

**SIX MONTHLY COMPLIANCE REPORT OF
STIPULATED CONDITIONS OF
ENVIRONMENTAL CLEARANCE
(April 2023 – September 2023)**

Of

Proposed Residential cum commercial development

At

C.S.No 1913 of Byculla Division Building situated at Maulana Azad Road, Mumbai,

M/s. Macrotech Developers Ltd.,

Lodha Excelus, NM Joshi Marg, Mahalaxmi, 40011

Prepared By



Enviro Policy Research India Pvt. Ltd (EPRIPL)

QCI-NABET Accredited Consultant

An ISO 9001:2015 Certified Company

607, Oriana Business Park, Road No. 22,

Wagle Estate, Thane (W) – 400604, Maharashtra

Email: manager@eprindia.com; Website: www.eprindia.com

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 Residential cum commercial development At C. S. No 1913 of Byculla Division Building situated at Maulana Azad Road, Mumbai,
2.	Name of the project proponent	M/s. Macrotech Developers Limited Regd. Office address Lodha Excelus, NM Joshi Marg, Mahalaxmi, 400011 Contact Number 9769872565 E-mail: rupesh.kadam2@lodhagroup.com
3.	Clearance Identification No. and Date	EC23B038MH146092 Dated 18 th may 2023
4.	Area Statement:	
5.	Total Plot area (Sq.mt)	28,426.64
6.	FSI Area (Sq.mt)	1,34,239.41
7.	Non-FSI Area (Sq.mt)	1,49,645.31
8.	Total Construction area (Sq.mt)	2,83,884.72
9.	Total no. of flats	Flats:898 Commercial area: 10854 Sq.mt
10.	Water Requirement of the project (CMD)	842.6 KLD
11.	STP details	500 KLD, 180 KLD and 45 KLD MBBR
12.	Solid waste details (During Construction Phase)	Dry waste 90 Kg/d Wet waste: 60 Kg/d Construction on waste: 849 Cu. Mt.
13.	Solid waste details (During Operation Phase)	Dry waste: 21,164.4Kg/d Wet waste: 1,410.9 Kg/d STP Sludge (dry): 6.9

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)	:	8 (b) Township and Area Development
2.	Name of the project	:	Proposed Residential cum commercial development at C.S.No 1913 of Byculla Division Building situated at Maulana Azad Road , Mumbai
3.	Clearance Identification No. and Date	:	EC23B038MH146092 dated 18 th may 2023
4.	Location	:	Village-Mumbai
	a. District (S)	:	Mumbai City
	b. State (S)	:	Maharashtra
	c. Latitude/ Longitude	:	Latitude- 18°58'39.6"N Longitude - 72°49'41.7"E
5.	Address for correspondence	:	M/s. Macrotech Developers Ltd., C.S.NO. 1913 Of Byculla Division, Maulana Azad Road, Mumbai.
	a. Address of Concerned Project Chief Engineer (with pin code & Telephone / telex / fax numbers	:	
	b. Address of Executive Project: Engineer/Manager (with pincode/ Fax numbers)	:	
6.	Salient features	:	

Six Monthly Post Monitoring Report (April 2023 – September, 2023)

M/s. Macrotech Developers Ltd.,

Prepared by QCI-NABET Accredited Consultant Enviro Policy Research India Pvt. Ltd. (EPRIPL)

	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/Adiwasis	:	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.409. Crores
	b.	Allocation made for environmental management plans with item wise and year wise Break-up.	:	Yes. Attached as Annexure B
	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	:	----
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		:	Mentioned in project details
	a.	Date of commencement (Actual and/or planned)	:	
	b.	Date of completion (Actual and/ of planned)	:	-
13.	Reasons for the delay if the Project is yet to start		:	Project work started
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	:	
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.)	:	-

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

EC23B038MH146092 dated 18th May 2023 as follows:

Sr. No.	<u>Conditions</u>	Status
<u>Specific conditions:</u>		
<u>A. SEAC Conditions-</u>		
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 as per the Circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.	❖ PP Agreed Approval for this proposed development has been sanctioned by MCGM vide no- 11910/2022(1913)/EWARD/BYCULLA/337/1/New dated on 22.07.2022
2.	PP to obtain following NOCs & remark: a) SWD remarks; b) HRC NOC.	PP Agreed a) SWD Remark: P-11910/2022 (19/3) E Ward/Byculla/IOD1.new Dated: 25.07.2022 Please Refer Annexure 5 b) HRC NOC: SNCR/West/110327/724645 Dated: 26.12.2022 Please Refer Annexure 6
3.	PP to reduce discharge of treated water up to 35% PP to submit NOC from MCGM regarding use of excess treated wetter up to playground proposed within the project site	❖ PP ensures that discharge of treated water would be upto 35%. PP would be using excess treated water for gardening purposes at Municipal Garden.
4.	PP to convert 10% RG area in to Miyawaki planation & include the cost of same in	❖ Now we have proposed 10%

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	EMP; PP to revise tree list including nos. of trees to be planted in Miyawaki plantation.	Miyawaki plantation & we have increased diversity of species for Miyawaki plantation.
5.	PP to provide pumping for rain water harvesting & include the cost of same in EMP.	<ul style="list-style-type: none"> ❖ PP Agreed ❖ Rainwater overflow section indicating the gravity connection to storm water network is attached below
6.	PP to submit revised Fire Tender Movement plan showing clear road width of six meters and turning of nine meters of all around the proposed buildings.	<ul style="list-style-type: none"> ❖ PP Agreed ❖ 6 m – 9 m Driveway has been kept for Fire Tender Movement around the proposed buildings. The Plan showing the same is presented below
<u>B. SEEIA Conditions-</u>		
1.	This EC is restricted up to 120m height as PP has not obtained HRC NOC	<ul style="list-style-type: none"> ❖ PP Agreed ❖ Please refer Annexure 6 For HRC NOC No: SNCR/west/110327/724645 dated 26/12/2022
2.	This EC is restricted for Wing no 1, 2 and 4 up to 162.60 m, 162.60 m and 169.10m height respectively as per CFO NOC.	<ul style="list-style-type: none"> ❖ PP Agreed ❖ Please refer Annexure 7 For CFO NOC No: P11910/2022(1913)/E/Ward /Byculla/CFO
3.	PP to keep open space unpaved so as to ensure permeability of water. However whenever paving is deemed necessary, pp to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.	<ul style="list-style-type: none"> ❖ PP Agreed Please Refer Annexure 14 for Fire Tender Movement Plan

4.	PP to achieve at least 5% of total energy requirement from solar/other renewable sources.	❖ PP Agreed PP will achieve at least 5% of total energy requirement from Solar/ other renewable sources
5.	PP shall comply with Standard EC conditions mentioned in the office Memorandum issued by MoEF & CC vide F. NO. 22-34/20108-IA.III dt. 04.01.2019	❖ PP will Agree
6.	SEEIAA after deliberation decided to grant EC for – FSI- 133594.44 m2, Non – FSI- 148926.32 m2, Total BUA- 282520.76 m2. (Plan approval No.P- 11910/2022/(1913)/EWARD/ BYCULLA /337/1/NEW dated on 22.07.2022) (Restricted as per approval)	❖ PP will Agree

General Condition:

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.	❖ Waste generated from toilets and bathrooms is collected by sewage suction tanker by local solid waste management facility for further treatment. Provision is made for a temporary room within the project site for collection, segregation, and storage of biodegradable and non-biodegradable waste.
II.	Disposal of muck, Construction spoils, including bituminous material during construction phase should not create any adverse effect on the neighboring	❖ Excavated material is stock piled and will be partly reused for back filling, plot leveling and remaining debris will

	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.	be disposed off by covered trucks to the authorized sites with the prior permission from Solid waste management of MCGM
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.	❖ No Hazardous Waste is generated
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.	<ul style="list-style-type: none"> ❖ Proper housekeeping and regular pest control is being carried out though construction. First aid and medical facilities are provided during construction Site sanitation like safe and adequate Municipal water for drinking and domestic purpose Toilets and bathrooms are provided and periodical medical checkups facilities are provided during construction phase. ❖ Provision is made for temporary room within the project site for collection, segregation and storage of biodegradable and non-biodegradable. First segregated into biodegradable, non-biodegradable, Recyclable and reusable waste. The biodegradable waste will be treated in an organic waste convertor (OWC) and the non- biodegradable waste will

		be handed over to local solid waste management facility for further treatment
V.	Arrangement shall be made that waste water and storm water do not get mixed.	❖ Separate Arrangement are made for storm water drain and waste water does not get mixed. Also, excess storm water will be drained to municipal storm water drains
VI.	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.	❖ Agreed to comply with
VII.	The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.	❖ No extraction of ground water from site for construction activities.
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.	❖ No extraction of ground water from site for construction activities.
IX.	Fixtures for showers, toilet flushing and drinking should be of low either by use of aerators or pressure reducing devices or sensor-based control.	❖ Yes. Low pressure water fixtures are proposed.
X.	The Energy Conservation Building code shall be strictly adhered to.	❖ PP Agreed to this Condition
XI.	All the topsoil during construction activities should be for use in horticulture / landscape development within the project site.	❖ Previously project was occupied by an Industry, hence topsoil were negligible
XII.	Additional soil for leveling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage	❖ Excavated (part) soil was backfilling and plot leveling used

	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.	❖ No extraction of ground water for construction purpose
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	❖ PP Agreed to this Condition
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.	❖ No use of DG set during construction
XVI .	Vehicles hired for transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport & Highways Department. The vehicle shall be adequately covered to avoid spillage /leakages.	❖ PP Agreed
XVI I.	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.	❖ Ambient air and Noise levels monitoring is being carried out

<p>XVI II.</p>	<p>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.</p>	<ul style="list-style-type: none"> ❖ PP Agreed ❖ Capacity of DG Set :910 KVA and 1250 KVA
<p>XIX .</p>	<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 surrounding by a separate environment cell/ designated person.</p>	<ul style="list-style-type: none"> ❖ Regular supervision of the above measures was being monitored by competent person.
<p>B) Operation phase:-</p>		
<p>I.</p>	<p>a) The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Waste Converter and other measures for monitoring should be in place all 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.</p>	<ul style="list-style-type: none"> ❖ Waste generated from toilets and bathrooms is collected by sewage suction tanker by local solid waste management facility for further treatment. Provision is made for a temporary room within the project site for collection, segregation and storage of biodegradable and non-biodegradable waste.
<p>II.</p>	<p>E – Waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.</p>	<ul style="list-style-type: none"> ❖ E- waste shall be disposed through authorized vendor as per amended E Waste (Management and Handling) Rule

		2016
III.	<p>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 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.</p>	<ul style="list-style-type: none"> ❖ One STP of capacity 500 KLD, 180KLD,45KLD will be provided for the project to treat waste water. ❖ We will ensure the completion of STP and OWC before the project is commissioned/operational.
IV.	<p>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</p>	<ul style="list-style-type: none"> ❖ We will ensure the completion of STP and OWC before the project is commissioned/ operational

	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.	❖ PP Agreed
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.	<ul style="list-style-type: none"> ❖ Public road and public areas were not being used for project activity purpose and were free for smooth traffic movement. ❖ Provisions will be made for adequate parking facilities within the project complex.
VII	PP to provide adequate electric charging points for electric vehicles (EVs).	❖ PP Agreed
VIII	Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ A agriculture Dept.	❖ The green belt design along the periphery of the plot will be such that it can attenuate the day and night noise level to the standard Prescribed for residential used by MPCB. Developer will provide RG area on ground. Area is proposed on the Ground 6216.56 Sq.mt
IX.	A separate environment management cell with qualified staff shall be set up for	❖ A separate environment management cell with qualified staff is appointed for

	implementation of the stipulated environmental safeguards.	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.	❖ Complied Separate funds have been allocated for implementation of Environmental Protection Measures
XI.	The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at parivesh.nic.in	❖ Complied. After getting Environmental clearance from SEIAA, Govt. of Maharashtra EC No. EC23B038MH146092 dated 18 th May 2023 Copy attached.
XII.	A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any from whom suggestions / representations, if any, were received while processing the proponent.	❖ Data Required

XIII	The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically it shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM,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 the public domain	❖ Agreed to Comply with. We are submitting six monthly report copies to MPCB, CPCB, Environment Department and MoEF regional office.
C) General EC Conditions:-		
I.	PP has to strictly abide by the conditions stipulated by SEAC & SEIAA.	❖ PP Agreed
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	❖ PP Agreed
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 has been started without obtaining environmental	❖ SEIAA, Govt. of Maharashtra granted After getting Environmental clearance from SEIAA, Govt. of Maharashtra EC No. EC23B038MH146092 dated 18th May 2023 Refer Annexure- 01 for Environmental Clearance (EC) copy

	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 Offices of MoEF, the respective Zonal Office of CPCB and the SPCB.	❖ Agreed to Comply with. We are enclosing status of the project along with six monthly reports to respective MoEF regional office, MPCB and CPCB office both in hard copy and as well as by email format.
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 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.	❖ Agreed to Comply with. We will submit Environment Statement for each year to MPCB, CPCB and Regional MoEF office.
VI.	No further Expansion or modification, other than mentioned in the EIA Notification, 2006 and its amendments, shall be carried out without prior approval of the SEIAA. In case of SEIAA. In case of deviations or alteration 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	❖ PP Agreed

	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 .	❖ PP Agreed
4.	The environment clearance is 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 in the case filed against him, if any or action initiated under EP Act.	❖ PP Agreed
5.	The environmental clearance is issued purely from an environment point of view without prejudice to any court cases and all other applicable permission /NOCs shall be obtained before starting proposed work at site.	❖ PP Agreed

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.	❖ PP Agreed
7.	Validity of Clearance: The environment clearance accorded shall be valid as per EIA Notification, 2006, amended from time to time.	❖ PP Agreed
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.	❖ PP Agreed
9.	Any appeal against this Environment clearance shall lie with the National Green Tribunal (Westem Zone Bench, Pune), New Administrative Building, 1 st Floor, D-Wing, Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act,	❖ PP Agreed

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List of Annexures

Annexure No.	Annexure Name
1.	Environmental Clearance Copy
2.	Goggle Image
3.	Site Photographs
4.	Concession Approval
5.	SWD Remark
6.	HRC NOC
7.	CFO NOC
8.	Water NOC
9.	SWM NOC
10.	SWM Details
11.	Acknowledgement Copy of excess treated water for gardening Purpose
12.	Miyawaki Plantation
13.	Rainwater overflow section indicating the gravity connection to storm water network
14.	Fire Tender Movement Plan

Annexure 1: Environmental Clearance Copy



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

To,

The Authorized Signatory
MACROTECH DEVELOPERS LIMITED
Lodha Excelus, NM Joshi Marg, Mahalaxmi, Mumbai- 400011 -400011

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

Sir/Madam,

This is in reference to your application for Environmental Clearance (EC) in respect of project submitted to the SEIAA vide proposal number SIA/MH/INFRA2/412480/2022 dated 28 Dec. 2022. The particulars of the environmental clearance granted to the project are as below.

- | | |
|--|---|
| 1. EC Identification No. | EC23B038MH146092 |
| 2. File No. | SIA/MH/INFRA2/412480/2022 |
| 3. Project Type | New |
| 4. Category | B |
| 5. Project/Activity including Schedule No. | 8(a) Building and Construction projects |
| 6. Name of Project | Proposed Residential cum Commercial development at C. S. No. 1913 of Byculla Division Building situated at Maulana Azad Road, Mumbai-400007 |
| 7. Name of Company/Organization | MACROTECH DEVELOPERS LIMITED |
| 8. Location of Project | MAHARASHTRA |
| 9. TOR Date | N/A |

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

Date: 18/05/2023

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

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

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STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

No. SIA/MH/INFRA2/412480/2022
Environment & Climate
Change Department
Room No. 217, 2nd Floor,
Mantralaya, Mumbai- 400032.

To
M/s.Macrotech Developers Ltd.,
C. S. No. 1913 of Byculla Division,
Maulana Azad Road, Mumbai.

Subject : Environment Clearance for proposed Residential cum Commercial development at C. S. No. 1913 of Byculla Division Building situated at Maulana Azad Road, Mumbai by M/s.Macrotech Developers Ltd.

Reference : Application no. SIA/MH/INFRA2/412480/2022

This has reference to your communication on the above-mentioned subject. The proposal was considered by the SEAC-2 in its 195th meeting under screening category 8 (b) B1 as per EIA Notification, 2006 and recommend to SEIAA. Proposal then considered in 258th (Day-1) 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	Proposal Number	SIA/MH/INFRA2/412480/2022	
2	Name of Project	Proposed Residential cum Commercial development at C. S. No. 1913 of Byculla Division Building situated at Maulana Azad Road, Mumbai	
3	Project category	8(b) Township and Area Development	
4	Type of Institution	Private	
5	Project Proponent	Name	Macrotech Developers Limited
		Regd. Office address	Lodha Excelus, NM Joshi Marg, Mahalaxmi, 400011
		Contact number	9769872565
		e-mail	developersmacrotech@gmail.com rupesh.kadam2@lodhagroup.com
6	Consultant	Enviro Policy Research India Pvt. Ltd. Certificate No – NABET/EIA/2124/IA0076 (Validity - 26.04.2024) Name:- Mr.Avick Sil Contact Details – 9833825875, avick1114@gmail.com, avick@eprindia.com	
7	Applied for	Fresh	

Six Monthly Post Monitoring Report (April, 2023 – September, 2023)

M/s. Macrotech Developers Ltd.

Prepared by QCI-NABET Accredited Consultant Enviro Policy Research India Pvt. Ltd. (EPR IPL)

8	Location of the project	C. S. No. 1913 of Byculla Division Building situated at Maulana Azad Road, Mumbai					
9	Latitude and Longitude	18°58'39.6"N 72°49'41.7"E					
10	Plot Area (sq.m.)	28,426.64					
11	Deductions (sq.m.)	3,567.49					
12	Net Plot area (sq.m.)	24,859.15					
13	Ground coverage (m ²) & %	10,928.51 sq.m. 43.96%					
14	FSI Area (sq.m.)	1,34,239.41					
15	Non-FSI (sq.m.)	1,49,645.31					
16	Proposed built-up area (FSI + Non FSI) (sq.m.)	2,83,884.72					
17	TBUA (m ²) approved by Planning Authority till date	P-11910/2022/(1913)/EWARD/BYCULLA/337/1/N EW dated on 22.07.2022 FSI – 1,33,594.44 Sq.m					
18	Earlier EC details with Total Construction area, if any.	-					
19	Construction completed as per earlier EC (FSI + Non FSI) (sq.m.)	-					
20	Previous EC / Existing Building	Proposed Configuration				Reason for Modification / Change	
	Building Name	Configuration	Height (m)	Building Name	Configuration		Height (m)
	NA			Wing 1	Gr + 1 st to 56 th Floor	181.4 m	-
				Wing 2	Gr + 1 st to 44 th Floor	143.6 m	-
				Wing 3	Gr + 1 st to 8 th Podium + 9 th to 46 th Floor	169.10 m	-
				Wing 4	1 st Basement + Gr + 1 st to 8 th Podium + 9 th To 47 th Floor	172.75 m	-
				Wing 5	1 st To 5 th Basement + Gr. + 1 st to 20 th Floor	69.15 m	-
			MLCP Buildin	1 st to 3 rd Basement +	30.25 m	-	

		g	Gr. + 1 st to 11 th Parking Floor		
		Fitness Centre	Gr + 1 st Floor	9 m	-
		Temple	Ground Floor	4.65 m	-
21	No. of Tenements & Shops	Flats – 898 nos. Commercial area – 10854 Sq.mt			
22	Total Population	6657 nos.			
23	Total Water Requirements CMD	842.6 KLD			
24	Under Ground Tank (UGT) location	Basement/Underground			
25	Source of water	MCGM			
26	STP Capacity & Technology	500 KLD, 180 KLD and 45 KLD MBBR			
27	STP Location	500 KLD STP and 45 KLD STP – Basement 180 KLD STP – Underground			
28	Sewage Generation CMD & % of sewage discharge in sewer line	688.3 KLD 34%			
29	Solid Waste Management during Construction Phase	type	Quantity (Kg/d)	Treatment / disposal	
		Dry waste	90 Kg/Day	Handover to authorized recyclers	
		Wet waste	60 Kg/Day	OWC	
		Construction waste	-	-	
30	Total Solid Waste Quantities with type during Operation Phase & Capacity of OWC to be installed	Type	Quantity (Kg/d)	Treatment / disposal	
		Dry waste	2116.4 Kg/Day	Handover to authorized recyclers	
		Wet waste	1410.9 Kg/Day	OWC	
		E-Waste	-	-	
		STP Sludge (dry)	6.9 Kg/Day	Shall be used as Manure	
31	R.G. Area in sq.m.	RG required – 6214.79 Sq.m			
		RG provided on ground - 6216.56 Sq.m			
		Total RG Proposed – 6216.56 Sq.m			

		Number of Trees on plot: 34 nos.						
		Number of Trees to be cut: 19 nos.						
		Number of Trees to be transplanted: 8 nos.						
		Number of Trees to be retained: 7 nos.						
		Miyawaki Plantation: 900 nos. (620 Sq.Mtrs.)						
		Total Number of trees to be planted: 1150 nos.						
32	Power requirement	During Operation Phase: <table border="1"> <tr> <td colspan="2">Details</td> </tr> <tr> <td>Connected load (kW)</td> <td>13013 KW</td> </tr> <tr> <td>Demand load (kW)</td> <td>5305 KW</td> </tr> </table>	Details		Connected load (kW)	13013 KW	Demand load (kW)	5305 KW
Details								
Connected load (kW)	13013 KW							
Demand load (kW)	5305 KW							
33	Energy Efficiency	a) Overall energy savings (%): 21 % b) Solar energy (%): 5 %						
34	D.G. set capacity	910 KVA and 1250 KVA						
35	No. of 4-W & 2-W Parking with 25% EV	4-wheeler Provided – 1891 nos.; 2-wheeler Provided – 161 nos.						
36	No. & capacity of Rain water harvesting tanks /Pits	130 cum x 2 nos., 48 cum						
37	Project Cost in (Cr.)	409 Cr.						
38	EMP Cost	Construction Phase – 63.4 Lakhs Operation Phase – 1083 Lakhs (77.3 Lakhs – O/M)						
39	CER Details with justification if any....as per MoEF&CC circular dated 01/05/2018	Not applicable (as per MoEF&CC OM F. NO. 22-65/2017-IA.III dt. 30.09.2020)						
40	Details of Court Cases/litigations w.r.t the project and project location, if any.	NA						

3. The proposal has been considered by SEIAA in its 258th (Day-1) 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 as per the Circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.
2. PP to obtain following NOCs & remarks:
a)SWD remarks; b) HRC NOC.
3. PP to reduce discharge of treated water up to 35%; PP to submit NOC from MCGM regarding use of excess treated water to playground proposed within the project site.
4. PP to convert 10% RG area in to Miyawaki planation & include the cost of same in EMP; PP to revise tree list including nos. of trees to be planted in Miyawaki plantation.

