

Office : 3, Shubhangi Darshan, Manpada Road, Dombivli (E), Dist . Thane - 421 201.

Date : 01/12/2025

Date:

To,  
State Level Environment Impact Assessment Authority Maharashtra,  
Environment Department,  
New Administration Building,  
15th floor, Mantralaya, Mumbai  
State: Maharashtra

**Subject** : Submission of December 2025 Six Monthly Compliance Report for our Proposed Residential cum Commercial building Building on land bearing Survey No. 92 (Old), 3 (New), H. No. 3, S. No. 91 (OLD), 25 (NEW), H. No. 1 at Ward B, Sector 3, village: Kanchangaon, Kalyan, District: Thane, Maharashtra by M/s. Swastik Realtors.

**Reference** : Environmental Clearance received Identification no. EC21B038MH120663 dated 29/10/2021 as per General condition no. XII And IV.

Respected Sir,

With reference to above mentioned subject and as per the condition stated in Environmental Clearance Letter, we would like to submit the **December 2025 Six Monthly Compliance Report and Monitoring Reports** after receipt of Environmental Clearance for above mentioned site.

**Hereby we are enclosing Data-Sheet along with annexure in format along with above mentioned Enclosures.**

Please find this December 2025 Six monthly Compliance report after receiving Environmental Clearance along with this letter.

Thanking you,

Yours Sincerely,

For M/s. Swastik Realtors



AUTHORIZED SIGNATORY



Office : 3, Shubhangi Darshan, Manpada Road, Dombivli (E), Dist . Thane - 421 201.

Date : 9/12/2025

Date:

To,  
S.R.O. Kalyan I,  
Maharashtra Pollution Control Board,  
Sidhivinayak Sankul,  
3<sup>rd</sup> and 4<sup>th</sup> Floor, Station Road,  
Kalyan (West)

**Subject** : Submission of December 2025 Six Monthly Compliance Report for our Proposed Residential cum Commercial building Building on land bearing Survey No. 92 (Old), 3 (New), H. No. 3, S. No. 91 (OLD), 25 (NEW), H. No. 1 at Ward B, Sector 3, village: Kanchangaon, Kalyan, District: Thane, Maharashtra by M/s. Swastik Realtors.

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AUTHORIZED SIGNATORY

Office : 3, Shubhangi Darshan, Manpada Road, Dombivli (E), Dist . Thane - 421 201.

Date : 01/12/2025

Date:

To,

Shri Pratik D Bharne (Scientist 'E' & Regional Director)  
CENTRAL POLLUTION CONTROL BOARD,  
Survey No. 110, Dhankude Multipurpose Hall,  
Baner Road, Baner, Pune- 411045  
Tel 020-29912772 & 020-29912773  
E-mail: rdpune.cpcb@gov.in, pratik.cpcb@gov.in

**Subject** : Submission of December 2025 Six Monthly Compliance Report for our Proposed Residential cum Commercial building Building on land bearing Survey No. 92 (Old), 3 (New), H. No. 3, S. No. 91 (OLD), 25 (NEW), H. No. 1 at Ward B, Sector 3, village: Kanchangaon, Kalyan, District: Thane, Maharashtra by M/s. Swastik Realtors.

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For M/s. Swastik Realtors



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Office : 3, Shubhangi Darshan, Manpada Road, Dombivli (E), Dist . Thane - 421 201.

Date : 01/12/2021  
Date:

To,

Shri Kanwarjit Singh, IFS

Additional Principal Chief Conservator of Forests (C),  
Ministry of Environment, Forest and Climate Change,  
Regional Office (WCZ), Ground Floor, East Wing,  
New Secretariat Building Civil Lines, Nagpur 440001  
Tel.No.0712-2531318  
Email ID: apccfcentral-ngp-mef@gov.in

**Subject** : Submission of December 2025 Six Monthly Compliance Report for our Proposed Residential cum Commercial building Building on land bearing Survey No. 92 (Old), 3 (New), H. No. 3, S. No. 91 (OLD), 25 (NEW), H. No. 1 at Ward B, Sector 3, village: Kanchangaon, Kalyan, District: Thane, Maharashtra by M/s. Swastik Realtors.

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Yours Sincerely,

For M/s. Swastik Realtors



AUTHORIZED SIGNATORY



# SIX MONTHLY COMPLIANCE REPORT

(December 2025)

Of

Proposed Residential Development with Shops

At

Plot bearing S. No. 92 (Old), 3 ( New), H. No. 3, S.  
No. 91 (OLD), 25 (NEW), H. No. 1 at Ward B,  
Sector 3, village : Kanchangaon, Kalyan, District :  
Thane, Maharashtra

**SUBMITTED BY**

**M/s. Swastik Realtors**

Prepared By

  
**Manu Srushti**

...Towards Primitive Nature

NABET Accreditation No.: NABET/EIA/24-27/RA 0346

**Point wise compliance status to various stipulations laid down by the Government of Maharashtra as per the amended Environmental Clearance Identification No. EC21B038MH120663 dated 29<sup>th</sup> October, 2021**

Sr. No.	EC condition	Reply
Specific conditions		
<b>A</b>	<b>SEAC Conditions-</b>	
(i)	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 thereunder as per the circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra	Project has obtained CC vide letter no. <b>KDMC/TPD/BP/DOM/2019-20/0029/25</b> dated 28/04/2021 from Kalyan Dombivli Municipal Corporation. Refer <b>Annexure No. 4</b> For the same.
(ii)	PP to obtain and submit following NOCs & remark: a) Water NOC, b) Sewer remark c) CFO NOC	Refer <b>Annexure 5</b> For All NOC's. a) Water NOC vide Letter No. जा.क्र.कडोंमपा/६ फप्रक्षे/पापू/उअ/१३५ on Dated 05.10.2021. b) Sewer Remark vide Letter No. जा.क्र./कडोंमपा/काअ/मनि:/२९१ on Dated 27.7.2018. c) CFO NOC : PP has Obtained CFO NOC for Wing A, B, C & D.
(iii)	PP to increase electricity savings from renewable energy sources up to 5%.	Yes. Saving up to 8.73 % will be achieved from solar/other renewable sources proposed.
(iv)	PP to give separate list of trees to be planted in RG area and along the periphery of the plot.	We have revised our tree list to be planted in RG area & along the periphery of the plot. Refer Annexure NO. 14 for the Same.
(v)	PP to submit NOC from concern authority for use of excess treated water in nearby garden reservation/ construction and reduce the discharge of treated sewage up to 35%.	Project has excess treated sewage i.e. 127 KLD after reusing it for flushing and gardening. Tie up for the same is done with supplier M/s. Sai baba Tanker water Supplier who will supply water to nearby factories, construction sites, farms & RMC Plant etc. Refer Annexure NO. 9 for the same.
(vi)	PP to relocate parking shown below high-tension line of railway.	Agreed and Noted.
(vii)	PP to provide low flow device (LFD) & Sensors as water conservation measures in operation phase; PP to provide portable STP for workers in construction phase & accordingly revise construction & operation phase EMP.	Agreed and Noted. Water Efficient Plumbing fixtures proposed in the project.
<b>B</b>	<b>SEIAA Conditions-</b>	

Sr. No.	EC condition	Reply
	Specific conditions	
(i)	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.	Agreed & Noted.
(ii)	PP to achieve at least 5% of total energy requirement from solar/other renewable sources.	Agreed and Complied. Yes. Saving up to 8.73 % will be achieved from solar/other renewable sources proposed.
(iii)	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.	Agreed and Noted.
(iv)	SEIAA after deliberation decided to grant EC for – FSI- 23266.56 m <sup>2</sup> , Non-FSI- 13232.07 m <sup>2</sup> , Total BUA- 36498.63 m <sup>2</sup> . (Plan Approval-KDMC/TDP/BP/DOM/2019-20/0029/25, dated 28/04/2021).	Agreed and Noted. Refer Annexure no. 2 for the same.
	<b>Construction Phase</b>	
(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.	Solid waste segregation will be practiced in Operation Phase. Proper approved disposal methods will be followed. Wet waste from project will be treated in installed OWC. Refer <b>Annexure no. 10.</b>
(ii)	Disposal of muck, construction spoils, including bituminous material during construction phase should not create any adverse effect on the neighboring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in approved sites with the approval of competent authority.	Agreed to comply with the same.
(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.	Agreed to comply with the same.
(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 waste water and solid wastes generated during the construction phase should be ensured.	Agreed to comply. Refer <b>Annexure no. 11</b> for Sanitary Hygiene Measures.
(v)	Arrangement shall be made that waste water and storm water do not get mixed.	Separate drain lines for Storm water and Sewerage system. Sewerage lines are connected to STP.

Sr. No.	EC condition	Reply
	Specific conditions	
(vi)	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.	Yes, We have adopted best Construction practices.
(vii)	The groundwater level and its quality should be monitored regularly in consultation with Ground Water Authority.	Agreed and comply with the same.
(viii)	Permission to draw groundwater shall be obtained from the competent Authority prior construction/operation of the project.	Agreed to comply with the same.
(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.	Yes. Low-pressure water fixtures are proposed.
(x)	The Energy Conservation Building code shall be strictly adhered to.	Yes. Energy Conservation is done by use of solar hot water & solar PV as per ECBC.
(xi)	All the topsoil excavated during construction activities should be stored for use in horticulture / Landscape development within the project site.	Yes. Topsoil is already utilized for landscape development within the project site.
(xii)	Additional soil for leveling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.	Yes. The earth debris was utilized for leveling and for road construction within site.
(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.	Refer <b>December 2025</b> Monitoring report attached as <b>Annexure no. 13</b> .
(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.	Yes, agreed to comply with.
(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	Agreed to comply with. During Construction phase 1 DG set of 125 KVA is proposed only as power back up. The same is with acoustic enclosure.
(xvi)	PP to strictly adhere to all the conditions mentioned in Maharashtra (urban areas) protection and preservation of trees Act, 1975 as amended during the validity of Environment Clearance.	Yes, agreed to comply with.

