Fire evacuation lift	Leading from ground floor to terrace floor level	02nos.
	Passenger	Leading from ground floor to 1st floor level	01no.
	Passenger	Leading from Ground floor to 4 th basement floor level	02nos.
Wing - N50	Passenger	Leading from ground floor to 12 th floors level	08nos. 03 nos. Fire lifts
	Passenger	Leading from 13 th floor to 20 nd floor level	04nos. 01 no. Fire lift
	Fire evacuation lift	Leading from lower ground floor to terrace floor level	01 no. Fire lift
	Passenger	Leading from ground floor to 1st floor level	01no.
	Passenger	Leading from Ground floor to 4 th basement floor level	02nos.
Wing - N60	Passenger	Leading from ground floor to 12 th floors level	09nos. 04 nos. Fire lifts
	Passenger	Leading from 13 th floor to 22 nd floor level	04nos. 02 no. Fire lift
	Fire evacuation lift	Leading from lower ground floor to terrace floor level	01 no. Fire lift
	Passenger	Leading from ground floor to 1st floor level	01no.
	Passenger	Leading from Ground floor to 4 th basement floor level	02nos.

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Out of each lift bank, fire lifts shall be provided as described in above table. The lift lobby & common corridor is internally located. The internally located lift lobby/common corridor is mechanically ventilated through pressurization. NOC from E.E. (M & E) department shall be obtained for mechanical ventilation point of view & same shall be submitted before full occupation of building as shown in the enclosed plans.

The lift lobby at each basement level shall be pressurized and separated from the rest of the basement areas, by a smoke-actuated fire resisting door of two hours' fire resistance as shown on the plans.

DETAILS OF RAMPS ARE AS UNDER:

No. of ramps	width	Profile
02	06.00 mtrs.	From 4 th basement (-20.20 mtrs.) to 3 rd basement (+16.80mtrs.) level.
02	06.00 mtrs.	From 3 rd basement (-16.80 mtrs.) to 2 nd basement (-13.40 mtrs.) level.
02	06.00 mtrs.	From 2 nd basement (-13.40 mtrs.) to 1 st basement (-10.00 mtrs.) level.
01	06.00 mtrs.	From 2 nd basement (-13.40 mtrs.) to 1 st basement (-10.00 mtrs.) level.
01	06.00 mtrs.	From 1 st basement (-10.00 mtrs.) to Lower ground floor/ Lower Part Basement (-4.50 mtrs.) level.
01	08.00 mtrs.	From 1 st basement (-10.00 mtrs.) to Ground floor level.
01	06.00 mtrs.	From 1 st basement (-10.00 mtrs.) to Ground floor level.
02	04.50 mtrs.	Lower ground floor/ Lower Part Basement (-4.50 mtrs.) level to Ground floor level.
02	03.00 mtrs.	Lower ground floor/ Lower Part Basement (-4.50 mtrs.) level to Ground floor level.
01	06.00 mtrs.	Lower ground floor/ Lower Part Basement (-4.50mtrs.) level to Middle ground floor / Middle part Basement level.

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ESCALATORS

No. of Escalators	Details
2	Leading from ground to Middle ground floor / Middle part Basement level.
2	Middle ground floor / Middle part Basement level to Lower ground floor / Lower part Basement level.

2 separate entries and 2 separate exits to the building are provided from 45.70 mtrs wide Jogeshwari-Vikhroli Link Road located at South side of the project site. Within the premises 9.00 mtrs wide fire tender access is provided.

The proposal has been considered favorably taking into consideration the following:

- A) Provision of mechanical ventilation and in addition natural ventilation to the basement.
- B) The Licensed surveyor has provided refuge area facing wider open space which can be directly accessible for fire appliances in case of emergency.
- C) The building will be protected with advance in built fire fighting system such as wet riser, hydrant system, fire alarm & fire detection system & sprinkler system, integrated system, voice evacuation system, public address system, BMS system etc.
- D) Additional stand by pump to all the fire-fighting systems is recommended along with regular fire, sprinkler, jockey and booster pump.
- E) The fire resistance rating for staircase F.R.D., Lift lobby / protected lobby & the lift doors as per N.B.C. provisions.
- F) Feasible active and passive fire protection and fire-fighting requirements or any additional fire recommendation/requirements if any for proposed building will be recommended in future from Mumbai Fire Brigade Officer before final occupation.

In view of above, as far as this department is concerned there is no objection for the construction of the proposed building having **Wing -N10 to Wing -N60**. Licensed surveyor has proposed **Wing -N10 to Wing -N60** towers connected at 04 level basements, lower ground floor and middle ground floor. Thereafter all six towers are physically divided i.e. **Wing -N10, Wing -N20, Wing -N30, Wing -N40, Wing -N50 & Wing -N60**. Depth of the basement for N10, N20 and N30 is (-20.20 mtrs), for N40 and N60 it is (-24.70 mtrs) and for N50 it is (-15.70 mtrs). Basements will be used for car parking by the way of ramp & also used for services. **Wing -N10 to Wing -N60** towers are divided i.e. **Wing -N10** having Ground + 1st Floor (Part) + 2nd to 11th Upper Commercial office with a total height of 53.78 Mtrs. from general ground level

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up to terrace level, **Wing -N20** having Ground +1st Floor (part) + 2nd to 11th upper commercial office with a total height 53.78 Mtrs. from general ground level up to terrace level, **Wing -N30** having Ground + 1st Floor (part) + 2nd to 22nd upper commercial office with a total height 97.80 mtrs. from general ground level up to terrace level, **Wing -N40** having Ground +1st Floor (part) + 2nd to 22nd upper Commercial office with a total height 93.30 mtrs.. from general ground level up to terrace level, **Wing -N50** having Ground + 1st Floor (part) + 2nd to 20th upper Commercial office with a total height 94.20Mts. from general ground level up to terrace level & **Wing -N60** having Ground +1st Floor (part) + 2nd to 22nd upper Commercial office with a total height 93.30Mts. from general ground level up to terrace level, as shown on plans, signed in token of approval, subject to satisfactory compliance of the following requirements;

1. ACCESS:

- i) All access & fire tender access should be free of encumbrances.
- ii) Entrance gate if provided shall be of not less than 6.00 meters width each shall be provided, at locations marked on the plan. Archways, if any over the entrance gates, shall have height clearance of not less than 4.50 mtrs.

2. RAMPS FOR BASEMENTS & PARKING FLOOR:

- i) The Access Ramp as shown in enclosed plan provided entry at the ground level.
- ii) The gradient of ramp shall not be steeper than 1:10.

3. COURTYARDS: (for each tower)

- i) The entire open spaces shall be sufficiently hardened to bear the weight of fire engine weighing up to 48 M.T. each with a point load of 10 kgs/sq.cm.
- ii) All the open spaces shall be in one plane and shall be clear of any obstructions including tree.
- iii) Open spaces around the building shall be maintained free from encumbrances / encroachments at all time.

4. STAIRCASE: (for each tower)

- i) The flight width of main staircases shall be maintained not less than 2.00 mtrs. as shown in the enclosed plans.
- ii) The layout of each staircase shall be of enclosed type as shown in the plan throughout its height and shall be approached (gained) at each floor level at least two hours fire resistant self-closing door (as per NBC provisions) placed in the enclosed wall of the staircase.
- iii) Internally located staircases are mechanically ventilated through pressurization. NOC from E.E. (M & E) department shall be obtained for mechanical ventilation point of view & same shall be submitted

Annexure 5: CFO NOC

before full occupation of building as shown in the enclosed plans.

- iv) Open-able sashes or R.C.C. grills with clear opening of not less than 0.5 sq. mtrs. per landing on the external wall of the staircase shall be provided.
- v) No combustible material shall be kept or stored in staircase / passage.
The staircase door at terrace level in each wing shall be provided in the manner as follows:
 - i) The top of portion of the doors shall be provided with louvers.
 - ii) The single latch lock shall be installed from the terrace side at the height of not more than one mtr.
 - iii) The glass front of 6-inch diameter with the breakable glass shall be provided just above the single latch lock, so as to open the latch in case of an emergency by breaking glass.
 - iv) The door shall either be fitted with magnetic lock or shall be synchronize with fire detection and alarm system.

5. CORRIDOR / LIFT LOBBY: (for each tower)

- i) Corridor / lift lobby at each floor level shall be pressurized ventilated.
- ii) The common corridor / lift lobby at each floor level shall be kept free from obstructions at all times.
- iii) Self-glowing/fluorescent exit signs in green color shall be provided showing the means of escape.
- iv) Portable lights / instant lights or Battery/UPS operated lights shall be provided at strategic locations in the staircase and lift lobby of each floor of each wing.
- v) Lifts shall not normally communicate with the basement. However, one of the lifts may be permitted to reach the basement level provided the lift lobby at each basement level shall be pressurized and separated from the rest of the basement areas, by a smoke-actuated fire resisting door of two hours' fire resistance. These doors can also be kept in hold-open position by an electro- magnetic device to be linked with a smoke detector.

6. STAIRCASE AND CORRIDOR LIGHTINGS: (for each tower)

- i) The staircase and corridor lighting shall be on separate circuits and shall be independently connected so that they could be operated by one switch installation on the ground floor easily accessible to fire fighting staff at any time irrespective of the position of the individual control of the light points, if any.
- ii) Staircase and corridor lighting shall also be connected to alternate supply.
- iii) Double throw switches should be installed to ensure that lighting in the staircase and the corridor do not get connected to two sources of supply

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simultaneously. A double throw switch shall be installed in the service room to terminate the stand-by-supply.

7. ENTRANCE OF EACH OFFICE, EACH OCCUPANCY & EXIT / ENTRANCE STAIRCASE: (for each tower)

- i) All entrance doors shall be of solid core having fire resistance of not less than one hour (solid wood of 45 mm thickness.)
- ii) The fire resistance rating for staircase F.R.D., Lift lobby / protected lobby & the lift doors as per N.B.C. provisions.
- iii) Intercommunicating doors between any two occupancies shall be of one hour fire resistance and shall be of self closing type & shall increase beyond N.B.C. provisions by half an hour after every 70 mtrs. Height of the building.
- iv) Internal layout of the offices, compartmentation, office cabin, interior design etc. shall be got approved from C.F.O's dept. for each office on each floor before final occupation.
- v) Server room / UPS room (if provided) shall be segregated from other rooms by siporex partition wall and shall be provided with Inert gas/FM-200 with fire detection system with standby cylinders with provision of main standby selectors suited and entire system shall be well maintained and kept in good working conditions and report to that effect shall be maintained.

8. ELECTRIC CABLE/ DUCT, SERVICES & METER ROOM : (for each tower)

- i) Electric cable duct shall be exclusively used for electric cables and should not open in staircase enclosure.
- ii) Inspection doors for duct shall have two hours fire resistance.
- iii) Electric ducts shall be sealed at each floor level with non-combustible materials such as vermiculite concrete. No storage of any kind shall be done in electric ducts.
- iv) Electric wiring/ cable shall be non-toxic, non-flammable, low smoke hazard having copper core / fire resistance for the entire building with provision of ELCB/MCB.
- vi) Electric wiring shall be having copper core having the fire resistance and low smoke hazard cables for the entire bldg., with the provision of ELCB/MCB. Low and medium voltage wiring running in duct and in false ceiling should run in separate conduits.
- vi) Water mains, telephone lines, intercom lines, gas pipes or any other service line should not be laid in the duct for electrical cables; use of bus bar/solid rising mains instead of cables is preferred.

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- viii) Separate circuits for fire-fighting pumps, lifts, staircases and corridor lighting and blowers for pressurizing system shall be provided directly from the main switch gear panel and these circuits shall be laid in separate conduit pipes, so that fuse in one circuit will not affect the others. Such circuits shall be protected at origin by an automatic circuit breaker with its no-volt coil removed.
- ix) Master switches controlling essential service circuits shall be clearly labelled.

9. FALSE CEILING (if provided): (for each tower)

False ceiling if provided in the building shall be of non-combustible material. Similarly, the suspenders of the false ceiling shall be of non-combustible materials.

10. MATERIALS FOR INTERIOR DECORATION/FURNISHING: (for each tower)

The use of materials which are combustible in nature and may spread toxic fume/gases should not be used for interior decoration/furnishing, etc.

11. LIFTS:

A. PASSENGER LIFT :

- i) Walls enclosing lift shaft shall have a fire resistance of not less than two hour.
- ii) Shafts shall have permanent vent of not less than 0.2 sq. mtrs in clear area immediately under the machine room.
- iii) Landing doors and lift car doors of the lifts shall be of steel shuttered with fire resistance of one hour. No collapsible shutter shall be permitted.
- iv) Two lifts shall be converted into fire lift and shall be as per specifications laid down under the regulations, a toggle switch shall be provided to this lift for the use of Firemen.

B. FIRE LIFT:

- i) To enable fire services personnel to reach the upper floor with the minimum delay, all fire lifts shall be provided and shall be available for the exclusive use of the firemen in an emergency and the directly accessible to every dwelling of each floor.
- ii) Walls enclosing lift shafts shall have two hours fire resistance.
- iii) The shafts shall have permanent vent equal 0.2 sq.mtr. clear area under the Lift Machine room.
- iv) Landing doors and lift car doors shall be of steel shuttered type with one hour fire resistance. No collapsible shutters shall be provided.

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- v) The lift shall have a floor area of not less than 1.4 sq. mtrs. with a minimum dimension of 1.12 mtrs. It shall have loading capacity of not less than 545 k.g. (8persons lift) with automatic closing doors.
- vi) There shall be an alternate electric supply of an adequate capacity apart from the normal electric supply the building and the cables run in a route safe from fire, i.e. within the lift shaft. In case of failure normal electric supply, it shall automatically trip over to alternate supply.
- vii) The operation of fire lift should be by a simple toggle or two button switch situated in glass-fronted box adjacent to the lift at the entrance level. When the switch is on, landing call points will become inoperative and the lift will be on car control only or on priority control device. When the switch is off, the lift will return to normal working. This lift can be used by the occupants in normal times.
- viii) The words 'Fire lift' shall be conspicuously displayed in florescent paint on the lift landing door at each floor level.
- ix) Except Service Lifts, all lifts shall be converted into Fire Lifts conforming to relevant regulations.

C) FIREMAN EVACUATION LIFT :

- i) Capacity of Fireman Evacuation Lift shall be of 845 to 1000 kgs. /8 to 15 persons and it shall be terminated on ground floor or podium/parking floor where facility of assembly or evacuation is available in case of emergency.
- ii) Fireman Evacuation Lift shall be housed in a separate core having smoke check lobby with opening on each floor and shall be attached with one of the staircases and required access to the staircase on each landing through fire resistance of two hours rating. Alternatively, firemen evacuation lift shall be provided on every mid-landing of one of the enclosed staircases of the building and the staircase shall be protected with smoke check lobby by means of fire resistance door/ fire curtain or fire resistance glass having two hours rating.
- iii) All the requirements pertaining to civil and electrical aspects mentioned in NBC for Fire Lift shall be applicable for Fireman Evacuation Lift.
- iv) Fireman Evacuation Lift car doors and landing doors shall have two hours fire resistance and shall have provision of glass vision for both doors of minimum 1 ft. X 2 ft. And the glass shall also have two hours fire resistance.
- v) Fireman Evacuation Lift shall have emergency operation switch which will be only operated by fire brigade personnel. On actuation of the switch the Fireman Evacuation Lift will operate from inside and the lift car door shall not open automatically but shall have control from inside

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to open it. The emergency operation switch shall also be provided in the ground floor lobby.

- vi) The backup electric supply shall be through UPS for at least 30 min and it shall be supported online by another regular and alternate emergency supply.
- vii) Two-way communication systems shall be provided in Fireman Evacuation Lift car as well as at every landing level including lobby at ground floor.
- viii) All the electrical cable shall be fire retardant with low smoke hazard complying relevant BIS standards.
- ix) Fireman Evacuation Lift car shall be of made of non-combustible material including interior having minimum two hours resistance.
- x) Lift maintenance shall be carried out only by Lift Manufacturing or Installation Company.
- xi) Fireman Evacuation Lift and the staircase attached to it shall be clearly marked mentioning FIRE ESCAPE LIFT/STAIRCASE at each landing door at each floor level.
- xii) The smoke check lobby with evacuation lift shall have positive level difference of minimum 75 mm with respect to staircase landing or mid landing level to avoid ingress of water in fireman lift shaft.

12. CAR PARKING:

- i) Car parking shall be permitted in the designated area.
- ii) Drainage of the car parking area of all the levels shall be laid independent from that of the buildings & it shall be provided with catch pit & fire trapped before connecting the building drainage or Municipal drainage.
- ii) Drainage of the car parking areas at all the levels shall be so laid as to prevent any overflow in the staircase, lift shaft etc.
- iii) The parking area shall not be used for dwelling purpose & repairing / maintenance purpose, at any time. Dwelling use of naked light/flame, repairing / maintenance of vehicles shall be strictly prohibited in the parking area.
- iv) Repairing / servicing of cars, use of naked light shall not be permitted in the car parking areas.
- v) The drive way shall be properly marked & maintained unobstructed
- vi) The Automatic Sprinkler System provided to the entire surface car parking area shall be provide in stack car parking.

B) PUZZLE CAR PARKING SYSTEM :

- i. The designated parking shall be used for car parking only.
- ii. The drainage of the car parking areas shall be separate from that of the building & shall be provided with catch with fire trap before connecting

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- to Municipal Sewer.
- iii. Repairing / servicing of cars, use of naked light shall not be permitted in the car parking areas.
- iv. The parking area shall not be used for dwelling purpose & repairing / maintenance of vehicles, storage, trade activity etc., at any time and use of naked light / flame shall be strictly prohibited.
- v. Vertical deck separation shall be provided between the upper & lower decks of stack parking by using the non-perforated & non-combustible materials. (Structural steel plate) This is to minimize direct impingement of flame to the car in the upper deck and also to prevent dripping of any possible leaking fuel to the lower deck.
- vi. Each car parking deck shall have 01 hr. fire resistance.
- vii. Automatic sprinkler system conforming to the standards laid down by T.A.C. & relevant I.S. specification shall be provided with sprinkler head at each level below each pallet on engine side.
- viii. The car engine shall be shut off at ground level before parking at higher level.
- ix. Only trained operator certified by company installing Puzzle car parking shall operate.