5. PP to provide pumping for rain water harvesting & include the cost of same in EMP.
6. PP to submit revised Fire Tender Movement Plan showing clear road width of six meters and turning radius of nine meters of all around the proposed buildings.

B. SEIAA Conditions-

1. This EC is restricted up to 120 m height as PP has not obtained HRC NOC.
2. This EC is restricted for Wing no 1, 2 and 4 up to 162.60 m, 162.60 m and 169.10 m height respectively as per CFO NOC.
3. PP to keep open space unpaved so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.
4. PP to achieve at least 5% of total energy requirement from solar/other renewable sources.
5. 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.
6. SEIAA after deliberation decided to grant EC for – FSI-133594.44 m², Non-FSI-148926.32 m², Total BUA- 282520.76 m². (Plan approval No.P-11910/2022/(1913)/EWARD/BYCULLA /337/1/NEW dated on 22.07.2022) (Restricted as per approval)

General Conditions:

a) Construction Phase :-

- I. The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. Disposal of muck, Construction spoils, including bituminous material during construction phase should not create any adverse effect on the neighbouring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in the approved sites with the approval of competent authority.
- III. Any hazardous waste generated during construction phase should be disposed of as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.
- IV. Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.
- V. Arrangement shall be made that waste water and storm water do not get mixed.
- VI. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.
- VII. The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.
- VIII. Permission to draw ground water for construction of basement if any shall be obtained from the competent Authority prior to construction/operation of the project.

- IX. Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor based control.
- X. The Energy Conservation Building code shall be strictly adhered to.
- XI. All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
- XII. Additional soil for levelling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.
- XIII. Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.
- XIV. PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance.
- XV. The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.
- XVI. Vehicles hired for transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport & Highways Department. The vehicle shall be adequately covered to avoid spillage/leakages.
- XVII. Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.
- XVIII. Diesel power generating sets proposed as source of backup power for elevators and common area illumination during construction phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel is preferred. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.
- XIX. Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell /designated person.

B) Operation phase:-

- I. a) The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the premises. c) Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.
- III. a) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Treated effluent emanating from STP shall be recycled/ reused to the maximum extent

possible. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP. b) PP to give 100 % treatment to sewage /Liquid waste and explore the possibility to recycle at least 50 % of water, Local authority should ensure this.

- IV. Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement.
- V. The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.
- VI. Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.
- VII. PP to provide adequate electric charging points for electric vehicles (EVs).
- VIII. Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.
- IX. A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.
- X. Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes.
- XI. The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at parivesh.nic.in
- XII. A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.
- XIII. The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, SO₂, NO_x (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.


C) General EC Conditions:-

- I. PP has to strictly abide by the conditions stipulated by SEAC& SEIAA.

- II. If applicable Consent for Establishment" shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy shall be submitted to the Environment department before start of any construction work at the site.
 - III. Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.
 - IV. The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in hard copies as well as by e-mail) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.
 - V. The environmental statement for each financial year ending 31st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.
 - VI. No further Expansion or modifications, other than mentioned in the EIA Notification, 2006 and its amendments, shall be carried out without prior approval of the SEIAA. In case of deviations or alterations in the project proposal from those submitted to SEIAA for clearance, a fresh reference shall be made to the SEIAA as applicable to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.
 - VII. This environmental clearance is issued subject to obtaining NOC from Forestry & Wild life angle including clearance from the standing committee of the National Board for Wild life as if applicable & this environment clearance does not necessarily implies that Forestry & Wild life clearance granted to the project which will be considered separately on merit.
4. The environmental clearance is being issued without prejudice to the action initiated under EP Act or any court case pending in the court of law and it does not mean that project proponent has not violated any environmental laws in the past and whatever decision under EP Act or of the Hon'ble court will be binding on the project proponent. Hence this clearance does not give immunity to the project proponent in the case filed against him, if any or action initiated under EP Act.
5. This Environment Clearance is issued purely from an environment point of view without prejudice to any court cases and all other applicable permissions/ NOCs shall be obtained before starting proposed work at site.
6. In case of submission of false document and non-compliance of stipulated conditions, Authority/ Environment Department will revoke or suspend the Environment clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.
7. Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification, 2006, amended from time to time.
8. The above stipulations would be enforced among others under the Water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention and Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986 and rules there under, Hazardous Wastes (Management and

Handling) Rules, 1989 and its amendments, the public Liability Insurance Act, 1991 and its amendments.

9. Any appeal against this Environment clearance shall lie with the National Green Tribunal (Western Zone Bench, Pune), New Administrative Building, 1st Floor, D-Wing, Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.


Pravin Darade
(Member Secretary, SEIAA)

Copy to:

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

EC Identification No. - EC23B038MH146092 File No. - SIAMH/INFRA2/412480/2022 Date of Issue EC - 18/05/2023 Page 10 of 11

Signature Not Verified

Digitally signed by Shri Pravin C. Darade, I.A.S.
Member Secretary

Date: 5/18/2023 11:13:55 AM

EC Identification No. - EC23B038MH146092 File No. - SIA/MH/INFRA2/412480/2022 Date of Issue EC - 18/05/2023 Page 11 of 11

Six Monthly Post Monitoring Report (April, 2023 – September, 2023)

M/s. Macrotech Developers Ltd.

Prepared by QCI-NABET Accredited Consultant Enviro Policy Research India Pvt. Ltd. (EPR IPL)

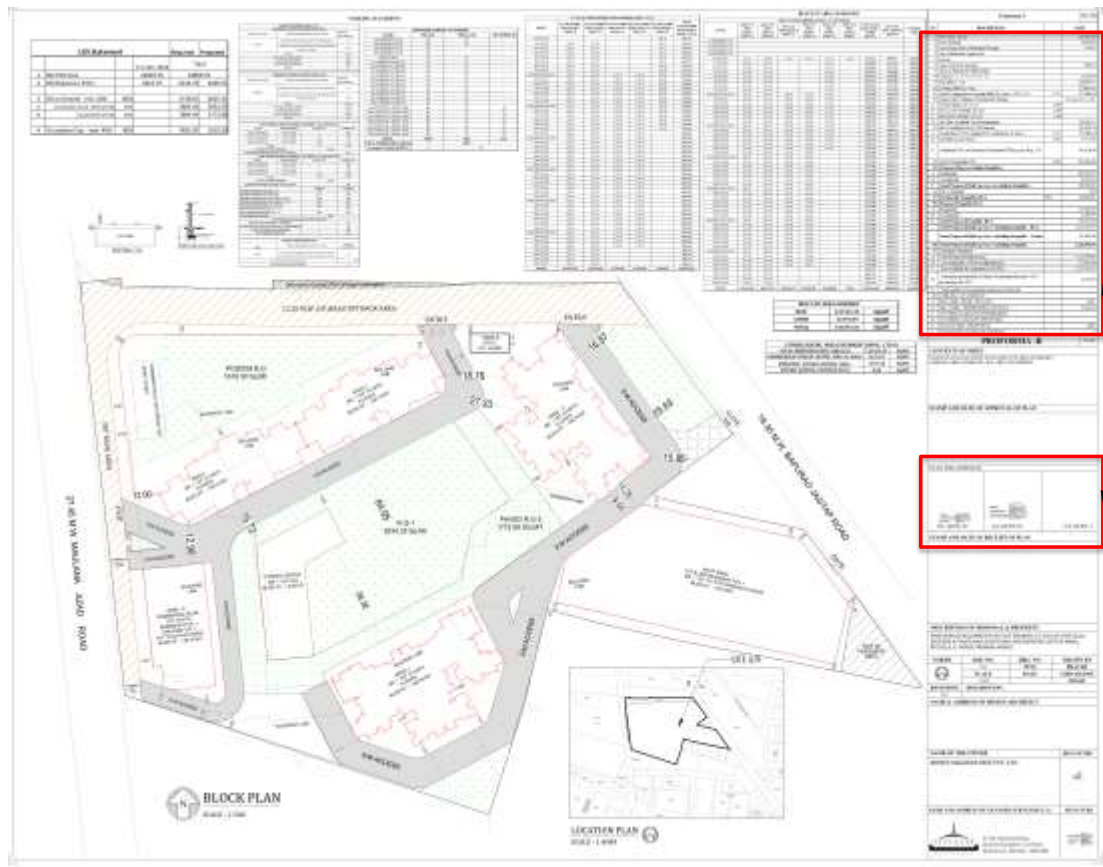
Annexure 2: Google Image



Annexure 3: Site Photographs



Annexure 4: Concession Approval



Six Monthly Post Monitoring Report (April, 2023 – September, 2023)
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Annexure 5: SWD Remark



Hw Consultants
Civil Engineers & Civil Contractor
Licence Plumber, Consultant
LP No - 5385

INTERNAL STORM WATER DRAIN REMARK FROM CONSULTANT

To,

Date: 25/07/2022

I. Executive Engineer,
Building Proposal (City.)E ward
G-1/2, Dosti Venus, Off S. M. Road,
Opp Dosti Estate, Near Vidyalankar College,
Walmiki Chowk, Wadala (East),
Mumbai - 400 037.

Sub:-Internal Storm Water Drain Remark for the proposed residential and commercial buildings on plot bearing CS no 1913 byculla division at Maulana Azad Road and Baburao Jagtap Marg, Buyculla, E-Ward, Mumbai- 400011.

Ref: P-11910/2022/(1913)E Ward/Buculla/IOD/1/New, Dated-25.07.2022.

This is to certify that the said plot is a part of individual plot abutting to Maulana Azaad Raod 27.45 Mtr wide and Baburao jagtap marg 13.30 mtrs wide existing MCGM road. The net plot area is 24859.15 SqM. does not exists Storm Water Drain system along the said MCGM Roads.

The detail calculation & design of the SWD inside the plot as annexed hereto.

Sample Calculation:

1. Catchment Area : 4555.38 SqM
2. Rainfall Intensity : 0.014mm/sec (50 mm/hr)
3. Velocity : 1.2 m/sec
4. Run Off Co-efficient : 1
5. Calculations of Discharge and CrossSectional Area requirement

$$i. Q = A \times I \times R$$

Where , Q = Discharge in cu.mt./sec.

A = Area of the plot in sq.mt.

I = Intensity of Rainfall in mm/sec(0.014mm/sec)

R = Co-efficient of Surface Run off ii.

Q = A x I x R II-E Storm Water Page22 Where,

Q = Discharge in cu.mt./sec.

A/JM- 7/233, Gokul Nagar, Near shivshena branch, Thane(West),Thane - 400601

Six Monthly Post Monitoring Report (April, 2023 – September, 2023)

M/s. Macrotech Developers Ltd.

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Civil Engineers & Civil Contractor
Licence Plumber, Consultant
LP No - 5385

A = Cross sectional Area required for internal storm water drain network

V = Velocity of Storm Water (to be taken as 1.2m/sec.)

iii. Min. 300 mm dia Storm water Pipe network or 0.45 M (width) x 0.30 M (depth) for open drain in R.G. Area .

6. Area of Rectangular Drain : $\text{Area} \times 0.055/3600 \times RC / V$
 $4555.38 \times 0.000015 \times 0.38$
Say 0.056 m²

7. Size of Rectangular Drain : 300 MM X 300 MM

SWD size proposed : 300 MM X 300 MM (As marked on annexed plan)

General Observations:

1. Whether any natural water course is passing through the property. :
2. Size of existing natural water course. :
3. Size to which the existing natural water course should be widened. :
4. Nature of land (whether the R.L. is above 28.04 THD or not) : To be maintained as per Item No.5 below
5. Minimum formation level of the plot required. : 92 feet. above T.H.D. or 15cm. above the formation level of the raised footpath or the existing access road whichever is higher.
6. Space from side of the nalla is to be left out. : 5.00 mtrs II-E Storm Water Page23
7. Adequate storm water drains has been designed in the property including provision for admitting storm water coming from the surrounding locality if required in future.
8. While constructing the S.W. Drain invert level of the drain has been designed such as to admit the storm water coming from the adjoining areas.

Additional remarks if any: (For City) For Plot Area above 500 sq.mts

A/JM- 7/233, Gokul Nagar, Near shivshena branch, Thane(West),Thane - 400601

Six Monthly Post Monitoring Report (April, 2023 – September, 2023)
M/s. Macrotech Developers Ltd.

Prepared by QCI-NABET Accredited Consultant Enviro Policy Research India Pvt. Ltd. (EPRIPL)



9. The minimum formation / ground level of plot under reference has been provided at minimum of 28.04 M (92.00) THD or 15 cm. (5") above the formation level of proposed footpath or raised footpath/ existing access , abutting /proposed road, whichever is higher.

10. The Storm Water Drain suggested in the accompanying plan has been proposed to be laid as per Municipal Specifications using R.C.C. pipes NP2 class below 450 mm dia and NP3 class pipe for 450 mm dia and above pipes, (I.S.I. Mark only) duly encased with 15 cm. thick M-15 cement concrete all around along with provision of water entrances having minimum size of 450mm. x 450mm covered with M.S/ C.I grating. The built up drain has been proposed to be covered with prestressed R.C.C. / C. I. grating for entire length. The velocity of flow has been proposed to be maintained at 1.2 M / Sec. (4'/Sec.) while the drain is running full.

11. The access/internal layout roads/D.P. Roads has been proposed with closed Storm Water Drain as shown in accompanying plan with regular water entrances at 15M., (50') and manholes at 15 M (50') c/c .

12. 12 no.s of catch pit chambers have been proposed to be provided at point/ points which are 60 cm(2') below the invert of pipes, as shown in the accompanying plan.

13. The internal S.W Drain arrangement has been proposed as follows:-

d) 300 mm. dia R.C.C. box drain(slope 1:150) from points : show in plan

e) 300 mm .wide built up drain has been proposed in cement concrete of Grade M-20 having minimum thickness of walls of 20 cm. which shall be covered with gratings from points shown in plan with minimum depth of 300 mm. at starting point @ slope 1:400.

f) The down take pipes of 100 mm. dia . from podium /terrace level up to ground level have been proposed which are proposed to be connected to the water entrance on ground level within Property .

g) The slope to the surface of podium/terrace has been proposed in such a way that all the storm water from podium /terrace will flow towards down take pipes without stagnation.



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Civil Engineers & Civil Contractor
Licence Plumber, Consultant
LP No - 5385

14. The side / marginal open spaces have been proposed to be leveled , consolidated and paved with cement concrete with proper slope in such a way to discharge the storm water into proposed storm water entrances. II-E Storm Water Page26

15. Before starting of the work, invert levels of manhole on Municipal storm Water drain to which internal S.W. Drain , is to be connected shall be confirmed on site with respect to invert level of last catch pit chamber

NOTE :- The remarks are offered without prejudice to the ownership of land and status of the land and structures thereon.

For, M/s. H.W. Consultants



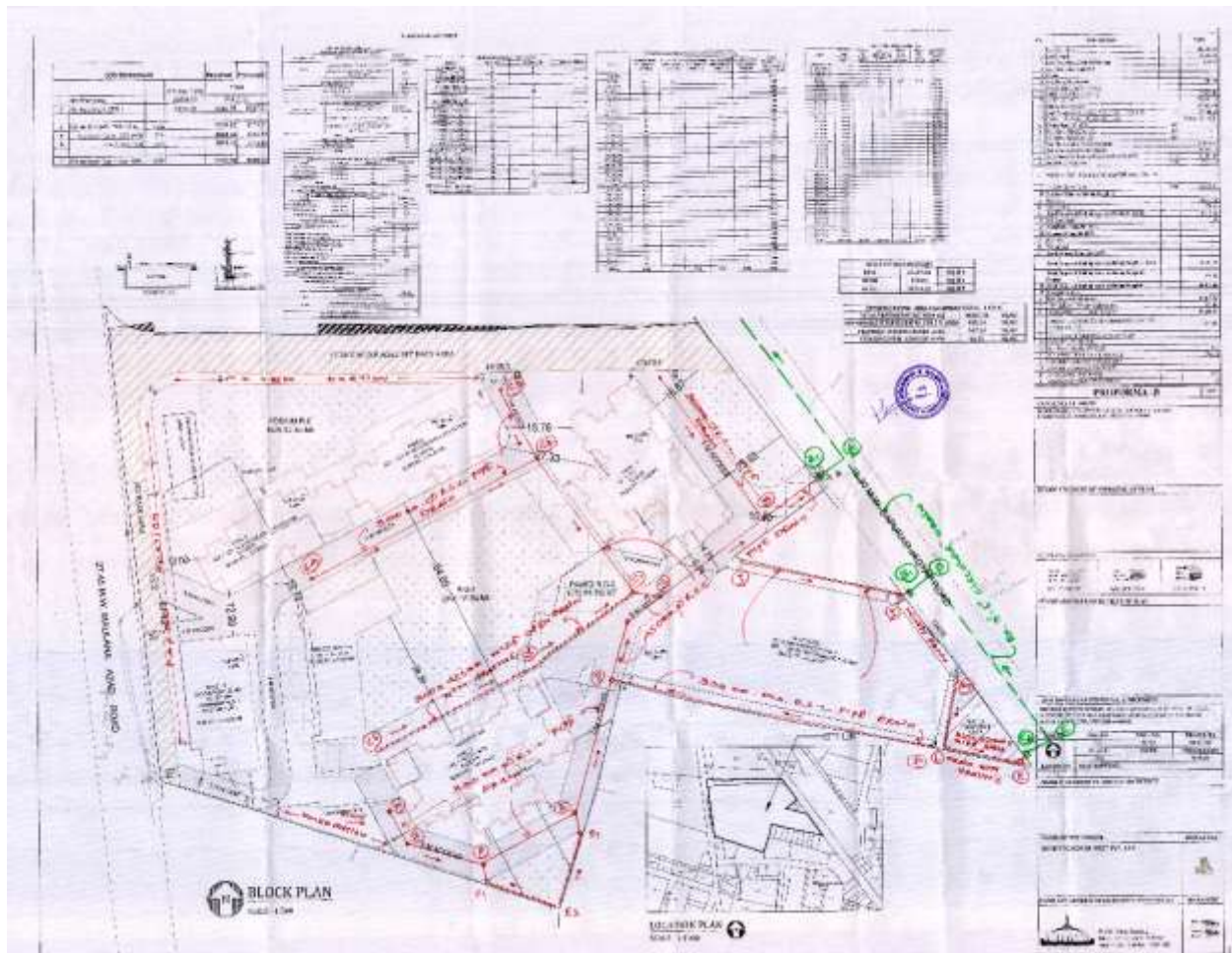
Mr. Hanumant M. Walimki

(L.P. No. - 5385/280/2020)

A/JM- 7/233, Gokul Nagar, Near shivshena branch, Thane(West),Thane - 400601

Six Monthly Post Monitoring Report (April, 2023 – September, 2023)
M/s. Macrotech Developers Ltd.