Sr. No.	EC condition	Reply
	Specific conditions	
(xvii)	Vehicles hired for transportation of raw material shall strictly comply the emission norms prescribed by ministry of road transport & highways department. The vehicle shall be adequately covered to avoid spillage/leakages.	Agreed to comply the same.
(xviii)	Ambient noise levels should conform to residential standard 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 air noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.	Agreed to comply with the same. Refer <b>Annexure no. 13</b> for Monitoring results of Air and Noise. All parameters are within stipulated standards by CPCB/ MPCB.
(xix)	Diesel power generating sets proposed as source of backup power for elevators and common area illumination during construction phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets, Use low Sulphur diesel. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.	DG sets are used for essential power and operated only during power failures. DG sets norms are followed as prescribed by MPCB.
(xx)	Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell/ designed person.	Environmental Management cell is formed to monitor implementation of EMP. Refer <b>Annexure no. 17</b> .
<b>B</b>	<b>Operations Phase-</b>	
(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 landfilling after recovering recyclable material.	Solid waste segregation will be practiced in Operation Phase. Proper approved disposal methods are being followed. Wet waste from project will be treated in installed OWC. Refer <b>Annexure no. 10</b> .
(ii)	E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.	Yes, E-waste is being handed over to nearby Authorized recycler.
(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	Agreed to comply with. 250 KLD STP is already built and operational. Recycled Water is used for Flushing and Gardening. Refer <b>Annexure no. 9</b> for

Sr. No.	EC condition	Reply
	Specific conditions	
	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% gray 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.	STP details.
(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.	Agreed to comply with the same.
(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.	Yes, Agreed to comply with the same
(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.	Sufficient parking as per the local norms is provided. i.e. 2W –305 & 4W – 306. The parking plans are approved from competent authority and followed the same to avoid traffic congestion in nearby area. Refer <b>Annexure no. 12</b> for the same.
(vii)	PP to provide adequate electric charging points for electric vehicles (EVs).	Yes, Agreed to comply the same.
(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.	Refer <b>Annexure no. 14</b> for Landscape Plan and the list of trees to be planted in the premises.
(ix)	A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.	Refer Environment Management Cell structure enclosed as <b>Annexure no. 17</b>
(x)	Separate funds shall be allocated for implementation of environmental protection measure/EMP along with item- wise breaks-up. These cost shall be included as part of the	Refer <b>Annexure no. 18</b> the Budgetary allocation and expenditure for

Sr. No.	EC condition	Reply
	Specific conditions	
	project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes.	Environment Management Plan.
(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 <a href="http://parivesh.nic.in">http://parivesh.nic.in</a>	Refer <b>Annexure no. 15</b> We had given advertisement in local newspapers.
(xii)	Project management should submit half yearly compliance reports in respect of the stipulated prior environment clearance terms and conditions in hard & soft copies to the MPCB & this department, on 1st June & 1st December of each calendar year.	This is our <b>December 2025</b> Six Monthly Compliance Report.
(xiii)	A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.	Yes Copy of clearance letter is given to KDMC. Refer <b>Annexure no.20 for the same.</b>
(xiv)	The proponent shall upload the status of compliance of the stipulated EC conditions. Including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MOEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM. SO <sub>2</sub> , NO <sub>x</sub> (ambient levels as well as stack emissions) or critical sectoral 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.	Project has no Website, hence six Monthly compliance report will not be uploaded online.
<b>C)</b>	<b>General EC Compliance</b>	
(i)	PP has to abide by the conditions stipulated by SEAC & SEIAA.	Agreed to comply with the same.
(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	We have received Consent to establish No: Format1.0/JD (WPC)/UAN No.0000125833/CE/2203000379 dated 07/03/2022 Refer <b>Annexure no. 3</b>

Sr. No.	EC condition	Reply
	Specific conditions	
	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.	Agreed & comply the same. We have not started any construction work prior to the Environment clearance. Refer <b>Annexure no. 1</b> for site photographs.
(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.	Yes, agreed to comply with. Hereby we are submitting our December 2025 six monthly compliance report.
(v)	The environmental statement for each financial year ending 31 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.	Refer <b>Annexure no. 16</b> for Form V.
(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 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.	Agreed to comply with the same.
(vii)	The environmental clearance is issued subject to obtaining NOC from Forestry & Wild life angle including clearance from the standing committee of 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 considered separately on merit.	Agreed to comply with the same.
(viii)	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	Agreed to comply with the same.

Sr. No.	EC condition	Reply
	Specific conditions	
	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.	
(ix)	This Environmental clearance is issued purely from an environment point of view without pre- judice to any court cases and all other applicable permissions/NOCs shall be obtained before starting proposed work at site.	Agreed to comply with the same.
(x)	In case of submission of false documents and non-compliance of stipulated conditions, Authority/ Environment Department will revoke or suspend the Environment clearance without any intimations and initiate appropriate legal action under Environmental Protection Act, 1986.	Agreed to comply with the same.
(xi)	Validity of Environment clearance: The environmental clearance accorded shall be valid as per EIA Notifications, 2006, amended from time to time.	Agreed to comply with the same.
(xii)	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.	Agreed to comply with the same.
(xiii)	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.	Agreed to comply with the same.

**ANNEXURE LIST**

<b>Annexure No.</b>	<b>Details</b>
1.	Current Status
2.	Environment Clearance Letter
3.	Consent to Establish
4.	Plan Approved & CC
5.	Water NOC, Sewer NOC & CFO NOC
6.	Strom Water NOC & Approved SWD Layout
7.	Storm Water Drainage and RWH Plan
8.	Water Balance Statement
9.	Details of STP proposed at site
10.	Details of Solid waste management
11.	Sanitary and Hygiene measures
12.	Details of Parking Layouts and Fire Tender Movement
13.	Monitoring Report
14.	Details of Landscape layout & List of Trees
15.	Advertisement in local newspaper in Marathi and English
16.	Form V
17.	Environment Management Cell
18.	Budgetary allocation and expenditure for EMP
19.	Data Sheet for Annexure A,B and C
20.	Copy of clearance letter given to KDMC.

### Annexure No. 1: Current Status of Work

Sr. No.	Building Name	No. of Wings	Number of floors	No. of Flats	Status of Construction
1.	Plot 1 Sarvoday Symphony	Wing A	Basement + Gr.(PT)+ST(PT)+1 <sup>st</sup> to 19 <sup>th</sup> Floor	Tenements: 129; Shops: 15	Construction Completed 100%
		Wing B	Basement+ Gr(PT) + ST(PT)+1 <sup>st</sup> to 19 <sup>th</sup> Floor	Tenements: 128; Shops: 13	Construction Completed 100%
		Wing C (MHADA Building)	Gr. Floor +7 <sup>th</sup> Floor	Tenements: 39	Construction Completed 100%
2.	Plot 2 Sarvoday Harmony	Wing D	Gr.(PT) + ST(PT)+ 1 <sup>st</sup> to 19 <sup>th</sup> Floor	Tenements: 57; Shops: 6	No work started
<b>Total</b>				<b>Tenements: 353 ; Shops: 34</b>	

### SITE PHOTOGRAPHS





## Annexure No. 2: Environment Clearance Letter

ENVIRONMENTAL  
CLEARANCE



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

To,

The Partner  
M/S. SWASTIK REALTORS  
03, Shunjangi Darshan, Manpada Road, Dombivli East, Thane -421201

**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/MIS/210850/2021 dated 29 Apr 2021. The particulars of the environmental clearance granted to the project are as below.

- |  |  |
|--|--|
| 1. EC Identification No.                   | EC21B038MH120663   |
| 2. File No.                                | SIA/MH/MIS/210850/2021   |
| 3. Project Type                            | New  |
| 4. Category                                | B2   |
| 5. Project/Activity including Schedule No. | 8(a) Building and Construction projects  |
| 6. Name of Project                         | Proposed Residential cum commercial Building on Land bearing S.No. 92 (Old), 3 ( New), H.No. 3, S.No. 91 (OLD), 25 (NEW); H.No. 1 at Ward B, Sector 3, village : Kanchangaon, Taluka: Kalyan, District : Thane, Maharashtraby M/s Swastik Realtors |
| 7. Name of Company/Organization            | M/S. SWASTIK REALTORS  |
| 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: 29/10/2021

(e-signed)  
Manisha Patankar Mhaiskar  
Member Secretary  
SEIAA - (Maharashtra)

**PARIVESH**

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



*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.*

*This is a computer generated cover page.*

**STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY**

No. SIA/MH/MIS/210850/2021  
Environment & Climate  
Change Department  
Room No. 217, 2<sup>nd</sup> Floor,  
Mantralaya, Mumbai- 400032.  
Date: 28/10/2021

To  
M/s Swastik Realtors,  
S.No. 92 (Old), 3 ( New), H.No. 3,  
S.No. 91 (OLD), 25 (NEW), H.No. 1,  
Ward B, Sector 3, village : Kanchangaon,  
Taluka: Kalyan, District : Thane.

Subject : Environment Clearance for Proposed Residential cum commercial Building on Land bearing S.No. 92 (Old), 3 ( New), H.No. 3, S.No. 91 (OLD), 25 (NEW), H.No. 1 at Ward B, Sector 3, village : Kanchangaon, Taluka: Kalyan, District : Thane by M/s Swastik Realtors

Reference : Application no. SIA/MH/MIS/210850/2021

This has reference to your communication on the above mentioned subject. The proposal was considered by the SEAC-2 in its 152<sup>nd</sup> meeting under screening category 8 (a) B2 as per EIA Notification, 2006 and recommend to SEIAA. Proposal then considered in 231<sup>st</sup> Part A meeting of State Level Environment Impact Assessment Authority (SEIAA).

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

Sr. No.	Description	Details					
1.	Plot Area (sq.m.)	11000 (sq. m.)					
2.	FSI Area (sq.m.)	23,266.56 Sq. m					
3.	Non-FSI (sq.m.)	13232.07 Sq. m					
4.	Proposed built-up area (FSI + Non FSI) (sq.m.)	36,498.63 Sq. m					
5.	Building Configuration	Sr. No.	Building Name & number	No. of Wings		No. of Flats	Height of the building (Mtrs)
		1.	Plot I Sarvoday Symphony	Wing A	Basement+ Gr(PT)+ST(PT)+1st to 19th Floor	Tenements: 129; Shops: 15	62.4
				Wing B	Basement+ Gr(PT)+ST(PT)+1st 19th Floor	Tenements: 128; Shops: 13	
				Wing C (MHADA Building)	Gr Floor +7th Floor	Tenements: 39	23.35

3. The proposal has been considered by SEIAA in its 231<sup>st</sup> Part A meeting. SEIAA noted that, proposal is a new construction Project 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 thereunder as per the circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.
2. PP to obtain and submit following NOCs & remarks:
  - a) Water NOC, b) Sewer remarks c) CFO NOC.
3. PP to increase electricity savings from renewable energy sources up to 5%.
4. PP to give separate list of trees to be planted in RG area and along the periphery of the plot.
5. PP to submit NOC from concern authority for use of excess treated water in nearby Garden reservation/ Construction and reduce the discharge of treated sewage up to 35%.
6. PP to relocate parking shown below High-Tension Line of railway.
7. PP to provide Low Flow Devices (LFD) & Sensors as water conservation measures in operation phase; PP to provide portable STP for workers in construction phase & accordingly revise construction & operation phase EMP.