C) STACK CAR PARKING :-

- i) Structural design: The SA-FAMCP shall be constructed of structural steel construction.
- ii) Vertical deck separation For SA-FAMCP having multi-car parking level, vertical separation between the upper & lower decks by using the non-perforated and non-combustible materials. (structural steel plate) shall be provided. This is to minimize direct impingement of flame to the car in the upper deck and also to prevent dripping of any possible leaking fuel to the lower deck.
- iii) Elements of the staked car parking structure shall have 1 hr. fire resistance.
- iv) Each car parking deck shall have 1 hr. fire resistance.
- v) Parking area shall be accessible by trained staff when carrying out the maintenance work.
- vi) The parking system is to be ceased during the maintenance operation.

13. BASEMENT:

- i) Basement shall be used for designated purpose only.
- ii) Vents with cross, sectional area (Aggregate) not less than 2.5 percent of the floor area shall be provided in the form of cut outs / grills or breakable stall boards lights or pavement lights or by way of shafts.
- iii) Basement shall be provided with natural ventilations through the cut outs as per enclosed plan.
- iv) The staircases of the basement shall be of enclosed type and entry to basement areas shall be through one-hour fire resistance self-closing

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door provided in the enclosed wall of the staircase and through cut off lobby.

- v) In additions to the natural ventilation, mechanical ventilation shall be provided to the basement with 6 air changes per hour with an arrangement to accelerate the rate of air changes to 12 per hour in the event of a fire emergency.
- vi) The ducts of the mechanical ventilations system shall be of substantial metal gauge as per the relevant I.S. standard.
- vii) Exhaust duct shall be provided to draw out exhaust at ground level of the basement.
- viii) Suitable signages shall be provided in the basement showing exit direction, way to exits etc.
- ix) The proposed wet risers of the building shall be extended to basement.
- x) Staircase and lift lobby shall have illuminated by inverter operated exits signs with IP 54 enclosure. Luminance of the signage's shall be such that they are visible from a distance of 12 to 16 meters.
- xi) Ventilation system shall start automatically on actuation of detector provided in the basement area.
- xii) Exhaust duct, mechanical ventilation duct should not pass through exit routes.
- xiii) Each Basement area shall be divided in compartments each of 3000.00 sq. mtrs each (as per N.B.C.) & these compartments shall be segregated by Fire curtains of 2 hrs fire resistance.
- xiv) The basement beyond building line shall be paved, suitably to bear the load of fire engines weighing upto 48 m. tones each with point load of 10 kgs./sq. cms.

14. SMOKE MANAGEMENT SYSTEM:

- i) Escape routes like staircase, common corridor, lift lobbies, etc. shall not be used as return air passages.
- ii) Direct expansion system shall not be used.
- iii) The ducting shall be constructed of substantial gauge/metal in accordance with IS: 655:1963 metal air duct (revised).
- iv) Wherever the ducts pass through fire walls or floors, the opening around the ducts shall be sealed with fire resisting material such as vermiculite concrete or glass wool. A. C. ducting shall not pass through staircase well.
- v) As far as possible metallic ducts shall be used even for return air instead of space above false ceiling.
- vi) The material used for insulating the ducts (inside or outside) shall be of non combustible type such as glass wool or spun glass with neoprene facing etc.
- vii) A.H.Us if provided:

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- i) shall be provided of adequate size and shall be separate for each floor and air ducts for each floor/each theatre shall be separate and in no way inter connected with the ducting of any other floor.
- ii) Automatic fire dampers shall be provided at the inlet of fresh air duct and the return air duct of each compartment on every floor. They shall be so arranged as to close by gravity in the direction of air movement and to remain tightly closed upon operation of a smoke detector.
- iii) Air filters of A.H.U.s shall be of non combustible material. A. H. U. room shall not be used for storage of any combustible material and shall be provided with one hour fire resistance door.
- iv) Inspection panel shall be provided in main trucking to facilitate the cleaning of the duct of accumulated dust and to obtain access for maintenance of fire dampers.
- v) No combustible material shall be fixed nearer than 15 cms. To any duct unless such duct is properly enclosed and protected with non combustible material (glass wool) or spun glass with neoprene facing wrapped with aluminum foil of at least 3.2 mm thick and which does not readily conduct heat.
- vi) The AHU system shall be switch off automatically when either sprinklers system or detector system operate.
- vii) There shall be adequate no of adequate arrangement of smoke and fire venting and enclosure of service duct etc.
- viii) **Fire Dampers:**
 - i. These shall be located in conditioned air ducts and return air duct/ passage at the following points.
 - a. At the fire separation wall.
 - b. Where the ducts/passage entre the central vertical shaft.
 - c. Where the ducts are pass through floors.
 - d. At the inlet of supply air duct and the return air duct of each compartment on every floor.
 - ii. The dampers shall be operate automatically and shall be simultaneously switch off the air handling fans. Manual operation facilities shall also provided.
 - iii. Automatic fire dampers shall be so arranged as to close by gravity in the direction of air movement and to remain tightly closed on operation of fusible link/ smoke detectors.

OR

AIR CONDITIONING SYSTEM:

- a. Escape routes such as staircase, Corridors, passages, lift lobbies etc. shall not be used as return air passages.
- b. The A. C. ducting shall be constructed of substantial gauge metal in accordance with IS: 655:1963 for metal air ducts (revised).

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- c. Wherever the ducts pass through fire wall or floor, the opening around the ducts shall be sealed with fire resistance materials such as asbestos rope or vermiculite concrete or glass wool.
- d. AHU shall be independent for each floor / occupancy zone. In any case, the AHU shall not be required to serve more than one floor / occupancy.
- e. The insulating material if provided to A.C. ducting either from inside or outside, shall be of noncombustible material such as glass wool covered with aluminum foil or spun glass with neoprene facing or any other similar material.
- f. The material used for false ceiling and its runners and suspenders shall be of non combustible type.
- g. Metallic ducts shall be used even for the return air instead of space above the false ceiling.

15. FIRE FIGHTING REQUIREMENTS:**A) UNDERGROUND WATER STORAGE TANKS: (separate for each tower)**

Three separate underground water storage tank of 2,00,000 liters capacity for shall be as per the design specified in the rules with baffle wall and fire brigade collecting breaching. The layout of which shall be got approved from H.E.'s department prior to erection.

B) OVERHEAD WATER STORAGE TANK : (for each tower)

A tank of 30,000 liters capacity shall be provided on each staircase shaft at the terrace level. The design shall be got approved form H.E.'s department prior to erection. The tank shall be connected to the wet riser through a booster pump through a non-return valve and gate valve.

C) WET RISER CUM DOWN COMER: (for each tower)

Wet riser cum down comer of internal dia. of 15 cms. of G.I. 'C' Class pipe shall be provided in the duct adjoining each staircase with double hydrant outlet & hose reel at each floor in such a way as not to reduce the width of the common corridor. Pressure reducing discs or orifices shall be provided at lower level, so as not to exceed the pressure of 5.5 kgs. per sq. cms. The wet risers shall be extended from basement up to terrace level. Wet riser outlet and hose reel at a distance of 100 ft. shall be provided on periphery of parking floor.

D) FIRE SERVICE INLET

- i) Fire service inlet shall be provided to refilled U.G. tank, to feed riser system by passing the fire pump & to feed sprinkler system.

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- ii) Operating switches of fire pumps shall be also provided in glass fronted boxes at ground floor.
- E) AUTOMATIC SPRINKLERS SYSTEM: (for each tower)**
Automatic sprinkler system shall be provided in entire building including each office, each shop, in lift lobby, common corridor at each floor level, in Fire control room / BMS room, entire basement. As per the standards lay down by TAC or relevant IS specification.
- F) AUTOMATIC SMOKE DETECTION SYSTEM: (for each tower)**
Automatic smoke detection system shall be provided in each office, fire control room, BMS room, electric meter room, electric substation, lift machine room, common corridor at each floor level.
Also Automatic smoke detection system shall be provided in electric shat at each floor level with response indicator & same should be connected to main console panel in fire control room on ground floor level, as per IS specification.
- H) ELECTRICAL PANELS/ROOMS:**
UL / FM Approved Direct Discharge matic Fire Detection & suppression system for electric panel shall be installed in all electric panels & computer servers etc.
- I) FIRE CURTAIN /WATER CURTAIN: (for basement)**
 - i) The fire curtain/water curtain provided for entry/exit at basements from one compartment to other shall be of four hours fire resistance.
 - ii) Fire curtain/water curtain shall operate on activation of Detector/ suppression system or automatically of that particular zone.
- K) FIRE PUMP, BOOSTER PUMP, SPRINKLER PUMP AND JOCKEY PUMP: (separate for each tower)**
 - (i) Wet-riser shall be connected to a fire pump at ground level of capacity of not less than 2800 liters/min. capable of giving a pressure of not less than 3.2 kgs/ sq. cms. at the top most hydrant.
 - (ii) Booster pump of 900 liters/min. capacity giving a pressure of not less than 3.2 kgs./ sq. cms. at the top most hydrant out let of the wet-riser shall be provided at the terrace level.
 - (iii) Sprinkler pump of suitable capacity along with jockey pump shall be provided for automatic sprinkler system.
 - (iv) Electric supply (normal) to these pumps shall be independent circuit.
 - (v) Separate jockey pump shall be provided to Wet riser system to keep system pressurized.
 - (vi) Operating switches for booster pumps shall be also provided in glass fronted boxes in lift lobbies on each floor.

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- (vii) Operating switches of fire pumps shall be also provided in glass fronted boxes at ground floor.
- (viii) Hose box with two non-percolating ISI marked hoses (length not less than 15 mtrs) & branch shall be equally distributed on ground floor as well as on each floor near the hydrant outlet.
- (ix) Only surface mounted pump or vertical turbine pumps type (submersible pump not permitted) shall be installed for fire- fighting installation with adequate size pump room. Fire-fighting panel shall be provided at ground level at easily accessible place.
- (x) All the pumps shall be TAC norms or complied to NFPA-20.

L) STAND BY PUMP: (for each tower)

Separate diesel operated stand by pumps shall be provided at site which shall be used as a alternatively.

M) EXTERNAL HYDRANTS: (for each tower)

Courtyard hydrants shall be provided at distance of every 30.00 mtrs in basement, parking floors & around the building within the confines of the site of the wet riser each within the confines of the site of the wet riser-cum-down comer.

N) HOSES & HOSE BOXES: (for each tower)

One Hose box, each with two non-percolating ISI marked hoses (length not less than 15 mtrs & dia 63mm.) & branch shall be equally distributed on ground floor, each parking floor, in basement as well as on each floor near the hydrant outlet.

O) ALTERNATE SOURCE OF POWER SUPPLY: (for each tower)

An alternate source of LV/HV supply from a separate substation as well as from a diesel generator with appropriate changeover over switch shall be provided for fire pumps, booster pump, sprinkler pump, jockey pump, staircase and corridor lighting circuits and fire alarm system, detection system, public address system, voice evacuation system etc. It shall be housed in separate cabin.

P) PORTABLE FIRE EXTINGUISHERS: (for each tower)

- (i) Dry chemical powder type fire extinguisher of 9 kgs. capacity having B.I.S. certification mark and two bucket filled with dry clean sand shall be kept at the entrance of electric meter room, in lift machine room, etc.
- (ii) Dry chemical powder type fire extinguisher of 6 kgs capacity having B.I.S. certification mark and buckets filled with dry clean sand shall be kept at ground, basement & parking floor at every 100 sq.mtrs. area.

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- (iii) Dry chemical powder type fire extinguisher of 6 kgs. capacity having B.I.S. certification mark shall be kept on each floor level & refuge area.
- (iv) Dry chemical powder type fire extinguisher of 6 kgs. capacity having B.I.S. certification mark shall be kept in each office.

Q) FIRE FIGHTING REQUIREMENTS AT THE CONSTRUCTION STAGE OF BUILDING: (for each tower)

Following fire protection arrangement shall be provided with the following fire protection measures shall be provided & same shall be maintained in good working condition at all the times.

- a) Dry riser of minimum 10 cm diameter pipe with hydrant outlets on the floor constructed with fire service inlet to boost the water in the dry riser & maintenance should be in accordance with good practice.
- b) Drums of 2000 liters capacity filled with water & two fire buckets shall be kept of each floor for every 100 sq. mtrs area.
- c) Water storage tank of minimum 20,000 liters capacity shall be kept at site ready to use in case of emergency, which may be used for other construction purpose also.

R) FIRE ALARM SYSTEM / FIRE DETECTION SYSTEM: (for each tower)

- a) The building shall be provided with intelligent analog addressable fire alarm system with microprocessor based main control panel at ground floor level and addressable call points and hooters at each floor level. The design of fire alarm system shall be in accordance with I.S. specification and based on NFPA 72 guidelines (as per 2010 edition).
- b) The addressable fire alarm system shall be equipped with the latest evacuation features such as digital voice evacuation capabilities; fire fighters telephone system, directional sounders etc. The main entry / exit points shall be provided with fire fighters interactive interface to enable viewing of critical information in event of fire.
- c) All basements, parking floor shall be provided with intelligent multi sensor detectors connected to the main fire alarm panel. This is to avoid nuisance alarm caused due to smoke emission from the vehicles of the car parking.
- d) Appropriate fire detection system shall be installed in kitchen area.
- e) Access control system, close circuit cameras shall be installed in the entire building & connected to B.M.S. control at reception.

S) PUBLIC ADDRESS SYSTEM: (for each tower)

The entire building shall be provided with the public address system in common areas as per the with main control operator at console panel at ground floor reception area.

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T) SIGNAGES: (for each tower)

Self glowing/fluorescent exit signs in green color shall be provided showing the means of escape for entire building.

U) BREATHING APPARATUS SETS: (for each tower)

Two Self contained Compressed Air Breathing Apparatus sets of 45 minutes duration each shall be kept in the fire control room & two Self contained Compressed Air Breathing Apparatus sets of same capacity shall be kept in refuge area in consultation with C.F.O.

V) VOICE EVACUATION SYSTEM: (for each tower)

The voice evacuation system shall be integrated to Fire Alarm system so as to facilitate the co-ordination activities in case of fire emergencies. The actuation of the fire alarm control panel shall automatically activate the Voice Evacuation system. A pre-recorded message shall be broadcast on the affected floor, one floor below & two floors above the affected floor.

W) INTEGRATED SYSTEM: (for each tower)

The entire fire fighting system shall be of the type “Integrated Building Automation System” combining all the systems. Flasher light shall be installed at the top of the building which will be switched on in case of incident of fire in that building to indicate involvement of building in fire. It will also help the incoming fire brigade appliances to reach the spot in time without delay.

X) FIRE DRILLS / EVACUATION DRILLS: (for each tower)

Fire Drills and evacuation drills shall be conducted regularly in consultation with Mumbai Fire Brigade and log of the same shall be maintained.

16. SERVICE DUCT: (for each tower)

- a) All service ducts shall have 2 hr. fire resistance.
- b) Inspection door of the service ducts shall have 2 hr. fire resistance.
- c) Duct for water service, drainage line, shall be separate from that of electrical cable duct.
- d) All service duct shafts shall be sealed at each floor level with non combustible materials such as vermiculite concrete. No storage of any kind shall be done in the shaft.

17. DISASTER MANAGEMENT PLAN: (for each tower)

- i) Disaster management plan for fire & other emergency shall be prepare and kept ready at the control room.

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- ii) The mock drill with the designated fire marshal for any operation of disaster management plan shall be carried out regularly after occupation as per National building code.
- iii) Emergency exit route plan framed in glass shall be displayed in the common corridor, cross passages, staircase/lift lobbies of each floor level.

18. FIRE CONTROL ROOM : (for each tower)

- a) Separate Fire Control room as marked in plan, with well qualified man power shall be established on ground floor.
- b) Plan of each floors indicating means of egress as well escape shall be maintained.
- c) Control panel of fire safety system shall be located in the control room.
- d) The size of the control room shall be in accordance with the MEP consultant for the project.
- e) The location of control room shall be kept at the main entrance gate to directing fire appliances responding to any emergency.

19. BUILDING MANAGEMENT SYSTEM: (for each tower)

- i) The entire building should be provided with intelligent, properly designed / programmed building management system having its main control at near reception on ground floor.
- ii) Addressable wireless standalone system with connectivity to nearby fire station shall be provided.

20. ELECTRIC SUB-STATION (DRY TYPE) : (for each tower)

- a) Only dry type substation shall be installed.
- b) Entire installation of substation including switchgear room, capacitors, transformer etc. shall be confirmed to the Indian Electric Act/Rules in practice.
- c) Cables in the cable trenches shall be coated with fire retardant material. Automatic built-in circuit breakers shall be provided in the substation/transformer.
- d) The door of the sub-station shall be of two hours fire resistance.
- e) The capacity of the substation shall be as per service provider's requirements.
- f) Adequate heating ventilation of switch room is essential to prevent condensation of moistures.
- g) The substation area shall be kept prohibited and no unauthorized person shall be allowed to enter in the area.
- h) The proposed substation shall be completely segregated either by brick masonry wall each of 9" thickness or R.C.C of 4" thickness from the rest of the premises as shown in the enclosed plans.
- i) The danger signage shall be provided on the substation along with the

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electric voltage load.