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Six Monthly Post Monitoring Report (April, 2023 – September, 2023)
M/s. Macrotech Developers Ltd.

Prepared by QCI-NABET Accredited Consultant Enviro Policy Research India Pvt. Ltd. (EPR IPL)

Annexure 6: HRC NOC



भारतीय विमानपत्तन प्राधिकरण
AIRPORTS AUTHORITY OF INDIA

SNCR/WEST/B/110322/724645

मालिक का नाम एवं पता	M/s. Macrotech developers Limited 412, Floor-4, 17G Vardhaman Chamber, Cawasji Patel Road, Horniman Circle, Fort, Mumbai 400 001	दिनांक/DATE: 26-12-2022
OWNERS Name & Address		वैधता/ Valid Up to: 25-12-2030

ऊँचाई की अनुमति हेतु अनापत्ति प्रमाण पत्र (एनओसी)
No Objection Certificate for Height Clearance

1) यह अनापत्ति प्रमाण पत्र भारतीय विमानपत्तन प्राधिकरण (भाविप्रा) द्वारा प्रदत्त दायित्वों के अनुक्रम तथा सुरक्षित एवं नियमित विमान प्रचालन हेतु भारत सरकार (नागर विमानन मंत्रालय) की अधिसूचना जी. एस. आर. 751 (ई) दिनांक 30 सितम्बर, 2015, जी. एस. आर. 770 (ई) दिनांक 17 दिसंबर 2020 द्वारा संशोधित, के प्रावधानों के अंतर्गत दिया जाता है।

1. This NOC is issued by Airports Authority of India (AAI) in pursuance of responsibility conferred by and as per the provisions of Govt. of India (Ministry of Civil Aviation) order GSR751 (E) dated 30th Sep.2015 amended by GSR770(E) dated 17th Dec 2020 for safe and Regular Aircraft Operations.

2). इस कार्यालय को निम्नलिखित विवरण के अनुसार प्रस्तावित संरचना के निर्माण पर कोई आपत्ति नहीं है।
2. This office has no objection to the construction of the proposed structure as per the following details:

अनापत्ति प्रमाणपत्र आईडी / NOC ID	SNCR/WEST/B/110322/724645
आवेदक का नाम / Applicant Name*	Mr. Atul Jangam
स्थल का पता / Site Address*	C.S. No. 1913 Maulana Azad Road, Byculla Division, E ward Byculla, Byculla, Mumbai City, Maharashtra
स्थल के निर्देशांक / Site Coordinates*	18 58 41.91N 72 49 37.68E, 18 58 39.32N 72 49 38.02E, 18 58 37.61N 72 49 38.23E, 18 58 41.96N 72 49 39.80E, 18 58 36.57N 72 49 41.68E, 18 58 36.57N 72 49 42.28E, 18 58 38.56N 72 49 42.84E, 18 58 41.92N 72 49 43.63E, 18 58 39.70N 72 49 43.97E, 18 58 40.37N 72 49 44.86E, 18 58 39.24N 72 49 45.74E, 18 58 37.74N 72 49 46.91E
स्थल की ऊँचाई एएमएसएल मीटर में (औसतन समुद्र तल से ऊपर), (जैसा आवेदक द्वारा उपलब्ध कराया गया) / Site Elevation in mtrs AMSL as submitted by Applicant*	4.25 M
अनुमत्य अधिकतम ऊँचाई एएमएसएल मीटर में (औसतन समुद्र तल से ऊपर) / Permissible Top Elevation in mtrs Above Mean Sea Level(AMSL)	229.76 M (Restricted)

क्षेत्रीय मुख्यालय पश्चिमी क्षेत्र पोर्टा कैबिंस, नई एयरपोर्ट रोड, हनुमान रोड, विले पार्ले ईस्ट, मुंबई- 400099 दूरभाष संख्या: 91-22-28300606
Regional headquarter Western Region, Porta Cabins, New Airport Road, Opposite Horniman Road, Vile Parle East, Mumbai-400099 Tel. no. 91-22-28300606



Atul Jangam
Atul Jangam

Six Monthly Post Monitoring Report (April, 2023 – September, 2023)
M/s. Macrotech Developers Ltd.

Prepared by QCI-NABET Accredited Consultant Enviro Policy Research India Pvt. Ltd. (EPR IPL)



भारतीय विमानपत्तन प्राधिकरण AIRPORTS AUTHORITY OF INDIA

SNCR/WEST/B/110322/724645

* जैसा आवेदक द्वारा उपलब्ध कराया गया / As provided by applicant*

3) यह अनापत्ति प्रमाण पत्र निम्नलिखित नियम व शर्तों के अधीन है: -

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

क) आवेदक द्वारा उपलब्ध कराए गए स्थल की ऊँचाई तथा निर्देशांक को, प्रस्तावित संरचना हेतु अनुमन्य अधिकतम ऊँचाई जारी करने के लिए प्रयोग किया गया है। भारतीय विमान पत्तन प्राधिकरण, आवेदक द्वारा उपलब्ध कराये गए स्थल की ऊँचाई तथा निर्देशांक की यथार्थता का ना तो उत्तरदायित्व वहन करता है, और ना ही इनको प्रमाणीकृत करता है। यदि किसी भी स्तर पर यह पता चलता है कि वास्तविक विवरण, आवेदक द्वारा उपलब्ध कराए गए विवरण से भिन्न है, तो यह अनापत्ति प्रमाण पत्र अमान्य माना जाएगा तथा कानूनी कार्यवाही की जाएगी। सम्बंधित विमान क्षेत्र के प्रभारी अधिकारी द्वारा एयरक्राफ्ट नियम 1994 (भवन, वृक्षों आदि के कारण अवरोध का विध्वंस) के अधीन कार्यवाही की जायेगी।

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

ख) अनापत्ति प्रमाण पत्र के आवेदन में आवेदक द्वारा उपलब्ध कराए गए स्थल निर्देशांक को सड़क दृश्य मानचित्र और उपग्रह मानचित्र पर अंकित किया गया है जैसा कि अनुलग्नक में दिखाया गया है। आवेदक / मालिक यह सुनिश्चित करे कि अंकित किए गए निर्देशांक उसके स्थल से मेल खाते हैं। किसी भी विसंगति के मामले में, नामित अधिकारी को अनापत्ति प्रमाण पत्र रद्द करने के लिए अनुरोध किया जाएगा।

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

ग) एयरपोर्ट संचालक या उनके नामित प्रतिनिधि, अनापत्ति प्रमाण पत्र नियमों और शर्तों का अनुपालन सुनिश्चित करने के लिए स्थल (आवेदक या मालिक के साथ पूर्व समन्वय के साथ) का दौरा कर सकते हैं।

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

घ) संरचना की ऊँचाई (सुपर स्ट्रक्चर सहित) की गणना अनुमन्य अधिकतम ऊँचाई (ए एम एस एल) से स्थल की ऊँचाई को घटाकर की जायेगी। अर्थात्, संरचना की अधिकतम ऊँचाई = अनुमन्य अधिकतम ऊँचाई (-) स्थल की ऊँचाई।

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

च) अनापत्ति प्रमाण पत्र जारी करना, भारतीय एयरक्राफ्ट एक्ट 1934, के सैक्शन 9-A तथा इसके अंतर्गत समय-समय पर जारी अधिसूचनाएँ तथा एयरक्राफ्ट नियम (1994 भवन, वृक्षों आदि के कारण अवरोध का विध्वंस) के अधीन है।

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

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मुंबई- 400099 दूरभाष संख्या 22-2830060
Regional headquarter Western Region, Porta Cabins, New Airport Road, Hanuman Road, Vile Parle East
Mumbai-400099 Tel. no. 9



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छ) कोई भी रेडियो/ टीवी एन्टीना, लाइटनिंग अरेस्टर, सीढ़िया, मुम्टी, पानी की टंकी अथवा कोई अन्य वस्तु तथा किसी भी प्रकार के संलग्न उपस्कर पैरा 2 में उल्लेखित अनुमन्य अधिकतम ऊँचाई से ऊपर नहीं जानी चाहिए।

f. No radio/TV Antenna, lightning arresters, staircase, Mumty, Overhead water tank or any other object and attachments of fixtures of any kind shall project above the Permissible Top Elevation as indicated in para 2.

ज) विमानक्षेत्र संदर्भ बिंदु के 8 KM के भीतर तेल, बिजली या किसी अन्य ईंधन का उपयोग जो उड़ान संचालन के लिए धुएँ का खतरा पैदा नहीं करता है, ही मान्य है।

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

झ) यह प्रमाणपत्र इसके जारी होने की तारीख से 8 साल की अवधि के लिए वैध है। एक बार रिवेलीडेशन की अनुमति दी जा सकती है, बशर्ते कि इस तरह का अनुरोध एनओसी की समाप्ति की तारीख से छह महीने के भीतर किया जाए और प्रारंभिक प्रमाणपत्र 8 साल की वैधता अवधि के भीतर प्राप्त किया जाए।

h. The certificate is valid for a period of 8 years from the date of its issue. One-time revalidation shall be allowed, provided that such request shall be made within six months from the date of expiry of the NOC and commencement certificate is obtained within initial validity period of 8 years.

ट) भवन के निर्माण के दौरान या उसके बाद किसी भी समय स्थल पर ऐसी कोई भी लाइट या लाइटों का संयोजन नहीं लगाया जाएगा जिसकी तीव्रता, आकृति या रंग के कारण वैमानिक ग्राउन्ड लाइटों के साथ भ्रम उत्पन्न हो। विमान के सुरक्षित प्रचालन को प्रभावित करने वाली कोई भी गतिविधि मान्य नहीं होगी।

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

ठ) आवेदक द्वारा विमानपत्तन पर या उसके आसपास विमान से उत्पन्न शोर, कंपन या विमान प्रचालन से हुई किसी भी क्षति के विरुद्ध कोई शिकायत/दावा नहीं किया जाएगा।

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

ड) डे मार्किंग तथा सहायक विद्युत आपूर्ति सहित नाइट लाइटिंग (डीजीसीए भारत की वेबसाइट www.dgca.nic.in पर उपलब्ध) नागर विमानन आवश्यकताएं श्रंखला 'बी' पार्ट 1, सैक्शन-4 के चैप्टर 6 तथा अनुलग्नक 6 में विनिर्दिष्ट दिशानिर्देशों के अनुसार उपलब्ध कराई जाएंगी।

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

ढ) भवन के नक्शे के अनुमोदन सहित अन्य सभी वैधानिक अनापत्ति, संबंधित प्राधिकरणों से लेना आवेदक की जिम्मेदारी होगी, क्योंकि इस ऊँचाई हेतु अनापत्ति प्रमाणपत्र लेने का उद्देश्य सुरक्षित एवं नियमित विमान प्रचालन सुनिश्चित करना है तथा इसे भूमि के स्वामित्व आदि सहित किसी अन्य उद्देश्य/ दावे के लिए दस्तावेज के रूप में प्रयोग नहीं किया जा सकता।

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

क्षेत्रीय मुख्यालय पश्चिमी क्षेत्र पोर्टा कैबिंस, नई एयरपोर्ट कॉलेज रोड, विले पार्ले ईस्ट

मुंबई- 400099 दूरभाष संख्या : 91-22-28300000

Regional headquarter Western Region, Porta Cabins, New Airport College Road, Vile Parle East

Mumbai-400099 Tel. no. 91-22-28300000



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M/s. Macrotech Developers Ltd.

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ण) इस अनापत्ति प्रमाणपत्र आईडी का मूल्यांकन Juhu, Navi Mumbai, Santa Cruz विमानक्षेत्रों के संबंध में किया गया है। यह अनापत्ति प्रमाणपत्र भारतीय विमान पत्तन प्राधिकरण के विमानक्षेत्रों और अन्य लाइसेंस प्राप्त सिविल विमानक्षेत्रों, जो जी. एस. आर. 751 (ई) जी. एस. आर. 770 (ई) द्वारा संशोधित के अनुसूची - III, अनुसूची - IV (भाग - I), अनुसूची - IV (भाग - 2); केवल RCS हवाई अड्डों और अनुसूची - VII में सूचीबद्ध हैं, के लिए जारी किया गया है।

m. This NOC ID has been assessed with respect to the Juhu, Navi Mumbai, Santa Cruz Airports. NOC has been issued w.r.t. the AAI Aerodromes and other licensed Civil Aerodromes as listed in Schedule - III, Schedule - IV (Part-I), Schedule - IV (Part-2; RCS Airports Only) and Schedule - VII of GSR 751(E) amended by GSR 770(E)

त) यदि स्थल रक्षा विभाग के विमान क्षेत्र के अधिकार क्षेत्र में आता है, जैसा कि जीएसआर 751 (ई) की अनुसूची-V में सूचीबद्ध है, तो आवेदक को रक्षा विभाग से अलग से अनापत्ति प्रमाणपत्र लेना होता है। जीएसआर 751 (ई) जी. एस. आर. 770 (ई) द्वारा संशोधित के नियम 13 के अनुसार, आवेदकों को उन स्थलों के लिये, जो जीएसआर 751 (ई) जी. एस. आर. 770 (ई) द्वारा संशोधित के अनुसूची - IV (भाग - 2); आरसीएस हवाई अड्डों के अलावा के रूप में सूचीबद्ध बिना लाइसेंस वाले विमान क्षेत्र के अधिकार क्षेत्र में आता है, तो संबंधित राज्य सरकार से भी अनापत्ति प्रमाणपत्र लेने की आवश्यकता है।

n. Applicant needs to seek separate NOC from Defence, if the site lies within the jurisdiction of Defence Aerodromes as listed in Schedule - V of GSR 751 E amended by GSR 770(E). As per rule 13 of GSR 751 E amended by GSR 770(E), applicants also need to seek NOC from the concerned state government for sites which lies in the jurisdiction of unlicensed aerodromes as listed in Schedule-IV (Part-2; other than RCS airports) of GSR 751 E amended by GSR 770(E)

थ) अनापत्ति प्रमाण पत्र (एनओसी) की किसी भी त्रुटि/व्याख्या की स्थिति में अंगरेजी अनुवाद ही मान्य होगा।

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

द) स्थल की ऊँचाई और/या संरचना की ऊँचाई के किसी भी विवाद में अनुमन्य अधिकतम ऊँचाई एएमएसएल में ही मान्य होगी।

p. In case of any dispute with respect to site elevation and/or AGL height, Permissible Top Elevation in AMSL shall prevail.

Handwritten signature and date: 26/10/2023



क्षेत्रीय मुख्यालय पश्चिमी क्षेत्र पोर्टा कैबिंस, नई एयरपोर्ट कॉलोनी, हनुमान रोड के सामने, विलेपारले ईस्ट
मुंबई - 400099 दूरभाष संख्या : 91-22-28300606

Regional headquarter Western Region, Porta Cabins, New Airport Colony, Opposite Hanuman Road, Vile Parle East
Mumbai-400099 Tel. no. 91-22-28300606

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क्षेत्र का नाम / Region Name: पश्चिम/WEST

पदनामित अधिकारी/Designated Officer नाम/ पदनाम/दिनांक सहित हस्ताक्षर Name/Designation/Sign with date	 गोपाकुमार आर. एस. / GOPAKUMAR R.S. महाप्रबंधक (ए.टी.एन.), पश्चिमी क्षेत्र General Manager (A.T.M.), Western Region भारतीय विमानपत्तन प्राधिकरण/Airports Authority of India मुंबई / Mumbai - 400 099.
द्वारा तैयार Prepared by	 20/12/2022 MIRAT GUPTA Sr (ATM-DAI)
द्वारा जांचा गया Verified by	 20/12/2022 Mukammed Sha L. A. AGM (ATM - DOAS)

ईमेल आईडी / EMAIL ID : nocwr@aai.aero
फोन/ Ph: 022-28300656

ANNEXURE/अनुलग्नक

Distance From Nearest Airport And Bearing/निकटतम विमानक्षेत्र से दूरी और बीयरिंग

Airport Name/ विमानक्षेत्र का नाम	Distance (Meters) from Nearest ARP/निकटतम विमानक्षेत्र संदर्भ बिंदु से दूरी (मीटर मे)	Bearing(Degree) from Nearest ARP/निकटतम विमानक्षेत्र संदर्भ बिंदु से बीयरिंग (डिग्री)
Juhu	13212.92	183.06
Navi Mumbai	25408.1	266.36
Santa Cruz	13135.4	198.04
NOCID	SNCR/WEST/B/110322/724645	

क्षेत्रीय मुख्यालय पश्चिमी क्षेत्र पोर्टा कैबिंस, नई एयरपोर्ट कॉलोनी, हनुमान रोड के सामने, विलेपारले ईस्ट
मुंबई- 400099 दूरभाष संख्या : 91-22-28300606

Regional headquarter Western Region,Porta Cabins, New Airport Colony, Opposite Hanuman Road, Vile Parle East
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Street View



Satellite View



क्षेत्रीय मुख्यालय पश्चिमी क्षेत्र पोर्टा कैबिंस, नई एयरपोर्ट कॉलोनी, हनुमान रोड के सामने, विलेपारले ईस्ट
मुंबई- 400099 दूरभाष संख्या : 91-22-28300608

Regional headquarter Western Region,Porta Cabins, New Airport Colony, Opposite Hanuman Road, Vile Parle East
Mumbai-400099 Tel. no. 91-22-28300608

Six Monthly Post Monitoring Report (April, 2023 – September, 2023)

M/s. Macrotech Developers Ltd.

Prepared by QCI-NABET Accredited Consultant Enviro Policy Research India Pvt. Ltd. (EPRIL)

Annexure 7: CFO NOC

BRIHANMUMBAI MUNICIPAL CORPORATION MUMBAI FIREBRIGADE

Office of the Dy. Chief Fire Officer (R-I), Byculla – Regional Command Centre,
Byculla Fire Station, Bapurao Jagtap Marg, Byculla - (W), Mumbai-400008.

Sub: Stipulating Fire-Protection measures & Fire-Fighting requirements for the proposed construction of **High-rise Residential building** having separate wings viz. Wing-1, Wing-2, Wing-3 & Wing-4, **High-rise commercial building** Wing-5 & **Low-rise** MLCP Building, Club House Building & a Temple on plot bearing C.S. No. 1913 of Byculla Division, in E-Ward, situated at Bapurao Jagtap marg, DP Road & Maulana Azad Road, Byculla (W), Mumbai.

Ref.: i) Online submission from Mr. Shashikant L. Jadhav, Licensed Surveyor, for Spaceage Consultants.
ii) Online file no. P-11910/2022/(1913)/E/Ward/Byculla/CFO.

Mr. Shashikant Jadhav – Licensed Surveyor
For- Spaceage Consultants

This is a proposal under section-35 of D.C.P.R. 2034 for the proposed construction of **High-rise Residential building** having separate wings viz. Wing-1, Wing-2, Wing-3 & Wing-4, **High-rise commercial building** Wing-5 & **Low-rise** MLCP Building, Club House Building & a Temple, where **Wing-1** is comprising of Ground floor (part on stilt) + 1st to 50th upper residential floors (50th floor part) having total height of 162.60 Mtrs. from general ground level upto terrace level, **Wing-2** is comprising of Ground floor (part on stilt) + 1st to 50th upper residential floors (50th floor part) having total height of 162.60 Mtrs. from general ground level upto terrace level, **Wing-3** is comprising of Ground floor (part on stilt) + Common 1st to 7th Podium floors for Car-parking by means of 6.0 mtrs. wide two-way ramp + 8th floor with common podium for R.G. & Swimming pool open to sky, part for Amenity/Fitness centre + 9th to 46th upper residential floors having total height of 169.10 Mtrs. from general ground level upto terrace level, **Wing-4** is comprising of Part single level Basement (-2.90 mtrs.) for common services + Ground floor (part on stilt) + Common 1st to 7th Podium floors for Car-parking by means of 6.0 mtrs. wide two-way ramp + 8th floor with common podium for R.G. & Swimming pool open to sky, part for Amenity/Fitness centre + 9th to 46th upper residential floors having total height of 169.10 Mtrs. from general ground level upto terrace level, **Wing-5** (Commercial Building) is comprising of Four level basement (-11.65 mtrs.), [in which 1st Basement is beyond building line (part extended below Wing-1 & Club house building) for car-parking by means of 6.0 mtrs. wide two-way ramp & services, 2nd to 4th Basement are beyond building line for car-parking by means of 6.0 mtrs. wide two-way ramp] + Ground floor for N.R./Shops & Sub-station + 1st to 20th upper floors having total height of 69.15 Mtrs. from general ground level upto terrace level with cantilevered refuge area on every alternate mid-landing of staircase above 7th floor, **Low-rise MLCP building** comprising of Two-level Basement (-5.50 mtrs.) [in which 1st Basement is beyond building line (part extended below Wing-1) for car-parking by means of 6.0 mtrs. wide two-way ramp & services, 2nd Basement is beyond building line for car-parking by means of 6.0 mtrs. wide two-way ramp & Services] + Ground floor for Surface car-parking + 1st to 10th upper Car-parking floors for surface car-parking by means of 6.0 mtrs. wide two-way ramp, having total height of 31.25 Mtrs. from general ground level upto terrace level, **Club House Building** comprising of Ground + 1st upper floor (1st floor part) for Gym. & relevant activities, having total height of 9.00 Mtrs. from general ground level upto roof-top slab level & a **Temple**, a ground floored structure having height of 4.65 Mtrs. from general ground level upto roof top level, as per the details shown on the plans as submitted online by you.