**B. SEIAA Conditions-**

1. 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.
2. PP to achieve at least 5% of total energy requirement from solar/other renewable sources.
3. 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.
4. SEIAA after deliberation decided to grant EC for – FSI-23266.56 m<sup>2</sup>, Non-FSI-13272.07 m<sup>2</sup>, Total BUA-36498.63 m<sup>2</sup>. (Plan approval-KDMC/TDP/BP/DOM/2019-20/0029/25, dated 28/04/2021).

**General Conditions:**

**a) Construction Phase :-**

- I. The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. Disposal of muck, Construction spoils, including bituminous material during construction phase should not create any adverse effect on the neighbouring communities and be disposed taking the necessary precautions for general safety and

health aspects of people, only in the approved sites with the approval of competent authority.

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

common area illumination during construction phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel is preferred. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.

- XX. Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell /designated person.

**B) Operation phase:-**

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

measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes.

- XI. The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at <http://parivesh.nic.in>
- XII. Project management should submit half yearly compliance reports in respect of the stipulated prior environment clearance terms and conditions in hard & soft copies to the MPCB & this department, on 1st June & 1st December of each calendar year.
- XIII. A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.
- XIV. The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, SO<sub>2</sub>, NO<sub>x</sub> (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.

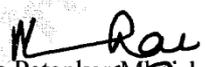
5. This Environment Clearance is issued purely from an environment point of view without prejudice to any court cases and all other applicable permissions/ NOCs shall be obtained before starting proposed work at site.

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, 1<sup>st</sup> Floor, D-Wing, Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.

  
Manisha Patankar  
(Member Secretary, SEIAA)  
29/10/2021

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, Thane.
6. Commissioner, Kalyan Dombivali Municipal Corporation
7. Regional Officer, Maharashtra Pollution Control Board, Kalyan.

### Annexure No. 3: Consent to Establish

## MAHARASHTRA POLLUTION CONTROL BOARD

Tel: 24010706/24010437  
Fax: 24044532/4024068/4023516  
Website: <http://mpcb.gov.in>  
Email: [jdwater@mpcb.gov.in](mailto:jdwater@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/JD (WPC)/UAN No.0000125833/CE/2203000379

Date: 07/03/2022

To,  
M/s Swastik Realtors ("Sarvoday  
Symphony & Sarvoday Harmony")  
S. No.92 (Old), 3 (New), H. No.3, S. No. 91  
(Old), 25 (New), H. No.1, Ward B, Sector3,  
Vill: Kanchangaon Tal: kalyan, Dist:  
Thane,



Your Service is Our Duty

**Sub: Consent to Establish for Construction of Residential cum commercial Building projects Granted under red category**

**Ref:** Environment Clearance granted vide no. SIA/MH/MIS/210850/2021 dtd. 28.10.2021.

Your application NO. MPCB-CONSENT-0000125833

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:

- The Consent to Establish is granted for a period upto commissioning of project or up to 5 year whichever is earlier.**
- The capital investment of the project is Rs.86.02 Cr. (As per C.A Certificate submitted by industry).**
- The Consent to Establish is valid for Construction of Residential cum commercial Building projects named as M/s Swastik Realtors ("Sarvoday Symphony & Sarvoday Harmony") S. No.92 (Old), 3 (New), H. No.3, S. No. 91 (Old), 25 (New), H. No.1, Ward B, Sector3, Vill: Kanchangaon Tal: kalyan, Dist: Thane, on Total Plot Area of 11000.00 Sq. m. SqMtrs for construction BUA of 36,498.63 Sq. m. SqMtrs as per EC granted dated 28.10.2021 including utilities and services**

Sr.No	Permission Obtained	Plot Area (SqMtr)	BUA (SqMtr)
1	Environment Clearance vide dt. 28.10.2021	11000.00	36498.63

- Conditions under Water (P&CP), 1974 Act for discharge of effluent:**

Sr No	Description	Permitted (in CMD)	Standards to Disposal
1.	Trade effluent	Nil	NA

Sr No	Description	Permitted	Standards to	Disposal
2.	Domestic effluent	227	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 of 400 KVA	1	As per Schedule -II

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

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Biodegradable waste	543 Kg/Day	Treated in Organic Waste Converter (OWC)	Treated in Organic Waste Converter (OWC)
2	Non-Biodegradable waste	371 Kg/Day	Send to Kalyan-Dombivali Municipal corporation (KDMC) through their daily collection system	Send to Kalyan-Dombivali Municipal corporation (KDMC) through their daily collection system

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. The Board reserves the right to review, amend, suspend, revoke etc. this consent and the same should be binding on the industry
9. This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government authorities.
10. PP shall submit the BG of Rs. 10 Lakh towards O & M of STP OWC & compliance of conditions stipulated in EC & consent to Establish
11. PP shall provide adequate capacity of Sewage treatment plant so as to achieve treated domestic effluent standards for the parameter BOD-10 mg/lit
12. The treated domestic effluent shall be 60% recycled for secondary purpose such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be utilized on land for gardening
13. The online monitoring system installed for the parameters PH, Flow, BOD,TSS at the outlet of STP & shall be connected to MPCB Server

14. Project Proponent shall make provision of charging port for Electric vehicles in at least 40% total available parking area
15. Project proponent shall take adequate measures to control noise & dust emission during construction phase
16. Project Proponent shall submit an affidavit in Board's prescribed format within 15 days regarding the compliance of conditions of EC /CRZ clearance and C to E
17. Project proponent shall comply with the conditions stipulated in Environment Clearance granted by GOM, vide no: SIA/MH/MIS/210850/2021 dtd. 28.10.2021



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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  
2022-03-07 16:57:15 IST

**Received Consent fee of -**

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	125000.00	MPCB-DR-9047	23/12/2021	NEFT

**Copy to:**

1. Regional Officer, MPCB, Kalyan and Sub-Regional Officer, MPCB, Kalyan I  
- They are directed to ensure the compliance of the consent conditions.
2. 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 based Sewage Treatment Plants (STPs) of combined capacity **250 CMD for treatment of domestic effluent of 227 CMD.**  
B) 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	243.00
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.	Stack Attached To	APC System	Height in Mtrs.	Type of Fuel	Quantity & UoM
1	DG set of 400 KVA	Acoustic Enclosure, selective catalytic reduction/ Air filter	5	HSD	31.7 Ltr/Hr

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

Total Particular matter	Not to exceed	150 mg/Nm <sup>3</sup>
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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	Rs. 10 Lakh	15 days	Towards Compliance of EC & Consent conditions	Up to Commissioning of the project	Five years

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

- 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.

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This certificate is digitally & electronically signed.

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# Annexure No. 4: Approved Layout & CC



## Commencement Certificate

### KALYAN DOMBIVALI MUNICIPAL CORPORATION, KALYAN

#### APPENDIX 'D-1'

#### FORM FOR SANCTION OF BUILDING PERMISSION AND COMMENCEMENT CERTIFICATE

To,

**Mr. Anil B. Shelar & Others.**

**P.O.A. - M/s. Swastik Realtors through Partner Mr. Hitesh N. Sampat & Others.**

**Architect – Mr. Deepak B. Patil (M/s. Credible Designs), Kalyan  
Structural Engineer – Mr. Rajesh Thakare, Dombivali.**

With reference to your application dated 26/03/2021 for the grant of sanction of Commencement Certificate under Section 44 of The Maharashtra Regional and Town Planning Act, 1966 read with Section 253 of Maharashtra Municipal Corporations Act, 1949 to carry out development work / Building on Survey No. 3(New), 92(Old), H.no. 3, S.no. 25(New), 91(Old), H.No. 1, Village Kanchangaon situated at Dombivli (East) the Commencement Certificate/ Building Permit is granted under Section 45 of the said Act, subject to the following conditions:

1. The land vacated in consequence of the enforcement of the set-back rule shall form part of the public street in future.
2. No new building or part thereof shall be occupied or allowed to be occupied or used or permitted to be used by any person until occupancy certificate is granted.
3. The Commencement Certificate/ Building permit shall remain valid for a period of one year commencing from the date of its issue unless the work is not commenced within the valid period.
4. This permission does not entitle you to develop the land which does not vest in you.

Office No. KDMC/TPD/BP/DOM/2019-20/0029/25

Office Stamp

Date : 28/04/2021

Yours faithfully,



for  
Assistant Director of Town Planning  
Kalyan Dombivali Municipal Corporation, Kalyan.



कल्याण डोंबिवली महानगरपालिका, कल्याण  
नगर रचना विभाग

सुधारीत बांधकाम परवानगी क्र. K.D.M.C./TPD/BP/DOM/2019-20/0029/25  
Date - 28/04/2021

महाराष्ट्र प्रादेशिक व नगररचना अधिनियम १९६६ चे कलम ४४ तसेच म.प्रा. व न.र. अधिनियम १९६६ चे कलम ४५ नुसार स.नं. ३(नविन), ९२(जुना), हि.नं. ३, स.नं. २५(नविन), ९१(जुना), हि.नं. १, मौजे कांचनगाव, डोंबिवली (पूर्व) मध्ये ११०००.०० चौ.मी. क्षेत्राच्या भूखंडावर शासनाचे दि. २९/०१/२०१६ रोजीचे अधिसूचनेनुसार १८.०० मी. व २४.०० मी. रुंद विकास योजना रस्त्याखालील क्षेत्र विकास हक्क स्वरूपात विचारात घेऊन एकूण ११८७९.०८ चौ.मी. बांधकाम क्षेत्रास दि.०३/०४/२०१९ रोजी तत्कालीन विकास नियंत्रण नियमावलीनुसार बांधकाम प्रारंभ परवानगी देण्यात आलेली आहे.

सद्यस्थितीत शासनाने दि. ०२/१२/२०२० रोजी मंजूर केलेल्या एकात्मिक विकास नियंत्रण व प्रोत्साहन नियमावलीनुसार Basic FSI, Premium FSI व Ancillary FSI चा विचार करून तसेच ५०८४.०० चौ.मी. ह.वि.ह. क्षेत्र वापरून एकूण २३२६६.५६ चौ.मी. बांधकाम क्षेत्रासह भुखंडाचा विकास करावयास बांधकाम करण्यासाठी केलेल्या दि. २६/०३/२०२१ च्या अर्जास अनुसरून खालील अटी व शर्तीस अधिन राहून, तसेच नकाशावर हिरव्या रंगाने दुरुस्ती दाखविल्याप्रमाणे वाडे-भिंतीच्या बांधकामासह, सुधारीत बांधकाम प्रमाणपत्र देण्यात येत आहे.