- j) Entrance/ exit door provided for the sub-station shall be under lock and key at all the times.
- k) The electric substation shall be well ventilated.
- l) Two DCP (ABC type) fire extinguishers of 9 kgs. capacity each with BIS certification mark coupled with two sand buckets shall be kept near the sub- station at the entrance.

21. D.G.SET : (for each tower)

- i) D.G. Set with appropriate change over switch shall be provided for fire pumps, sprinkler pump, booster pump, staircase and corridor lighting circuits, manual fire alarm system & Fire lift.
- ii) For proposed D.G. Set acoustic enclosure will be provided for safe operation.
- iii) Entire installation of D.G. Set shall be confirming to the indian electrical act/rules & practice.
- iv) A deep tray shall be kept under the fuel tank of the D.G. Set to collect the spillage & same shall be disposed off daily without fail.
- v) Cable in the cable trenches shall be coated with fire retardant material.
- vi) Electrical wiring shall be having copper core having the fire resistant and low smoke hazards cables for the entire building with the provision of ELCB/MCB.
- vii) In electrical installation of the building shall be provided for vertical electrical shaft with feeder pillar box of a gap of every 24 mtrs. Height of the building.
- viii) Adequate air and ventilation for switchgear room is essential to prevent condensation of moistures.
- ix) The capacity of the D.G. Set shall be 500KVA as per BEST's requirements.
- x) D.G. Set shall be properly grounded.
- xi) Exhaust of D.G. Set shall not be directed in to the exit/entrance of any adjoining structure.
- xii) Sand bed of 6 inches thickness shall be provided below D.G. Set.
- xiii) Electrical cable of D.G. Set shall be FRLS type.
- xiv) Adequate quantity of diesel shall be stored in its original container near D.G.Set, away from electrical switches of source of ignition.
- xv) Automatic built in circuit breaker shall be provided to the D.G. Set.
- xvi) Rubber pad shall be provided to the D.G. Set for absorbed vibrations if any.
- xvii) The D.G. Set area shall be kept prohibited and no un authorized shall be allow to enter the area.

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- xviii) Structural stability of the building regarding absorption of the vibration of D.G. Set shall be checked by Structural engg. Before installation of the D.G. Set.
- xix) Two foam type fire extinguisher of 9 ltrs. Capacity each with ISI certification mark coupled with 4 buckets filled with dry, Clean sand shall be kept in the D.G. Set cabin.

22. REFUGE AREA: (for each tower)

- (A) Refuge area provided as shown in plan & shall be conforming to the following requirements:
 - i) Manner of refuge area
 - a) The refuge area shall be so located that it shall preferably face the wider open space on the side of the building perpendicular to the main access road.
 - b) The refuge area shall be provided with railing/ fire rated glass / parapet of 1.20 mt.
 - c) The refuge area shall have a door which 'shall be painted or fixed with a sign in luminous paint mentioning "REFUGE AREA"
 - d) The lift/s shall not be permitted to open into the refuge areas.
 - e) The refuge area provided within building line shall be accessible from common passage/ staircase.
 - ii) Use of refuge area :
 - a. The refuge area shall be earmarked exclusively for the use of occupants as temporary shelter and for the use of Fire Brigade Department or any other organization dealing with fire or other emergencies when occur in the building and also for exercises/drills if conducted by the Fire Brigade Department.
 - b. The refuge areas shall not be allowed to be used for any other purpose and it shall be the responsibility of the owner/occupier to maintain the same clean and free of encumbrances and encroachments at all times.
 - iii) Facilities to be provided at refuge area
 - Adequate emergency lighting facility shall be provided.
 - iv) Terrace floor as a refuge floor:
 - a) The necessary facilities such as emergency lighting, drinking water etc shall be provided.
 - b. The access door/s from the enclosed staircase/s to the terrace floor shall have louvers at top half portion of the door. The entrance doors to the terrace shall be painted or fixed with sign painted in luminous paint mentioning "REFUGEAREA".
 - v) Excess refuge area (above 4%) shall be counted in FSI.

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23. GLASS FAÇADE: (If Provided)

- i) Architect should earmark conspicuously the glass wall either by sign or in words, on the plans submitted at the time of submission of proposal.
- ii) The said wall including doors frame work if any should be one hour fire resistance and shall satisfy stability, integrity and insulation characteristics for the fire resistance period given.
- iii) Plastic or any combustible film shall not be coated on external or internal face of the wall.
- iv) An opening to the glass façade of min. width 1.50 mtrs. and height 1.50 mtrs. shall be provided at every floor at a level of 1.20 mtrs. from the flooring facing compulsory open space as well as on road side. Minimum one such opening shall be provided at the interval of every 15 mtrs. The openable glass panel shall be either left or right hinged to facilitate approach of the rescue cage/ladder. Similarly this portion shall have manual opening mechanism from inside as well as outside. Such openable panels shall be marked conspicuously so as to easily identify the openable panel from outside.
- v) Distance between the external wall (glass/brick) and glass façade shall not be more than 300 mm.
- vi) The smoke seals/barriers between building wall and façade shall be provided at every floor level in the form of non-combustible material/vermiculate cement.
- vii) Glass façade blocking the area of staircase, lift lobby and corridor shall be kept openable, pressurized system of the staircase/lobby shall be synchronized with opening mechanism.
- viii) The glazing used for the façade shall be of toughened glass as per I.S. 2553-part I satisfying stability criteria.
- ix) Automatic Dry type water curtain system shall be provided at every floor level from inside of the façade.
- x) Openable vent of 600 mm height to be installed below ceiling level or false ceiling level (if provided) – The openable vent of minimum 2.5% of the floor area shall be provided. It shall be of min 600 mm depth below ceiling / false ceiling or full length on the periphery of the façade whichever is less – Openable mechanical devices for the said vent shall be located at 1.2 m. height from the flooring level. the Openable vent can be pop out type or bottom hinged provided with fusible link opening mechanism and shall also be integrated with automatic Smoke Detection system.

OR

- Alternate vertical glass panels of the façade shall be openable type with the mechanism mentioned above in order to ventilate the smoke.
- xi) Refuge areas covered with the glass façade shall have all the panels openable (either left or right hinged) both from inside as well as outside.

Annexure 5: CFO NOC

24. ESCALATOR:-

- i) Angle of inclination shall not be in excess of 30 degrees from the horizontal excepting that with an escalator having vertical rise not exceeding 6.00 mtrs. an angle up to 35 degrees may be permitted.
- ii) The width between balustrades shall be measured on the incline up to a point 68.5 cm. vertically above the nose line of the step. It shall not be exceed the width of the step by more than 33 cm. with a maximum of 16.50 cm. on either side of the escalator.
- iii) Escalators shall be provided on each side with solid balustrades. On the step side the balustrades shall be smooth and substantially flush except for protective molding parallel to the run of the steps and properly beveled vertical moldings projecting not more than 6.5 mm. that cover joints of panels.
- iv) There shall be no abrupt changes in the width between the balustrades on the two sides of the escalator. Where a change in width is unavoidable, such change shall not exceed 8 percent of the greatest width. In changing the direction of the balustrades resulting from a reduction in width the maximum allowable angle of change in balustrades shall not exceed 15 degrees from the line of the escalator travel.
- v) The clearance on either side of the steps between the steps and the adjacent skirt guard shall be not more than 5 mm. and the sum of the clearances on both sides shall be not more than 6 mm.
- vi) A solid guard shall be provided in the intersecting angle of the outside balustrade (deck board) and the ceiling or soffit except where the intersection of the outside balustrades (deck board) and the ceiling or soffit is more than 60 cm from the centre line of the handrail. The vertical face of the guard shall project at least 36 cm. horizontally from the apex of the angle.
- vii) Each balustrade shall be provided with a handrail moving in the same direction and at substantially the same speed as the steps.
- viii) Each moving handrail shall extend 'at normal handrail height not less than 30cm beyond the line of points of complete teeth at the upper and lower landings.
- ix) Hand or finger guards shall be provided at the point where the handrails enters the balustrade.
- x) The horizontal distance between the centre lines of two handrails, measured on the incline, shall not exceed the width between the balustrades by more than 15 cm, with a maximum of 7.5 cm on either side of the escalator.
- xi) The depth of any step tread in the direction of travel shall not be less than 40 cm and the rise between treads shall be not more than 22 cm. the width of a step tread shall be not less than 40 cm nor more than 102 cm.

Annexure 5: CFO NOC

- xii) The maximum clearance between step treads on the horizontal run shall be 4 m.m.
- xiii) The tread surface of each step shall be slotted in a direction parallel to the travel of the steps. Each slot shall be not more than 6.5 mm wide and less than 9.5 mm deep; and the distance from centre to centre of adjoining slots shall be not more than 9.5 mm.
- xiv) Landing shall be made of anti-slip material.
- xv) There shall be comb plate at the entrance and at the exit of every escalator. The comb plate teeth shall be meshed with and set into the slots in the tread surface so that the points of the teeth are always below the upper surface of the treads. Comb plates shall be adjustable vertically.
- xvi) The truss or girder shall be designed to safely sustain the steps and running gear in operation. In the event of failure of the track system it shall retain the running gears in its guides.
- xvii) Step wheels, tracks shall be designed to prevent displacement of steps and running gear if a step chain breaks.
- xviii) The rated load in kilogram on an escalator shall be computed by the following formula;

$$\text{Rated load} = 2.1 W A$$
 Where
 W = Width in cm between the balustrades, and
 A = horizontal distance between the upper and lower comb plate teeth in meters.
 The rated speed shall not be more than 38 mtrs. per minute.
- xix) The factor of safety based on static load shall be at least the following;
 - a) for trusses and all structural members including tracks-five
 - b) for driving, machine parts;
 - I) where made of steel or bronze-eight,
 - II) where made of cast iron and other materials'-ten; and
 - c) for power transmission members- ten.
 Step chain composed of cast-steel links which, is thoroughly annealed, shall be permitted with a factor of safety of at least twenty.
- xx) The driving machine shall be connected to the main drive shaft by toothed gearing, a coupling, or a chain.
- xxi) An electric motor shall not drive more than one escalator.
- xxii) Each escalator shall be provided with an electrically released, mechanically applied brake capable of stopping the up or down travelling escalator with any load up to rated load. This brake shall be located either on the driving machine or on the main drive shaft. Where a chain is used to connect the driving machine to the main drive shaft, a brake shall be provided on this shaft. It is not required that this brake be of the electrically released type if an electrically released brake is provided on the driving machine.

Annexure 5: CFO NOC

- xxiii) A speed governor shall be provided, the operation of which shall cause the interruption of power to the driving machine should the speed of the steps exceed a predetermined value which shall be not more than 40% above the rated speed.

25.Trained Fire Officer / Fire Supervisor / Trained Security Staff AND Occupiers to be Trained (Separate for each wing):

- i. A Qualified full time Fire / Security Ssupervisor/ Trained Security Staff with experience of not less than 03 years shall be appointed who will be available on the premises at all times. Alternative full time Fire / Security Supervisor / Trained Security Staff working in shift duty system shall be placed round the clock on the premises.
- ii. The Trained Fire / Security Supervisor along with trained staff having basic knowledge of fire-fighting & fix fire-fighting installation shall be provided / posted in the building.
- iii. Maintenance of all the first aid fire-fighting equipment's, fixed installations & other fire-fighting equipment's / appliance in good working condition at all times.
- iv. Imparting training to the occupants of the building in the use of fire-fighting equipment provided on the premises & kept them informed about the fire & other emergency evacuation procedures to liaise with the City Fire Brigade on regular & continual basis.

26. OTHER NOC / PERMISSIONS: -

Necessary permissions / N.O.C. for licensable trade, addition/ alteration, interior work, etc. shall be obtained from competent Municipal Authorities & CFO's Department.

The party has paid scrutiny fees of Rs. 3,10,58,610.00/-/- vide Receipt No. CHE/CFO/55604/21dated 17.06.2021 on the total built-up area of 4,77,824.76sq. mtrs. as certified by the Architect.

Now, the Party has paid Scrutiny fee of Rs. 2,773,105.00/- vide Receipt No.CHE/CFO/56402/21 25.06.2021 on the total built-up area of 5,20,487.89sq. mtrs. as certified by the Architect.

However, E.E.(B.P.) is requested to verify and inform this office, if found to be more, for the purpose of levying additional Scrutiny fees.

Further Architect has certified height of the building as 97.80 mtrs. & Built-up area 5,20,487.89sq. mtrs. for the said Residential building & as per Schedule-II of Section 11(1) of Maharashtra Fire Prevention & Life Safety Measure Act-2006, has paid fire service fees of Rs. 78,07,320.00- vide receipt No. 4551860, 4551861, 4551862 & SAP DOC No. 100409268 5dated 25/06/2021.

Annexure 5: CFO NOC

Note for E.E.(B.P.) & Architect:

- i) The firefighting installation shall be carried out by licensed approved agency.
- ii) The area calculation shown in the enclosed plan shall be checked by the E.E.(B.P.)
- iii) E.E.(B.P.) requested to scrutinize the plans as per DCPR 2034 & verify civil work and all other requirements pertaining to civil Engineering side about Road, open spaces, corridors, staircases, ventilation, height, refuge area & floor occupancy of the building. If any changes in the plans other than mentioned above, then E.E.(B.P.) shall refer back the proposal to this department for revised NOC till then further process shall not be permitted.
- iv) The width of the Abutting road / Access road, open spaces mentioned in this N.O.C./Parking floors are as per plans submitted by the Architect, attached herewith. These parameters shall be verified by E.E.(B.P.) as per DCPR 2034 before granting any permission. If found any contradiction, the proposal shall be referred back to this department.
- v) This N.O.C is issued for the proposed building from Fire Risk / Fire Safety point of view only. **The plans approved along with this N.O.C. are approved from Fire Risk / Fire Safety point of view only. Approval of this plan does not mean in any way of allowing construction of the building.** It is Architect / Developer's responsibility to take necessary prior approval from all concerned competent authorities for the proposed construction of the buildings.
- vi) Necessary permission for any licensable activity shall be obtained from concerned department & M.C.G.M.'s / C.F.O.'s department till then shall not be allowed to use.
- vii) If any matter of NOC violates DCPR 2034 then this NOC shall be refer back to this department with remark.
- viii) The area size to consult with MEP Consultant for the sprinkler system, detection system, fire alarm system, wet riser system, public address system, electrical duct, etc. to be verified & comply.
- ix) This N.O.C. is issued from the fire risk point of view only without prejudice to legal matters pending in Court of Law, if any.
- x) This N.O.C. is subject to approval of Hon. M.C. sir.

HARISHCHAN
DRA RAGHU
SHETTY

D.F.O.

(Scrutinized & prepared by)

Copy to:

E.E.B.P.(W.S.)

For information please.

Srinjay
Yeshwant
Manjekar

Dy. C.F.O.

(Verified & Final approval by)

Annexure 6: Water Supply NOC



MUNICIPAL CORPORATION OF GREATER MUMBAI

HYDRAULIC ENGINEER'S DEPARTMENT Remark Issued u/n HE/001097/2021/K/E/WS Dated : 12 Aug 2021

Office of the :

Office of Ex. Eng.(P & R) 'B' Ward Office,
3rd Floor, Near J J Hospital, Babula Tank
Cross Road, Mumbai-400009.

To,

Shri. SHASHIKANT LAXMAN JADHAV
B-106, NATRAJ BLDG., MULUND (W)

CC,

Mahal Pictures Pvt Ltd
Kamal Amrohi Studio, JVLR, Jogeshwari
(East) Mumbai

Subject : Hydraulic Engineer's Department Remark for proposed building on Plot bearing GTS / CS Number 1 of Village / Division
VYARAVLI at Western Suburb I, K/E Ward, Mumbai.

Reference : 1) Your online application - Application Number P-4234/2019/(1)/K/E Ward/VYARAVLI-HE/1/New dated 09 Aug 2021
2) Scrutiny fee receipt Number CHE/BP/59747/21

As per the data furnished by Architect / Consultant / LS / LP the proposed building under reference is a commercial. Total water requirement of the building works out to 0 lpd for residential purpose, 410121 lpd for commercial purpose and 0 lpd for other purpose.

It is to inform that, Hydraulic Engineer's Remark for the proposed Layout Building under reference are as follows :-

1. Water supply for the Commercial building will be made available as per prevailing norms, on submission of occupation certificate.
2. The adequate size of water main in abutting existing road shall have to be laid by MCGM.
3. Water supply as per condition number 1, will be made available only after compliance of condition number 2,10
4. If borewell is to be dug on site an Register Under Taking from Architect / Consultant / LS / LP to be submitted for proposed location of borewell with latitude and longitude of borewell.
5. Physically separate underground and overhead water storage tanks of adequate capacities for domestic and flushing purpose shall be provided. Capacity of underground water storage tank shall be obtained from consultant. Underground suction tank shall be located as close as possible to the existing water main in Municipal Road and the same shall not be in 1.5 M vicinity of drainage / Sewer line / Manhole / Inspection Chamber and shall be at minimum distance of 6.00 mt from proposed STP. Top of manhole shall be maintained at about 60 cm above adjacent ground / floor level and minimum head clearance of 1.20 M shall be maintained for inspection and cleaning of tanks.
6. The internal water distribution system within building shall be provided by Terrace loop & downtake system. The design for same shall be obtained from consultant and shall be self certified.
7. Adequate precaution shall be taken while designing and execution of the structural members continuously in contact, with chlorinated Municipal water in the suction tank, located in the basement / stilt of the building. As suction tank is located within the building line, adequate care shall be taken to avoid contamination and adequate arrangements shall be made to drain out the overflow water.
8. Automatic level control sensors system & Ball Cock arrangement shall be provided in overhead & underground water storage tanks to avoid overflow from tanks.
9. Water conservation devices such as dual flushing cisterns (ISI marked) / dual flush valves for W.C.'s and sensor

Annexure 6: Water Supply NOC

operated taps for wash basins & urinals, shall be installed in the building.