BASEMENTS AS SHOWN ON THE PLAN ARE AS UNDER:

Wing-4:-

Licensed Surveyor has proposed Single level Basement (-2.90 mtrs.) for Services part protruding beyond building line, as shown on the plan.

Wing-5 (Commercial Building):-

Licensed Surveyor has proposed Four level Basement (-11.65 mtrs.) in which 1st Basement is beyond building line (part extended below Wing-1 & Club house building) for car-parking by means of 6.0 mtrs. wide two-way ramp & services, 2nd to 4th Basement are beyond building line for car-parking by means of 6.0 mtrs. wide two-way ramp, all having natural ventilation through cut-outs, as shown on the plan.

MLCP Building:-

Licensed Surveyor has proposed Two-level Basement (-5.50 mtrs.) [in which 1st Basement is beyond building line (part extended below Wing-1) for car-parking by means of 6.0 mtrs. wide two-way ramp & services, 2nd Basement is beyond building line for car-parking by means of 6.0 mtrs. wide two-way ramp & Services, having natural ventilation through cut-outs, as shown on the plan.

PODIUM FLOORS:-

Wing-3 & Wing-4:-

Licensed Surveyor has proposed common 1st to 8th Podium floors out of which 1st to 7th Podium floors are for horizontal car parking by way of 6.00 mtrs. wide two-way ramp from ground level to 7th podium floor level & 8th Podium floor is for amenities/fitness centre & R.G..

MLCP building:-

Licensed Surveyor has proposed 1st to 10th Podium Car-parking floors entirely for surface car parking by way of 6.00 mtrs. wide two-way ramp from ground level to 10th podium floor level.

RAMPS:

Wing-3/4, Wing-5, MLCP Building:-

Two Way Ramp of minimum 6.00 mtrs. width at a gradient of 1:10 & landing minimum 6.00 Mtrs as per norms are provided each in **Wing-3/4** from ground to 7th Podium car-parking floor, in **Wing-5** from ground to 4th level basement & in **MLCP Building** from Ground to 2nd level basement & ground to 10th Car-parking floor level as shown on the plans.

THE FLOOR WISE USERS OF THE BUILDING AS SHOWN ON THE PLAN ARE AS UNDER:

Wing-1 & Wing-2:-

Floors	Proposed floor wise user (Each Wing)
Ground floor	Entrance lobby, part still for surface parking, Society office, servant toilets, Fire control room, BMS room & Electric meter room, & RWH tank (in Wing-2 only)
1 st to 7 th , 9 th to 14 th , 16 th to 21 st , 23 rd to 28 th , 30 th to 35 th , 37 th to 42 nd & 44 th to 49 th floors	07 nos. of residential flats on each floor.
8 th , 15 th , 22 nd , 29 th , 36 th & 43 rd floors (Refuge)	05 nos. of residential flats & refuge area on each floor.
50 th floor (Part)	06 nos. of residential flats & part terrace.
Terrace floor	OHT, LMR & terrace open to sky.

Temple:-

Licensed Surveyor has proposed a Temple, which is a ground floored structure between Wing 02 & Wing 03, at North side as shown on the plan.

Wing-3 & Wing-4

Floors	Proposed floor wise user	
	Wing-03	Wing-04
Basement (-2.70 Mtrs.)	-----	For Services
Ground floor	Entrance lobbies, part stilt for surface parking, Society office, Fire control room, BMS room, 03 nos. of servant rooms & Electric meter room.	Entrance lobbies, part stilt for surface parking, Society office, Fire control room, BMS room, 03 nos. of servant toilet, D.G. Set, Electric substation & Electric meter room.
1 st to 7 th Podium floor (Common)	Horizontal car parking accessible by 6.00 Mtrs. wide two way ramp.	
8 th floor (Refuge)	Amenity area, Refuge area & common swimming pool for Wing 03 & Wing 04.	
9 th to 14 th , 16 th to 21 st , 23 rd to 28 th , 30 th to 35 th , 37 th to 42 nd , 44 th & 46 th floors	03 nos. of residential flats on each floor.	03 nos. of residential flats on each floor.
15 th , 22 nd , 29 th , 36 th floors. (Refuge)	02 nos. of residential flats & refuge area on each floor.	02 nos. of residential flats & refuge area on each floor.
43 rd floor (Refuge)	03 nos. of residential flats & refuge area.	03 nos. of residential flats & refuge area.
Terrace floor	OHT, LMR & terrace open to sky.	OHT, LMR & terrace open to sky.

Wing-5 (Commercial building):-

Floors	Proposed floor wise user
4 th Level Basement (-11.65 Mtrs.)	Horizontal car parking accessible by 6.00 Mtrs. wide two-way ramp.
3 rd Level Basement (-8.65 Mtrs.)	Horizontal car parking accessible by 6.00 Mtrs. wide two-way ramp.
2 nd Level Basement (-5.65 Mtrs.)	Horizontal car parking accessible by 6.00 Mtrs. wide two-way ramp.
1 st Level Basement (-2.75 Mtrs.)	Horizontal car parking accessible by 6.00 Mtrs. wide two-way ramp U.G. tanks & Pump room.
Ground floor	03 nos. of Entrance lobbies, 09 nos. of Shop/N.R., Electric substation.
1 st & 2 nd floors	11 nos. of Shop/N.R. & common toilet on each floor.
3 rd to 5 th floors	17 nos. of offices & common toilet on each floor.
6 th to 20 th floors	14 nos. of offices & common toilet on each floor.
Terrace floor	OHT, LMR & terrace open to sky.

MLCP Building:-

Floors	Proposed floor wise user
2 nd Level Basement (-5.50 Mtrs.)	Horizontal car parking accessible by 6.00 Mtrs. wide two way ramp U.G. tank, & Sewage Treatment plant (STP)

1 st Level Basement (-2.75 Mtrs.)	Horizontal car parking accessible by 6.00 Mtrs. wide two way ramp U.G. tank, Rain water harvesting, Sewage Treatment plant (STP) & Pump room.
Ground floor	Horizontal car parking & Electric substation.
1 st to 10 th floor	Horizontal car parking accessible by 6.00 Mtrs. wide two way ramp on each floor.
Terrace floor	OHT, LMR & terrace open to sky.

Club House Building (Gym):-

Floors	Proposed floor wise user
Ground floor	Reception, 02 Gym. areas, 03 nos. of Stores, 02 nos. of Pantry, 02 no. of ladies toilet & 02 no. of gents toilet.
1 st floor	Gym area, 01 no. of ladies toilet & 01 no. of gents toilet, Part terrace open to sky

The said plot abuts to 03 nos. of roads i.e. i) 27.45 Mtrs. wide Maulana Azad road on West side, ii) 12.20 Mtrs wide D.P. road on North side & iii) 18.30 Mtrs. wide Bapurao Jagtap road on East side. The said proposed buildings are easily approachable from all sides in case of emergency through 9.00 mtrs. wide internal access roads connected to all the 03 roads abutting the plot as shown on the plan.

THE OPEN SPACES AS SHOWN ON THE PLAN ARE AS UNDER:

Wing-1:-

Side	Open spaces
North	9.04 Mtrs. to 9.16 Mtrs. including paved R.G. + R.G. area
South	12.52 Mtrs. to 13.64 Mtrs. including 9.00 Mtrs. wide internal road + R.G. area.
East	9.02 Mtrs. to 12.09 Mtrs. including 9.00 Mtrs. wide internal road & 9.00 Mtrs. wide internal approach road.
West	9.00 Mtrs. to 13.51 Mtrs. including 9.00 Mtrs. wide internal road connected to 6.00 mtrs. wide internal road of Wing-5 through paved R.G.

Wing-2:-

Side	Open spaces
North	3.00 Mtrs. to 11.17 Mtrs. + 12.20 Mtrs wide D.P. Road setback.
South	9.04 Mtrs. to 14.25 Mtrs. including 9.00 Mtrs. wide internal road.
East	16.87 Mtrs. to 25.63 Mtrs. including 9.00 Mtrs. wide internal access & R.G. + 18.30 Mtrs. wide Bapurao Jagtap road.
West	3.00 Mtrs. + 9.00 Mtrs. wide Paved R.G.

Wing-3 & Wing-4 (common open spaces):-

Side	Open spaces		
	Building Line to Plot Boundary	Building Line to Podium Line	Podium Line to Plot Boundary
North	9.24 Mtrs. to 47.16 Mtrs. + 12.20 Mtrs wide D.P. road.	6.23 Mtrs. to 43.84 Mtrs including Podium top R.G. & Swimming-pool	3.01 Mtrs. to 3.32 Mtrs. + 12.20 Mtrs wide D.P. road Set back.
South	9.00 Mtrs. to 15.72 Mtrs. including 9.00 Mtrs. wide internal access road & R.G. area.	Flushed	9.00 Mtrs. to 15.72 Mtrs. including 9.00 Mtrs. wide internal

			access road & R.G. area.
East	11.00 Mtrs. to 18.76 Mtrs. including 9.00 Mtrs. wide internal access road.	Flushed	11.00 Mtrs. to 18.76 Mtrs. including 9.00 Mtrs. wide internal access road.
West	12.00 Mtrs. including 9.00 mtrs.+ 27.45 Mtrs. wide Maulana Azad Road with setback	Part flushed & part 8.19 Mtrs. to 16.81 Mtrs.	Part 3.05 Mtrs. to 4.55 Mtrs. & part 12.00 Mtrs. including 9.00 mtrs.+ 27.45 Mtrs. wide Maulana Azad Road with setback

Wing-5 (Commercial building):-

Side	Open spaces
North	6.00 Mtrs. to 12.90 Mtrs. including 6.00 Mtrs. wide internal access road.
South	6.00 Mtrs. to 11.62 Mtrs. including 6.00 Mtrs. wide internal access road.
East	17.24 Mtrs. including 6.00 Mtrs. wide internal access road & paved R.G upto Club house building.
West	4.50 Mtrs. + 27.45 Mtrs. wide Maulana Azad road with setback.

MLCP Building:-

Side	Open spaces
North	3.17 Mtrs. to 3.25 Mtrs.
South	1.99 Mtrs. to 2.79 Mtrs.
East	1.65 Mtrs. to 3.32 Mtrs. + 18.30 Mtrs. wide Bapurao Jagtap road.
West	9.00 Mtrs. wide internal access road.

Club House Building:-

Side	Open spaces
North	15.72 Mtrs. including R.G. & 9.00 Mtrs. wide internal access road.
South	9.04 Mtrs. to 26.65 Mtrs. including paved R.G.
East	R.G.
West	17.24 Mtrs. including Paved R.G. & 6.00 Mtrs. wide internal access

REFUGE AREAS AS SHOWN ON THE PLAN ARE AS UNDER:

Wing-1 & Wing-2 (Each Wing):-

Refuge floor	Refuge area in sq. mtrs.		At the height of refuge floor from ground level in mtrs.
	Required	Proposed	
8 th floor	217.63 Sq. Mtrs.	246.99 Sq. Mtrs.	+ 26.85 Mtrs.
15 th floor	217.63 Sq. Mtrs.	246.99 Sq. Mtrs.	+ 48.90 Mtrs.
22 nd floor	217.63 Sq. Mtrs.	246.99 Sq. Mtrs.	+ 70.97 Mtrs.
29 th floor	217.63 Sq. Mtrs.	246.99 Sq. Mtrs.	+ 93.20 Mtrs.
36 th floor	217.63 Sq. Mtrs.	246.99 Sq. Mtrs.	+ 115.25 Mtrs.
43 rd floor	217.63 Sq. Mtrs.	246.99 Sq. Mtrs.	+ 137.30 Mtrs.

Excess refuge area beyond 4.25% shall be counted towards FSI. Also terrace floor shall be treated as refuge area. As per rule the next Refuge area shall be on 50th floor, but

since it is a top most part floor with part terrace, terrace above 50th floor is treated as Refuge area.

Wing-3 & Wing-4 (Each Wing):-

Refuge floor	Refuge area in sq. mtrs.		At the height of refuge floor from ground level in mtrs.
	Required	Proposed	
8 th floor	124.62 Sq. Mtrs.	159.26 Sq. Mtrs.	+ 26.75 Mtrs.
15 th floor	139.26 Sq. Mtrs.	153.09 Sq. Mtrs.	+ 52.30 Mtrs.
22 nd floor	139.26 Sq. Mtrs.	153.09 Sq. Mtrs.	+ 77.85 Mtrs.
29 th floor	139.26 Sq. Mtrs.	153.09 Sq. Mtrs.	+ 103.40 Mtrs.
36 th floor	139.26 Sq. Mtrs.	153.09 Sq. Mtrs.	+ 128.95 Mtrs.
43 rd floor	79.75 Sq. Mtrs.	87.34 Sq. Mtrs.	+ 154.50 Mtrs.
Excess refuge area beyond 4.25% shall be counted towards FSI. Also terrace floor above 46 th floor shall be treated as refuge area.			

Wing-5 (Commercial building):-

Refuge floor at mid-landing between	Refuge area in sq. mtrs. Proposed	At the height of refuge floor from ground level in mtrs.
7 th & 8 th floor	15.34 Sq. Mtrs.	+ 25.95 Mtrs.
9 th & 10 th floor	15.34 Sq. Mtrs.	+ 32.35 Mtrs.
11 th & 12 th floor	15.34 Sq. Mtrs.	+ 38.75 Mtrs.
13 th & 14 th floor	15.34 Sq. Mtrs.	+ 45.15 Mtrs.
15 th & 16 th floor	15.34 Sq. Mtrs.	+ 51.55 Mtrs.
17 th & 18 th floor	15.34 Sq. Mtrs.	+ 57.95 Mtrs.
19 th & 20 th floor	15.34 Sq. Mtrs.	+ 64.35 Mtrs.
Excess refuge area beyond 4.25% shall be counted towards FSI. Also terrace floor shall be treated as refuge area.		

MLCP Building:-

As the height of the building is 31.25 meters i.e. below 32.00 meters, hence, the terrace floor of the building will be treated as refuge area.

THE DETAILS OF STAIRCASE AS SHOWN ON THE PLAN ARE AS UNDER:

Wing-1 & Wing-2 (Each):-

Staircase	Width	Nos. of Staircases
Leading from Ground to terrace floor level.	2.00 Mtrs.	02 Nos.
The proposed staircases as shown in plans are enclosed type and are externally located and adequately ventilated to outside air.		

Wing 03:

Staircase	Width	Nos. of Staircases
Leading from Ground to terrace floor level.	2.00 Mtrs.	02 Nos.
The proposed staircases as shown in plans are enclosed type and are externally located and adequately ventilated to outside air.		

Wing 04:

Staircase	Width	Nos. of Staircases
Leading from Ground to terrace floor level.	2.00 Mtrs.	01 No.
Leading from Basement to terrace floor level.	2.00 Mtrs.	01 No.
The proposed staircases as shown in plans are enclosed type and are externally located and adequately ventilated to outside air. The staircase leading to basement is diverted at ground floor level & provided with smoke check lobby at basement level with provision of FRD.		

Wing 05 (Commercial building):

Staircase	Width	Nos. of Staircases
Leading from Basement to terrace floor level.	1.50 Mtrs.	02 Nos.
The proposed staircases as shown in plans are enclosed type and are externally located and adequately ventilated to outside air. The staircase leading to basement is diverted at ground floor level & provided with smoke check lobby at basement level with provision of FRD.		
In addition to the Staircases, Escalators are provided leading from Ground to 2 nd floor level as shown on the plans		

MLCP Building:

Staircase	Width	Nos. of Staircases
Leading from 2 nd Basement level to terrace floor level.	1.50 Mtrs.	03 Nos.
Leading from 2 nd Basement to Ground floor level.	1.50 Mtrs.	01 No.
The proposed staircases as shown in plans are enclosed type and are externally located and adequately ventilated to outside air. The staircase leading to basement is diverted at ground floor level & provided with smoke check lobby at basement level with provision of FRD.		

Club House building (Fitness center):

Staircase	Width	Nos. of Staircases
Leading from Ground to 1 st floor level.	1.50 Mtrs.	01 No.
Leading from Ground to part terrace at 1 st floor level.	1.50 Mtrs.	01 No.
The proposed staircases as shown in plans are enclosed type and are externally located and adequately ventilated to outside air. The same shall be provided with FRD at entrance/exit level.		

THE DETAILS OF LIFTS AS SHOWN ON THE PLAN:**Wing-1 & Wing-2**

Lifts Type	Profile	Nos.
Passenger lift	Ground floor to terrace floor level	05 Nos.
Stretcher lift/Fire Lift	Ground floor to terrace floor level	01 No.
Fire lift	Ground floor to terrace floor level.	02 Nos.

Fireman Evacuation Lift	Leading from Ground floor to terrace floor having opening at every staircase-landing	01 No.
The lift lobby/common corridor at each floor level is directly ventilated to outside air.		

Wing-3

Lifts Type	Profile	Nos.
Passenger lift	Ground floor to top floor level	02 Nos.
Stretcher/Fire lift	Ground floor to top floor level	01 No.
Fire lift	Ground floor to top floor level	01 No.
Fireman Evacuation Lift	Leading from Ground floor to Top floor having opening at every mid-landing	01 No.
The lift lobby/common corridor at each floor level is directly ventilated to outside air.		

Wing-4

Lifts Type	Profile	Nos.
Passenger lift	Ground floor to top floor level	02 Nos.
Stretcher lift	Ground floor to top floor level	01 No.
Fire lift	Ground floor to top floor level.	01 No.
Fireman Evacuation Lift	Leading from Ground floor to Top floor having opening at every mid-landing	01 Nos.
The lift lobby/common corridor at each floor level is directly ventilated to outside air.		

Wing-5 (Commercial building):

Lifts Type	Profile	Nos.
Passenger lift	Basement floor to top floor level	02 Nos.
Passenger lift	Ground floor to top floor level	01 No.
Service Lift	Basement floor to top floor level	01 No.
Fire lift	Ground floor to top floor level.	02 Nos.
The lift lobby/common corridor at each floor level is directly ventilated to outside air.		

MLCP Building:

Lifts Type	Profile	Nos.
Passenger lift	Ground floor to terrace floor level	01 No.
Passenger/Fire lift	Ground floor to terrace floor level.	01 No.
Passenger lift	Basement floor to terrace floor level	02 No.
The lift lobby/common corridor at each floor level is directly ventilated to outside air. Out of 02 nos. of Passenger lifts leading from Ground to terrace floor level, 01 lift shall be converted into Fire Lift.		

The proposal has been considered favourably in view of the following facts;

1. The proposed building is developed under section 35 of DCPR-2034.
2. The said plot abuts to 03 nos. of roads i.e. i) 27.45 Mtrs. wide Maulana Azad road on West side, ii) 12.20 Mtrs wide D.P. road on North side & iii) 18.30 Mtrs. wide Bapurao Jagtap road on East side. The said proposed buildings are easily approachable from all

- sides in case of emergency through 9.00 mtrs. wide internal access roads connected to all the 03 roads abutting the plot as shown on the plan.
3. The entire building will be protected with advanced inbuilt fixed fire-fighting system such as wet riser-cum down comer system, hydrant system, Drencher system, fire alarm system, automatic smoke detection system, automatic sprinkler system, integrated system, voice evacuation system & public-address system etc.
 4. Automatic sprinkler system is recommended in the entire building including entire parking areas, lift lobby/ common passage on each floor level, each habitable room of each flat on each floor level, each N.R./Shops, Fitness Centre, Society Office, Pump-room, D.G, Set room, etc.
 5. Automatic Smoke Detection System is recommended in the entire building including Parking areas, Electric meter room, Lift Machine room, Fitness Centre, Society Office, Pump-room, D.G. Set room, each shop/N.R., Lift lobby/Common passage on every floor level, Fire Control/BMS room, as well as in electrical duct with response indicator at every floor level & wherever false ceiling is constructed, then above & below false ceiling with response indicator.
 6. Drencher system is recommended on the periphery of the building for every parking floor.
 7. The fire resistance rating for staircase FRD, lift lobby / protected lobby & the lift doors are as per NBC provisions.
 8. Efficient P.A. system is recommended for building with standard Building Management System & Integrated System.
 9. Firemen Evacuation lift at the staircase landing level from top floor up to ground floor is provided as shown on the plan.
 10. Electrical cables in electrical shaft shall be of low smoke hazard type & fire resistant.