बांधकामाचा तपशील :-

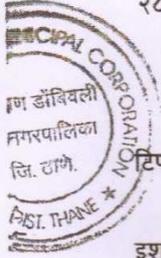
इमारत	सुधारीत प्रस्तावानुसार इमारतीचा तपशील	क्षेत्र (चौ.मी.)
विंग A	तळघर (पार्किंग) + स्टिल्ट (पै), तळ (पै) + पहिला मजला ते एकोणीस मजले (रहिवास + वाणिज्य)	८७२०.३५
विंग B	तळघर (पार्किंग) + स्टिल्ट (पै), तळ (पै) + पहिला मजला ते एकोणीस मजले (रहिवास + वाणिज्य)	८६२१.२१
विंग C (म्हाडाकरीता)	स्टिल्ट (पै), तळ (पै) + पहिला मजला ते सातवा मजला (रहिवास)	१८५३.००
विंग D	स्टिल्ट (पै), तळ (पै) + पहिला मजला ते एकोणीस मजले (रहिवास + वाणिज्य)	५९२४.४७
	एकूण बांधकाम क्षेत्र (म्हाडाचे १८५३.०० चौ.मी. क्षेत्र वगळून)	२३२६६.५६

अटी व शर्ती

- १) एकत्रिकृत विकास नियंत्रण व प्रोत्साहन नियमावली (UDCPR) मधील विनियम क्र. २.८.३ नुसार प्रत्यक्ष जागेवर बांधकाम सुरु करणेपूर्वी बांधकाम मंजुरीचा फलक लावणे आपणांवर बंधनकारक राहिल.
- २) UDCPR मधील विनियम क्र.1.5 Savings मध्ये नमूद a to h बाबत शासनाच्या वेळोवेळी निर्गमित होणाऱ्या मार्गदर्शक सूचना आपणांवर बंधनकारक राहिल.
- ३) बांधकाम चालू करण्यापूर्वी सात दिवस आधी महापालिका कार्यालयास लेखी कळविण्यात यावे.

- ४) UDCPR मधील Appendix-F नुसार वाडेभित व जोत्याचे बांधकाम झाल्यानंतर वास्तुशिल्पकाराचे प्रमाणपत्र महानगरपालिकेस सादर करण्यात यावे व त्यानंतरच पुढील बांधकाम करण्यात यावे.
- ५) सदर अभिन्यासात कोणत्याही प्रकारचा फेरफार पूर्व परवानगी घेतल्याशिवाय करू नये, तसे केल्याचे आढळून आल्यास सदरची विकास परवानगी रद्द समजण्यात येईल.
- ६) UDCPR मधील विनियम क्र. १२.१ ते १२.३ नुसार इमारतीच्या बांधकामाच्या सुरक्षिततेची (स्ट्रक्चरल सेफ्टी) जबाबदारी सर्वस्वी वास्तुशिल्पकार, **Structural Enineer** व परवानगीधारक यांचेवर राहिल, याची नोंद घ्यावी.
- ७) सदर जागेत विहीर असल्यास ती संबंधित विभागाच्या परवानगी शिवाय बुजवू नये.
- ८) सदर जागेतून पाण्याचा नैसर्गिक निचरा होत असल्यास तो जलनिःसारण विभाग,(क.डॉ.म.पा.) च्या परवानगीशिवाय वळवू अथवा बंद करू नये.
- ९) भूखंडाकडे जाण्या-येण्याच्या मार्गाची जबाबदारी संपूर्णपणे आपलेकडे राहिल. बांधकाम प्रारंभ प्रमाणपत्र नियोजित रस्त्याप्रमाणे दिले असल्यास त्या रस्त्याचे काम महानगरपालिकेच्या सोयी प्रमाणे व प्राधान्याप्रमाणे केले जाईल व तसा रस्ता होईपर्यंत इमारतीकडे येणा-जाण्याचे मार्गाची जबाबदारी सर्वस्वी आपली राहिल.
- १०) जागेत जूने भाडेकरू असल्यास त्यांच्याबाबत योग्य ती व्यवस्था करावयाची जबाबदारी मालकाची राहिल व मालक भाडेकरू यांचेमध्ये काही वाद असल्यास किंवा निर्माण झाल्यास त्याचे निराकरण मालकाने करणे आवश्यक राहिल.
- ११) बांधकामाचे साहित्य रस्त्यावर टाकावयाचे झाल्यास महापालिकेच्या बांधकाम खात्याची परवानगी घेणे आवश्यक राहिल व त्याकरीता नियमाप्रमाणे लागणारी रक्कम (दंड झाल्यास त्यासह रक्कम) भरावी लागेल तसेच निरूपयोगी साहित्य महापालिका सांगेल त्या ठिकाणी स्वखर्चाने वाहून टाकणे आपणावर बंधनकारक राहिल.
- १२) सदर जागेत बांधकाम करण्याबाबत पूर्वीची बांधकाम परवानगी असेल तर ती या बांधकाम परवानगीमुळे अधिक्रमीत (Supersede) झाला असे समजण्यात यावे.
- १३) रेखांकन प्रस्तावातील सर्व भूखंड रस्ते, खुल्या जागा, यांची प्रस्तावित नकाशाप्रमाणे जागेवर आखणी भूमी अभिलेख यांचेमार्फत करून घ्यावी व त्यांचेकडील प्रमाणित मोजणी नकाशाची प्रत, बांधकाम प्रमाणपत्र दिल्या तारखेपासून एक वर्षाचे आत सादर करावी.
- १४) भूखंडातील आरक्षित भाग समतल करून व वाडेभित्तीचे बांधकाम करून तसेच विकास योजना रस्ते रितसर नोंदीकृत करारनामा व खरेदीखतासह क.डॉ.म.पा.स विनामूल्य हस्तांतरित करावे.
- १५) वापर परवाना दाखला घेण्यापूर्वी कर विभाग, जलनिःसारण विभाग व मलनिःसारण विभाग, अग्निशमन विभाग, पाणी पुरवठा विभाग, उद्यान विभाग, क.डॉ.म.पा. यांचेकडील ना-हरकत दाखला बांधकाम नकाशासह सादर करणे आपणावर बंधनकारक राहिल.
- १६) जागेच्या मालकी हक्काबाबत काही वाद असल्यास अथवा निर्माण झाल्यास त्यांचे संपूर्ण निराकरण करण्याची जबाबदारी आपली राहिल.
- १७) ओल्या व सुक्या कचऱ्यासाठी स्वतंत्र कचराकुंड्यांची व्यवस्था करणे आपणावर बंधनकारक राहिल.
- १८) बांधकाम पूर्णत्वाचा दाखला घेणेपूर्वी कल्याण डॉंबिवली महानगरपालिकेच्या निर्देशाप्रमाणे इमारतीत सौरउर्जा उपकरणे बसवून विद्युत विभागाकडील ना हरकत दाखला सादर करणे बंधनकारक राहिल.

- १९) UDCPR मधील विनियम क्र. १३.३ नुसार भुखंडावरील इमारतीत रेन वॉटर हार्वेस्टिंगबाबत अंमलबजावणी करणे आपणांवर बंधनकारक राहिल.
- २०) UDCPR मधील विनियम क्र. १३.५ नुसार घनकचरा व्यवस्थापना बाबत कार्यवाही करणे तसेच संबंधित विभागाचा ना हरकत दाखला सादर करणे आपणांवर बंधनकारक राहिल.
- २१) नकाशात हिरव्या रंगाने केलेल्या दुरूस्त्या आपल्यावर बंधनकारक राहतील.
- २२) इमारतीचे बांधकाम या सोबतच्या मंजूर केलेल्या नकाशांप्रमाणे आणि वरीलप्रमाणे घालून दिलेल्या अटींप्रमाणे करणे आपणावर बंधनकारक राहिल.
- २३) वापर परवाना दाखला घेणेपूर्वी महसूल विभागाकडून गौणखनिज स्वामित्वधन रक्कम शासनास जमा केलेबाबतचा ना हरकत दाखला सादर करणे आपणावर बंधनकारक राहिल.
- २४) वापर परवाना दाखल्यापूर्वी मा. जिल्हाधिकारी, यांचेकडील सनद सादर करणे आपणावर बंधनकारक राहिल.
- २५) सदर प्रकरणी चुकीची व अपुर्ण माहिती दिली असल्यास सदर बांधकाम परवानगी रद्द समजण्यात येईल.
- २६) प्रकरणी सुधारीत बांधकाम परवानगीचे अनुषंगाने पर्यावरण व वन विभागाकडील ना हरकत दाखला सादर केल्याशिवाय पूर्वमंजूरीमधील क्षेत्रापेक्षा जास्त बांधकाम करू नये, याबबत आपण रुपये ५००/- च्या मुद्रांक पत्रावर हमीपत्र सादर केले आहे.
- २७) प्रकरणी बांधकाम पूर्णत्वाचा दाखला घेणेपूर्वी बांधकाम नकाशामध्ये दर्शविलेले म्हाडाकरीताचे बांधकाम म्हाडास हस्तांतरीत करुन तसे ना हरकत प्रमाणपत्र सादर करणे आपणावर बंधनकारक राहिल.
- २८) प्रकरणी सदर बांधकाम परवानगी दिल्याचे तारखेपासून फी पत्रातील दुसऱ्या टप्प्यातील रक्कम १२ महिन्यामध्ये व तिसऱ्या टप्प्यातील रक्कम २४ महिन्यामध्ये महापालिकेच्या कोषागारात भरणे आपणावर बंधनकारक राहिल.



टिप:- UDCPR नुसार वरीलपैकी आपणास लागू असलेल्या अटींची पूर्तता करणे आपणावर बंधनकारक राहिल, याची नोंद घ्यावी.

इशारा:-मंजूर बांधकाम प्रस्तावाव्यतिरिक्त केलेल्या अनधिकृत फेरबदलांबाबत आपण महाराष्ट्र प्रादेशिक नियोजन व नगररचना अधिनियम, १९६६ मधील कलम-५१ ते ५७ च्या तरतूदी नुसार दखलपात्र गुन्ह्यास पात्र राहाल.