10. Water supply will be made available only after strengthening of existing water supply network by Owner / Developer / MCGM.

Above Remark are issued as per data furnished by Architect / Consultant / LS / LP while amendment in building plans, if water demand of the building exceeds above 10% to the above water demand, then this Remark shall be treated as cancelled and fresh Remark shall have to be obtained by providing revised data.

Notes:

1. The above remarks are system generated based on the input data submitted by Architect / Consultant / L.S. / L.P. and if in future it is found that the data is incorrect / fraudulent then the remarks deemed to be treated as cancelled and necessary action will be initiated.
2. The above remarks are system generated and does not require any signatures.



Annexure 7: Sewer Line Remarks

b/c

MUNICIPAL CORPORATION OF GREATER MUMBAI
NO. E. E. M. / MS/ 2676 / W.S. dtd. 17 AUG 2021

Subject :- Proposed development on property bearing CTS No.1 of Vyravli Village situated at Jogeshwari Vikhroli Link Road in K/E ward, Mumbai-400060.

Reference:- No. Dy.Ch.E./SP/2697/P&D dtd.10/8/2021

In connection with above subject matter the site is inspected jointly by staff of this office and representative of concerned L.P. on 12/8/2021. Accordingly the information related to this office is given as under.

- 1 Actual Depth of nearest connecting manhole A at J.V.L.R. is 4.27 meters approx. Dia. of existing sewer line is 300 mm.
- 2 Existing sewer line is not functioning at present, as there are missing links in the sewer line. The work of missing links will be carried out by S. P. Department and Road Department.
- 3 Flow direction of sewer line is towards Goregaon Pumping Station.
- 4 Existing sewer line is not handed over to this section at present.
- 5 There does not exist street connection at present.
- 6 No lateral is provided at present.

Forwarded for information and further needful please.

Encl: Location sketch.

Shri. Kusurkar
E.E.(S.P.) P&D W.S.

ग्रहन्मुवई महानगरपालिका प्रमुख अभियंता
मलनि : सारण प्रकल्प बाधे कार्यालय
वरळी
17 AUG 2021
क. प्र. अ. (म. प्र.)
उप. प्र. अभि. (म. प्र.) नि. व. त्त./ बाध
प्रशा. अधि. (म. प्र.) आस्था

P.V. Gite
E.E.M.(M.S.) W.S.

Annexure 7: Sewer Line Remarks

MUNICIPAL CORPORATION OF GREATER MUMBAI
Chief Engineer (Sewerage Project)

Dy.Ch.E/S.P/2697/K/E
 dated -18.08.2021

Office of the,
 Dy.Chief Engineer (Sewerage Project)
 P.&D., 2nd Floor, Engineering Hub
 Building, Dr.E.Moses Road, Worli,
 Mumbai - 400 018.

To,
 Shri. Nitin V. Mahajan PL. No. 2576
 M/s. Nitin Construction.,
 C/4-104, Jagruti Society,
 R.B. Kadam Road, Ghatkopar(W)
 Mumbai-400 0084.

Sub: Sewerage remarks for proposed Developement on property bearing
 CTS no. 1 of Vyaravli Village situated at Jogeshwari Vikharoli Link
 Road, in K/E Ward, Mumbai 400 060

Ref:- 1) Request letter from License Plumber at page No.1.dt. 10.08.2021
 2) IOD u/no P-4234/2019/(1)/K/E Ward/VYARAVLI/IOD/New
 dated 04.08.2021

IOD holder: M/s. Mahal Pictures Pvt. Ltd
 3) Dy.Ch.E. (S.P.) P&D's approval dt. 18.08.2021

Gentlemen,

So far as S.P. (P.&D.) Section is concerned, there is no objection to lay
 230 mm dia. overflow pipe connection from proposed STP's (treated sewage) for
 proposed Buildings N-10, N-20 & N-30 on the plot under reference to the
 existing 300 mm dia. Municipal sewer line along JVLR road, subject to the
 following conditions.

1. That the developer / L.P. shall not carry out street connection of overflow
 from STP's (treated sewage) till the commission of existing sewer line
 abutting the plot under reference.
2. The L.P. shall obtained fresh remarks in the event of completion of STP's
 in the layout before commissioning of sewer line to connect treated
 overflow / street connection through internal SWD network to existing
 Municipal SWD network available nearby.
3. The NOC shall be treated as provisional till the commission of sewer line
 abutting plot under reference.
4. The street connection shall be carried out by any trenchless method as
 the existing JVLR road is developed in Cement Concrete.

Annexure 7: Sewer Line Remarks

5. Prior to the execution of street connection, road opening permission shall be obtained from Asstt. Commissioner 'K/East ' Ward.
6. House drainage for the proposed buildings shall be got approved by E.E.(B.P.)W.S.-I (K Ward)
7. The Sewerage work shall be carried out as per the Drainage Bye Law & Municipal Specifications.
8. That the revised remarks shall be obtained if the plans are amended.
9. The location of STP shall be get approved by E.E.(B.P.)W.S.- I (K Ward).
10. This NOC is valid for the period of one year from date of issue of this letter.
11. That the notarized undertaking on Rs.200/- stamp paper for complying with these conditions shall be submitted.

Yours faithfully,



Executive Engineer
(Sewerage Project) P &D,W.S.(i/c)

Annexure 8: Storm Water Drainage (SWD) Remarks



MUNICIPAL CORPORATION OF GREATER MUMBAI

Storm Water Drain Remarks Issued u/n /000310/2021/K/E/WS Dated : 13 Aug 2021

Office of the :
Office of Dy. Chief Engineer, Storm
Water Drains, Western Suburbs,
Greenwood CHS, Andheri-Kurla Road,
Chakala, Andheri (East), Mumbai -
93.Tel ; 022-26840177.

To,
Shri. SHASHIKANT LAXMAN JADHAV
B-106, NATRAJ BLDG., \$MULUND (W)

CC,
Mahajan Nitin V. , L.P. No. - 2576,
C/4/104, Jagruti CHS., Bhatwadi, R.B.
Kadam Marg, Ghatkopar(W.), Mumbai-
400086.

CC,
Mahal Pictures Pvt Ltd
Kamal Amrohi Studio, JVLR, Jogeshwari
(East) Mumbai

Subject : Storm Water Drains Remarks for proposed building on Plot bearing C.T.S./C.S. No. 1 of Village/Div. VYARAVLI at Western Suburb I,K/E Ward, Mumbai.

Reference: 1) Application No. P-4234/2019/(1)/K/E Ward/VYARAVLI-SWD/1/New dated 10 Aug 2021

2) I.O.D No.P-4234/2019/(1)/K/E Ward/VYARAVLI-IOD dated 8/4/2021 5:17:24 PM

Dear Applicant,

The remarks regarding storm water drain and Natural Water Course passing through the property mentioned above are as under & the remarks are offered without prejudice to the boundaries of plot, ownership of land, status of the land and structures thereon

1	Whether any natural water course is passing through the property.	No
2	Whether access for desilting is to be left out from either side of the nalla within the plot.	NA
3	Nature of land (whether the R.L. is above 28.04M THD or not).	Yes
4	Adequate storm water drains shall be provided in the property including provision for admitting storm water coming from the surrounding locality if required in future.	
5	While constructing the S.W. Drain invert level of the drain shall be kept such as to admit the storm water coming from the adjoining areas.	
6	If the plot under reference is affected by a Major / Minor Nalla or a natural water course then the party shall construct the same as per Municipal Specifications. The party will have to bear full cost of training and construction of water course in the property in case the Corporation takes up the work in hand.	
7	The access / internal roads of the layout should be provided with pucca open S. W. Drains on each/one side The road side drains, if any, should be constructed on final R.L.obtained from Competent Authority.	
8	Side open spaces shall be levelled consolidated and paved with proper slope to drain in such a way to dispose off the storm water into the S. W.Drains as proposed and or into the existing drains along Municipal Roads./As per Environmental requirement.	
9	Architect shall upload the plan showing proposed storm water drain arrangement.	

Annexure 8: Storm Water Drainage (SWD) Remarks

10	That during the execution work of the proposed building, if any Storm Water Drain, is found existing within the plot shall be brought to the notice of this office immediately & The drain shall be diverted in coordination with SWD dept.
11	The S. W. Drain remarks for the holding under reference are as under -
a)	The storm water drains for existing Municipal Roads / D. P. Roads / Internal Roads / Access Roads as per these remarks shall be constructed as per M.C.G.M. specifications and the walls should be of c.c. M-25 of minimum thickness 0.20 m. over a bed concrete of M-15(1:2:4) c.c. 15 cm. thick and M-25 c.c. haunches of 8.0 cm. thick with cement plaster in cement mortar. (1:2) 12 mm thick for haunches.
b)	The gradient of the drains shall be given such way to create velocity of 1.22 m. /sec. In case of steep localities where velocity is likely to exceed 2.40 m. / Sec. intermediate drop in invert shall be provided.
c)	All cross drains (Culvert) shall be 1.5 times the size of the drains proposed.
d)	Before commencing the work of S.W.D. as per remarks, party should intimate this office along with details of Proposed Work.
e)	To reconstruct if existing S.W.D. / natural water course passing through plot u/r within premises between at starting points and further to be provided with bottom slope of 1:500 towards discharging points and same shall be covered with heavy duty R.C.C./C.I./M.S. gratings after obtaining Specific remarks as mentioned above.
f)	To construct 0.59 Sq.M. internal S.W.D. network within premises along periphery of the holding & wherever required, at starting points and further to be provided with bottom slope of 1:500 towards discharging points and same shall be covered with heavy duty R.C.C./C.I./M.S. gratings and connect the same to Existing Drain. The width of internal S.W.D. shall be minimum 0.45 m.
g)	To comply all the conditions incorporated in the nalla remarks issued by Planning Cell and submit completion certificate of nalla before asking completion of S.W.D. to this office.
h)	To Provide proper slope and drainage arrangement in basement floor/ Car Lift Pit parking with sump pit of adequate size and pumping arrangement as designed by the licensed electrical engineer with standby unit to pump out the water accumulated into drains at ground level and connected to internal S.W.D. Construct catch drain of size 0.3m x 0.3 m at entry of ramp and connect same to disposal end.
i)	An Indemnity Bond duly notarized on stamp paper of Rs. 200 / -shall be submitted to this office indemnifying M.C.G.M. against any losses, damages, etc., if occurred, due to flooding in the basement/ Car lift pit under reference and stating that the same will be binding on Owner / Developer and their legal heirs / successors or whosoever deriving title through them.
j)	To provide Carriage entrance of AA Class loading slab at every gate with opening of size 0.60mx0.90m at center along with heavy duty frame and cover and locking arrangement.
k)	Proper arrangement to dispose of storm water from paved/unpaved open spaces R.G. ramp, approaches, amenity open space & internal road shall be made into the internal proposed/existing drains inside property/ external municipal drain to avoid flooding during monsoon season.
l)	The Compound wall shall not be constructed on Storm Water Drain Wall/Nalla wall. Adequate numbers of weep holes (150 mm dia) shall be provided in the compound wall, wherever necessary.
m)	To submit undertaking to indemnify MCGM & its staff against any legal dispute for S.W.D. remarks and for not obstructing any storm water flow of adjoining properties if passing through property u/r.
n)	All above S.W.D./Carriage entrance Work shall be constructed as per design of Lic. Structural engineer and stability & completion certificate from lic. Structural Engineer also Completion certificate from Architect/Consultant/LS/LP in Appendix II format alongwith as - built drawing shall be submitted before asking completion certificate to this office .
o)	To submit copy of IOD & approved plan issued by Executive Engineer (BP) prior to asking for S.W.D. completion to this office.
p)	All temporary measures are to be taken to avoid flooding and stagnation of water in the area due to proposed construction activity.
q)	The above remarks are generated as per your request and without prejudice. The said remarks are likely to be revised subject to contention raised at any instance in future.

Notes:

1. The above remarks are system generated based on the input data submitted by Architect / Consultant / L.S. / L.P. and if in future it is found that the data is incorrect / fraudulent then the remarks deemed to be treated as cancelled and necessary action will be initiated.
2. The above remarks are system generated and does not require any signatures.
3. All the carriage entrances / culverts shall be designed and constructed considering - "AA" class loading.

Annexure 9: Debris NOC



MUNICIPAL CORPORATION OF GREATER MUMBAI
(Solid Waste Management Department)

Office of Executive Engineer,
SWM SWM Zonal Office 3,

Application Number - P-4234/2019/(1)/K/E Ward/VYARAVLI/SWM/1/Amend, dated - 30 Sep 2022
Issued remarks Number /0/2022/K/E/WS Dated 03 Oct 2022.

To (Architect / L.S), SHASHIKANT LAXMAN JADHAV B-106, NATRAJ BLDG., MULUND (W)	CC (Owner), Mahal Pictures Pvt Ltd Kamal Amrohi Studio, JVLR, Jogeshwari (East) Mumbai
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Subject :- Approval to Construction & Demolition Waste Management Plan for the site at CTS/CS Number 1 of village VYARAVLI at ward K/East.

Reference :- Your application / online submission for C&D Waste Management Plan levelling & filling at designated site dtd. 30 Sep 2022.

With reference to your application/ online submission, the Debris Management Plan submitted by you has been approved as per "Construction and Demolition Waste Rules 2016" and you are allowed to transport Construction & Demolition/ Excavation Material from construction site to the unloading site subject to following terms & conditions.

1. This approval is subject to the orders given by Hon. Supreme Court u/no. in SLP (Civil) No. D23708/2017 dated 15.3.2018. You shall follow this order of Hon. Supreme Court and instructions therein.
2. You shall handle & transport **Construction & Demolition Waste / Excavation Material to the extent of 300 Brass only to the designated unloading site S. No. 34 Mouje Borivali, Taluka & District – Thane. & validity 20 Jun 2023.**
3. You shall transport the C&D waste with proper precautions and employ adequate measures safe guards to dispersal of particles through the air.
4. You have mentioned designated site for transportation of C&D waste for filling and levelling purpose. The C&D waste shall be transported and deposited at the designated site only The Landfill site (unloading site) shall be governed by the Construction and Demolition Waste Management Rules, 2016 and Solid Waste Management Rules, 2016.
5. In the event for any reason whatsoever, the consent given by the Designated Site / Agency is revoked or the time limit for the designated site has expired or the capacity of unloading site is exhausted. In such case the builder / developer shall forthwith stop the transportation activities. The builder / developer shall submit revised Construction and Demolition waste management plan along with required valid documents for revalidation of existing C&D waste Management Plan.
6. The construction & Demolition Waste shall be transported through your Transport Contractor. The details of the same shall be uploaded in the system by the applicant at the time of actual transportation.
7. The deployed vehicles shall abide by all the R.T.O. rules and regulations. You shall ensure that the vehicles should be properly covered with tarpaulin or any other suitable material firmly to avoid any escape / fall of waste on road from moving vehicle. The body and wheels shall be cleaned and washed thoroughly to avoid spreading of waste on road.
8. The copy of approved Construction and Demolition Management Plan Shall be accompanied with each and every vehicle under this approval. The developer shall issue the proper Challan for each and every trip of vehicles and that shall be acknowledged by the agency of unloading site. The developer shall maintain record of C&D material transported and shall make it available to MCGM and / or Monitoring Committee whenever required for inspection.
9. The approval is granted presuming that the papers submitted by the applicants / Owners are genuine. For any dispute arising out of

Page 1 of 2

Annexure 9: Debris NOC

- documents submitted by applicant, POA / Occupant / Owner shall be held responsible as prescribed under the law prevailing in force.
10. The approval granted hereto does not absolve the other approval required from the other department of M.C.G.M. OR Govt. authorities.
 11. In case of disputes, court matters etc. related to the subject site / land / property, this approval cannot be treated as a valid proof.
 12. In case of any breach of condition is brought to the notice of MCGM or Monitoring Committee, Show Cause Notice will be issued and decision will be taken within one month as expeditiously as possible, which shall be binding on you / land owner.
 13. This approval is not a permission for excavation or permission for dumping but this is the only approval under Construction & Demolition Waste Management Plan for the transportation of Construction & Demolition Waste for unloading at designated unloading site.
 14. You / Land owner shall submit valid Bank Guarantee from the bankers approved by the MCGM and the amount applicable as per attached table. The bank guarantee remains valid till grant of Occupation Certificate (OCC).
 15. The license architect / license engineer shall upload compliance report in respect of Construction & Demolition Waste Management Plan, any breach will entitle the cancellation of building permission and work will be liable to stop immediately.
 16. (A) Project Total Estimated Qty (Brass) :223614
(B) Obtained NOC(s) Total Qty (Brass): 400

Note:

1. The above remarks are system generated based on the input data submitted by Architect / Consultant / L.S and if in future it is found that the data is incorrect / fraudulent then the remarks deemed to be treated as cancelled and necessary action will be initiated.
2. The above remarks are system generated and does not require any signatures.
3. This C & D approval is issued subject to obtaining valid IOD / CC. Actual transportation shall begin after obtaining valid IOD / CC only.



Annexure 10: Tree NOC

**MUNICIPAL CORPORATION OF GREATER MUMBAI
TREE AUTHORITY**

Office of the Supdt. of Gardens
Veermata Jijabai Bhosale Udyan,
Dr. Ambedkar Road, Byculla (East),
Mumbai-400 027,
No. : DYSG/TA/Z -III/ 60 (P)

dt: 25/6/2024

To,
M/s. Mahal Pictures Pvt. Ltd.,
Kamal Amrohi Studio,
Jogeshwari- Vikhroli Link Road,
Jogeshwari (E),
Mumbai – 400 060.