Architect/L.S. is requested to get scrutinized the plans as per DCPR-2034 & get verified the civil work and all other requirements pertaining to civil Engineering side including open spaces, corridors, staircases, amendments, height, refuge area in sq. mtrs. & floor occupancy of the building from competent Municipal Authority and if these plans, given open space is not approvable then this Fire Safety Requirement Letter shall be treated as cancelled & referred back to this department for revised Fire Safety Requirement Letter also till then further process of issuing I.O.D. & C.C. shall not be permitted by the competent Municipal Authority.

In view of above as far as this department is concerned, the fire-protection & fire-fighting requirements for the proposed construction of **High-rise Residential building** having separate wings viz. Wing-1, Wing-2, Wing-3 & Wing-4, **High-rise commercial building** Wing-5 & **Low-rise** MLCP Building, Club House Building & a Temple, where **Wing-1** is comprising of Ground floor (part on stilt) + 1st to 50th upper residential floors (50th floor part) having total height of 162.60 Mtrs. from general ground level upto terrace level, **Wing-2** is comprising of Ground floor (part on stilt) + 1st to 50th upper residential floors (50th floor part) having total height of 162.60 Mtrs. from general ground level upto terrace level, **Wing-3** is comprising of Ground floor (part on stilt) + Common 1st to 7th Podium floors for Car-parking by means of 6.0 mtrs. wide two-way ramp + 8th floor with common podium for R.G. & Swimming pool open to sky, part for Amenity/Fitness centre + 9th to 46th upper residential floors having total height of 169.10 Mtrs. from general ground level upto terrace level, **Wing-4** comprising of Part single level Basement (-2.90 mtrs.) for common services + Ground floor (part on stilt) + Common 1st to 7th Podium floors for Car-parking by means of 6.0 mtrs. wide two-way ramp + 8th floor with common podium for R.G. & Swimming pool open to sky, part for Amenity/Fitness centre + 9th to 46th upper residential floors having total height of 169.10 Mtrs. from general ground level upto terrace level, **Wing-5** (Commercial Building) comprising of Four level basement (-11.65 mtrs.), [in which 1st Basement is beyond building line (part extended below Wing-1 & Club house building) for car-parking by means of 6.0 mtrs. wide two-way ramp & services, 2nd to 4th Basement are beyond building line for car-parking by

means of 6.0 mtrs. wide two-way ramp] + Ground floor for N.R./Shops & Sub-station + 1st to 20th upper floors having total height of 69.15 Mtrs. from general ground level upto terrace level with cantilevered refuge area on every alternate mid-landing of staircase above 7th floor, **Low-rise MLCP building** comprising of Two-level Basement (-5.50 mtrs.) [in which 1st Basement is beyond building line (part extended below Wing-1) for car-parking by means of 6.0 mtrs. wide two-way ramp & services, 2nd Basement is beyond building line for car-parking by means of 6.0 mtrs. wide two-way ramp & Services] + Ground floor for Surface car-parking + 1st to 10th upper Car-parking floors for surface car-parking by means of 6.0 mtrs. wide two-way ramp, having total height of 31.25 Mtrs. from general ground level upto terrace level, **Club House Building** comprising of Ground + 1st upper floor (1st floor part) for Gym. & relevant activities, having total height of 9.00 Mtrs. from general ground level upto roof-top slab level & a **Temple**, a ground floored structure having height of 4.65 Mtrs. from general ground level upto roof top level, as per the details shown in the attached plans, signed in token of approval, subject to satisfactory compliance are as follows;

1. ACCESS:

- i) All access & fire tender access should be free of encumbrances.
- ii) Entrance gate provided shall be of not less than 9.00 meters width & shall be provided, at locations marked on the plan. Archways, if any over the entrance gates, shall have height clearance of not less than 5.00 Mtrs.
- iii) There shall be no compound wall on road side i.e. North side, however removable bollard with chain link may be permitted.

2. COURTYARDS:

- i) The available courtyards on all the sides of the building, sloping access road, etc. shall be paved suitably to bear the load of fire engines weighing up to 48 metric tons each with a point load of 10 Kg/sq.mtrs.
- ii) All the courtyards shall be in one plane.
- iii) Parking shall not be permitted in courtyards & drive ways of Fire appliances.
- iv) Courtyards shall be kept free from encumbrances & encroachments.
- v) Astro Turf etc. shall not be permitted in the courtyard & top of the podium & Drive way.
- vi) No structure of any type shall be permitted in courtyards of the building.
- vii) There shall not be any trees obstructing fire appliances reach in compulsory open spaces required as per DCPR.

3. RAMP (Wing-3/4.5 & MLCP Building):

- i) The gradient of the ramp shall not be steeper than 1:10.
- ii) The access provided to the podium shall be kept unobstructed.
- iii) Water curtains shall be provided at the entry/exit of ramp at each floor level.

4. PROTECTION TO STRUCTURAL STEEL (Each Wing/Building):

- i) All the structural steel members i.e. columns, beams etc., shall be protected with the 04 hours fire resisting materials and methods as stipulated under IS 1942- 1960 as application for residential building.
- ii) A certificate to that effect that the fire resistance protection has been provided as above shall be furnished from the Structural Engineer as the time of application form occupying the building.

5. STAIRCASE (Each Wing/Building):

- i) The layout of staircase shall be enclosed type and flight width of staircase shall be as shown on plan and shall be approached (gained) at each floor level through at least two hours fire resistant self-closing door (45 mm. thickness) placed in the enclosed wall of the staircase.

- ii) Externally located staircases adequately ventilated to outside air.
- iii) Permanent vent at the top equal to 5 % of the cross sectional area of the staircase shall be provided.
- iv) Openable sashes or R.C.C. grills with clear opening of not less than 0.5 Sq.mt. per landing on the external wall of the staircase shall be provided.
- v) Structural steel members connected to staircase shall be protected with fire retardant coatings.
- vi) No combustibles shall be kept or stored in staircases / passages.
- vii) The staircase should not be encroached by shoe-rack, decorative items, earthen spots etc.

TERRACE STAIRCASE DOOR(Each Wing/Building):

The staircase door shall be provided in the following manner;

- i) The top half portion of the doors shall be provided with louvers.
- ii) The latch- lock shall be installed from the terrace side at the height of not more than 01 meter.
- iii) The glass front of 6 inch diameter with the breakable glass shall be provided just above the latch lock, so as to open the latch in case of an emergency by breaking the glass.
- iv) The door shall either be fitted with magnetic lock connected to console & detection system or shall be synchronized with fire-detection and alarm system.

6. ESCALATOR (Wing-5):

- i) The Escalators as proposed shall be provided as per relevant standards & prevailing Rules for Escalators.
- ii) The Test Certificate from the competent Authority shall be obtained from competent authority & submitted before obtaining fire safety compliance.
- iii) Each escalator shall be protected with smoke detectors & sprinklers provided at internal side.

7. ELECTRIC CABLES/SHAFT AND ELECTRIC METER ROOM(Each Wing/Building):

- i) Electric meter room/cabin/panel shall be provided at location marked on the plan. It shall be adequately ventilated & easily accessible.
- ii) Electrical cable shaft shall be exclusively used for electric cables or the electric cables shall be laid in concealed manner, however in any case should not open in staircase enclosure.
- iii) Inspection door for the shaft shall have two hours fire resistance.
- iv) Electrical shafts shall be sealed at each floor level with non-combustible material such as vermiculite concrete. No storage shall be permitted in electric cabin or shaft.
- v) Electric wiring / cable for the entire building shall be having non-toxic, non-flammable characteristics, with low smoke hazard having copper core / fire resistance & with provision of ELCB/MCB. Use of bus bar/solid rising mains instead of cables is preferred.
- vi) Low and medium voltage wiring running in shaft and in false ceiling should run in separate conduits.
- vii) Water mains, telephone lines, intercom lines, gas pipes or any other services should not be laid in the duct for electric cable.
- viii) Separate circuits for fire-fighting pumps, lifts, staircases and corridor lighting and blowers for pressurizing system (if any) 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 circuit shall be clearly labeled & provided in the lobby for emergency operations.

8. CORRIDOR / LIFT LOBBY(Each Wing/Building):

- i) Corridor / lift lobby at each floor level shall be naturally ventilated to outside air, as shown on the plan.
- ii) This natural ventilation shall not be blocked / obstructed by partition etc.
- iii) The common corridor / lift lobby at each floor level shall be kept free from obstructions at all times.
- iv) Proper signages for way to staircase, escape routes, staircase, floor nos. etc. shall be provided at each floor of building.
- v) Portable lights / insta lights shall be provided at strategic locations in the staircase and lift lobby.

9. LIFTS:

A) PASSENGER LIFT (Wing-1,2,3,4,5 & MLCP Building):

- i) Walls enclosing lift shaft shall have a fire resistance of not less than two hours.
- ii) Shafts shall have permanent vent of not less than 0.2 sq. meters 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) One of the lift from each lift-bank 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.
- v) Threshold of non-combustible material shall be provided at the entrance of each landing door.

B) FIRE LIFT (Wing-1,2,3,4,5 & MLCP Building):

- i) To enable fire services personnel to reach the upper floors with the minimum delay, one fire lift within the building from each lift bank shall be provided, and shall be available for the exclusive use of the firemen in an emergency.
- ii) 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. (8 persons lift) with automatic closing doors.
- iii) The lift shall be provided with an alternate electric supply of an adequate capacity apart from the normal electric supply of the building and the cables shall run in a route safe from fire, i.e. within the lift shaft. In case of failure of normal electric supply, it shall automatically trip over to alternate supply. For apartment houses, this changeover of supply could be done through manually operated changeover switch. Alternatively, the lift shall be so wired that in case of power failure, it comes down at the ground level and comes to stand-still with door open.
- iv) Fire lift should be provided with a ceiling hatch for use in case for emergency. So that when the car gets stuck up, it shall be easily openable.
- v) 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.
- vi) The words 'Fire lift' shall be conspicuously displayed in fluorescent paint on the lift landing doors at each floor level.
- vii) The speed of the fire lift shall be such that it can reach the top floor from ground level with in one minute.
- viii) Fire lift shall be constructed as per prevailing standard & shall not lead to basement.

10. FIREMAN'S EVACUATION LIFT (Wing-1,2,3 & 4):

- i) All high-rise buildings having height more than 70 M will have at least one lift i.e. "Firemen Evacuation Lift" other than regular passenger lifts and fire lift/s. The requirement of "Firemen Evacuation Lift" shall be decided on the basis of travel distance in line with requirement of number of staircases as per prevailing DCPR / NBC.
- ii) Capacity of "Fireman Evacuation Lift" shall be of 845 to 1000 kg / 8-15 persons and it shall be terminated on ground floor or podium where facility of the assembly of evacuations is available in case of emergency and shall not communicate to the basement.
- iii) "Fire 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 enclosed staircase and required access to the staircase on each landing through fire resistance door of 02 hrs rating. Alternatively Firemen evacuation lift shall be provided on every mid-landing of one of the enclosed staircase of the building and the said staircase shall be protected with smoke check lobby by means of Fire resistance door / Fire curtain / Fire resistance Glass having 2 hrs fire resistance.
- iv) The "Fire Evacuation Lift" along with the enclosed staircase shall be marked as "Fire Escape Lift / Staircase" at each landing door terminating to the lobby.
- v) All the requirements pertaining to civil and electrical aspects mentioned in National Building Code for "Fire Lift" shall be applicable for "Firemen Evacuation Lift". In addition to that following fire safety measures shall be incorporated.
- vi) "Firemen Evacuation Lift" car doors and landing doors shall have at least two hours fire resistance and shall have provision of Glass vision for both doors of minimum 1 feet x 2 feet and the glass should also have two hours fire resistance.
- vii) "Firemen Evacuation Lift" car shall have emergency operation switch which will be only operated by Fire Brigade personnel. On actuation of this switch, the "Firemen Evacuation Lift" will only operate from inside and the lift car door shall not open automatically but shall have control from inside to open it. The emergency operation switch shall also be provided in ground floor lobby.
- viii) Backup electric supply shall be provided with UPS for at least 30 min and it should be online supported by another regular & alternate emergency supply.
- ix) Two-way communication systems shall be provided in "Firemen Evacuation Lift" car as well as at every landing level including ground floor lobby.
- x) All the electric cables shall be fire retardant with low smoke hazard complying relevant BIS standards.
- xi) "Firemen Evacuation Lift" car shall be made of non-combustible material including interior having minimum 2 hrs. fire resistance.
- xii) Lift maintenance shall be carried out only by Manufacturing / Installation Company.

11. STAIRCASE AND CORRIDOR LIGHTINGS (Wing-1,2,3,4,5 & MLCP Building)::

- 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 simultaneously. A double throw switch shall be installed in the service room to terminate the stand-by-supply.
- iv) Emergency lights shall be provided in the staircases/corridors.

12. PRESSURIZATION OF FIRE LIFT/LIFT LOBBY/LIFT SHAFT (wherever proposed):

Pressurization of lift lobby/ lift shaft shall be as per the provision of NBC. A certificate from Ch.Engg. (M&E) of MCGM shall be obtained for pressurization systems of fire lifts/ shaft before occupation.

13. ENTRANCE DOORS OF FLATS, N.R., STAIRCASE AND KITCHEN DOORS (Wing- 1,2,3,4,5 & MLCP Building as applicable):

- i) Flat entrance and enclosed kitchen doors shall be of solid core having fire resistance of not less than one hour (solid wood of 45 mm thickness) & increase the fire resistance rating beyond N.B.C. provisions by half an hour after every 70 meters height of the building.
- ii) The fire resistance rating for staircase F.R.D., Lift lobby / protected lobby & the lift doors as per N.B.C. provisions.
- iii) N.R./Office/Shop entrance/exit also shall be of solid core having fire resistance of not less than one hour.

2. FALSE CEILING (Each Building):

False ceiling if provided in the building shall be of non-combustible material. Similarly, the suspenders of the false ceiling shall be of no combustible materials.

3. MATERIALS FOR INTERIOR DECORATION/FURNISHING (Each Building)::

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

4. L.P.G./P.N.G. DETECTOR SYSTEM (Each Building wherever L.P.G./P.N.G. permitted):

- i) Gas duct shall be specifically provided for the independent (P.N.G. / P.L.P.G.) service utility of piped gas usage for domestic purpose & shall be directly leading to the kitchen room of every flat on each floor level.
- ii) The gas duct shall not be connected or pass through any other service duct as well no any other utility services shall be carried / connected through the gas duct.
- iii) The gas duct shall be provided with Gas leakage detection & alarm system at the ground floor level with its control panel in Reception/Entrance lobby/fire control room.
- iv) The gas leakage detectors & alarms shall be provided on every floor level and its indicator lamp of 'flickering' type shall be installed at conspicuous place.

5. BASEMENT:

Wing-4,Wing-5 & MLCP Building)

- i) The basement slab forming part of the courtyards shall be designed suitably to bear the load of fire engine weighing up to 55 m. tones each with a point load of 14 Kgs. per sq.cms. Structural stability certificate for the same shall be submitted at the time of applying for Fire safety Compliance.
- ii) The basement shall be used for cars parking accessible by 06.00 mtrs. wide two way ramp & as permitted.
- iii) The basement shall be provided with natural ventilation as well as mechanical ventilation
- iv) The staircase of the basement shall be of enclosed type and entry to basement areas shall be through two hours fire resistance self-closing 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 both basement with 15 air changes per hour with an arrangement to accelerate the rate of air changes to 30 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) Basement area shall be divided in compartments as per rules & these compartments shall be segregated from each other and access to these zones shall be by two hour fire resistant door with automatic closing device in case of fire.
- viii) The operating switches of the mechanical ventilation shall be located in the security cabin/Reception/Entrance lobby/ Fire Control room with appropriate zonal indications.
- ix) Exhaust duct shall be provided to draw out exhaust at ground level of the basement.
- x) Suitable signage's shall be provided in the basement showing exit direction, way to exits etc.
- xi) Automatic sprinkler system shall be provided in entire basement. These systems shall be installed as per the standard laid down by T.A.C. and relevant I.S. specifications
- xii) Cut off lobby, Staircases, common passages & escape routes of the entire building shall be painted with fire retardant paint.
- xiii) One Dry Chemical Powder fire extinguisher (ABC type) of 09 kgs. capacity each shall be kept for every 100 sq. mtrs. area in basement.
- xiv) Staircase and lift lobby shall have illuminated by inverter operated exits signs with IP 54 enclosure. Luminance of the signages shall be such that they are visible from a distance of 12 to 16 meters.
- xv) The staircase & the associated lift lobbies shall be pressurized in the event of fire in all the basements. The pressure in this enclosed staircase and enclosed lift lobbies shall be maintained not less than 5m.m. W.G.
- xvi) CO2 detector with audible alarm system shall be provided to all the basement areas and the circuit of the same shall be given / connected to mechanical ventilation system to start automatically on activation of CO detector and the other detectors provided in the basement.
- xvii) Ventilation system shall start automatically on activation of detector provided in the basement area.
- xviii) Exhaust duct, mechanical ventilation duct should not pass through exit routes.

6. 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.
- iii) 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.
- iv) Repairing / servicing of cars, use of naked light shall not be permitted in the car parking areas.
- v) Dwelling, use of naked light / flame, repairing / maintenance of vehicles shall be strictly prohibited in the parking area.
- vi) The driveways shall be properly marked and maintained unobstructed, proper illuminated signage shall be provided for escape route.

7. PODIUM FLOORS / PODIUM CAR PARKING FLOOR:

- i) All the sides of the stilted / covered car parking shall be kept open except parapet walls of not more than 0.75 meters height OR Parking floors shall not be enclosed except for parapet walls.
- ii) Automatic sprinkler system shall be provided on the entire podium parking floors.
- iii) Automatic drencher system shall be provided on the top of each podium parking

- floor all over the periphery
- iv) The driveways shall be properly marked and maintained unobstructed, proper illuminated signages shall be provided for escape route, ramps etc at prominent locations.
 - v) Car parking at Podium level floor shall not be enclosed except for parapet walls.
 - vi) The drive way shall be designed suitably to bear the point load of 10 kgs / sq. cms.
 - vii) Repairing / servicing of cars, use of naked light shall not be permitted in the car parking areas.
 - viii) Dwelling, use of naked light / flame, repairing / maintenance of vehicles shall be strictly prohibited in the parking area.
 - ix) The drainage of the car parking areas shall be separate from that of the building and shall be provided with catch pit before connecting to Municipal sewer.