बांधकाम परवानगीअंतर्गत भरण्यात आलेल्या रक्कमेचा तपशिल:

अ.क्र.	लेखाशिर्ष	रक्कम (पहिला टप्पा)	पावती क्र.	दिनांक	यापूर्वीचा एकुण भरणा तपशिल	शेरा
१	ARI 020101	15,12,326/-	F104/3575	28/04/2021		
२	ARI 020102					
३	ARI 020103	76,940/-	F104/3575	28/04/2021		
४	ARI 020104	28,36,608/-	F104/3575	28/04/2021		
५	ARI 020105					
६	ARI 020106					
७	ARI 020107					
८	ARI 020108					
९	ARI 020109					

१०	ARI 020110	7,98,875/-	FI04/3575	28/04/2021		
११	ASI 010304	34,16,400/-	FI04/3575	28/04/2021		
१२	ASI 010513	12,12,595/-	FI04/3575	28/04/2021		
१३	ASI 010518	37,80,816/-	FI04/3576	28/04/2021		
१४	ASI 020519	7,98,875/-	FI04/3575	28/04/2021		
	Total	1,44,33,435/-				



सहाय्यक संचालक नगररचना  
कल्याण डोंबिवली महानगरपालिका, कल्याण.

- प्रत
- करनिर्धारक व संचालक क.डो.म.पा.कल्याण.
  - प्रभाग क्षेत्र अधिकारी 'फ' प्रभाग क्षेत्र.

Annexure No. 5: NOC

Water NOC

कल्याण डोंबिवली महानगरपालिका कल्याण  
'६/फ' प्रभागक्षेत्र कार्यालय

कल्याण-डोंबिवली  
महानगरपालिका  
डोंबिवली विभाग

जा.क्र. कडोंमपा/६फप्रक्षे/पापू/उअ/१३५  
दि.०५/१०/२०२१

ना हरकत दाखला

प्रति,  
स्वस्तिक रिअलटेर्स  
३,शुभांगी दर्शन,मानपाडा रोड  
डोंबिवली (पूर्व).

विषय:- पाणी पुरवठा ना हरकत दाखला मिळणेबाबत.  
संदर्भ:- आपले पत्र आ.क्र.१२६३ दि. ०९/०९/२०२१.

दाखला देणेत येतो की मौजे-कांचनगाव, येथील स.न.९२ जुना ३नविन, हि.न.३ व  
स.न.९१जुना, २५नविन, हि.नं.१ सदर भूखंडावर पाणी बिलाची थकबाकी नाही.तसेच वरील  
जमिनीवर उभारण्यात येणाऱ्या इमारतीला आपल्याला आवश्यक असलेले पाणी उपलब्धते नूसार  
व महानगरपालिकेच्या अटी व शर्ती नुसार पुरविण्यात येईल.  
वरील प्रमाणे आपणांस ना हरकत दाखला देणेत येत आहे.

उप अभियंता(पा.पू.)  
कल्याण डोंबिवली महानगरपालिका,  
६/फ प्रभागक्षेत्र, डोंबिवली विभाग.

## SEWER NOC

463

  
कल्याण डोंबिवली महानगरपालिका,  
मलनिःसारण डोंबिवली विभाग

जाक्र./कडोमपा/काअ/मनि:/ 289  
महानगरपालिका कार्यालय कल्याण  
दिनांक:- 26/06/2025

प्रति,  
श्री. आनंद प्रभाकर शिंदे व इतर  
भा.वे. कुमुदभा. श्री. महेश. एन. सपरा  
वास्तुशिल्पकार डोंबिवली, कल्याण (प)

विषय:- बांधकाम परवानगीसाठी मलनिःसारण विभागाचा ना हरकत दाखला मिळणेबाबत.

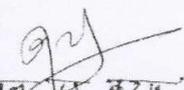
संदर्भ:- १) आपला अर्ज दिनांक 28/06/2025  
२) सर्व्हे नं. 27 (प्रा.) 3 नव्या दिनांक- 3 व  
29 (प्रा.) - 24 (नव्या दिनांक)  
मौजे प. डोंबिवली (प)  
३) उपअभियंता यांचा दि. 28/06/2025 रोजीचा पाहणी अहवाल.

वरील विषय व संदर्भान्वये खालील अटी व शर्तीनुसार मलनिःसारण विभागाचा ना हरकत दाखला देण्यात येत आहे.

अटी:-

- १) प्रस्तावित इमारतीसाठी सेप्टिक टँक 28 (100) घनमीटर व सोकपीट 9.2.2.8.0 घनमीटर एवढ्या क्षमतेचे बांधण्यात यावे
- २) आपल्या प्रस्तावित इमारतीच्या अंतर्गत असणारे चॅम्बर्स हे २.०० फुट ग १.५० फुट एवढ्या आकाराचे असावेत तसेच ट्रॅप चॅम्बर्स प्रत्येक बाथरूम व किचनच्या डाऊनटॅक लाईन्स खाली प्रस्तावित करण्यात यावेत.
- ३) सेप्टिक टँकच्या प्रत्येक भागासाठी स्वतंत्र व्हेंट पाईप व हेवी ड्यूटी मॅनहोल कव्हर प्रस्तावित करण्यात यावे
- ४) भावेष्यकाळात इमारतीजवळ भुयारी गटार योजना कार्यान्वित झाल्यास त्यास या विभागाची रितसर परवानगी घेऊन इमारतीचे सांडपाणी/मैलपाणी जोडणे आपल्यावर बंधनकारक राहील.

वरीलपैकी कोणत्याही अटी व शर्तीचा भंग केल्यास मुंबई प्रांतिक महानगरपालिका अधिनियम १९४९ मधील प्रकरण बाराच्या तरतुदीनुसार आपल्यावर कारवाई करण्यात येईल व सदरचा ना हरकत दाखला आपोआप रद्द होईल. याबाबत आपणास वेगळे पत्र दिले जाणार नाही.

  
(विवन ए. वरुड)  
कार्यकारी अभियंता (मनिः)  
कल्याण डोंबिवली महानगरपालिका  
कल्याण

प्रत:- १) नगररचनाकार कडोमपा डोंबिवली यांना माहितीस्तव व पुढील कार्यवाहीसाठी रवाना.

**CFO NOC for building A,B,C,D**

**Kalyan Dombivli Municipal Corporation**  
**Fire & Emergency Service**

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Phone : 2310155 / 2310101 / 2305101 / 2470357 / 2400447

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FIRE/HQ/KDMC/OW/2019/407 Date : 18 /04/2019

To,  
**The Assistant Town Planner,**  
Kalyan Dombivli Municipal Corporation,  
KALYAN.

**Subject:** Grant of provisional NOC stipulating Fire Protection & Fire Fighting requirements to construct 4 residential buildings, building Wing A & B, B+ Gr + 17<sup>th</sup> floors, Wing C, GR +7<sup>th</sup> floor & Wing D, St + Gr + 19<sup>th</sup> floors on Land Bearing S.No. 92(old),3(new), H.No. 3 & S.No. 91(old), 25(new), H.No. 1 at Mouje: Kanchangoan, Tal. Kalyan, Dist. Thane.  
**Total Built up area- 13390.18 Sq.mtr.**

---

**Ref.:** 1] Application from Architect- Shri. Deepak B. Patil  
2] P.O.A. Holder: Shri. Hitesh M. Sampat  
3] Site Visit: 06/02/2019

Dear Sir,

Architects proposal is to construct the 4 residential buildings, building Wing A & B, B+ Gr + 17<sup>th</sup> floors, Wing C, GR +7<sup>th</sup> floor & Wing D, St + Gr + 19<sup>th</sup> floors on Land Bearing S.No. 92(old),3(new), H.No. 3 & S.No. 91(old), 25(new), H.No. 1 at Mouje: Kanchangoan, Tal. Kalyan, Dist. Thane.  
Total built-up area is 13390.18 sq.mtr.

**OBSERVATION & DIRECTIONS:**

- 1) Net Plot area under reference is 17382.67 sq.mts.
- 2) The said plot is approachable by 24mtr. & 18 mtr. Dp road.
- 3) The proposed building height and built up area.

Building Type.	Built up Area Sq.mtr.	Height Mts.
Wing A	3060.13	56.40
Wing B	2894.48	56.40
Wing C	1511.10	23.35
Wing D	5924.47	61.50

- 4) As per DC rule of KDMC adequate open spaces are proposed around the buildings. Dept.suggestions are given.
- 5) 2 enclosed staircase having the width of 1.5 mtr. & 1.2 mtr from ground level to Terrace level are shown in the proposed plan for residential building Wing A, B. Suggestions are given.  
and
- 6) 2 enclosed staircase having the width of 1.2 mtr. from ground level to Terrace level are shown in the proposed plan for commercial building Wing C. Suggestions are given.  
And

1

- 19) The plans of the proposed building should be approved by the competent authority of Kalyan Dombivli Municipal Corporation.
- 20) Permission from Civil Aviation should be obtained for the maximum height of the building with reference to Navi Mumbai airport if required.
- 22) Portable rescue chute should be provided in Refuge area or in Fire escape wall for easy evacuation of occupants in case of Emergency.
- 23) All internal furniture and fixtures used for the building should be fire resistance type and it should not give toxic fumes and smoke in case involved in fire. It should have minimum Two hours Fire Resistance.
- 24) The Glassing and façade other Glasses should have at least one hour fire resistance and should be UL approved and in accordance with NFPA requirements.
- 25) The glass faced should be protected with coating film so that in case breaking of glass the glass can remain in its place for some hours before replacement. This will reduce the risk of injuries to occupant and fire & rescue personal. In the event of blast the shock wave created which created the damage to glass faced the use of film will help to reduce the damages due to glass breaking.

Regular Training and Maintenance of these systems should be carried out by the housing society/ builders. As per provisions made in Maharashtra Fire Prevention And Life Safety Act 2006.

Considering this situation, above fire prevention & fire protection majors are recommended in the proposed buildings up to height mentioned in this provisional NOC only. If Architect/Developer makes any changes in height, area or location the above fire preventive majors, refuge area, staircase location, side margin etc. will change. And according to that the revised provisional NOC will be issued.

This is a "Provisional No Objection Certificate", After providing the above fire prevention and fire protection system and compliance of above recommendations the inspection of the fire prevention and fire protection arrangements will be carried out and after satisfactory inspection "Final No Objection Certificate" will be issued to your building for obtaining final occupancy certificate from Kalyan Dombivli Municipal Corporation.

This provisional NOC conditions are valid for the period of one year. The undersigned reserves right to amend any additional recommendations deemed fit during the stage wise inspection due to the statutory provisions amended from time to time and in the interest of the protection of the subject mention building.

Please contacts authorities when & where required for these purpose.

If any additional requirement is suggested by fire department Party have also agree to comply the same.