Sub: Permission for removal of trees coming in the proposed development on property bearing CTS No. 1 of Vyaravli Village situated at Jogeshwari – Vikhroli Link Road, in K/East Ward, Mumbai.

Ref : 1) Proposal for M/s. Spaceage Consultants dt. 31.08.2020.
2) Tree Authority Resolution No. 47 dt. 02.12.2020.

With reference to above it is to inform that your request for "removal of trees coming in the proposed development on property bearing CTS No. 1 of Vyaravli Village situated at Jogeshwari – Vikhroli Link Road, in K/East Ward, Mumbai has been considered by the Tree Authority under Section 8 (3) of The Maharashtra (Urban Areas) Protection & Preservation of Trees Act 1975, as modified up to on 01st Jan 2018.

Permission for **Cutting 67 (Sixty Seven)** trees (Bearing Tree No. 5, 6, 19, 49, 50, 51, 56, 59, 63, 73, 74, 78, 82, 83, 84, 95, 97, 98, 99, 100, 101, 106, 107, 111, 113, 115, 116, 117, 123, 124, 125, 126, 127, 130 (Partially Dead), 132, 135 (Dead), 137, 138, 139, 141, 142, 143, 144, 145, 146, 147, 148 (Partially Dead), 152, 157, 163, 165, 166, 168, 169 (Dead), 170 (Dead), 172, 173, 174, 178, 192, 195, 204, 205, 206, 208, 244, 245) & **Transplanting 127 (One Hundred Twenty Seven)** trees (Bearing Trees No. 3, 4, 9, 10, 11, 41, 42, 43, 44, 45, 46, 48, 52, 53, 54, 55, 57, 58, 60, 61, 62, 64, 65, 66, 67, 68, 69, 70, 71, 72, 75, 80, 85, 86, 88, 89, 90, 91, 92, 93, 94, 96, 102, 103, 104, 105, 108, 109, 110, 112, 114, 121, 122, 128, 129, 131, 136, 140, 149, 150, 151, 153, 154, 155, 156, 158, 159, 160, 161, 164, 167, 171, 175, 176, 177, 179, 180, 181, 182, 188, 189, 190, 191, 193, 194, 196, 197, 198, 199, 200, 201, 202, 203, 207, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241) is sanctioned by the Tree Authority vide its Resolution No. 47 Dt. 02.12.2020.

The remaining **98 (Ninety Eight)** trees (Bearing Tree No. 1, 2, 7, 8, 12, 13, 14, 15, 16, 17, 18, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 47, 76, 77, 79, 81, 87, 118, 119, 120, 133, 134, 162, 183, 184, 185, 186, 187, 242, 243, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292) trees should be retained as it is.

As per the provision under Section 8 (3)(a) of the said Act, you are hereby directed that no tree shall be cut/transplanted until fifteen days (15) after the permission is given by the Tree Authority.

You are directed to plant **134 (One Hundred Thirty Four)** trees in the said property within 15 days in accordance with the provision under section 8 (5) of the said Act and intimate to the Tree Officers about the action taken thereto.

Further in accordance with the provision under section 11(1) of the said Act, you are hereby directed to give undertaking that you will take good care of the newly planted trees so that they will grow properly and give a report to the Tree Officer about the condition of these trees once in six months for a period of three (3) years.

Annexure 10: Tree NOC

As per provision under section 19(b), you are directed to obtain the N.O.C. of the Tree Officer for planting of trees in open spaces as well as in R.G. Area as per the norms of tree Authority i.e. in open spaces Two(2) trees per 100 sq.mtr. and in R.G. area Five (5) trees per 100 sq.mtr. before getting Occupation / Completion Certificate of the newly constructed building.

Your attention is kindly drawn to the provision under section of 21 of The Maharashtra (Urban Areas) Protection & Preservation of Tree Act 1975, as modified on 1st Jan 2018.

- (1) Whoever fells any tree or causes any tree to be felled in contraventions of the provisions of the Act or without reasonable excuse fails to comply with any order issued or condition imposed by the Tree Officer or the Tree Authority or voluntarily obstructs any member of the Tree Authority or the Tree Officer or any Officers and Servants subordinate to him in the discharge of their functions under this Act, shall, on conviction, be punished with the fine of not less than one thousand rupees which may extend upto five thousand rupees for every offense and also with imprisonment for a term of not less than one week.
- (2) The felling or causing of felling of each tree without the permission of the Tree Authority shall constitute a separate offense.

As per direction of the Tree Authority, you are hereby directed to submit the photographs taken while transplanting of trees and the C.D. of the transplantation of the trees, so as to ensure proper transplantation of the trees.

As per the Tree Authority's Resolution no. 500 dt. 18/03/2011, you are also requested to plant indigenous variety of trees having circumference of 6" above and height of 15' above. The list of indigenous variety of trees is enclosed herewith for your ready reference and compliance.

You are requested to contact Horticultural Assistant / Jr. Tree Officer (K/East) to monitor the technical aspects for transplantation and plantation of trees whose contact No. is 9011414011.

Thanking you.

Yours faithfully,

— Sdr
Supdt. of Gardens
& Tree Officer

Copy to :

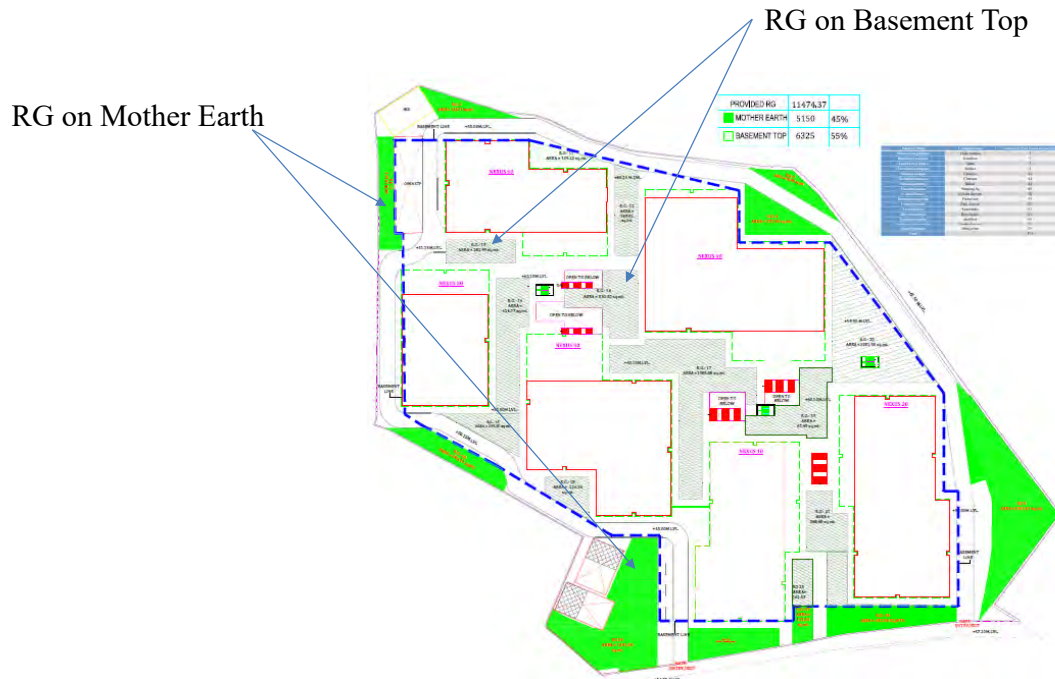
- ✓ 1) M/s. Spaceage Consultants,
Architects,
Shop No. 15, B-106, Natraj Building,
Shiv Shrishti Complex,
M.G. Link Road, Mulund (W),
Mumbai -400 080.

- 2) Asst. Comm.K/East Ward : For Information please.

- 3) Hort. Asst./ Jr. Tree Officers (K/East) Ward.

For information & to monitor the work of transplantation of trees plantation in lieu of cutting of trees for technical aspects & to submit compliance report every thirty days,

94
Supdt. of Gardens
& Tree Officer

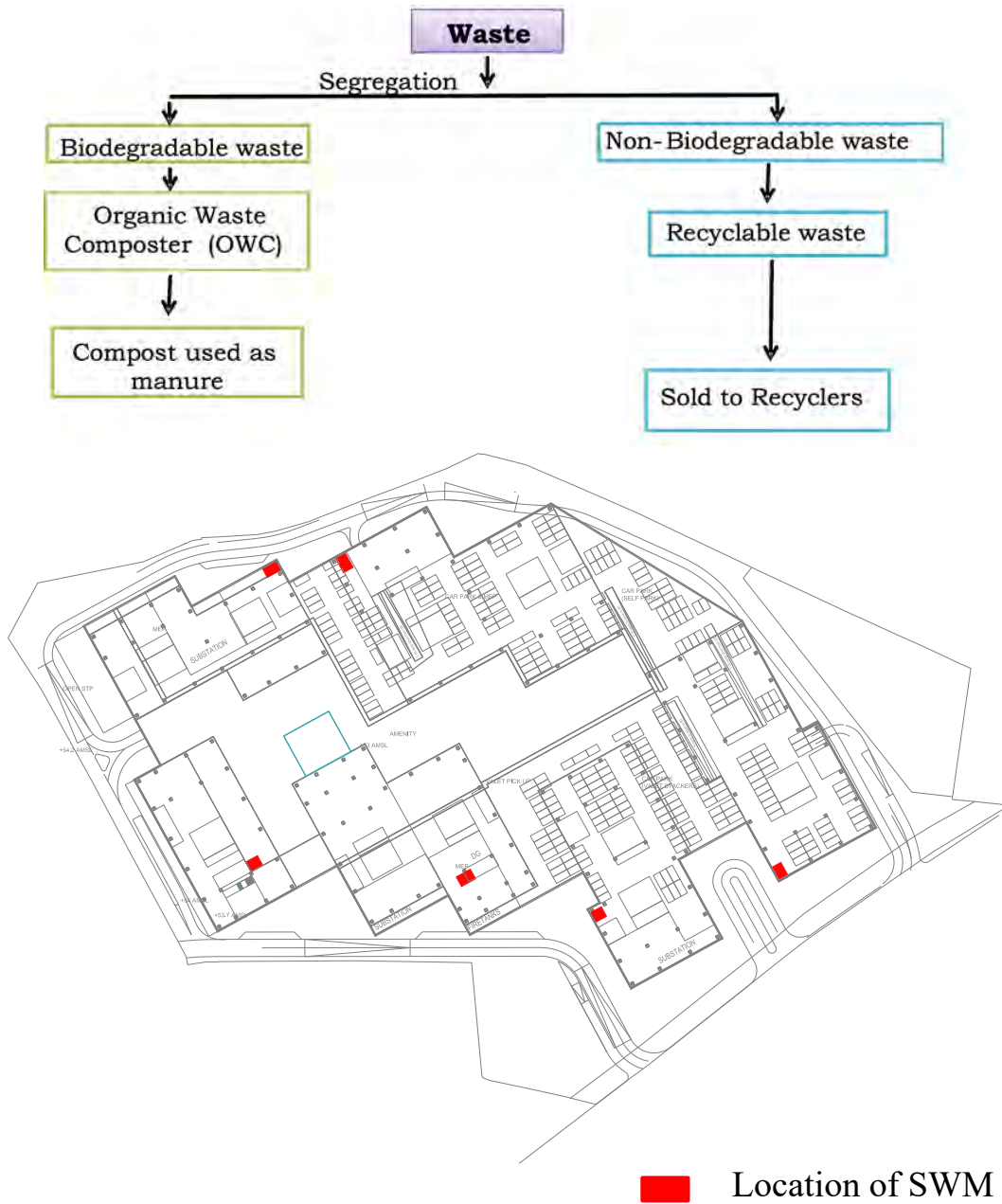
Annexure 11: Landscape Details**Tree Plantation Details**

Particulars	Sq. m.
Total plot area	46326.62
Deduction	1305.57
Net Plot Area	45021.05
RG Area Required	11255.26
RG Area Proposed	11474.37
RG Required on Mother Earth (30%)	3376
RG Provided on Mother Earth (45%)	5150
R G Provided on Basement Top (55%)	6325

List of trees to be planted on ground

Name of Plant	Common name	Number of trees based on plot area
<i>Monoon longifolium</i>	False Ashoka	5
<i>Bauhinia variegata</i>	Kanchan	5
<i>Azadirachta indica</i>	Neem	7
<i>Terminalia catappa</i>	Badam	2
<i>Manikara zapota</i>	Chickoo	22
<i>Michelia champaca</i>	Champa	44
<i>Mimusope selengi</i>	Bakul	44
<i>Ficus benjamica</i>	Weeping fig	80
<i>Cassia fistula</i>	Golden shower	58
<i>Butea monosperma</i>	Flame tree	75
<i>Cassia grandis</i>	Pink shower	39
<i>Saraca indica</i>	Sitaashoka	32
<i>Roystonea regia</i>	Royal palm	41
<i>Syzygiumcumini</i>	Jambhul	36
<i>Neolamarkia cadamba</i>	Kadamba tree	49
<i>Mangifera india</i>	Mango tree	39
Total		578

Annexure 12: Solid Waste Management Details



Location: Basement 1, Area: 81.26 sq. m

Waste generation from proposed Project

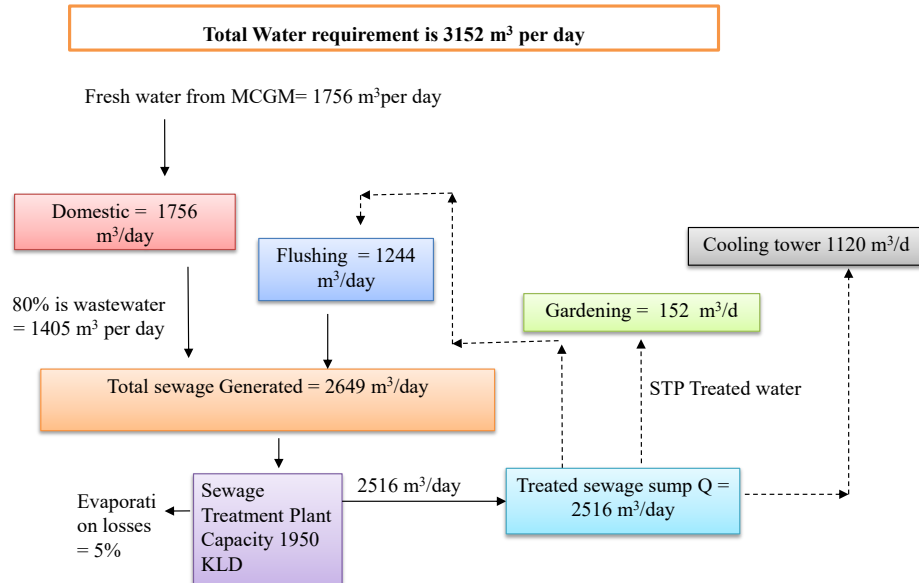
Waste	Total Waste Generation (Kg/Day)
Total Bio-degradable Waste	4098.21
Total Non- biodegradable Waste	3906.25
Total Inert Waste	290.33
Total Solid Waste	8294.80
E Waste	82.94

Annexure 13: Sewage Generation and Treatment Details**Sewage water generation details**

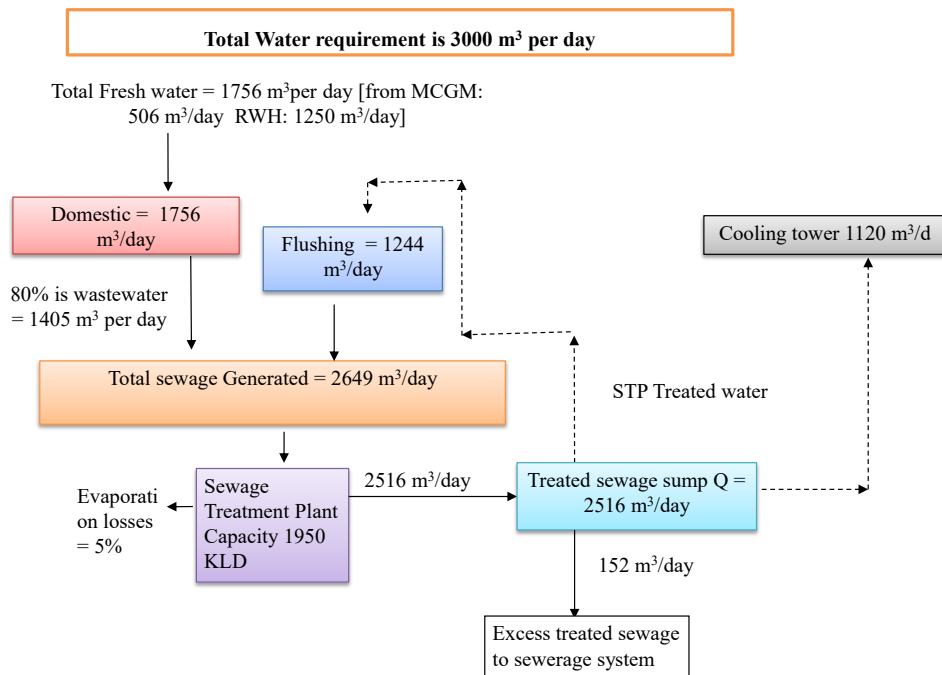
Total Water Demand	3152 m ³ /day
Total Domestic Water Demand	1756 m ³ /day
Total Flushing Water Demand	1244 m ³ /day
Total Sewage Generated	2649 m ³ /day
Total Water used for gardening	152 m ³ /day
Total Treated water used for flushing and gardening	1396 m ³ /day
Water released to public sewer	0 m ³ /day
% of water released to public sewer	0%