8. FIRE-FIGHTING ARRANGEMENTS:-

a. UNDERGROUND STATIC WATER STORAGE TANKS:-

i) For Wing-1, Wing-2 & MLCP Building (Common):-

An underground water storage tank of capacity 7,00,000 litres (6,00,000 litres for residential and 1,00,000 litres for car parking area) shall be provided at location marked on the plan, as per the design specified in the rules with baffle wall and fire brigade collecting breeching. The layout of which shall be got approved from H.E.'s department prior to erection. The tanks shall be connected to Wet-riser & sprinkler system.

ii) For Wing-3, Wing-4 (Common):-

An underground water storage tank of capacity 7,00,000 litres (6,00,000 litres for residential and 1,00,000 litres for car parking floors) shall be provided at location marked on the plan, as per the design specified in the rules with baffle wall and fire brigade collecting breeching. The layout of which shall be got approved from H.E.'s department prior to erection. The tanks shall be connected to Wet-riser & sprinkler system.

iii) For Wing-5:-

An underground water storage tank of capacity 2,00,000 litres shall be provided at location marked on the plan, as per the design specified in the rules with baffle wall and fire brigade collecting breeching. The layout of which shall be got approved from H.E.'s department prior to erection. The tanks shall be connected to Wet-riser & sprinkler system.

iv) For Clubhouse Building:-

An underground water storage tank of capacity 50,000 litres shall be provided at location marked on the plan, as per the design specified in the rules with baffle wall and fire brigade collecting breeching. The layout of which shall be got approved from H.E.'s department prior to erection. The tanks shall be connected to Wet-riser & sprinkler system

b. OVERHEAD (TERRACE) WATER STORAGE TANK [Separate For each Wing/Building):-

i) For Wing-1, Wing-2, Wing-3, Wing-4:

A tank of 50,000 liters capacity shall be provided at terrace level. The layout of which shall be got approved from H.E.'s department prior to erection. The tank shall be connected to wet risers through booster pump, through non return valve and gate valve.

ii) For Wing-5 & MLCP Building (each): A tank of 50,000 liters capacity shall be provided at terrace level. The layout of which shall be got approved from H.E.'s department prior to erection. The tank shall be connected to wet risers through

booster pump, through non return valve and gate valve.

c. WET RISER CUM DOWN COMER (Separate for Hydrant & Sprinkler) Each Wing/Building (except Club House & Temple):

Wet riser of internal diameter of 15 cms. of G.I. 'C' class pipe shall be provided in duct as shown on the enclosed plan, with twin hydrant outlet and hose reel on each floor in such a way as not to reduce the width of the passage. The same shall be extended to basement area. Pressure reducing discs or orifices shall be provided at lower level so as not to exceed the pressure of 5.5kgs/sq.cm. The wet risers shall be extended from lower basement up to terrace level. Wet riser outlet and hose reel at a distance of 100 ft. shall be provided on periphery of all podium parking floors.

d. FIRE SERVICE INLET (Each Wing/Building):-

- (i) A fire service inlet on the external face of the building near the tank directly fronting the courtyards shall be provide to connect the mobile pump of the fire service independently to the wet riser, sprinkler system of the building.
- (ii) Breeching connection inlet shall be provided to refill U.G. tank.
- (iii) Operating switches of fire pumps shall be also provided in glass fronted boxes at ground floor.

e. AUTOMATIC SPRINKLER SYSTEM (Each Wing/Building):-

- (i) Automatic sprinkler system shall be provided in the entire building including entire parking areas, lift lobby/ common passage on each floor level, each habitable room of each flat on each floor level, each N.R./Offices/Shops, Fitness Centre, Society Office, Pump-room, D.G. Set room, Fire Control room, BMS room, etc..
- (ii) Automatic sprinkler system shall be installed as per the standard laid down by N.B.C. and relevant I.S. specification.

f. AUTOMATIC DRENCHER SYSTEM (FOR WING 3/4 & MLCP Building) for all podiums /parking floors):-

Automatic drencher system shall be provided on the periphery at external wall of the top of each podium parking floors/car parking floors & shall be connected to the main Sprinkler pump. The automatic drencher system shall be installed as per the standard laid down by T.A.C. & relevant I.S. specifications.

g. WATER-CURTAINS (Wing-3, Wing-4, Wing-5 & M.L.C.P. Building):-

Water curtains shall be provided for the ramps at the entry/exit on each parking floor level.

h. AUTOMATIC SMOKE DETECTION SYSTEM:-

Automatic smoke detection system shall be provided in the entire building including entire basements, Electric meter room, Lift Machine room, Fitness Centre, Society Office, Pump-room, D.G. Set room, Substation, each shop/N.R., Lift lobby/Common passage on every floor level, Fire Control/BMS room as well as in electrical duct with response indicator at every floor level & wherever false ceiling is provided then above & below false ceiling with response indicators and same should be connected to main console panel on ground floor level as per IS specification.

i. FIRE PUMP, SPRINKLER PUMP AND JOCKEY PUMP, BOOSTER PUMP Wing-1, Wing-2 & MLCP Building (Common); Wing-3, Wing-4 (Common); Wing-5:-

- i) Wet-riser shall be connected to a fire pump at ground level having capacity not less than 3200 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 outlet of the wet-riser shall be provided at the terrace level in each Wing/Building.
- iii) Separate jockey pump shall be provided to Wet riser system to keep system pressurized at all the time.
- iv) Sprinkler pump of suitable capacity along with jockey pump shall be provided for automatic sprinkler system.
- v) Electric supply (normal) to these pumps shall be on independent circuit.
- vi) Operating switches for booster pumps shall also be provided in glass fronted boxes in lift lobbies on each floor.
- vii) Operating switches of fire pumps shall be also provided in glass fronted boxes at ground floor.
- viii) Only surface mounted or vertical turbine pumps shall be installed.
- ix) To meet the requirement of 3.2 Kgs/ sq. cms. pressure at each hydrant outlet break pressure tank with booster pump shall be provided.

Clubhouse building:-

- i) Sprinkler pump of suitable capacity along with jockey pump shall be provided for automatic sprinkler system.
- ii) Electric supply (normal) to these pumps shall be on independent circuit.
- iii) Operating switches of fire pumps shall be also provided in glass fronted boxes at ground floor.
- iv) Only surface mounted or vertical turbine pumps shall be installed.

j. STAND-BY PUMP [Wing-1, Wing-2 & MLCP Building (Common); Wing-3, Wing-4 (Common); Wing-5] :-

An additional set of fire pump, sprinkler pump and jockey pumps shall be kept as stand by pump
OR
Diesel operated stand-pump for the total fire-fighting system, shall be provided as per N.B.C.

k. FIRE FIGHTING REQUIREMENTS AT THE CONSTRUCTION STAGE OF BUILDING (Each Wing/Building):

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.

- i) Dry riser of minimum 15 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.
- ii) Drums of 200 liters capacity filled with water & two fire buckets shall be kept of each floor.
- iii) 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.

l. RATE OF RISE DETECTORS (Each Wing/Building as applicable):

Rate of rise detectors shall be installed in the hot areas i.e. kitchen, pantry, etc and same shall be connected to main console at ground floor level.

- m. EXTERNAL HYDRANTS (Each Wing/Building) :-**
 Courtyard hydrants shall be provided within the confines of the wet riser for every 30 meters distance around entire building. Hose boxes, each with two hoses of length 50 feet RRL standard size and branch shall be kept and equally distributed in courtyard area.
- n. HOSES & HOSE BOX (Each Wing/Building):-**
- i) Two Hose Boxes, each with two hoses of 15.00 mtrs. length of 63mm dia along with branch shall be provided at ground floor near hydrant outlet & near wet riser landing valve on each floor level.
 - ii) Two Hose Boxes, each with two hoses of 15.00 mtrs. length of 63mm dia along with branch shall be provided at 30 mtrs. distance on each parking floor.
- o. ALTERNATE SOURCE OF POWER SUPPLY (Each Wing/Building):-**
 An alternate source of L.V. /H.V. supply from a separate sub-station as well as D.G. Set with appropriate change over switch shall be provided for fire pump, fire lift, staircase, corridor lighting circuits, sprinkler pump, jockey pump, fire alarm & fire detection system, integrated system, voice evacuation system, public address system etc. It shall be housed in a separate cabin.
- p. PORTABLE FIRE EXTINGUISHERS (Each Wing/Building):-**
- (i) One dry chemical powder type (ABC) fire extinguisher of 09 kgs. capacity having B.I.S. certification mark and two bucket filled with dry clean sand shall be kept in electric meter room, Pump room, Society Office, Fitness Centre as well as in Lift machine rooms, each N.R./Office/Shop.
 - (ii) One dry chemical powder (ABC) type fire extinguisher of 06 kg capacity having B.I.S. certification mark and two buckets of dry, clean sand shall be kept on each floor in common lobby at a distance of 15 mtrs. each and in Refuge areas.
 - (iii) Two Foam type fire extinguisher of 09 lits. capacity each & two dry chemical powder (ABC) type fire extinguisher of 09 kg capacity having B.I.S. certification mark shall be kept near the entrance D.G. Set room & Electric Substation.
 - (iv) One dry chemical powder type (ABC) fire extinguisher of 09 kgs. capacity having B.I.S. certification mark shall be kept for every 100 sq. mtrs. area in entire Car-parking areas & each car-parking floors.
 - (v) Two dry chemical powder type (ABC) fire extinguisher of 06 kgs. capacity having B.I.S. certification mark shall be kept for every 100 sq. mtrs. area in entire Clubhouse building.
- q. FIRE ALARM & FIRE DETECTION SYSTEM (Each Wing/Building):-**
- i) The building shall be provided with intelligent analogue 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).
 - ii) 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.
 - iii) Appropriate fire detection system shall be installed in kitchen area.
 - iv) Access control system, close circuit cameras shall be installed in the entire building & connected to B.M.S. control at reception.

- r. **DISASTER MANAGEMENT PLAN (Each Wing/Building):-**
- i) Disaster management plan for fire & other emergency shall be prepared and kept ready at the Fire Control room.
 - 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.
- s. **PUBLIC ADDRESS SYSTEM (Each Wing/Building):-**
The entire building shall be provided with public address system as per the rules with main control operator at console panel at ground floor area.
- t. **SIGNAGES(Each Wing/Building):-**
Self-glowing / fluorescent exit signs in green colour shall be provided showing the means of escape for entire building.
- u. **BREATHING APPARATUS SETS (Wing-1, Wing-2, Wing-3, Wing-4):-**
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 (Wing-1, Wing-2, Wing-3, Wing-4, Wing-5):-**
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 (Wing-1, Wing-2, Wing-3, Wing-4, Wing-5):-**
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. **EMERGENCY ESCAPE ROUTE PLAN (Each Wing/Building):-**
Emergency escape route plan framed in glass shall be displayed in the common corridors, cross passages, staircase/lift lobbies of each floor level
- y. **FIRE DRILLS / EVACUATION DRILLS (Each Wing/Building):-**
Fire Drills and evacuation drills shall be conducted regularly in consultation with Mumbai Fire Brigade and log of the same shall be maintained.
9. **SERVICE DUCT (Each Wing/Building):-**
- 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.

10. TRAINED FIRE OFFICER / SECURITY SUPERVISOR (For all Wing/Building):-

- i) A qualified full time fire officer with experience of not less than 3 years shall be appointed who will be available on the premises at all times. Alternative full time qualified fire-supervisors & Marshals working in shift duty system shall be placed round the clock on the premises.
- ii) The trained security supervisors along with trained staff/guards having basic knowledge of fire-fighting & fix fire-fighting installation shall be provided / posted in the building.
- iii) The said Fire Officer/Fire Supervisor shall be responsible for the following;
- iv) Maintenance of all the first aid fire-fighting equipment, fixed installations & other fire fighting equipment / appliance in good working condition at all times.
- v) 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.
- vi) To liaise with the City Fire Brigade on regular & continual basis.
- vii) To get fulfilled the provisions of Maharashtra Fire Prevention & Life safety Measures Act-2006 form the Owner/Occupier.

11. FIRE CONTROL ROOM (For Wing-1, Wing-2, Wing-3, Wing-4):

- i) Separate Fire Control room as marked in plan, with well qualified man power shall be established on Ground floor/as shown on the plan.
- ii) Plan of each floors indicating means of egress as well escape shall be maintained.
- iii) Control panel of fire safety system shall be located in the Control room.
- iv) The size of the Control room shall be in accordance with the MEP consultant for the project.
- v) The location of Control room shall be close to the main entrance gate for directing fire appliances responding to any emergency.
- vi) The entire building should be provided with intelligent & properly designed/ programmed building management system having its main control at ground floor level.

12. B.M.S. ROOM(For Wing-1, Wing-2, Wing-3, Wing-4):-

- iii) The entire building should be provided with intelligent and properly designed / programmed building management system having the main control at the location shown on the plan.
- iv) Addressable wireless system with connectivity to near by fire station shall be provided.

13. ELECTRIC SUBSTATION (DRY TYPE):

- i) Only dry type substation/transformers shall be installed.
- ii) Entire installation of substation including switchgear room, capacitors, transformer etc. shall be confirmed to the Indian Electric Act/Rules in practice.
- iii) Cables in the cable trenches shall be coated with fire retardant material.
- iv) Automatic built-in circuit breakers shall be provided in the substation/transformer.
- v) The door of the sub-station shall be of two hours fire resistance.
- vi) The capacity of the sub-station shall be as per service provider's requirement.
- vii) All parts of switch gear and transformer are to be examined frequently and carefully for signs of overheating, tracking etc.
- viii) The substation/transformer area shall be kept prohibited and no unauthorized person shall be allowed to enter in the area.
- ix) Ventilation shall be provided at the ceiling level.
- x) HV/LV cable ducts shall be as per Indian Electricity Rules.
- xi) The danger signage on the substation with the electric voltage load.

- xii) Two dry chemical power type (ABC type) fire extinguishers of 09 kgs. Capacity each with BIS certification mark coupled with four buckets filled with dry clean sand and shall be kept on the sub-station.

14. D.G. SET:

- i) D.G. set with appropriate change over switch shall be provided for all fire-fighting pumps, staircase and corridor lighting circuits, Fire alarm system, Detection system, Fire lift & Firemen Evacuation lift.
- ii) The proposed DG set room shall be covered from all sides either by brick masonry walls/RCC of 9" thickness with provision of 02 hours fire resistant door.
- iii) For proposed D.G. Set acoustic enclosure shall be provided for safe operation.
- iv) Entire Installation of D.G. Set shall be conforming to the Indian Electrical Act / Rules in practice.
- v) A deep tray shall be kept under the fuel tank of the D.G. Set to collect the spillage and the same shall be disposed off daily without fail.
- vi) Cables in the cable trenches shall be coated with fire retardant material.
- vii) Electric wiring shall be of copper core having the fire resistant and low smoke hazard cables for the entire building with provision of ELCB/MCB in electrical installation of the building. Bus Bar System shall be provided for vertical electrical shaft with feeder pillar box after a gap of every 24.00 mtrs height of the building.
- viii) Proper ventilation shall be provided to the DG set room or container.
- ix) Adequate air and ventilation for Switchgear Room is essential to prevent condensation of moistures.
- x) The capacity of the DG set shall be as per concerned authority's requirements.
- xi) Entrance to the D.G. Set room shall be provided with steel door of 2hrs fire resistance.
- xii) The D.G. Set shall be properly grounded.
- xiii) Exhaust of D.G. set shall not be directed in to the exit / entrance of any adjoining structures.
- xiv) Sand bed of 6 inches thickness shall be provided below the D.G. Set.
- xv) Electric cable of the D.G. Set shall be of FRLS type.
- xvi) Not more than 30 liters of spare diesel shall be stored in its original container near the D.G. Set, away from the electric switches or any source of ignition.
- xvii) Automatic built-in circuit breaker shall be provided to the D.G. Set.
- xviii) Rubber pad shall be provided to the D.G. set for absorbing vibration, if any.
- xix) The D.G. Set area shall be kept prohibited and no unauthorized person shall be allowed to enter in the area.
- xx) Structural stability of the building regarding absorption of the vibrations of D.G. set shall be checked by Structural Engineer before installation of D.G. set.
- xxi) Two Foam type fire extinguishers of 06 liters capacity & two dry chemical power (ABC type) fire extinguishers of 06kgs. capacity each with BIS Certification mark coupled with four buckets filled with dry, clean sand shall be kept near the D.G. Set room.

15. Elevation features:

- i) The elevation treatment proposed shall be of non-combustible materials and it should not obstruct fire-fighting activities.
- ii) Elevation features of the building shall be as per requirements stated in the circular u/no. CHE/DP/110/Gen, Dated-2019-20 (Circular-DCPR-2034 C-10).

16. REFUGE AREA:

(A) Refuge area provided on 8th, 15th, 22nd, 29th, 36th & 43rd floors each of Wing-1,2,3 & 4 as shown on the plan shall be conformed to the following requirements:

a) MANNER OF REFUGE AREA:

- i) 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.
- ii) The refuge area shall be provided with railing/ fire rated glass / parapet of 1.20 mt.
- iii) The refuge area shall have a door which 'shall be painted or fixed with a sign in luminous paint mentioning "REFUGE AREA".
- iv) The lift/s shall not be permitted to open into the refuge areas.
- v) The refuge area provided within building line shall be accessible from common passage/ staircase.

b) USE OF REFUGE AREA:

- i) 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.
- ii) 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) Adequate emergency lighting facility shall be provided.

c) TERRACE FLOOR AS A REFUGE FLOOR:

- i) The necessary facilities such as emergency lighting, drinking water etc shall be provided.
- ii) 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 "REFUGE AREA".
- iii) Excess refuge area (above 4.25%) shall be counted in FSI.

(B) Refuge area (Cantilevered) provided at staircase mid-landing level in between 7th/8th, 9th/10th, 11th/12th, 13th/14th, 15th/16th, 17th/18th & 19th/20th floors of Wing-5 as shown on the plan shall be conformed to the following requirements:

- i) The cantilevered refuge area shall necessarily be of RCC Type.
- ii) It shall have a minimum area of 10 sq. mtrs & minimum width of 03.00 mtrs.
- iii) The cantilevered refuge area shall be provided with railing / parapet of 1.10 m height.
- iv) R.C.C. covering shall be provided above the top most refuge area.
- v) The cantilever refuge area shall have access through a door which shall be painted with a sign in luminous paint mentioning "REFUGE AREA".
- vi) 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.
- vii) 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.
- viii) Adequate emergency lighting facility shall be provided.

17. SWIMMING POOL/GYMNASIUM REQUIREMENTS:

Necessary permission for Swimming Pool/ Gymnasium shall be obtained from concerned competent Municipal Authority.

The concerned party has paid scrutiny fees time to time as mentioned below:

Sr. No.	Type of Proposal	Total Gross built up area in Sq. mtrs.	Scrutiny fee paid	Receipt No./SAP Doc. No.	Date
1	Fresh Proposal	2,67,662.13	2,19,26,670/-	<u>2793291/2/3</u> 1004375887	11/07/2022
2			21,625 /-	Online Payment Challan No- CHE/CFO/87712/22	13/07/2022
Fire Service Fees:-					
1	Proposal	2,67,662.13	40,14,950/-	<u>2589883/4/5</u> 1004377645	13/07/2022

Architect/L.S. is requested to get verified the total gross built-up area of the building & inform this department if the same is found to be more, for the purpose of levying additional scrutiny fee, if required.

This Fire Safety Requirement Letter is issued for the proposed building from Fire Risk / Fire Safety point of view only. The plans approved along with this Fire Safety Requirement Letter are approved from Fire Risk / Fire Safety point of view only. Approval of this plan does not mean in any way allowing of construction of the building. It is Licensed Surveyor's / Developer's responsibility to take necessary prior approval from all concerned competent authorities for the proposed construction of the building.

Note:-

1. The fire-fighting installation shall be carried out only from Government approved licensed agency only.
2. The width of abutting road & open spaces are as mentioned in plans submitted by the Architect/L.S. and these parameters shall be certified by the concerned Architect/L.S.
3. The schematic drawings/plans of automatic sprinkler system, automatic smoke detection system, wet riser system, public address system, manual fire alarm system shall be submitted to CFO.
4. The area, size, etc. for the sprinkler system, detection system, fire alarm system, wet riser system, public address system, Fire duct, electrical duct etc. to be verified & examined by MEP Consultant.
5. Separate necessary permission and license under section 390/394 for any licensable activity shall be obtained from concerned authorities of MCGM/CFO's department, till then shall not be allowed to use.
6. There shall be no any tree located in the compulsory open spaces or in the access way near the Entrance gates.
7. This Fire Safety Requirement letter is issued only from Fire Protection & Fire-Fighting requirements point of view on behalf of the online application from Architect/L.S. If any matter pertaining to authenticity or legality shall be cleared by concerned Owner/Occupier/ Developer/ Architect, etc. However any type of inadequacy, default in the construction of the building other than approved plan is not under purview of this department.

8. As per section 3 of Maharashtra Fire Prevention and Life Safety Measures Act- 2006, it is the liability of Owner/Occupier to provide & maintain the Fire Prevention & Life Safety Measures in good repair and efficient condition all the time in accordance with the provisions of Maharashtra Fire Prevention and Life Safety Measures Act or the rules.
9. This approval is issued without prejudice to legal matters pending in court of law, if any.

RAMESH
DAMODAR
BHOR

Digital signed by
RAMESH DAMODAR
BHOR
Date: 20/07/23
Time: 10:07:07

**Verified & Proposed by
Div. Fire Officer
Mumbai Fire Brigade**

HEMANT
DATTATRAY
PARAB

Digital signed by
HEMANT DATTATRAY
PARAB
Date: 20/07/23
Time: 10:07:07

**Approved by
Dy. Chief Fire Officer
Mumbai Fire Brigade**

**Copy to:-
Ch. E.(D.P.) / Ex. Eng.(B.P.)**

MUNICIPAL CORPORATION OF GREATER MUMBAI

(HYDRAULIC ENGINEER'S DEPARTMENT)

HE/ 26 /EEWW (P.&R.)/N.O.C.

12 MAY 2022

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

To,
Owner ✓ Money Magnum Nest Private Limited,
Godrej Coliseum,
A wing 1301, 13th floor,
Behind Everard nagar,
Off. Eastern Express Highway,
Sion (East), Mumbai 400022.

Subject: HE's remarks for the proposed development on plot bearing C.S. no 1913 of Byculla division in E ward, Maulana Azad Road, Byculla (W), Mumbai.

Reference: 1) Your letter dated 11/04/2022
2) Scrutiny fee receipt No. 1004313072 dated 11/04/2022.
3) AEWW/1582/IR/E dated 05/05/2022 and received on 09/05/2022.