Capitation Fee Rs. 5,05,506/- Paid By Receipt No. 3137 Dt. 16/04/2019

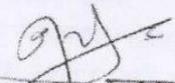


  
**CHIEF FIRE OFFICER**  
Fire & Emergency services  
Kalyan Dombivli Municipal Corporation

Copy to :- Architect/Developer:-



- १) मशिनरी ने - आण करतांना आपल्या संकुलातील कोबा अथवा रस्ता तुटणार/डॅमेज होणार नाही यासाठी ते उच्च प्रतिच्या कोंक्रीटने अथवा उच्च प्रतिच्या खडीकरणाने व डांबरीकरणाने करण्यात यावे जेणेकरून संकुलातील रहिवासी कोणत्याही प्रकारची हरकत घेणार नाहीत. कोबा अथवा रस्ता तुटल्यास त्यास महापालिका जबाबदार राहणार नाही.
- १०) आपण बांधलेल्या नात्यावर अथवा गटारवर आपण स्लॅब टाकल्यास सफाईसाठी प्रत्येक ५.०० मिटर अंतरावर २.५० फुट X ३.५० फुट या आकाराचे हेवीड्यूटी लोखंडी फ्रेम व झाकण बसविणे आपल्यावर बंधनकारक राहिल जेणेकरून त्यावरून वाहन गेल्यास ते तुटणार नाहीत.
- ११) आपण विकसित करित असलेल्या भूखंडातून पाण्याचा नैसर्गिक निचरा वाहात असल्यास तो इकडील परवानगी शिवाय वळवू अथवा बंद करू नये.
- १२) विकसित करण्यात येत असलेल्या/विकसित केलेल्या भूखंडाबाबत आपण काही चुकीची माहिती दिली आहे असे निदर्शनास आल्यास सदरची परवानगी रद्द करण्यात येईल व आपणावर योग्य ती कारवाई करण्यात येईल.
- १३) पावसाचे पाणी /सांडपाणी वाहून नेणाऱ्या गटाराला/नात्याला बाधित होईल अशा तऱ्हेचे कुठल्याही प्रकारचे बांधकाम करण्यात येऊ नये.
- १४) भूखंडाच्या मोकळ्या जागेतून (OPEN SPACE) भविष्यात महापालिकेला नाला अथवा गटार बांधावयाची असल्यास /नात्याचे अथवा गटारीचे रूदिकरण करावयाचे असल्यास नात्यास अथवा गटारीस लागणारी आवश्यक तेवढी जागा महापालिकेला विनामुल्य देणे आपल्याला बंधनकारक राहिल.
- १५) इमारतीचे बांधकामाकरीता कोणतीही सुधारित परवानगी घेतल्यास अथवा परवानगीमध्ये बदल केल्यास सुधारित परवानगीनुसार या विभागाचा ना हरकत दाखला घेणे आपणावर बंधनकारक आहे.
- १६) इमारतीचे बांधकाम पूर्ण केल्यावर त्यावेळी या विभागाचा स्वतंत्र ना हरकत दाखला घेणे आपल्याला बंधनकारक राहिल.
- १७) भूखंडावरील पावसाळी पाण्याचा निचरा योग्य प्रकारे होणेकरीता भूखंडांतर्गत आवश्यक ती उपाययोजना करणे आपल्याला बंधनकारक राहिल.
- १८) दरवाजा उघडली साठी नात्याच्या अग्नी पासून ६६-०० मीटर उंचीचा रस्ता सोडणे आपणावर बंधनकारक राहिल.
- १९) मधील प्रकरण बांधकाम तऱ्हेनुसार आपल्यावर कारवाई करण्यात येईल व सदरचा ना हरकत दाखला आपोआप रद्द होईल. याबाबत आपणास वेगळे पत्र दिले जाणार नाही.

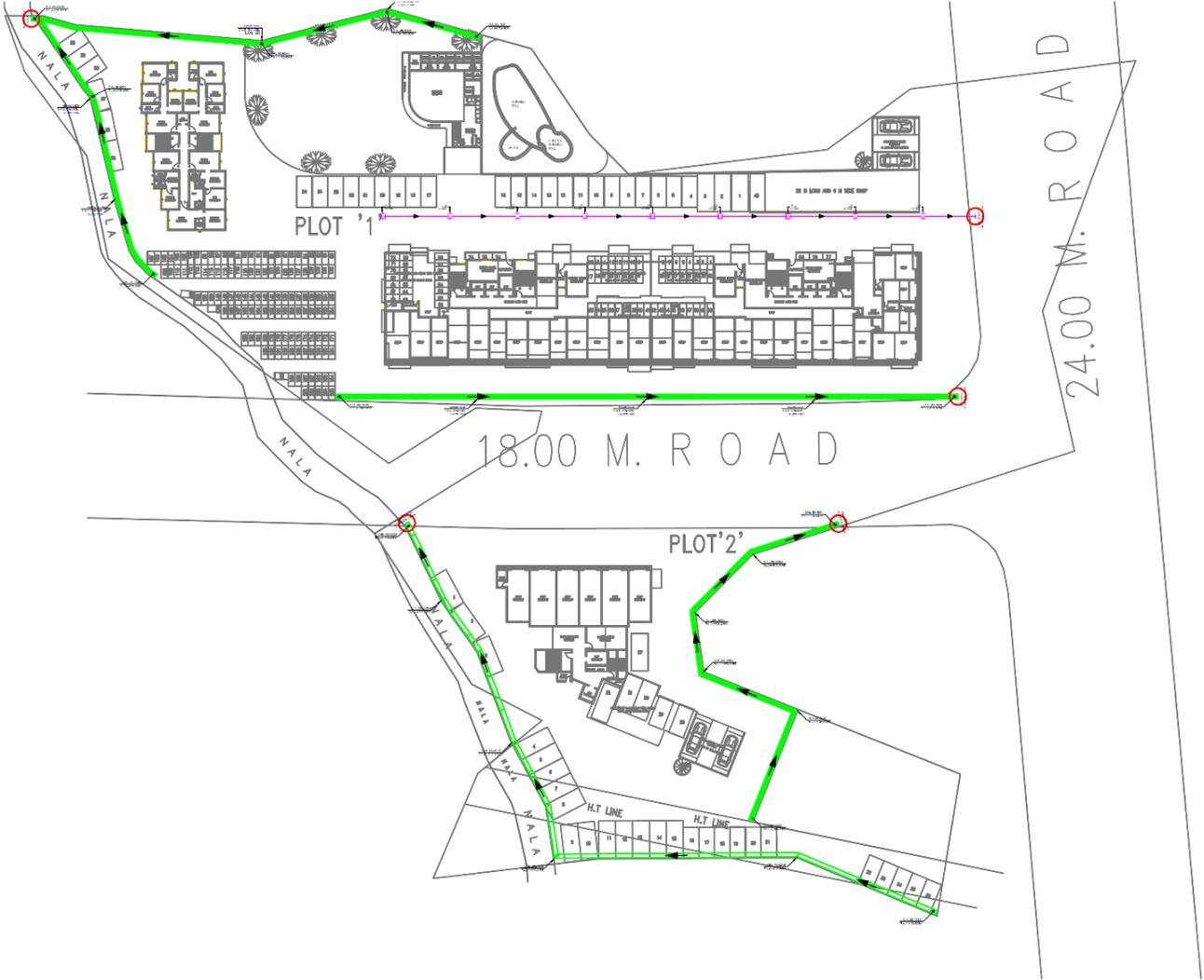
  
(बबन सी बरफ)  
कार्यकारी अभियंता (जनि)

कल्याण डोंबिवली महानगरपालिका  
कल्याण.

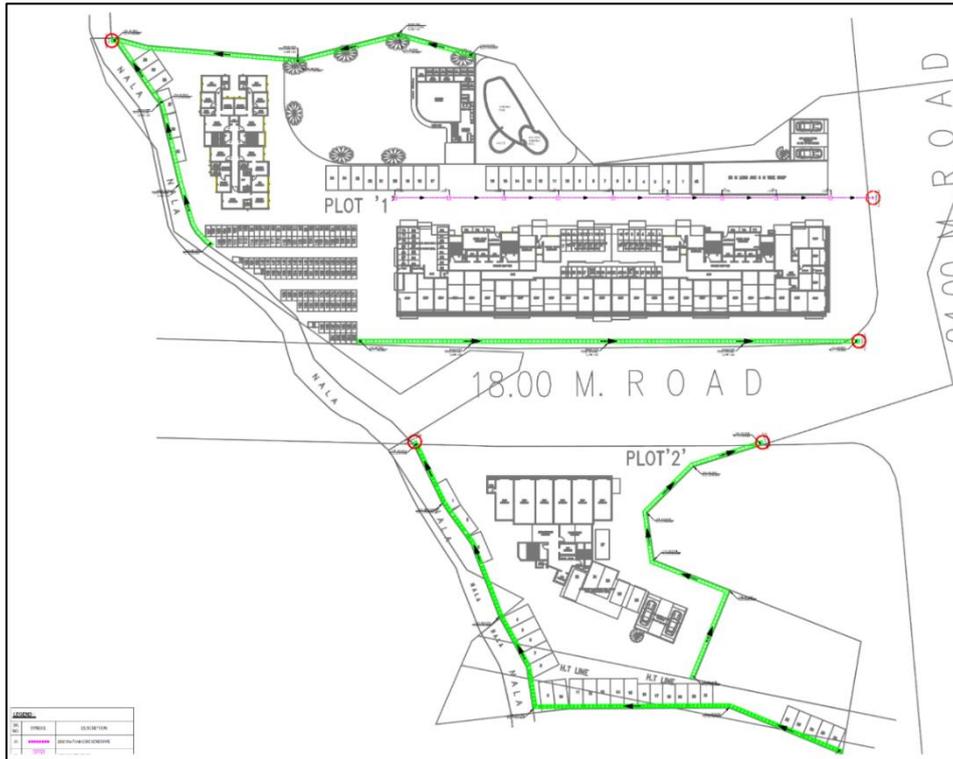
प्रति,

नगररचनाकार, नगररचना विभाग, कडोमपा, कल्याण यांना पुढील योग्य त्या कार्यवाहीसाठी सविनय सादर/सस्नेह अग्रपत्रित.