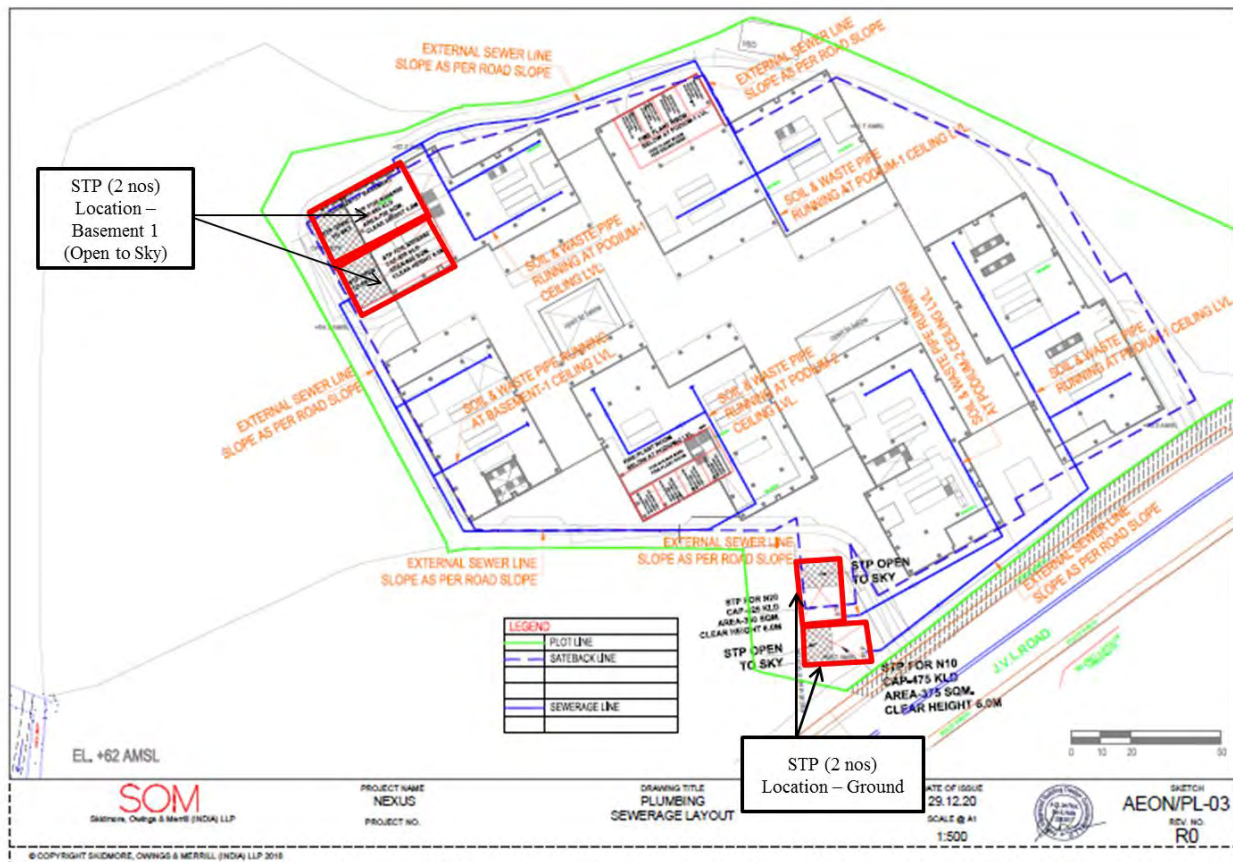
Water Balance Diagram

WATER BUDGET – DRY SEASON



WATER BUDGET – WET SEASON

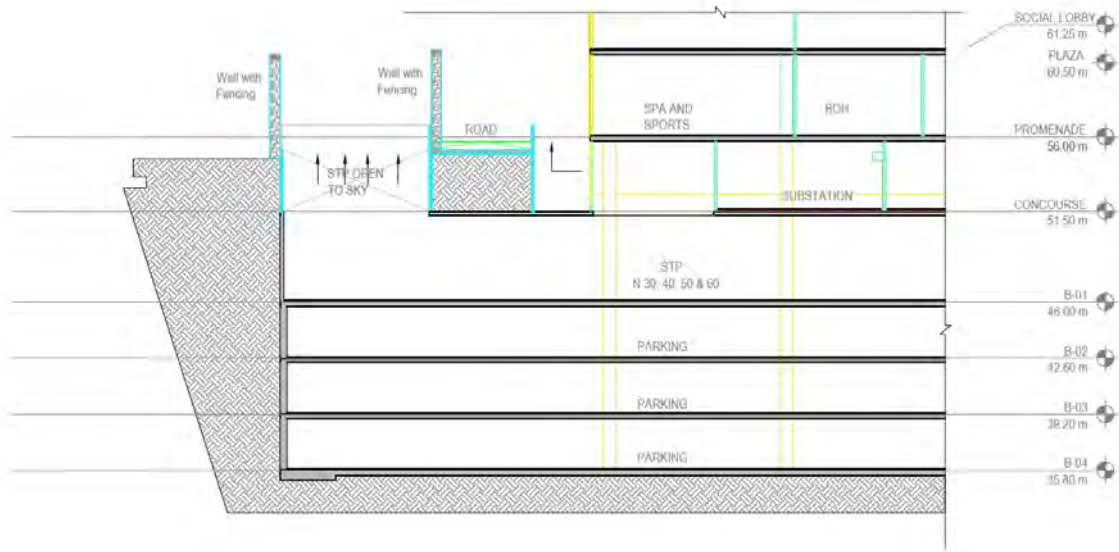




STP Section



STP area;
N10 – 250 Sq.m, N20 – 300 Sq.m (STP Location – Ground)



STP area;

N40 & 60 – 650 Sq.m (40 % open to sky – 260 Sq.m)

N30 & 50 – 550 Sq.m (40 % open to sky – 200 Sq.m)

Annexure 14: Parking Details

Total Parking Required: 4523

Total Parking Provided: 4792 Nos.

Required Parking as per DCPR 2034					4,577 Nos.
Total Parking Provided					4,792Nos.
Sr. No.	Floor	Big Car	Small Car	Total	Bus Parking
1	Ground Level	21	40	61	
2	Basement - 1	711	343	1054	10
3	Basement – 2	570	347	917	-
4	Basement – 3	565	347	912	
5	Basement – 4	578	358	936	-
6	Lower Ground Floor	350	437	787	-
7	Middle Ground Floor	61	64	125	-
Total		2856	1936	4792	

Annexure 15: Electric Charging Point

Electric charging points given in the project are;

Parking Floors	No of Parking	Electric Charging Points provided
Basement 1	1054	443
Basement 2	917	381
Basement 3	912	374
Basement 4	936	385
Lower Ground	490	204
Middle Ground	125	49
Total	4434	1836 (41.4%)

Annexure 16: Energy Savings Details

- Source – Adani Power
- Total Connected Load – 37503 KW
- Total Demand Load – 27472.1 KW
- Energy savings through conventional energy savings systems – 18 %
- Energy savings through renewable energy savings systems – 8%

Energy Analysis (Annual)

Sr. No.	Building Parameters	Energy Consumption kWh / Annum		Types & Specifications	% Savings
		Conventional Base Case	Efficient Proposed Case		
A) Commercial					
1)	Internal Lighting	12576611	7911150	# LED Lamps for Toilets & Stores # LED Lamps for all office areas	37%
2)	Air Conditioning	21074325	16983598	# Efficient Central Air Conditioning System	19%
3)	Equipment	7062492	7062492	# 5 A Load - Telephone, Fans, Plug Points etc. # 15 A Load - Printers, Copiers, Projectors etc.	0%
B) Infrastructure					
1)	External / Landscape Area Lighting	435810	435810	# LED Lamps with Timer Based Controls	0%
2)	Parking (Basement + Stilt) Area Lighting	735028	580290	# T 5 Lamps with Electronic Ballasts for Habitable Spaces	21%
3)	Plumbing, Fire, Equipment & Ventilation	1937274	1937274	# Pumps & Motors with Premium Efficiency of 90%	0%
4)	Lifts & Escalators	5064678	5064678	# Advanced Lifts with VVVF Technology & High Efficiency	0%
Total		48886218	39975292		18%

AEON Integrated Building Design Consultants LLP



Renewable Energy Savings Analysis

Energy Savings without Renewable Energy

Energy Consumption

Baseline Case Simulated Tentative Energy Consumption (Annual kWh)	48886218	kWh
Proposed Case Simulated Tentative Energy Consumption (Annual kWh) (without Solar PV)	39975292	kWh
Energy Saving Percentage without Renewable Energy	18%	A

Renewable Energy Generation

Solar PV Annual Energy Generation (Renewable Energy (Annual kWh))	3862139	kWh
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Energy Savings with Renewable Energy

Baseline Case Simulated Tentative Energy Consumption (Annual kWh)	48886218	kWh
Proposed Case Simulated Tentative Energy Consumption (Annual kWh) (with Solar PV)	36113153	kWh
Energy Saving Percentage with Renewable Energy	26%	B

Contribution of Renewable Energy for Energy Efficiency

Contribution of Renewable Energy for Energy Efficiency	8%	C = B-A
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AEON Integrated Building Design Consultants LLP



Annexure 17: Undertaking for Making Use of Personal Protective Equipment during Covid-19 Pandemic and its Proper Disposal

MAHAL PICTURES PRIVATE LIMITED

Kamal Amrohi Studio, Jogeshwari Vikhroli Link Road,
Jogeshwari (East), Mumbai – 400 060.
Tel. : 2836 8045 / 2820 8026
Telefax : +91-22- 2837 1160
E-mail : info@mahalpictures.co.in
CIN No. : U92100MH1956PTC017616

Date: 12.8.2021

TO WHOMSOEVER IT MAY CONCERN

We, M/s. Mahal Pictures Pvt. Ltd. are proposing Commercial Development on Sub PLOT A of approved layout P-1523/2019/(1 and 594)/K/E Ward / Vyaravli / 302 / 1 / New) on dated 11.06.2021. bearing C.T.S. No. 1 of Vyaravli Village, Jogeshwari – Vikhroli Link Road (JVLR), Jogeshwari, Mumbai , in K/E Ward, Mumbai.

We, M/s. Mahal Pictures Pvt. Ltd., keeping in view the COVID-19 pandemic, hereby undertake to ensure that there would be proper collection, segregation and disposal of used masks, gloves and personal protective equipment on project site

Thanking you,

Yours Faithfully,

AKSHAY
A
BHOSAL
E
For,

M/s. Mahal Pictures Pvt. Ltd.

(Authorized Signatory)

Annexure 18: Environment Management Cell

ENVIRONMENT MANAGEMENT CELL

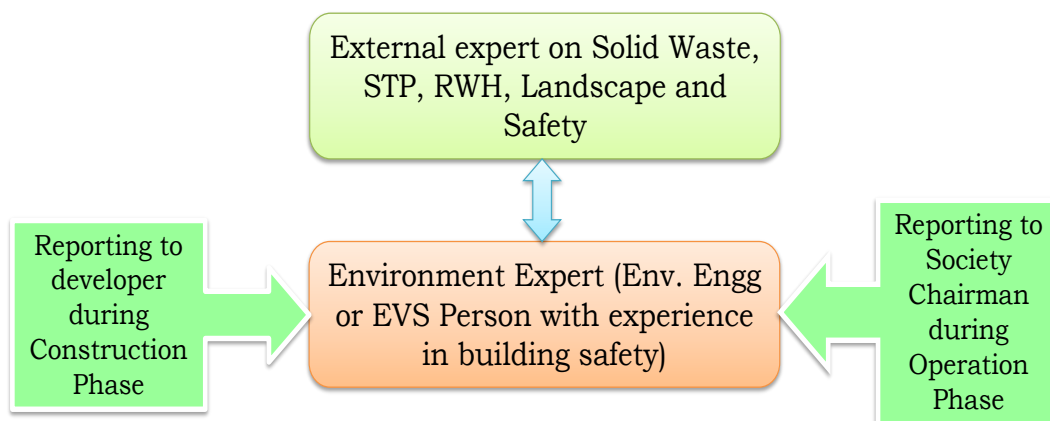
The Environment Cell shall comprise of environment background personnel either environment engineer or environment science background person with knowledge of building safety measures. During construction phase the environment cell shall comply with safety standards and measures as prescribed in the environment clearance norms. The following measures shall be adopted during construction phase:

- Covering all the materials stored at construction site with plastic or tarpaulin sheet
- 3 m height screens would be provided all around the building (or plot boundary) during construction phase to obstruct the flow of dust and wind to surrounding locations
- All workers shall be provided with dust masks
- 1 wash basin per 20 workers shall be maintained
- Bio-toilets would be installed for workers
- Installation of STP, RWH, SWM units and water efficient units as per proposed in the project

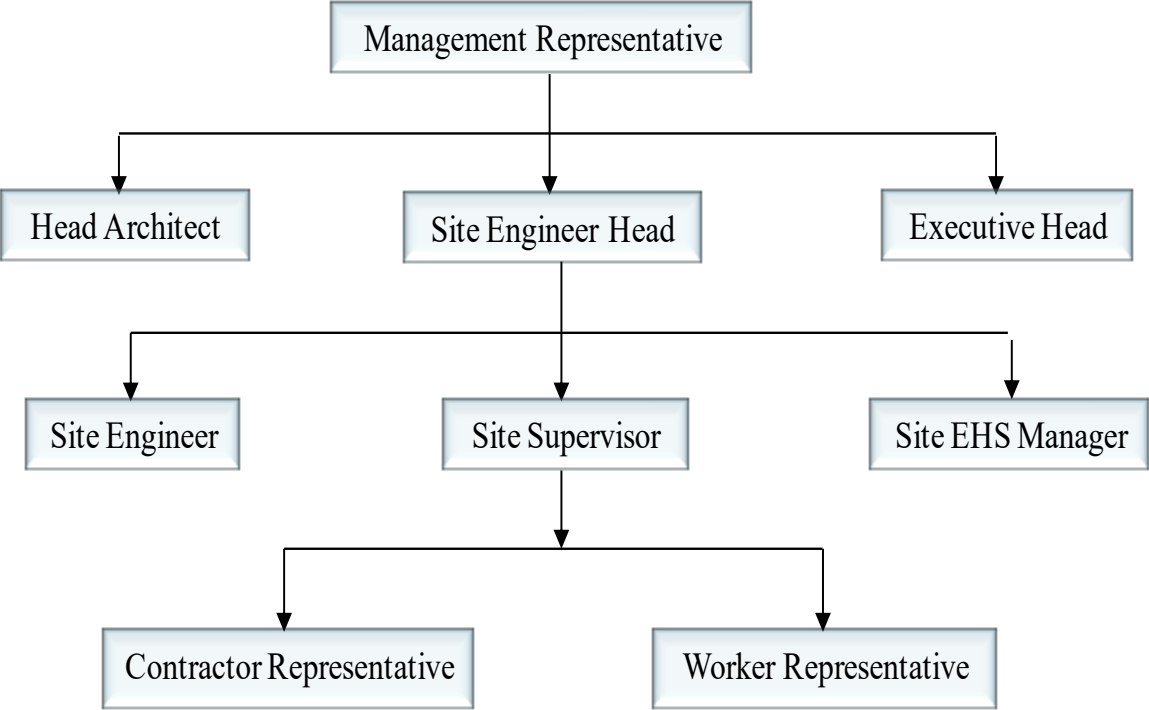
During operation phase; environment cell shall report to chairman of the society and it must comprise of in house and empaneled experts. The role of the environment cell during operation phase will be:

- Maintaining STPs, SWM units, RWH, carrying out environmental audits, safety audits, etc.
- Maintaining landscape and safety of the premises/building
- Maintaining compliance monitoring as per direction of MoEF

The detail formulation of environment cell is given in below **Figure**



Formulation of Environment Cell



The structure of environment management cell

Annexure 19: Consent to Establish



Maharashtra Pollution Control Board
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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/RED/LSI No:- Format1.0/CAC-CELL/UAN No.0000109733/CE - 21/2001166 Date: 22/12/2021						
To, M/s. Mahal Pictures Pvt Ltd., Sr. No. 9 (Part), CTS. No. 1, Off Jogeshwari - Vikroli Link Road (JVLR), Village. Vyarwali, Jogeshwari, Andheri, Mumbai-400065.						
 Your Service is Our Duty						
Sub: Consent to Establish for proposed Commercial Development project under Red/LSI category.						
Ref: Minutes of Consent Appraisal Committee meeting held on 13/10/2021 & 29/10/2021.						
Your application NO. MPCB-CONSENT-0000109733 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.1555.17 Cr. (As per C.A Certificate submitted by industry).						
3. The Consent to Establish is valid for Commercial Development project named as Mahal Pictures Pvt Ltd., Sr. No. 9 (Part), CTS. No. 1, Off Jogeshwari - Vikroli Link Road (JVLR), Village. Vyarwali, Jogeshwari, Andheri, Mumbai-400065 on Total Plot Area of 46,326.62 SqMtrs for Construction BUA of 5,65,516.50 SqMtrs 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	Nil	Nil		
2.	Domestic effluent	1405	As per Schedule - I	The treated sewage shall be 60% recycled for secondary purposes and remaining shall be utilized on land for gardening and/ or connected to local body sewer line with water metering system.		
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 & S-2	DG Sets of 500 kVA x 2	02	As per Schedule -II			

M/s. Mahal Pictures Pvt. Ltd./CE/UAN No. MPCB-CONSENT-0000109733 (17-11-2021 04:50:12 pm) /QMS.P06.F01/00

Page 3 of 7

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Annexure 19: Consent To Establish



Maharashtra Pollution Control Board
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Stack No.	Description of stack / source	Number of Stack	Standards to be achieved
S-3 to S-21	DG Sets of 2000 kVA x 19	19	As per Schedule -II

6. Conditions under Solid Waste Rules, 2016:

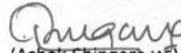
Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Bio-degradable Waste	4098.21 Kg/Day	OWC followed by in-vessel composting unit.	Used as Manure.
2	Non-biodegradable Waste	3906.25 Kg/Day	Segregation	Handed over to Auth. Vendor.
3	STP Sludge	290.33 Kg/Day	Drying	Used as Manure.