Name of Owner : Money Magnum Nest Private Limited.

As per the plans and documents submitted by owner the proposed development under reference is a residential cum commercial building accommodating 903 tenements and 12029 sq. m. offices. Total water requirement of the building works out to 609525 lpd for residential purpose and 54135 lpd for commercial purpose.

However, by direction, I have to inform you that, as far as Hydraulic Engineer's department is concerned, there is no objection to the proposed development under reference subject to compliance of following conditions:-

1. Water supply for the said residential cum commercial building will be made available as per prevailing norms, on submission of occupation certificate.
2. Municipal water supply will not be made available for the Swimming pool / Air conditioning purpose. Water supply brought from other than Municipal source shall not be mixed with Municipal water supply at any stage. Separate water storage tank and separate water mains, painted with red colour, shall be used for the same.
3. Separate NOC shall be obtained from this office for each individual building in the layout.
4. The internal distribution system within building shall be got approved from this office after obtaining full C.C. and shall be laid & certified from competent authority before availing the permanent water connection.
5. No borewell / Ring Well shall be provided on the plot without specific NOC/Remarks from Assistant Engineer Water Works E Ward.
6. 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 AEWW E Ward. 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. Top of the underground storage tank 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.
7. A clear minimum distance of 1.20 m shall be maintained between the bottom of overhead storage tank and terrace floor level.
8. 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.
9. Automatic level control sensors & Ball Cock arrangement shall be provided in overhead & underground water storage tanks to avoid overflow from tanks.

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M/s. Macrotech Developers Ltd.

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10. Water conservation devices such as dual flushing cisterns (ISI marked) / dual flush valves for W.C.'s and sensor operated taps for wash basins & urinals, shall be installed in the building.

Above remarks are issued for plans duly attested by Architect and submitted in this office on 11.04.2022. While amendment in building plans, if demand of the building exceeds above 10%, above remarks will be treated as cancelled and fresh remarks shall have to be obtained by submitting set of amended plans with Consultant / Architect's statement.

Wdros
12/5/2022
Executive Engineer Water Work
(Planning & Research)

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Annexure 9: SWM NOC



MUNICIPAL CORPORATION OF GREATER MUMBAI
(Solid Waste Management Department)

Office of Executive Engineer,
SWM SWM Zonal Office 1,

Application Number - P-11910/2022/(1913)E Ward/BYCULLA-SWM1/New, dated - 26 Jul 2022
Issued remarks Number /0/2022/E/CTY Dated 26 Jul 2022.

To (Architect / L.S), SHASHIKANT LAXMAN JADHAV B-106, NATRAJ BLDG., MULUND (W)	CC (Owner), Money Magnum Nest Private Limited 1301, A wing .13 th floor, Godrej Colizium, behind Everard nagar, off eastern Express Highway, Sion (east) Mumbai.
--	---

Subject :- Approval to Construction & Demolition Waste Management Plan for the site at CTS/CS Number 1913 of village 2035 at ward Ward E.

Reference :- Your application / online submission for C&D Waste Management Plan levelling & filling at designated site dtd. 26 Jul 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 50 Brass only to the designated unloading site** Survey No.30/1/K,30/3,30/5,33/1,33/2,33/3,34/1,34/2,35/4/A,35/1,35/2,35/3/A,35/3B,35/5,35/6,36/1,36/2,36/3,36/4,37/2/B of village Alkunda,Taluka Bhiwandi,Dist.Thane.(Mr. Vipin Chapshi Shah-9930992999) & validity 17 Apr 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 Plant.
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 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) :21434
(B) Obtained NOC(s) Total Qty (Brass): 50

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: SWM Details

Particulars	Details
Wet waste	1410.9 Kg/Day
Dry waste	2116.4 Kg/Day
Total solid waste	3527.4 Kg/Day

Annexure 11: Acknowledgement Copy of excess treated water for gardening Purpose



o/c

To,
Asst. Supdt. Of Garden (E- Ward)
Shalkh Hafizuddin Marg,
Sakhali Street, Byculla (W),
Mumbai - 400 008.

30.01.2023

Sub: Permission for utilization of excess treated surplus water into nearby Municipal garden from our project i.e. proposed residential development at plot bearing CTS No. 1913 of Byculla division, At Maulana Azad Road, 'E-Ward' Mumbai 400 011

Ref: Hon'ble MC's Concession Approval u/r. no. P-11910/2022/(1913)/EWARD/BYCULLA/337/1/NEW dated 22.07.2022.

Dear Sir,

This has reference to aforesaid project and concession approved by the Municipal Commissioner. After completion of the project there will be the total estimated sewage generation will be 688.3 KLD from the site which will be treated in STP of MBBR technology 725 KLD respectively. The treated water 319.7 KL will be reused within the site for landscaping & flushing however, excess treated water (around 236 KLD) will be discharged into nearby drains.

As recommended by SEAC-II committee of Environment Department Govt. of Maharashtra: 'PP' to reduce discharge of treated water up to 35%.

We request you to allow our excess treated (75 KLD) water into the nearby Municipal garden for irrigation purpose.

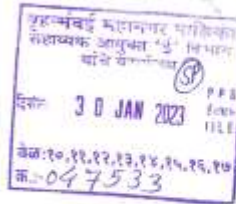
The parameter of treated water quality will be as per Environment (protection) rule, 1986.

Sr. No.	Parameters	Inlet	After treatment
1.	pH	6.5-8	6.5-7
2.	BOD5@20°C	<250	<10
3.	COD	<250	<10
4.	TSS	<400	<50
5.	Oil & Grease	10	NIL

Yours faithfully,

For, M/s. Macrotech Developers Ltd.


(Authorized Signatory)



Macrotech Developers Limited, Lodha Avenue, N. M. L. Marg, Worli, Mumbai - 400 011, India. T: +91 22 4179 1919
Regd. Office: 412, Plot-A, 170, Western Express, Chhatrapati Shivaji Maharaj Road, Nariman Point, Mumbai - 400 021, India
CIN: L48300MH2006PLC200041

www.mactechgroup.com

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M/s. Macrotech Developers Ltd.

Prepared by QCI-NABET Accredited Consultant Enviro Policy Research India Pvt. Ltd. (EPRIL)

Annexure 12: Miyawaki Plantation



RG Area Details

RG Area required - 6214.79 Sq.m

Total RG Area Proposed - 6216.56 Sq.m















RG Area Proposed on Ground - 6216.56 Sq.m

10% for Miyawaki – 620 Sq.m

Total List of Trees proposed to be planted

Sr. no	Symbol	Scientific name	Tree name	Count of trees
1		<i>Monoon longifolium</i>	False Ashoka	50
2		<i>Saraca indica</i>	Sita ashoka	25
3		<i>Delonix regia</i>	Gulmohor	75
4		<i>Peltophorum pterocarpum</i>	Sonmohor	110
5		<i>Mangifera indica</i>	Mango	62
6		<i>Manilkara zapota</i>	Chiku	74
7		<i>Syzygium cumini</i>	Jambhul	68
8		<i>Moringa oleifera</i>	Shevga	56
9		<i>Nyctanthes arbor-tristis</i>	Parijat	83
10		<i>Caesalpinia pulcherrima</i>	Shankasur	50
11		<i>Cassia fistula</i>	Bahava	66
12		<i>Bauhinia variegata</i>	Kanchan	47
13		<i>Tamarandus indica</i>	Chinch	20
14		<i>Aegle marmelos</i>	Bel	12
15		<i>Mesua ferrea</i>	Nagpushpi	28
16		<i>Madhuca longifolia</i>	Madhuka	24
17		<i>Terminalia katappa</i>	Badam	66
18		<i>Azadirachta indica</i>	Neem	24
19		<i>Butea monosperma</i>	Palash	38
20		<i>Neolamarckia cadamba</i>	Kadamb	36
21		<i>Schleichera oleosa</i>	Kusum	24
22		<i>Mimusops elengi</i>	Bakul	10
23		<i>Cochlospermum religiosum</i>	Yellow silk tree	24
24		<i>Albizia lebbek</i>	Shirish	36
25		<i>Logerstroemia indica</i>	Tamhan	42
Total				1150

No. of Trees proposed to be planted – 1150 Nos

Sr. no	Symbol	Scientific name	Tree name
1		<i>Cassia fistula</i>	Bahava
2		<i>Caesalpinia pulcherrima</i>	Shankasur
3		<i>Moringa oleifera</i>	Shevga
4		<i>Mangifera indica</i>	Mango
5		<i>Manilkara zapota</i>	Chiku
6		<i>Saraca indica</i>	Sita ashoka
7		<i>Syzygium cumini</i>	Jambhul
8		<i>Nyctanthes arbor-tristis</i>	Parijat
9		<i>Delonix regia</i>	Gulmohor
10		<i>Peltophorum pterocarpum</i>	Sonmohor
11		<i>Terminalia katappa</i>	Badam
12		<i>Neolamarckia cadamba</i>	Kadamb
13		<i>Butea monosperma</i>	Palash
14		<i>Cochlospermum religiosum</i>	Yellow silk tree

List of Trees proposed to be planted as Miyawaki

Six Monthly Post Monitoring Report (April, 2023 – September, 2023)

M/s. Macrotech Developers Ltd.

Prepared by QCI-NABET Accredited Consultant Enviro Policy Research India Pvt. Ltd. (EPRILP)

EMP Costing

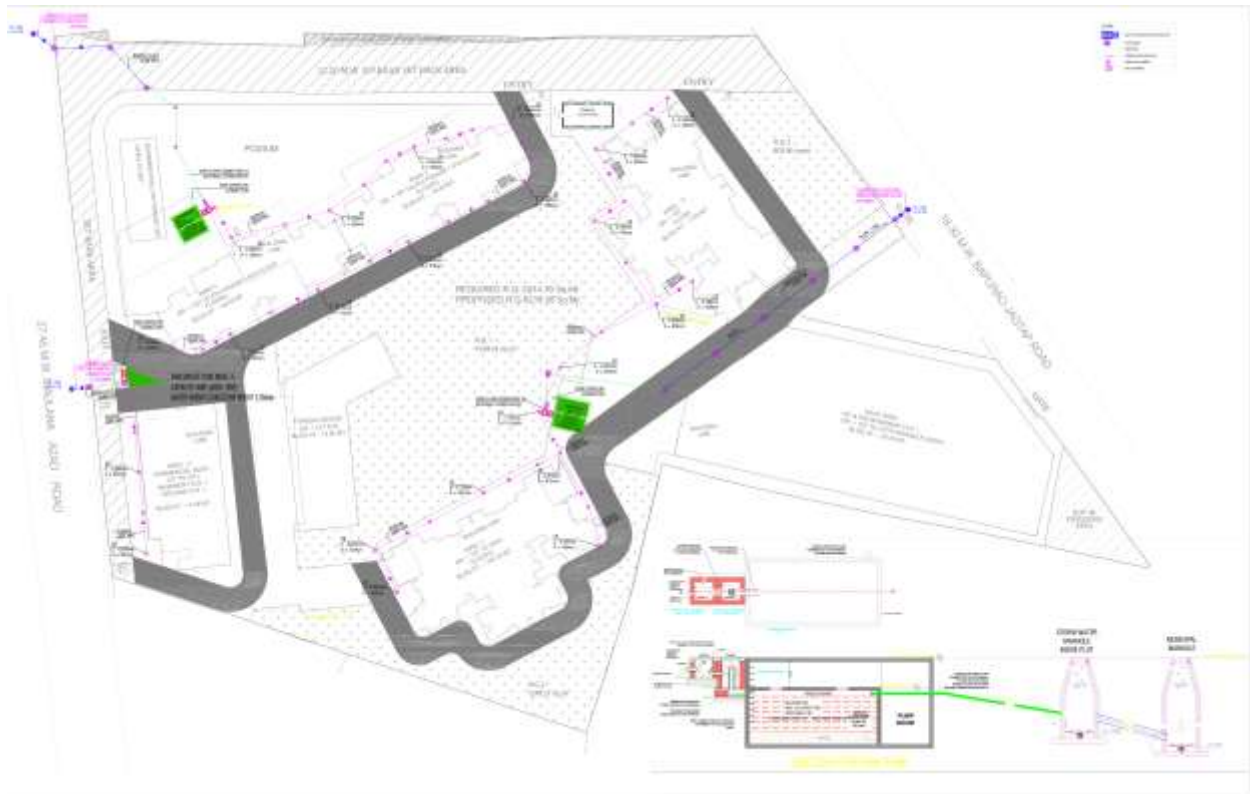
No.	Component	Description	Capital Cost in Lakhs Rs	O/M Cost in Lakhs Rs. Per yr
1	STP	Waste Water Treatment	70	9 AMC (10 years) – 90
2	Rain Water Harvesting	To harvest and recycle rain water	30	3
3	Solid Waste Management	To treat biodegradable solid waste by composter	45	7 (Including operators)
4	Solar System	Solar lightning	95	9
5	Landscaping	RG Development	60	5 (including gardeners)
6	Low Flow Devices	Plumbing Fixtures	25	2.5
7	Basement Dewatering	Basement Dewatering System	13.5	1
8	Basement Ventilation	Basement Ventilation System	30	3
9	Basement air purification	Basement air purification System	47.5	4.7
10	DMP	Personal Protective equipments, fire safety, Flood management etc	667	33.1
Total			1083	77.3

Six Monthly Post Monitoring Report (April, 2023 – September, 2023)

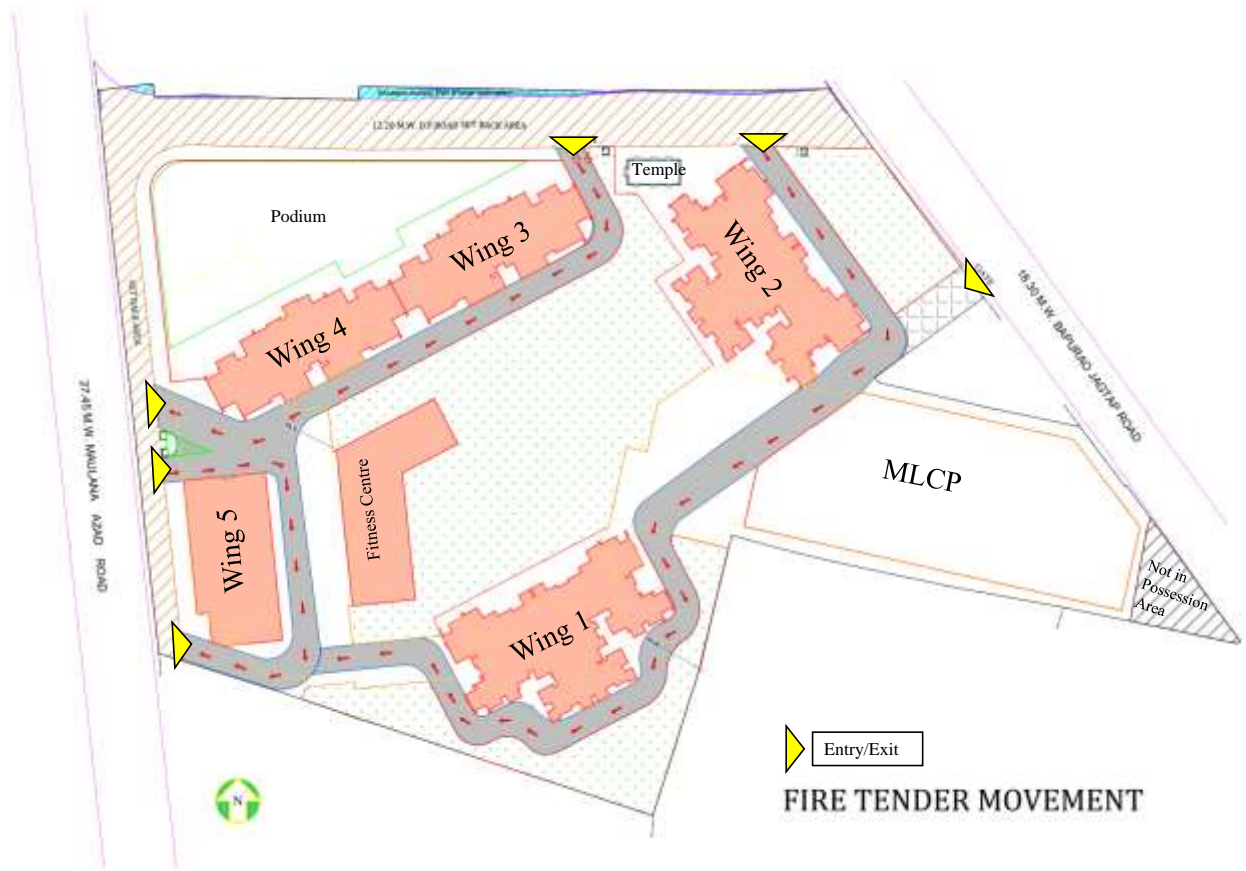
M/s. Macrotech Developers Ltd.

Prepared by QCI-NABET Accredited Consultant Enviro Policy Research India Pvt. Ltd. (EPRIPL)

Annexure 13: Rainwater overflow section indicating the gravity connection to storm water network



Annexure 14: Fire Tender Movement Plan



ANNEXURE - A

1. PROJECT DETAILS

Sr. No.	Description	Details			
1	Area Details	Total Plot area: 28,426.64 Sq.m FSI Area: 1,34,239.41 m Non-FSI: 1,49,645.31 Sq.m Total BUA area: 2,83,884.72 Sq.m			
2	Building Configuration	Building Name	Configurations (As per EC)	Height (m)	Configuration (Up to September 2023) status of construction
		Wing 1	Gr + 1 st to 56 th Floor	181.4 m	Slab work initiated for level 8
		Wing 2	Gr + 1 st to 44 th Floor	143.6 m	Slab work initiated for level 6
		Wing 3	Gr + 1 st to 8 th Podium + 9 th to 46 th floor	169.10 m	Slab work initiated for level P1
		Wing 4	1 st Basement + Gr+ 1 st to 8 th Podium + 9 th to 47 th Floor	172.75 m	-
		Wing 5	1 st to 5 th Basement + Gr. + 1 st to 20 th Floor	69.15 m	-
		MLCP Building	1 st to 3 rd Basement + Gr. + 1 st to 11 th Parking Floor	30.25 m	-
		Fitness Center	Gr + 1 st Floor	9m	-
		Temple	Ground Floor	4.65 m	Lintel level completed

3	No. of Tenements & Shops	898 Flats. 10854 Sq. m of commercial area			
4	Total Population (Nos.)	6657			
5	Total Water Requirements (CMD)	842.6 KLD			
6	Sewage Generation (CMD) & % of Sewage discharge in sewer line	688.3 KLD 34 % (Discharge in sewer Line)			
7	STP Capacity & Technology	Capacity: 500 KLD, 180 KLD and 45 KLD Technology: MBBR			
8	STP Location	Basement Area			
9	Total Solid Waste Quantities	Solid waste details (During Construction Phase)	Type	Quantity (Kg/d)	Treatment disposal
			Dry Waste	90	Handover to authorized recyclers
			Wet waste	60	OWC
			Construction waste	-	-
		Solid waste details (During Operation Phase)	Type	Quantity (Kg/d)	Treatment disposal
			Dry Waste	2116.4 Kg/day	Handover to authorized recyclers
			Wet waste	1410.9 Kg/day	OWC
			E-	-	-

			Waste		
			STP Sludge (Dry)	6.9 Kg/Day	Shall be used as Manure
10	Power requirement	During Operation Phase			
		Connected Load (KW)	13013		
		Demand Load (Kw)	5305		
11	Energy Efficiency	a) Total energy savings (%): 21 % b) Solar PV energy (%): 5 %			
12	D.G. set capacity	910 KVA and 1250 KVA			
13	Project Cost in	409 Cr			
14	Rain Water Harvesting	RWH Tank - 48 cum , 28 cum and 26 cum			
15	EMP Cost	a) Construction Phase – 63.4 Lakhs b) Operation Phase- 1. Capital cost : 1083 Lakhs 2. O/M cost : 77.3 Lakhs			
16	CER Details (with justification, if any)	NA			

ENVIRONMENTAL
CLEARANCE



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

To,

The Authorized Signatory
MACROTECH DEVELOPERS LIMITED
Lodha Excelus, NM Joshi Marg, Mahalaxmi, Mumbai- 400011 -400011

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

Sir/Madam,

This is in reference to your application for Environmental Clearance (EC) in respect of project submitted to the SEIAA vide proposal number SIA/MH/INFRA2/412480/2022 dated 28 Dec 2022. The particulars of the environmental clearance granted to the project are as below.