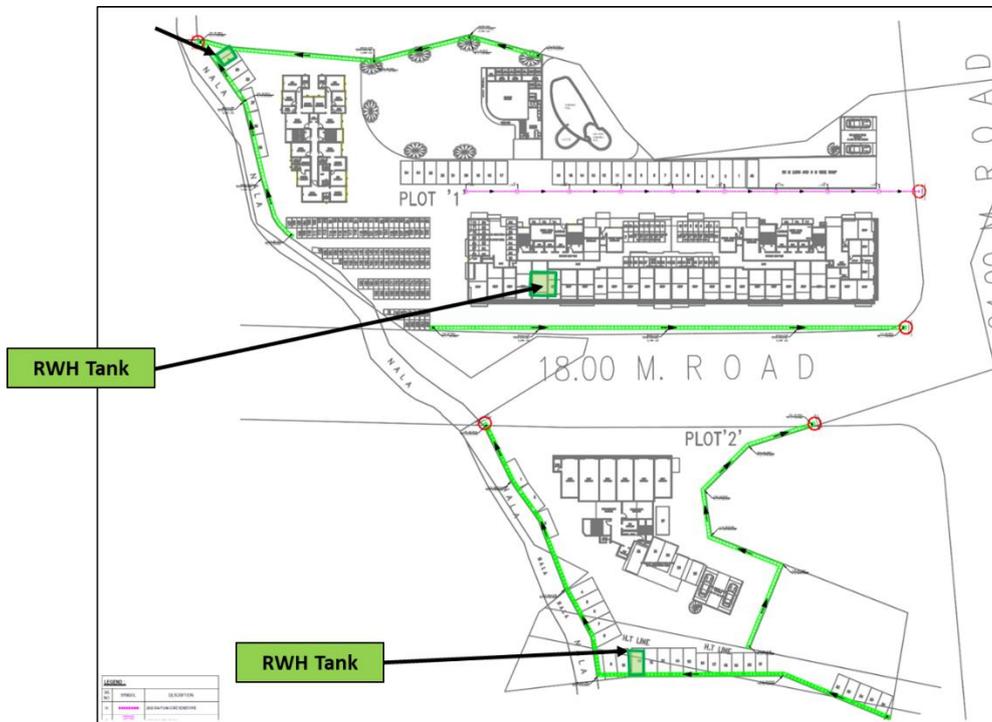
# Strom Water Layout



## Annexure No. 7: Storm Water Drainage and RWH Plan



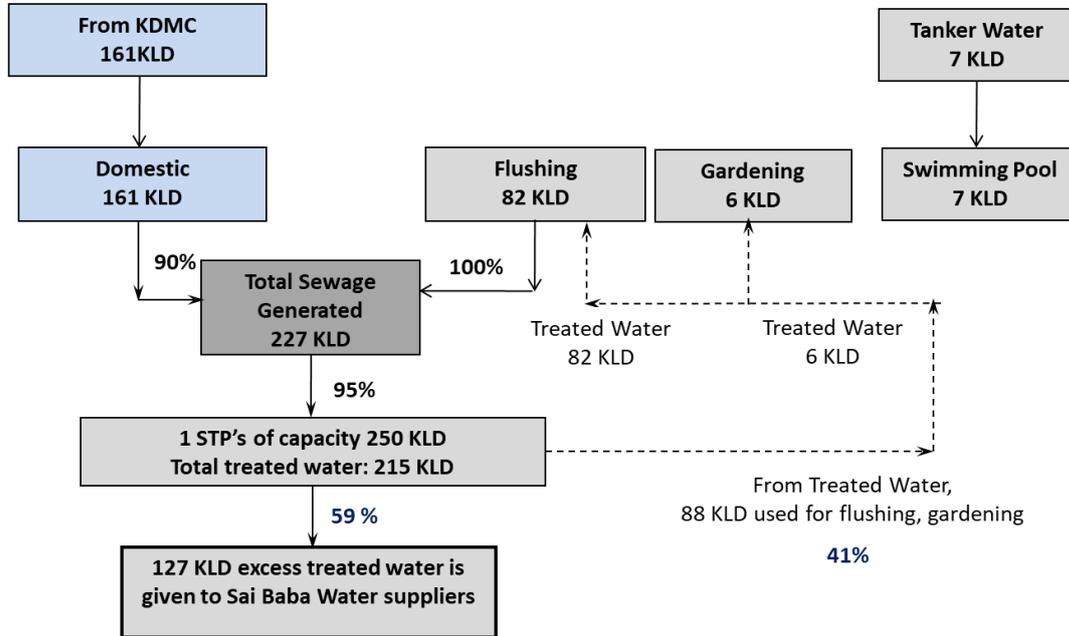
Storm Water Drain Layout



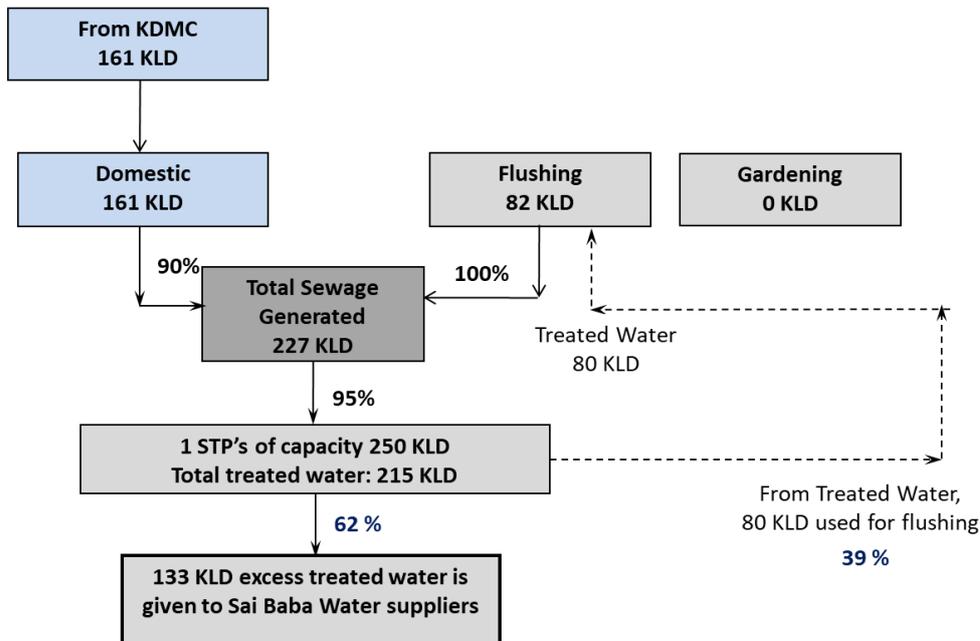
Location Plan of RWH Tank Proposed

## Annexure No. 8: Water Balance Statement

### WATER REQUIREMENT: DRY SEASON



### WATER REQUIREMENT: WET SEASON





## UNDERTAKING OF EXCESS WATER



# SWASTIK REALTORS

BUILDERS & DEVELOPERS

Office : 3, Shubhangi Darshan, Manpada Road, Dombivli (E), Dist . Thane - 421 201.

Date : 18-08-2021

To,  
The Chairman  
State Expert Appraisal Committee (SEAC II)  
Environment Department,  
15<sup>th</sup> Floor, new administration building,  
Mantralaya, Mumbai -400032

Subject : Submission of undertaking for intended use of excess treated water from "Sarvodaya Symphony & Sarvodaya Harmony "Proposed Residential cum commercial Building at Land bearing S.No. 92 (Old), 3 (New), H.No. 3, S.No. 91 (OLD), 25 (NEW), H.No. 1 at Ward B, Sector 3, village : Kanchangaon, Taluka: Kalyan, District : Thane, Maharashtra. M/s Swastik Realtors

Reference : Environmental clearance Proposal No. SIA/MH/MIS/210850/2021

Respected Sir,

I, Mr. Bharat Chheda, proponent of Proposed "Sarvodaya Symphony & Sarvodaya Harmony" Proposed Residential cum commercial Building at Land bearing S.No. 92 (Old), 3 (New), H.No. 3, S.No. 91 (OLD), 25 (NEW), H.No. 1 at Ward B, Sector 3, village :Kanchangaon, Taluka: Kalyan, District : Thane, Maharashtra.M/s Swastik Realtors hereby confirm that from above development we will have excess sewage treated water i.e.127 KLD.

We hereby propose to provide the excess treated water from the proposed STP will be given to Saibaba Water Suppliers.

We hereby undertake that we will explore this possibility and will put in our best efforts to ensure use of excess treated water from our STP to the maximum possible extent instead of connecting the same to sewer drain line.

Thanking You,

For M/s Swastik Realtors

  
Bharat K. Chheda  
Partner

**UNDERTAKING FROM TANKER WATER SUPPLIERS**

**Mob. No. 9867257548  
9221147689**

**SAIBABA WATER SUPPLIERS**

**Add : Shop No. 17, Shreenath Complex, Near Manjunath  
College, Thakurli (East)**

**Date :**

Date: 17.08.2021

To  
The SEIAA / SEAC,  
Environment Department  
15th Floor, New Administrative Building,  
Mantralay, Mumbai - 400 032.

**Sub.: Taking away excess treated water**

Sir,

This is with reference to the request made by M/s. Swastik Realtors promoters of project named "Sarvoday Symphony and Sarvoday Harmony" Proposed Residential cum commercial Building at Land bearing S.No. 92 (Old), 3 (New), H.No. 3, S.No. 91 (OLD), 25 (NEW), H.No. 1 at Ward B, Sector 3, village : Kanchangaon, Taluka: Kalyan, District : Thane, Maharashtra.

I agree and undertake to take everyday all excess treated water generated from the project which is expected to be around 127 KLD and supply the some to other sites wherever required.

With regards.