7. Conditions under Hazardous & Other Wastes (M & T M) Rules 2016 for treatment and disposal of hazardous waste:

Sr No	Category No.	Quantity UoM	Treatment	Disposal
1	5.1 Used or spent oil	100	Ltr/A Recycle	By Sale to Auth. 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 not take any effective steps towards construction of the project prior to obtain Environment Clearance.
11. PP shall provide STP of adequate capacity to achieve the treated domestic effluent standard for the parameter BOD-10 mg/lit including disinfection facility to the treated sewage.
12. The treated sewage 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/ or connected to local body sewer line with water metering system.
13. PP shall provide organic waste digester along with composting facility/bio-digester (biogas) for the treatment of wet garbage.
14. PP shall make provision of charging ports for electric vehicles at least 30% of total available parking slots.
15. PP shall submit BG of Rs. 25 Lakh towards compliance of EC and Consent conditions.
16. This consent is issued without prejudice to the order passed or may be passed by the Hon'ble Supreme Court of India in special leave petition (Civil No. D23708/2017) (if construction in Mumbai region-)
17. PP has obtained approval from MCGM vide No. SWM/000907/2018/G/S/CTY dated 21.6.2018 for transportation of construction & demolition waste from construction site to the designated filling & leveling site.

For and on behalf of the
Maharashtra Pollution Control Board.


(Ashok Shingare IAS),
Member Secretary

M/s. Mahal Pictures Pvt. Ltd./CE/UAN No. MPCB-CONSENT-0000109733 (17-11-2021 04:50:12 pm)/QMS_PO6_F01/00

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Annexure 19: Consent to Establish



Maharashtra Pollution Control Board
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Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	3110340.00	MPCB-DR-5571	09/08/2021	RTGS

Copy to:

1. Regional Officer, MPCB, Mumbai and Sub-Regional Officer, MPCB, Mumbai III
- They are directed to ensure the compliance of the consent conditions.
2. Chief Accounts Officer, MPCB, Sion, Mumbai



M/s. Mahal Pictures Pvt. Ltd./CE/UAN No. MPCB-CONSENT-0000109733 (17-11-2021 04:50:12 pm) /QMS.P06_F01/00

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Annexure 19: Consent to Establish



Maharashtra Pollution Control Board
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SCHEDULE-I
Terms & conditions for compliance of Water Pollution Control:

1) A] As per your application, you have proposed to provide SBR based Sewage Treatment Plants (STPs) of combined capacity **2700 CMD for treatment of domestic effluent of 1405 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 sewage 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/ or connected to local body sewer line with water metering system.

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	1756.00
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.

M/s. Mahal Pictures Pvt. Ltd./CE/UAN No. MPCB-CONSENT-0000109733 (17-11-2021 04:50:12 pm) /QMS.P06_F01/00

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Annexure 19: Consent to Establish



Maharashtra Pollution Control Board

61c2c9451e12b33ddaa311f2

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.	Stack Attached To	APC System	Height in Mtrs.	Type of Fuel	Quantity & UoM
S-1 & S-2	DG Sets of 500 kVA x 2	Acoustic enclosure	4.47	HSD	1715 Ltr/Hr
S-3 to S-21	DG Sets of 2000 kVA x 19	Acoustic enclosure	8.94	HSD	24.91 Ltr/Hr

- 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
-------------------------	---------------	------------------------

- 3) The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacement/alteration 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/C2 O/C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	Consent to Establish	25 Lakh	15 days	Towards Compliance of EC & C to E conditions.	Commissioning of the project or 5 years whichever is earlier.	Commissioning of the project or 5 years whichever is earlier.

** 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.

M/s. Mahal Pictures Pvt. Ltd./CE/UAN No. MPCB-CONSENT-0000109733 (17-11-2021 04:50:12 pm) /QMS.P06_F01/00

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Annexure 19: Consent to Establish



Maharashtra Pollution Control Board
61c2c9451e12b33ddaa311f2

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.

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Annexure 19: Consent to Establish



Maharashtra Pollution Control Board
61c2c9451e12b33ddaa311f2

- 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.

For and on behalf of the
Maharashtra Pollution Control Board.



Ashok Shingare
(Ashok Shingare IAS),
Member Secretary

M/s. Mahal Pictures Pvt. Ltd./CE/UAN No. MPCB-CONSENT-0000109733 (17-11-2021 04:50:12 pm) /QMS.P06_F01/00

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Annexure 20: Newspaper Advertisement

सूचना

मे. महल पिक्चर्स प्रा. लि. यांना त्यांच्या सर्वे क्र.९ (भाग) न. भू. क्र. १ मौजे व्यारावली, जोगेश्वरी मुंबई येथील बांधकाम प्रकल्पास २२ सप्टेंबर २०२१ रोजी राज्यस्तरीय पर्यावरण प्रभाव मूल्यांकन प्राधिकरण (SEIAA), पर्यावरण विभाग, महाराष्ट्र शासन यांच्याकडून पर्यावरणाचा दाखला देण्यात आलेला आहे.

त्याची प्रत महाराष्ट्र प्रदूषण नियंत्रण मंडळाकडे उपलब्ध आहेत तसेच <http://ec.maharashtra.gov.in> या संकेत स्थळावर सुद्धा पाहता येईल.

NOTICE

M/s. Mahal Pictures Private Limited having Proposed Commercial Development under the CBD Scheme at r. No. 9 (Part) CTS no. 1 Jogeshwari, Mumbai was accorded the Environmental Clearance from the **State Level Environment Impact Assessment Authority (SEIAA)**, Environment Department, Govt. of Maharashtra on 22nd September, 2021.

The copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at website at <http://ec.maharashtra.gov.in>

Annexure 21: Form V – Environment Statement



Maharashtra Pollution Control Board

महाराष्ट्र प्रदूषण नियंत्रण मंडळ

FORM V

(See Rule 14)

Environmental Audit Report for the financial Year ending the 31st March 2024

Unique Application Number

MPCB-ENVIRONMENT_STATEMENT-0000066641

Submitted Date

27-06-2024

PART A

Company Information

Company Name

M/s. Mahal Pictures Pvt. Ltd.

Application UAN number

MPCB Consent-0000109733

Address

Sr No 9 (Part), CTS No 1, Off Jogeshwari Vikhroli Link Road, Village Vyarwali, Mumbai Suburban

Plot no

Sr. No. 9 (Part), CTS. No. 1, Off Jogeshwari -Vikhroli Link Road (JVLR), Village, Vyarwali, Jogeshwari, Andheri

Taluka

Andheri

Village

Vyarwali

Capital Investment (In lakhs)

155517

Scale

L.S.I

City

MUMBAI

Pincode

400065

Person Name

Yogesh Hate

Designation

Authorized Signatory

Telephone Number

9892252777

Fax Number

Email

yogesh.hate@rmz.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

no

Consent Number

Format 1.0/CAC-CELL/UAN NO. 0000109733/CE-2112001166

Consent Issue Date

2021-12-22

Consent Valid Upto

2026-12-21

Establishment Year

2021

Date of last environment statement submitted

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

Product Information

Product Name

COMMERCIAL DEVELOPMENT PROJECT

Consent Quantity

565516.50

Actual Quantity

0

UOM

Lakh sq. mtrs/ M

By-product Information

By Product Name

NA

Consent Quantity

0

Actual Quantity

0

UOM

Lakh sq. mtrs/ M

Annexure 21: Form V – Environment Statement

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	1756.00	17.00	
All others	0.00	0.00	
Total	1756.00	17.00	
2) Effluent Generation in CMD / MLD			
Particulars	Consent Quantity	Actual Quantity	UOM
DOMESTIC EFFLUENT	1405	4	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
NA	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	Ton/Y
4) Fuel Consumption			
Fuel Name	Consent quantity	Actual Quantity	UOM
HSD	1739.91	0	Ltr/A

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) Quantity	Concentration of Pollutants discharged (Mg/Lit) Except PH,Temp,Colour Concentration	Percentage of variation from prescribed standards with reasons %variation	Standard	Reason
NA	0	0	0	0	0
[B] Air (Stack)					
Pollutants Detail	Quantity of Pollutants discharged (kL/day) Quantity	Concentration of Pollutants discharged (Mg/NM3) Concentration	Percentage of variation from prescribed standards with reasons %variation	Standard	Reason
NA	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	Ltr/Hr

Annexure 21: Form V – Environment Statement

2) From Pollution Control Facilities

Hazardous Waste Type	Total During Previous Financial year	Total During Current Financial year	UOM
0	0	0	Ltr/A

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	250	Kg
BIODEGRADABLE WASTE	0	250	Kg
NON-BIODEGRADABLE WASTE	0	120	Kg
NON-BIODEGRADABLE WASTE	0	120	Kg

2) From Pollution Control Facilities

Non Hazardous Waste Type	Total During Previous Financial year	Total During Current Financial year	UOM
Na	0	0	Kg
Na	0	0	Kg

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
0	0	0	Kg

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	Ltr/Hr	NA

2) Solid Waste

Type of Solid Waste Generated	Qty of Solid Waste	UOM	Concentration of Solid Waste
BIODEGRADABLE WASTE	250	Kg	NA
BIODEGRADABLE WASTE	250	Kg	NA
NON-BIODEGRADABLE WASTE	120	Kg	NA
NON-BIODEGRADABLE WASTE	120	Kg	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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Annexure 21: Form V – Environment Statement

NA	0	0	0	0	0	0
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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 MONITORING AND MANAGEMENT PLAN	AAQM, SOIL, NOISE WATER	5

[B] Investment Proposed for next Year

Detail of measures for Environmental Protection	Environmental Protection Measures	Capital Investment (Lacks)
IMPLEMENTATION IN POLLUTION CONTROL FACILITY	AAQM, SOIL, NOISE, WATER, SAFETY EQUIPMENT, GREEN BELT DEVELOPMENT	5

Part-I

Any other particulars for improving the quality of the environment.

Particulars

1. Project has valid consent to establish copy. 2. PP has submitted six monthly compliance reports of stipulated conditions of environmental conditions 3. Good housekeeping practice at construction area. 4. The unit personnel has well trained in firefighting and first AID

Name & Designation

Mr. Yogesh Hate, Authorized Signatory

UAN No:

MPCB-ENVIRONMENT_STATEMENT-0000066641

Submitted On:


27-06-2024

Annexure 22: Monitoring Report



- Food, Environmental & Microbiological Analysis
- Corporate Training
- Research
- Product Development

- BIS Recognized
- MoEF - CC
- ISO/IEC 17025 : 2017
- ISO 9001 : 2015
- ISO 45001 : 2018

TEST REPORT					
					Reporting Date: 18/10/2024
Sample / Report No.	URL/NS/24-25/10/A/1203				
Name of Customer	Enviro Policy Research India Pvt. Ltd.				
Address of Customer	607, Oriana Business Park, Road no 22, Wagle Estate, Thane (W), 400604				
Name Of Location	Project Site Located at Plot bearing Sr. No. 9 (Part) corresponding CTS no. 1 of Village Vyavali, Taluka Andheri, Adjoining Jogeshwari - Vikhroli Link Road (JVLR), Jogeshwari, Mumbai.				
Monitoring For	Ambient Air				
Sample Drawn by / Date	EPRI/ 14.10.2024				
Parameters	PM ₁₀ (µg/m ³)	CO (mg/m ³)	NO _x (µg/m ³)	PM _{2.5} (µg/m ³)	SO ₂ (µg/m ³)
Analytical Method	IS 5182 (Part 23)	IS 5182 (Part 10)	IS 5182 (Part 6)	IS 5182 (Part 23)	IS 5182 (Part 2)
Results	63.5	0.87	25.4	30.1	10.1
 Mr. Krishna Khadake (Quality Manager) Authorized Signatory					

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page 1 of 1

-End of Report-



Umwelt Research Lab Private Limited | CIN: U74999PN2017PTC172570

Address: Plot No. 20 (Part), D-III Block, MIDC, Chinchwad, Pune 411019, Maharashtra, India

Contact: +91 8600 100 350/60 Email: info@umweltlab.com, Website: www.umweltlab.com



Annexure 22: Monitoring Report



- Food, Environmental & Microbiological Analysis
- Corporate Training
- Research
- Product Development

- BIS Recognized
- MoEF - CC
- ISO/IEC 17025 : 2017
- ISO 9001 : 2015
- ISO 45001 : 2018

TEST REPORT

Reporting Date: 18/10/2024

Sample / Report No.	URL/NS/24-25/10/A/1203				
Name of Customer	Enviro Policy Research India Pvt. Ltd.				
Address of Customer	607, Oriana Business Park, Road no 22, Wagle Estate, Thane (W), 400604				
Name Of Location	Project Site Located at Plot bearing Sr. No. 9 (Part) corresponding CTS no. 1 of Village Vyaravali, Taluka Andheri, Adjoining Jogeshwari - Vikhroli Link Road (JVLR), Jogeshwari, Mumbai.				
Monitoring For	Ambient Air				
Sample Drawn by / Date	EPRI/ 14.10.2024				
Parameters	PM ₁₀ (µg/m ³)	CO (mg/m ³)	NO _x (µg/m ³)	PM _{2.5} (µg/m ³)	SO ₂ (µg/m ³)
Analytical Method	IS 5182 (Part 23)	IS 5182 (Part 10)	IS 5182 (Part 6)	IS 5182 (Part 23)	IS 5182 (Part 2)
Results	63.5	0.87	25.4	30.1	10.1
 Mr. Krishna Khadake (Quality Manager) Authorized Signatory					

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Contact: +91 8600 100 350/60 Email: info@umweltlab.com, Website: www.umweltlab.com



Annexure 22: Monitoring Report



- Food, Environmental & Microbiological Analysis
- Corporate Training
- Research
- Product Development

- BIS Recognized
- MoEF - CC
- ISO/IEC 17025 : 2017
- ISO 9001 : 2015
- ISO 45001 : 2018

TEST REPORT			
			Reporting Date: 19/10/2024
Sample / Report No.	URL/NS/24-25/11/S/1205		
Name of Customer	Enviro Policy Research India Pvt. Ltd.		
Address of Customer	607, Oriana Business Park, Road no 22, Wagle Estate, Thane (W), 400604		
Nature of Sample	Soil		
Sample declaration as provided by customer:			
Name of Sample	Soil		
Sample Collected by / Date	EPRI/ 14/10/2024	Sample Received On	14/10/2024
Sample Quantity	1 kg	Start of Analysis	14/10/2024
Sample Container	Plastic Bag	End of Analysis	19/10/2024
Limits of Reference	NS		
Parameters	Location	Units	Method
	Project Site Located at Plot bearing Sr. No. 9 (Part) corresponding CTS no. 1 of Village Vyaravali, Taluka Andheri, Adjoining Jogeshwari - Vikhroli Link Road (JVL R), Jogeshwari, Mumbai		
pH	7.1	-	IS 2720 (Part 26)
Organic content	1.5	%	IS 2720 (Part 22)
Colour	Reddish Brown	-	Visual Observation
Texture	Loamy	-	URL/LAB/SOP/06
Water retaining capacity	42	%	URL/LAB/SOP/07
Electrical conductivity	291	µg/cm	IS 14767:2000
Potassium	22.5	mg/kg	EPA 3050 B
Sodium (as Na)	42.5	mg/kg	EPA 3050 B
Copper (as Cu)	22.5	mg/kg	EPA 3050 B
Zinc (as Zn)	48.2	mg/kg	EPA 3050 B
Total Phosphate	23.8	mg/100 gm	EPA 3050 B
Total Kjeldahl Nitrogen	1	%	IS 14684:1999
Calcium	87.5	mg/100 gm	EPA 3050 B
Bulk Density	22	gm/cc	URL/LAB/SOP/08
Magnesium	52.7	mg/100 gm	EPA 3050 B
Iron	23.5	mg/kg	EPA 3050 B
Chloride (Cl-)	68.4	mg/kg	URL/LAB/SOP/04
Lead (as Pb)	58.5	mg/kg	EPA 3050 B
Sulphate	28.7	mg/kg	URL/LAB/SOP/05
Note: NA- Not Applicable, NS- Not Specified.			