- | | |
|--|---|
| 1. EC Identification No. | EC23B038MH146092 |
| 2. File No. | SIA/MH/INFRA2/412480/2022 |
| 3. Project Type | New |
| 4. Category | B |
| 5. Project/Activity including Schedule No. | 8(a) Building and Construction projects |
| 6. Name of Project | Proposed Residential cum Commercial development at C. S. No. 1913 of Byculla Division Building situated at Maulana Azad Road, Mumbai-400007 |
| 7. Name of Company/Organization | MACROTECH DEVELOPERS LIMITED |
| 8. Location of Project | MAHARASHTRA |
| 9. TOR Date | N/A |

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

Date: 18/05/2023

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

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

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PARIVESH

(Pro-Active and Responsive Facilitation by Interactive,
and Virtuous Environmental Single-Window Hub)



STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

No. SIA/MH/INFRA2/412480/2022
Environment & Climate
Change Department
Room No. 217, 2nd Floor,
Mantralaya, Mumbai- 400032.

To
M/s.Macrotech Developers Ltd.,
C. S. No. 1913 of Byculla Division,
Maulana Azad Road, Mumbai.

Subject : Environment Clearance for proposed Residential cum Commercial development at C. S. No. 1913 of Byculla Division Building situated at Maulana Azad Road, Mumbai by M/s.Macrotech Developers Ltd.

Reference : Application no. SIA/MH/INFRA2/412480/2022

This has reference to your communication on the above-mentioned subject. The proposal was considered by the SEAC-2 in its 195th meeting under screening category 8 (b) B1 as per EIA Notification, 2006 and recommend to SEIAA. Proposal then considered in 258th (Day-1) 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	Proposal Number	SIA/MH/INFRA2/412480/2022	
2	Name of Project	Proposed Residential cum Commercial development at C. S. No. 1913 of Byculla Division Building situated at Maulana Azad Road, Mumbai	
3	Project category	8(b) Township and Area Development	
4	Type of Institution	Private	
5	Project Proponent	Name	Macrotech Developers Limited
		Regd. Office address	Lodha Excelus, NM Joshi Marg, Mahalaxmi, 400011
		Contact number	9769872565
		e-mail	developersmacrotech@gmail.com rupesh.kadam2@lodhagroup.com
6	Consultant	Enviro Policy Research India Pvt. Ltd. Certificate No – NABET/EIA/2124/IA0076 (Validity - 26.04.2024) Name:- Mr.Avick Sil Contact Details – 9833825875, avick1114@gmail.com , avick@eprindia.com	
7	Applied for	Fresh	

8	Location of the project	C. S. No. 1913 of Byculla Division Building situated at Maulana Azad Road, Mumbai					
9	Latitude and Longitude	18°58'39.6"N 72°49'41.7"E					
10	Plot Area (sq.m.)	28,426.64					
11	Deductions (sq.m.)	3,567.49					
12	Net Plot area (sq.m.)	24,859.15					
13	Ground coverage (m ²) & %	10,928.51 sq.m. 43.96%					
14	FSI Area (sq.m.)	1,34,239.41					
15	Non-FSI (sq.m.)	1,49,645.31					
16	Proposed built-up area (FSI + Non FSI) (sq.m.)	2,83,884.72					
17	TBUA (m ²) approved by Planning Authority till date	P-11910/2022/(1913)/EWARD/BYCULLA/337/1N EW dated on 22.07.2022 FSI – 1,33,594.44 Sq.m					
18	Earlier EC details with Total Construction area, if any.	-					
19	Construction completed as per earlier EC (FSI + Non FSI) (sq.m.)	-					
20	Previous EC / Existing Building	Proposed Configuration				Reason for Modification / Change	
	Buildi ng Name	Configurat ion	Heig ht (m)	Buildin g Name	Configurati on		Heig ht (m)
	NA			Wing 1	Gr + 1 st to 56 th Floor	181.4 m	-
				Wing 2	Gr + 1 st to 44 th Floor	143.6 m	-
				Wing 3	Gr + 1 st to 8 th Podium + 9 th to 46 th Floor	169.10 m	-
				Wing 4	1 st Basement + Gr + 1 st to 8 th Podium + 9 th To 47 th Floor	172.75 m	-
				Wing 5	1 st To 5 th Basement + Gr. + 1 st to 20 th Floor	69.15 m	-
				MLCP Buildin	1 st to 3 rd Basement +	30.25 m	-

		g	Gr. + 1 st to 11 th Parking Floor		
		Fitness Centre	Gr + 1 st Floor	9 m	-
		Temple	Ground Floor	4.65 m	-
21	No. of Tenements & Shops	Flats – 898 nos. Commercial area – 10854 Sq.mt			
22	Total Population	6657 nos.			
23	Total Water Requirements CMD	842.6 KLD			
24	Under Ground Tank (UGT) location	Basement/Underground			
25	Source of water	MCGM			
26	STP Capacity & Technology	500 KLD, 180 KLD and 45 KLD MBBR			
27	STP Location	500 KLD STP and 45 KLD STP – Basement 180 KLD STP – Underground			
28	Sewage Generation CMD & % of sewage discharge in sewer line	688.3 KLD 34%			
29	Solid Waste Management during Construction Phase	type	Quantity (Kg/d)	Treatment / disposal	
		Dry waste	90 Kg/Day	Handover to authorized recyclers	
		Wet waste	60 Kg/Day	OWC	
		Construction waste	-	-	
30	Total Solid Waste Quantities with type during Operation Phase & Capacity of OWC to be installed	Type	Quantity (Kg/d)	Treatment / disposal	
		Dry waste	2116.4 Kg/Day	Handover to authorized recyclers	
		Wet waste	1410.9 Kg/Day	OWC	
		E-Waste	-	-	
		STP Sludge (dry)	6.9 Kg/Day	Shall be used as Manure	
31	R.G. Area in sq.m.	RG required – 6214.79 Sq.m			
		RG provided on ground - 6216.56 Sq.m			
		Total RG Proposed – 6216.56 Sq.m			

		Number of Trees on plot: 34 nos.						
		Number of Trees to be cut: 19 nos.						
		Number of Trees to be transplanted: 8 nos.						
		Number of Trees to be retained: 7 nos.						
		Miyawaki Plantation: 900 nos. (620 Sq.Mtrs.)						
		Total Number of trees to be planted: 1150 nos.						
32	Power requirement	During Operation Phase: <table border="1"> <tr> <td colspan="2">Details</td> </tr> <tr> <td>Connected load (kW)</td> <td>13013 KW</td> </tr> <tr> <td>Demand load (kW)</td> <td>5305 KW</td> </tr> </table>	Details		Connected load (kW)	13013 KW	Demand load (kW)	5305 KW
Details								
Connected load (kW)	13013 KW							
Demand load (kW)	5305 KW							
33	Energy Efficiency	a) Overall energy savings (%): 21 % b) Solar energy (%): 5 %						
34	D.G. set capacity	910 KVA and 1250 KVA						
35	No. of 4-W & 2-W Parking with 25% EV	4-wheeler Provided – 1891 nos.; 2-wheeler Provided – 161 nos.						
36	No. & capacity of Rain water harvesting tanks /Pits	130 cum x 2 nos., 48 cum						
37	Project Cost in (Cr.)	409 Cr.						
38	EMP Cost	Construction Phase – 63.4 Lakhs Operation Phase – 1083 Lakhs (77.3 Lakhs – O/M)						
39	CER Details with justification if any....as per MoEF&CC circular dated 01/05/2018	Not applicable (as per MoEF&CC OM F. NO. 22-65/2017-IA.III dt. 30.09.2020)						
40	Details of Court Cases/litigations w.r.t the project and project location, if any.	NA						

3. The proposal has been considered by SEIAA in its 258th (Day-1) 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 as per the Circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.
2. PP to obtain following NOCs & remarks:
a)SWD remarks; b) HRC NOC.
3. PP to reduce discharge of treated water up to 35%; PP to submit NOC from MCGM regarding use of excess treated water to playground proposed within the project site.
4. PP to convert 10% RG area in to Miyawaki planation & include the cost of same in EMP; PP to revise tree list including nos. of trees to be planted in Miyawaki plantation.

5. PP to provide pumping for rain water harvesting & include the cost of same in EMP.
6. PP to submit revised Fire Tender Movement Plan showing clear road width of six meters and turning radius of nine meters of all around the proposed buildings.

B. SEIAA Conditions-

1. This EC is restricted up to 120 m height as PP has not obtained HRC NOC.
2. This EC is restricted for Wing no 1, 2 and 4 up to 162.60 m, 162.60 m and 169.10 m height respectively as per CFO NOC.
3. PP to keep open space unpaved so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.
4. PP to achieve at least 5% of total energy requirement from solar/other renewable sources.
5. 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.
6. SEIAA after deliberation decided to grant EC for – FSI-133594.44 m², Non-FSI-148926.32 m², Total BUA- 282520.76 m². (Plan approval No.P-11910/2022/(1913)/EWARD/BYCULLA /337/1/NEW dated on 22.07.2022) (Restricted as per approval)

General Conditions:

a) Construction Phase :-

- I. The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. Disposal of muck, Construction spoils, including bituminous material during construction phase should not create any adverse effect on the neighbouring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in the approved sites with the approval of competent authority.
- III. Any hazardous waste generated during construction phase should be disposed of as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.
- IV. Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.
- V. Arrangement shall be made that waste water and storm water do not get mixed.
- VI. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.
- VII. The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.
- VIII. Permission to draw ground water for construction of basement if any shall be obtained from the competent Authority prior to construction/operation of the project.

- IX. Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor based control.
- X. The Energy Conservation Building code shall be strictly adhered to.
- XI. All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
- XII. Additional soil for levelling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.
- XIII. Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.
- XIV. PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance.
- XV. The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.
- XVI. Vehicles hired for transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport & Highways Department. The vehicle shall be adequately covered to avoid spillage/leakages.
- XVII. Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.
- XVIII. Diesel power generating sets proposed as source of backup power for elevators and common area illumination during construction phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel is preferred. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.
- XIX. Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell /designated person.

B) Operation phase:-

- I. a) The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the premises. c) Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.
- III. a) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Treated effluent emanating from STP shall be recycled/ reused to the maximum extent

possible. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP. b) PP to give 100 % treatment to sewage /Liquid waste and explore the possibility to recycle at least 50 % of water, Local authority should ensure this.

- IV. Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement.
- V. The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.
- VI. Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.
- VII. PP to provide adequate electric charging points for electric vehicles (EVs).
- VIII. Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.
- IX. A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.
- X. Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes.
- XI. The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at parivesh.nic.in
- XII. A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.
- XIII. The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM. SO₂, NO_x (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.

C) General EC Conditions:-

- I. PP has to strictly abide by the conditions stipulated by SEAC& SEIAA.

- II. If applicable Consent for Establishment" shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy shall be submitted to the Environment department before start of any construction work at the site.
 - III. Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.
 - IV. The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in hard copies as well as by e-mail) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.
 - V. The environmental statement for each financial year ending 31st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.
 - VI. No further Expansion or modifications, other than mentioned in the EIA Notification, 2006 and its amendments, shall be carried out without prior approval of the SEIAA. In case of deviations or alterations in the project proposal from those submitted to SEIAA for clearance, a fresh reference shall be made to the SEIAA as applicable to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.
 - VII. This environmental clearance is issued subject to obtaining NOC from Forestry & Wild life angle including clearance from the standing committee of the National Board for Wild life as if applicable & this environment clearance does not necessarily implies that Forestry & Wild life clearance granted to the project which will be considered separately on merit.
4. The environmental clearance is being issued without prejudice to the action initiated under EP Act or any court case pending in the court of law and it does not mean that project proponent has not violated any environmental laws in the past and whatever decision under EP Act or of the Hon'ble court will be binding on the project proponent. Hence this clearance does not give immunity to the project proponent in the case filed against him, if any or action initiated under EP Act.
 5. This Environment Clearance is issued purely from an environment point of view without prejudice to any court cases and all other applicable permissions/ NOCs shall be obtained before starting proposed work at site.
 6. In case of submission of false document and non-compliance of stipulated conditions, Authority/ Environment Department will revoke or suspend the Environment clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.
 7. Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification, 2006, amended from time to time.
 8. The above stipulations would be enforced among others under the Water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention and Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986 and rules there under, Hazardous Wastes (Management and

Handling) Rules, 1989 and its amendments, the public Liability Insurance Act, 1991 and its amendments.

9. Any appeal against this Environment clearance shall lie with the National Green Tribunal (Western Zone Bench, Pune), New Administrative Building, 1st Floor, D-Wing, Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.



Pravin Darade
(Member Secretary, SEIAA)

Copy to:

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

Signature Not Verified

Digitally signed by Shri Pravin C.
Darade , I.A.S.
Member Secretary

Date: 5/18/2023 11:13:55 AM

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/L.S.I

No:- Format1.0/CC/UAN No.0000150682/CE/2301001801

Date: 20/01/2023

To,
M/s.Macrotech Developers Ltd, Survey
Number-1913, Byculla Division,Mumbai.



Your Service is Our Duty

Sub: Consent to Establish for Proposed Residential Cum Commercial Development Project.

- Ref:
1. Application submitted by SRO-Mumbai-I
 2. Minutes of 26th CC meeting dtd-22.12.2022.

Your application NO. MPCB-CONSENT-0000150682

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.409.0 Cr. (As per undertaking submitted by pp).**
3. **The Consent to Establish is valid for Proposed Residential Cum Commercial Development Project named as M/s.Macrotech Developers Ltd, Survey Number-1913, Byculla Division,Mumbai. on Total Plot Area of 28426.64 Sq.Mtrs for construction BUA of 283884.72 Sq.Mtrs including utilities and services**
4. **Conditions under Water (P&CP), 1974 Act for discharge of effluent:**

Sr No	Description	Permitted (in CMD)	Standards to	Disposal
1.	Trade effluent	Nil	N.A.	N.A.
2.	Domestic effluent	545	As per Schedule - I	The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be connected to the sewerage system provided by local body

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

Stack No.	Description of stack / source	Number of Stack	Standards to be achieved
S-1	DG SET-750 KVA	1	As per Schedule -II

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

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Bio Degradable waste	1347 Kg/Day	OWC	used as manure.
2	Non Bio-degradable waste	898 Kg/Day	Segregation	Sent to authorized recycler.
3	STP Sludge	10 Kg/Day	Drying	will be used as a manure for gardening purpose

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
NA					

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. The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be utilized on land for gardening.
11. PP shall extend/submit BG to from total sum of Rs. 10 Lakhs towards compliance of EC and consent to establish condition.
12. Project Proponent shall install online monitoring system for the parameter pH, SS, BOD and flow at the outlet of STP.
13. Project Proponent shall provide Organic waste digester with composting facility or biodigester with composting facility.
14. Project Proponent shall comply the Construction and Demolition Waste Management Rules, 2016 which is notified by Ministry of Environment, Forest and Climate Change dtd.29/03/2016.
15. The project proponent shall make provision of charging of electric vehicles in atleast 40 % of total available parking area.
16. The project proponent shall take adequate measures to control dust emission and noise level during construction phase.
17. PP shall obtain Environmental Clearance from competent authority for the proposed activity. PP shall not take effective steps towards construction without obtaining Environmental Clearance.

18. PP shall submit an affidavit in Boards prescribed format within 15 days regarding compliance of C to E & Environmental Clearance/CRZ Clearance.
- . This consent is issued as per communication letter dated 03/11/2022 which is approved by competent authority of the board.



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Signed by: Dr. Y.B.Sontakke
Joint Director (WPC)
For and on behalf of,
Maharashtra Pollution Control Board
jdwater@mpcb.gov.in
2023-01-20 17:50:18 IST

Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	818000.00	MPCB-DR-15023	21/10/2022	NEFT

Copy to:

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



SCHEDULE-I

Terms & conditions for compliance of Water Pollution Control:

- 1) A] As per your application, you have proposed to provide MBBR technology based Sewage Treatment Plants (STPs) of combined capacity **600 CMD for treatment of domestic effluent of 545 CMD.**
- B] The Applicant shall operate the sewage treatment plant (STP) to treat the sewage so as to achieve the following standards prescribed by the Board or under EP Act, 1986 and Rules made there under from time to time, whichever is stringent.

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

- C] The treated domestic effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be utilized on land for gardening and connected to the sewerage system provided by local body.
- 2) The Board reserves its rights to review plans, specifications or other data relating to plant setup for the treatment of waterworks for the purification thereof & the system for the disposal of sewage or trade effluent or in connection with the grant of any consent conditions. The Applicant shall obtain prior consent of the Board to take steps to establish the unit or establish any treatment and disposal system or and extension or addition thereto.
- 3) The industry shall ensure replacement of pollution control system or its parts after expiry of its expected life as defined by manufacturer so as to ensure the compliance of standards and safety of the operation thereof.
- 4) **The Applicant shall comply with the provisions of the Water (Prevention & Control of Pollution) Act,1974 and as amended, and other provisions as contained in the said act.**

Sr. No.	Purpose for water consumed	Water consumption quantity (CMD)
1.	Industrial Cooling, spraying in mine pits or boiler feed	0.00
2.	Domestic purpose	650.00
3.	Processing whereby water gets polluted & pollutants are easily biodegradable	0.00
4.	Processing whereby water gets polluted & pollutants are not easily biodegradable and are toxic	0.00

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

SCHEDULE-II

Terms & conditions for compliance of Air Pollution Control:

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

Stack No.	Source	APC System provided/proposed	Stack Height(in mtr)	Type of Fuel	Sulphur Content(in %)	Pollutant	Standard
S-1	DG SET-750 KVA	Acoustic Enclosure	5.00	Diesel 202 Ltr/Hr	1	SO ₂	96.96 Kg/Day

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

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

SCHEDULE-III

Details of Bank Guarantees:

Sr. No.	Consent(C2E/C2O/C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	Consent to Establish	10.0 Lakhs	Submit within 15 days	Towards compliance of consent condition	Commissioning of unit or 5 Years whichever earlier	Commissioning of unit or 5 Years whichever 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.

BG Forfeiture History

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

BG Return details

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



SCHEDULE-IV

Conditions during construction phase

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

General Conditions:

- 1 The applicant shall provide facility for collection of samples of sewage effluents, air emissions and hazardous waste to the Board staff at the terminal or designated points and shall pay to the Board for the services rendered in this behalf.
- 2 The firm shall strictly comply with the Water (P&CP) Act, 1974, Air (P&CP) Act, 1981 and Environmental Protection Act 1986 and Solid Waste Management Rule 2016, Noise (Pollution and Control) Rules, 2000 and E-Waste (Management & Handling Rule 2011).
- 3 Drainage system shall be provided for collection of sewage effluents. Terminal manholes shall be provided at the end of the collection system with arrangement for measuring the flow. No sewage shall be admitted in the pipes/sewers downstream of the terminal manholes. No sewage shall find its way other than in designed and provided collection system.
- 4 Vehicles hired for bringing construction material to the site should be in good condition and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.
- 5 Conditions for D.G. Set
 - a) Noise from the D.G. Set should be controlled by providing an acoustic enclosure or by treating the room acoustically.
 - b) Industry should provide acoustic enclosure for control of noise. The acoustic enclosure/ acoustic treatment of the room should be designed for minimum 25 dB (A) insertion loss or for meeting the ambient noise standards, whichever is on higher side. A suitable exhaust muffler with insertion loss of 25 dB (A) shall also be provided. The measurement of insertion loss will be done at different points at 0.5 meters from acoustic enclosure/room and then average.
 - c) Industry should make efforts to bring down noise level due to DG set, outside industrial premises, within ambient noise requirements by proper siting and control measures.
 - d) Installation of DG Set must be strictly in compliance with recommendations of DG Set manufacturer.
 - e) A proper routine and preventive maintenance procedure for DG set should be set and followed in consultation with the DG manufacturer which would help to prevent noise levels of DG set from deteriorating with use.
 - f) D.G. Set shall be operated only in case of power failure.
 - g) The applicant should not cause any nuisance in the surrounding area due to operation of D.G. Set.
 - h) The applicant shall comply with the notification of MoEFCC, India on Environment (Protection) second Amendment Rules vide GSR 371(E) dated 17.05.2002 and its amendments regarding noise limit for generator sets run with diesel.

- 6 Solid Waste - The applicant shall provide onsite municipal solid waste processing system & shall comply with Solid Waste Management Rule 2016 & E-Waste (M & H) Rule 2011.
- 7 Affidavit undertaking in respect of no change in the status of consent conditions and compliance of the consent conditions the draft can be downloaded from the official web site of the MPCB.
- 8 Applicant shall submit official e-mail address and any change will be duly informed to the MPCB.
- 9 The treated sewage shall be disinfected using suitable disinfection method.
- 10 The firm shall submit to this office, the 30th day of September every year, the environment statement report for the financial year ending 31st march in the prescribed Form-V as per the provision of rule 14 of the Environmental (Protection) Second Amended rule 1992.
- 11 The applicant shall obtain Consent to Operate from Maharashtra Pollution Control Board before commissioning of the project.

This certificate is digitally & electronically signed.