Mr. Krishna Khadake
(Quality Manager)
Authorized Signatory

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Page 1 of 1



Umwelt Research Lab Private Limited CIN: U74999PN2017PTC172570

Address: Plot No. 20 (Part), D-III Block, MIDC, Chinchwad, Pune 411019, Maharashtra, India

Contact: +91 8600 100 350/60 Email: info@umweltlab.com, Website: www.umweltlab.com



1. PROJECT DETAILS

Sr. No.	Description	Details		
1	Area Details			
		Particulars	Proposed in EC application (m²)	Approved in EC (m2)
		Plot Area (sq. m.)	47200	47200
		FSI Area (sq m.)	3,03,892.09	3,03,698
		Non-FSI (sq. m.)	2,61,624.41	2,16,789
		Proposed built-up area (FSI + Non FSI) (sq. m.)	5,65,516.50	5,20,487
2	Building Configuration	6 nos. Commercial Buildings: Nexus 10 - Nexus 50 (5 Buildings): 4 Basements + Lower Ground Floor + Middle ground floor+ Ground Floor+ 1st floor (Mez) +18th floor Nexus 60 (1 building): 4 Basements + Lower Ground Floor+ Middle ground floor + Ground Floor+ 1st floor (Mez) + 17th floor		
3	No. of Tenements & Shops	Commercial area: 5,65,516.50 sq. m		
4	Total Population (Nos.)	49,572		
5	Total Water Requirements (CMD)	3152m³/day		
6	Sewage Generation (CMD)	2649 m³/day		
7	STP Capacity & Technology	2700 KLD SBR Technology		
8	STP Location	1 st Basement & Ground floor		
9	Total Solid Waste Quantities	Wet Waste - 4098.21Kg/Day, Dry Waste – 3906.25 Kg/Day Total Solid Waste – 8294.80 Kg/day		
10	R.G. Area (sq. m).			
		RG required	11255.26Sq.m	
		RG area proposed	11474.37Sq.m	
		RG required on Mother Earth (30%)	3376 sq. m	
		RG provided on Mother Earth (45%)	5150 sq. m	

Sr. No.	Description	Details		
		RG provided on Basement Top (55%)	6325Sq.m	
14	Power requirement	During Operation Phase:		
		Details		
		Connected Load (kW)	37503 KW	
		Demand Load (kW)	27472.1 KW	
15	Energy Efficiency	Overall energy savings –18% Energy savings through renewable component – 8%		
16	D.G. set capacity	DG Set Capacity: 2000 KVA x 19 nos. 500 KVA x 2 nos.		
17	Parking 4W & 2W	4 Wheelers – 4792nos 10nos Bus		
18	Rain water harvesting scheme	1 x 500 cum + 1 x 900 cum		
19	Project Cost in (Cr.)	1555 Cr		
20	EMP Cost	Construction Phase – 13.5 Lakhs Operation Phase – 855.62 Lakhs		
21	CER Details (with justification, if any)	2) Installing Air filtration Units at congested roads to minimize the air pollution levels. 2) Adopting an area within vicinity of project site for electrification by using Solar energy for the purpose of Street lighting. 3) Skill Development w.r.t. Environment: a) Awareness towards Swatch Bharat Abhiyan, Solid Waste segregation at source and implementation at different sites. b) Conducting workshops and exhibition for waste management awareness 4) Tree plantation activities near project site 5) Donation of books, conducting seminar lectures to MCGM schools 6) Health check-up camps 7) Conducting Nature trails 8) Health and sanitation awareness program to nearby areas 9) Educational and animal welfare awareness camps 10) Donation for road construction activities Total Cost allotted to CER: 7.77 Cr		

ANNEXURE - B

EMP for Construction Phase

EMP FOR AIR ENVIRONMENT

- **Construction Phase (EMP for Air Environment):**

To mitigate the impacts of PM₁₀ & PM_{2.5} during the construction phase of the project, the following measures are recommended for implementation:

Dust Control Plan:

The most cost-effective dust suppressant is water because water is easily available on construction site. Water can be applied using water trucks, handled sprayers and automatic sprinkler systems. Furthermore, incoming loads could be covered to avoid loss of material in transport, especially if material is transported off-site.

Vehicle Emission Controls and Alternatives

- During construction, vehicles will be properly maintained to reduce emission. As it is a construction project, vehicles will be generally having “PUC” certificate.
- Footpaths and Pedestrian ways: Adequate footpaths and pedestrian ways would be provided at the site to encourage non-polluting methods of transportation

Procedural Changes to construction activities**Idle time reduction:**

Construction equipment is commonly left idle while the operators are on break or waiting for the completion of another task. Emission from idle equipment tends to be high, since catalytic converters cool down, thus reducing the efficiency of hydrocarbon and carbon monoxide oxidation. Existing idle control technologies comprises of power saving mode, which automatically off the engine at present time and reduces emissions, without intervention from the operators.

Improved Maintenance:

Significant emission reductions can be achieved through regular equipment maintenance. Contractors will be asked to provide maintenance records for their fleet as part of the contract bid, and at regular intervals throughout the life of the contract. Incentive provisions will be established to encourage contractors to comply with regular maintenance requirements.

Reduction of On-Site Construction Time:

Rapid on-site construction would reduce the duration of traffic interference and therefore, will reduce emissions from traffic delay.

▪ **Operation Phase (EMP for Air Environment):**

To mitigate the impacts of pollutants from DG set and vehicular traffic during the operational phase of the Project, following measures are recommended for implementation:

Diesel Generator Set Emission Control Measures

Adequate stack height will be maintained to disperse the air pollutants generated from the operation of DG set to dilute the pollutants concentration within the immediate vicinity. Hence no additional emission control measures have been suggested.

RG Development

*Increased vegetation in the form of greenbelt is one of the preferred methods to mitigate air and noise pollution. Plants serve as a sink for pollutants, act as a barrier to break the wind speed as well as allow the dust and other particulates to settle on the leaves. It also helps to reduce the noise level to a large extent. The following **Table** indicates various species of the greenbelt that can be used to act as a barrier.*

Trees to be planted in the premises of Project

<i>Name of Plant</i>	<i>Common name</i>	<i>Number of trees based on plot area</i>
<i>Monoon longifolium</i>	False Ashoka	5
<i>Bauhinia variegata</i>	Kanchan	5
<i>Azadirachta indica</i>	Neem	7
<i>Terminalia catappa</i>	Badam	2
<i>Manikara zapota</i>	Chickoo	22
<i>Michelia champaca</i>	Champa	44
<i>Mimusope selengi</i>	Bakul	44

<i>Ficus benjamica</i>	Weeping fig	80
<i>Cassia fistula</i>	Golden shower	58
<i>Butea monosperma</i>	Flame tree	75
<i>Cassia grandis</i>	Pink shower	39
<i>Saraca indica</i>	Sitaashoka	32
<i>Roystonea regia</i>	Royal palm	41
<i>Syzygiumcumini</i>	Jambhul	36
<i>Neolamarkia cadamba</i>	Kadamba tree	49
<i>Mangifera india</i>	Mango tree	39
<i>Total</i>		578

EMP FOR NOISE ENVIRONMENT

■ Construction Phase (EMP for Noise Management):

To mitigate the impacts of noise from construction equipment during the construction phase on the site, the following measures are recommended for implementation.

Time of Operation:

Noisy construction equipment has not been allowed to use at night time.

Job Rotation and Hearing Protection:

Workers employed in high noise areas are not employed on shift basis. Hearing protection such as earplugs/muffs will be provided to those working very close to the noise generating machinery.

Other Measures:

- Developer must ensure barricading for minimum of 5 m (as the site is adjacent to road)
- During construction, shady trees can be planted on the periphery of the boundary

<p>to reduce noise impact</p> <ul style="list-style-type: none"> • Also to reduce noise impact, one must ensure smooth movement of traffic vehicles • Measures of NBC, 2016 must be followed by developer to control noise • Developer must follow guidelines of BS 5228 and Defra Guideline (NO 0234) • Plant and vehicles should comply with EU noise emission limit • Control hours of operation of all plants and vehicles and machineries • Avoid unnecessary use of plant and machinery • Use acoustic barriers whenever possible • Use line flatbed lorries or storage bin with noise attenuating materials • Handle materials carefully; for example, scaffolding and fittings should be carried and placed; not thrown or dropped • Ensure that materials are delivered and installed during normal working hours • Ensure site supervision during installation • Maintain vehicles regularly to reduce engine, exhaust, and body rattle noise • Use silencer-based plants and machinery to avoid noise impact • Ensure that hard road surfaces are well maintained to reduce rattling of vehicles • Use mechanical sweeper with noise attenuators • Observe less or no waiting time for the vehicles or plants and machinery so that they are not running unnecessarily • Don't leave equipment running unnecessarily • Service and maintain as well as clean the equipment of regular basis • As far as possible, use self-compacting concrete to reduce the need for vibrating equipment • Use shielding or barriers around pumps, compressors and machinery • Also install online noise monitoring system to understand the noise level at the site (continuous level), so that immediate decision can be taken to control any activity which is causing noise pollution
<p>▪ Operation Phase:</p> <p>To mitigate the impacts of noise from diesel generator set during operational phase, the following measures are recommended</p>
<p>Noise Emission Control Technologies</p> <p>Source of noise in the operational phase will be from backup DG sets (which will be in operation only during power failure) and pumps & motors. All the machinery will be of highest standard of reputed make and will comply with standard i.e. The DG set room will</p>

be provided with acoustic enclosure to have minimum 75 dB(A) insertion loss or for meeting the ambient noise standard whichever is on higher side.

RG Development

The following species can be used, as in a greenbelt, to serve as noise breakers:

- *Acacia auriculiformis*
- *Anonasquamosa*
- *Acacia farnesiana*
- *Acacia mearnsii*
- *Acacia nilotica*
- *Achras sapota*

EMP FOR WATER ENVIRONMENT

Construction Phase (EMP for Water Management):

To prevent degradation and to maintain the quality of the water source, adequate control measures have been proposed. To check the surface run-off as well as uncontrolled flow of water into any water body check dams with silt basins are proposed. The following management measures are suggested to protect the water source being polluted during the construction phase.

- Avoid excavation during monsoon season
- Care has been taken to avoid soil erosion
- Common toilets have been constructed on site during construction phase and the sewage would be channelized to the septic tanks in order to prevent sewage to enter into the water bodies.
- To prevent surface and ground water contamination by oil and grease, leak-proof containers has been used for storage and transportation of oil and grease. The floors of oil and grease handling area have been kept effectively impervious. Any wash off from the oil and grease handling area or workshop has been drained through imperious drains.
- Collection and settling of storm water, prohibition of equipment wash downs and prevention of soil loss and toxic release from the construction site are necessary measure to be taken to minimize water pollution.

- All stacking and loading area have been provided with proper garland drains, equipped with baffles, to prevent run off from the site, to enter into any water body.

▪ **Operation Phase (EMP for Water Management):**

In the operation phase of the project, water conservation and development measures will be taken, including all possible potential for rain water harvesting. Following measures will be adopted.

Water Source Development

Water source development shall be practiced by installation of scientifically designed Rain Water Harvesting system. Rainwater harvesting promotes self-sufficiency and fosters an appreciation for water as a resource.

Minimizing Water Consumption

Consumption of fresh water will be minimized by combination of water saving devices and other domestic water conservation measures. Further, to ensure on-going water conservation, an awareness program will be introduced for the students and employees. The following section discusses the specific measures, which shall be implemented

Wastewater Treatment Scheme

The sewage will be treated in the STP provided within the complex. STP which will be recycled within the project and remaining will be discharged to Sewer.

Other Measures:

- LFD would be installed
- Rainwater harvesting would be installed
- Recycle and reuse of water would be taking place
- Recycled water would be used for flushing and gardening purpose

EMP FOR LAND ENVIRONMENT

▪ **Construction Phase:**

Construction Debris:

Construction debris is bulky and heavy and re-utilization and recycling is an important strategy for management of such waste. As concrete and masonry constitute the majority of waste generated, recycling of this waste by conversion to aggregate can offer benefits of reduced landfill space and reduced extraction of raw material for new construction activity. This is particularly applicable to the project site as the construction is to be completed in a phased manner. Mixed debris with high gypsum, plaster, has not been used as fill, as they are highly susceptible to contamination, and will be sent to designated solid waste landfill site. Metal scrap from structural steel, piping, concrete reinforcement and sheet metal work has been removed from the site by construction contractors. A significant portion of wood scrap has been reused on site. Recyclable wastes such as plastics, glass fibre insulation, roofing etc. shall be sold to recyclers.

Hazardous Waste:

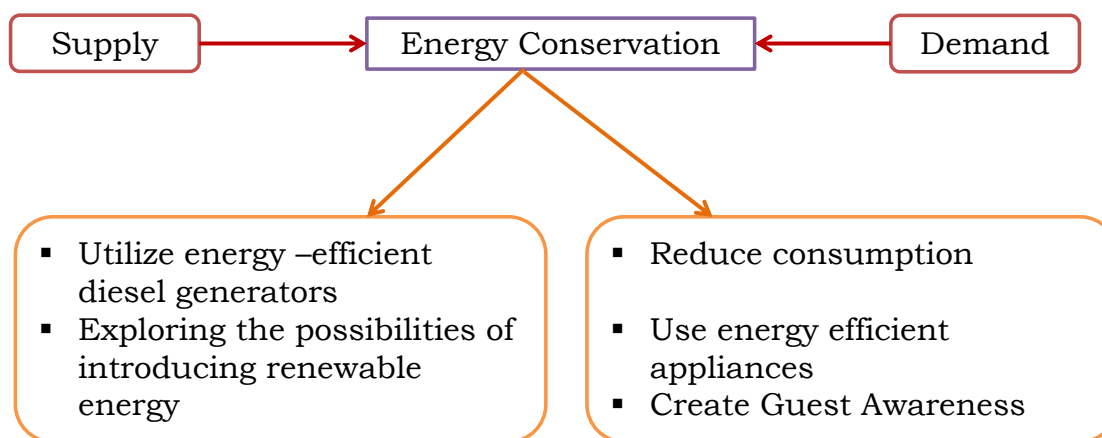
Construction sites are sources of many toxic substances such as paints, solvents wood preservatives, pesticides, adhesives and sealants. Hazardous waste generated during construction phase shall be stored in sealed containers and disposed off as per The Hazardous Wastes (Management, Handling & Transboundary Movement) Rules, 2008.

▪ **Operation Phase:**

The philosophy of solid waste management at the complex will be to encourage the four R's of waste i.e. Reduction, Reuse, Recycling and Recovery (materials & energy). Regular public awareness meetings will be conducted to involve the people in the proper segregation and storage techniques. With regards to the disposal/treatment of waste, the management will take the services of the authorized agency for waste management and disposal of the same on the project site during its operational phase.

EMP FOR ENERGY CONSERVATION

Energy conservation program will be implemented through measures taken both on energy demand and supply.



Energy conservation will be one of the main focuses during the complex planning and operation stages. The conservation efforts would consist of the following;

Architectural design

- Maximum utilization of solar light has been done.
- Maximize the use of natural lighting through design.
- The orientation of the buildings has been done in such a way that maximum daylight is available.
- The green areas has been spaced, so that a significant reduction in the temperature can take place

Energy Saving Practices

- Energy efficient lamps have been provided within the complex.
- Constant monitoring of energy consumption and defining targets for energy conservation.
- Adjusting the settings and illumination levels to ensure minimum energy used for desired comfort levels

ENVIRONMENTAL MONITORING

The purpose of environmental monitoring is to evaluate the effectiveness of implementation of Environmental Management Plan (EMP) by periodic monitoring. The important environmental parameters within the impact area are selected so that any adverse effects are detected and time action can be taken. The project proponent will monitor ambient air Quality,

Ground Water Quality and Quantity, and Soil Quality in accordance with an approved monitoring schedule.

The detailed Monitoring Programme is given in **Table**

Monitoring Programme for Project

Sr. No.	Type	Location	Parameters	Period and Frequency
1	Ambient Air Quality	Project Site	Criteria Pollutants: SO ₂ , NO ₂ , PM ₁₀ , PM _{2.5} , CO	Half yearly (24 hr. average samples) during construction phase and annual during operation phase.
2	Groundwater (Portability testing)	Project Site	Drinking water parameters as per Standards	Half yearly
3	Ambient Noise	Project Site	dB (A) levels	Half yearly (Hourly day and night time leq levels) during construction phase and every year during operation phase.
4	Potable Water Quality	Municipal Supply	As per IS potable water standards	Half yearly
5	Soil Quality	Project Site	Organic matter, C.H., N, Alkalinity, Acidity, heavy metals and trace metal, Alkalinity, Acidity	Half yearly
6	Waste Characterization	Educational	Physical and Chemical composition	Daily
7	Treated Water	Outlet of STP	BOD, MPN, coliform count, etc.	Daily

ANNEXURE - C

BUDGETARY ALLOCATION DURING CONSTRUCTION PHASE

No	Component	Description	Capital Cost in Lakhs Rs.
1.	Dust Suppressant and barricading	Air pollution and erosion control	6
2.	PPE for workers (gloves, specs, boots, etc)	Site safety and Health safety	3
3.	Health Checkup		3
4.	Air, water, soil, noise monitoring		1.5
Total			13.5

BUDGETARY ALLOCATION DURING OPERATIONAL PHASE

No.	Component	Description	Capital Cost in Lakhs Rs	O/M Cost in Lakhs Rs. Per yr
1	STP (SBR) (STP of capacity 2700 CMD)	Waste Water Treatment	320	32
2	MSW (Total biodegradable waste: 4098.21 kg/day)	OWC and IVC	40	4 (including manpower)
3	RWH (1400 m ³)	Rainwater Harvesting	15	1.5
4	Landscaping	RG Development	12	2(including gardeners)
5	DMP		158	9.53
6	Solar Energy System		72	7.2
7	Basement Air Cleaning System	Basement Air Purification System	396.62	31.73
Total			855.62 (without DMP)	78.43 (without DMP)

The above budgetary allocations are the approximate values

Till date expenditure *** has been made on Environment Management Plan.

EMP Expenditure letter

Emine Realty Private Limited

CIN: U70109MH2022PTC380733



Undertaking

Subject : EMP Expenditure letter for the Environment clearance for Proposed Commercial Development Under the CBD Scheme at Plot bearing Sr. No. 9 (Part) corresponding CTS no. 1 of Village Vyaravali, Taluka Andheri, Adjoining Jogeshwari – Vikhroli Link Road (JVLR), Jogeshwari, Mumbai 400060

Respected sir,


We, M/s. Mahal Pictures Private Limited have received EC for Proposed Commercial Development Under the CBD Scheme at Plot bearing Sr. No. 9 (Part) corresponding CTS no. 1 of Village Vyaravali, Taluka Andheri, Adjoining Jogeshwari – Vikhroli Link Road (JVLR), Jogeshwari, Mumbai 400060 (EC Identification No: SIA/MH/MIS/55536/2019 dated 22nd September 2021)

We would like to state that till date no expenditure has been incurred on Environment Management Plan.

Thanking you,

Yours faithfully,

For, M/s. Emine Realty Private Limited


Authorized Signatory



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