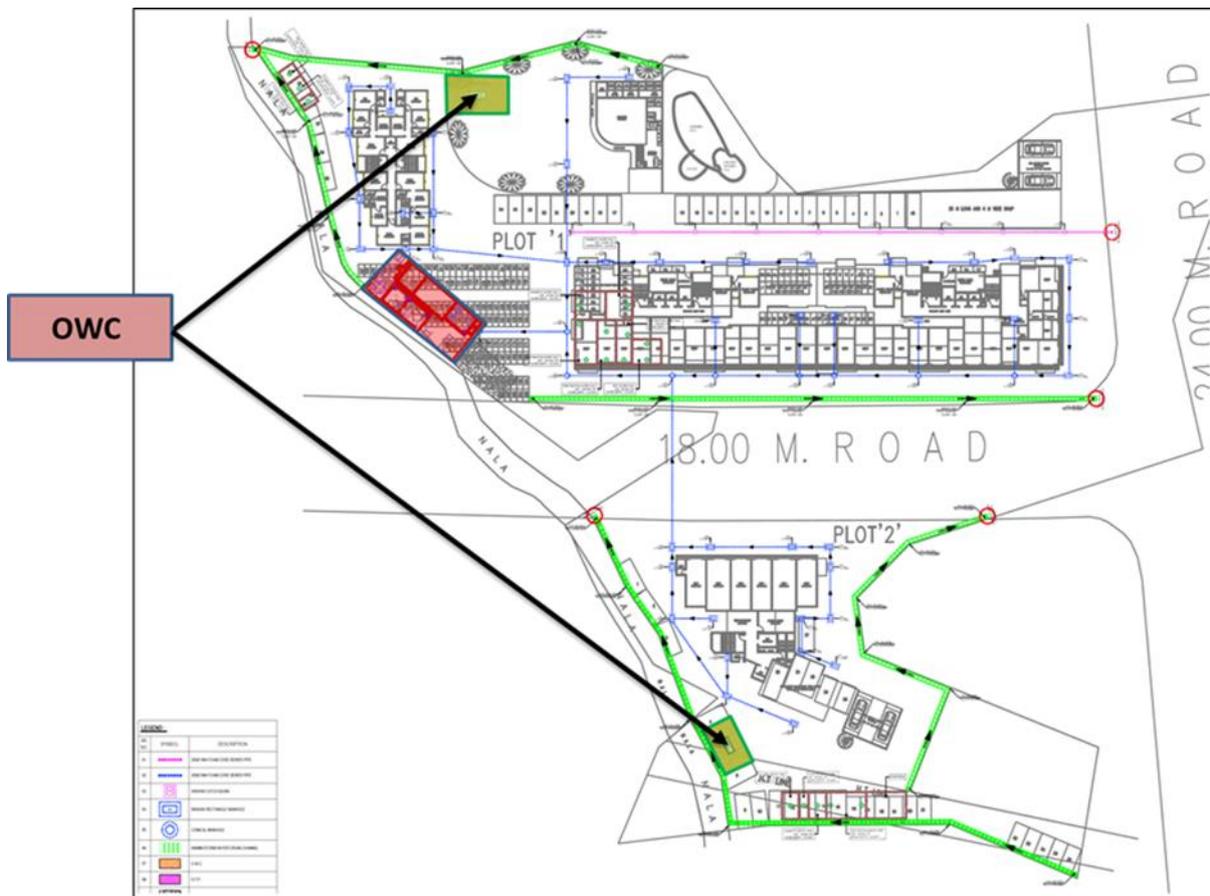
**For Saibaba Water Suppliers**

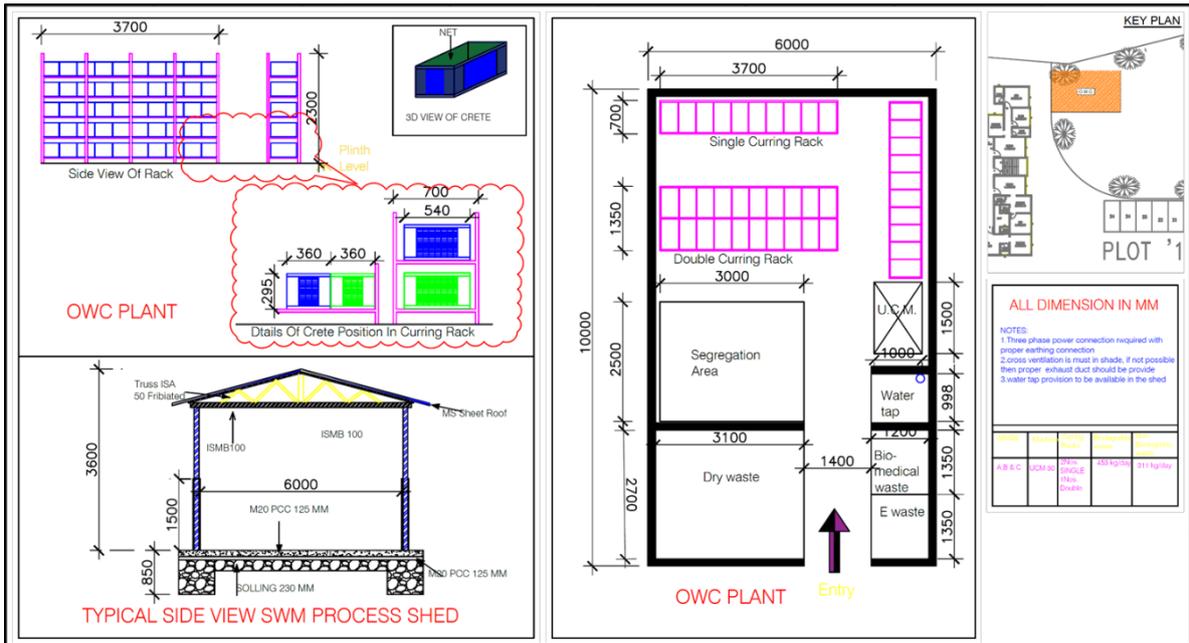


**Sudheer Shelar**  
Proprietor

**Annexure No. 10: Details of Solid Waste Management**

Waste	Quantity (kg/day)	Management
	Total	
Biodegradable	543	Wet garbage treatment in 1 OWC of 600 Kg capacity
Non- Biodegradable	371	Handed over to Authorized recyclers
<b>TOTAL</b>	<b>913</b>	
E-waste (Kg/Yr.)	913	Handed over to Authorized recyclers at KDMC collection center in Dombivli
STP Sludge (kg/day)	32	Will be treated in OWC and then used as manure.





Section of OWC Layout

**Annexure No. 11: Sanitary and Hygiene Measures**

<b>Sr. No.</b>	<b>Particulars</b>	<b>Details During Monitoring</b>
<b>1</b>	<b>No. of residential workers</b>	<b>5</b>
<b>2</b>	<b>Non-residential workers</b>	<b>5</b>
<b>3</b>	<b>No. of hutments</b>	<b>2</b>
<b>4</b>	<b>Facility provided for workers</b>	
<b>1</b>	<b>No. of toilets</b>	<b>03</b>
<b>2</b>	<b>No. of Bathrooms</b>	<b>03</b>
<b>3</b>	<b>Drinking Water facility</b>	<b>Portable water for workers</b>
<b>4</b>	<b>No. of bore wells at site</b>	<b>00</b>
<b>5</b>	<b>Light provision for hutments</b>	<b>Yes</b>
<b>6</b>	<b>First Aid box provision</b>	<b>Yes, Provided at site</b>
<b>7</b>	<b>Cooking facility</b>	<b>Not provided.</b>
<b>8</b>	<b>Provision of safety gadgets</b>	<b>Yes</b>
<b>9</b>	<b>Barricading of sites</b>	<b>Yes, barricading of site is completed.</b>



## Annexure No. 13: Monitoring Report



**EUROFINE ENVIRO  
LAB PVT. LTD.**

Office Address: Gate No.1414, Near Ranjangaon Bus Stop,  
Ranjangaon, Tal. Shirur, Dist. Pune - 412209.  
eurofinelab@gmail.com 9922474646 / 9637345858

TEST REPORT					
Report No:	EFEL/PRO/2025/11/368			Issue Date	18/11/2025
Name and Address of Customer	M/s. Swastik Realtors Plot bearing S. No. 92 (Old), 3 ( New), H. No. 3, S. No. 91 (OLD), 25 (NEW), H. No. 1 at Ward B, Sector 3, village : Kanchangaon, Kalyan, District : Thane, Maharashtra.				
Sample Name	Air	Sample Description	Ambient Air		
Date of Sampling	10/11/2025	Sampling duration	480 Min		
Start Date of Analysis	11/11/2025	End Date of Analysis	18/11/2025		
Sampling Location	Near Main Gate	Sampling Procedure	CPCB Guideline for measurement of Ambient Air pollutants Volume I		
Dry bulb temperature	27 °C	Wet bulb temperature	24 °C		
Relative Humidity	74 %	Sampling done by	EFEL		
Results					
Sr. No.	Parameters	Results	Unit(s)	Specifications (NAAQ Standards)	Methods
1	Sulphur Dioxide(SO <sub>2</sub> )	22.1	µg/m <sup>3</sup>	≤ 80	IS 5182(Part 2)
2	Oxides of Nitrogen(NO <sub>2</sub> )	27.5	µg/m <sup>3</sup>	≤ 80	IS 5182 (Part 6)
3	Particulate Matter PM <sub>10</sub>	63.7	µg/m <sup>3</sup>	≤ 100	CPCB Guideline for measurement of Ambient Air pollutants Volume I
4	Particulate Matter PM <sub>2.5</sub>	27.8	µg/m <sup>3</sup>	≤ 60	
5	Carbon Monoxide (CO)	1.21	µg/m <sup>3</sup>	≤ 2000	
6	Ozone(O <sub>3</sub> )	24.2	µg/m <sup>3</sup>	≤ 180	
7	Lead (Pb)	BDL	µg/m <sup>3</sup>	≤ 01	
8	Arsenic(As)	BDL	ng/m <sup>3</sup>	≤ 06	
9	Nickel(Ni)	BDL	ng/m <sup>3</sup>	≤ 20	
10	Ammonia(NH <sub>3</sub> )	BDL	µg/m <sup>3</sup>	≤ 400	
11	Benzo(a) Pyrene(BaP)	BDL	ng/ m <sup>3</sup>	≤ 1.0	
12	Benzene(C <sub>6</sub> H <sub>6</sub> )	BDL	µg/m <sup>3</sup>	≤ 05	IS 5182 (Part 11)
<b>Remark-</b> All above results are within National Ambient Air Quality standards. BDL – Below Detectable Limit.					



Authorized Signatory  
Mr. Mahesh Shelar  
(Managing Director)

Laboratory Recognized by Ministry of Environment, Forest (MoEF) & Climate Change (CC) Govt. of India.

Registered Address: Flat No. A-5, Balaji palace, Kharadi Road,  
Chandan Nagar, Tal. Haveli, Dist. Pune - 411014.

Certifications: ISO 9001 : 2015  
• ISO 14001: 2015 • ISO 45001 : 2018



# EUROFINE ENVIRO LAB PVT. LTD.

Office Address: Gate No.1414, Near Ranjangaon Bus Stop,  
Ranjangaon, Tal. Shirur, Dist. Pune - 412209.  
eurofinelab@gmail.com 9922474646 / 9637345858

TEST REPORT					
Report No:	EFEL/PRO/2025/11/369			Issue Date	18/11/2025
Name and Address of Customer	M/s. Swastik Realtors Plot bearing S. No. 92 (Old), 3 ( New), H. No. 3, S. No. 91 (OLD), 25 (NEW), H. No. 1 at Ward B, Sector 3, village : Kanchangaon, Kalyan, District : Thane, Maharashtra.				
Sample Name	Noise	Sample Description	Ambient Noise		
Date of Sampling	10/11/2025	Sampling duration	Spot Time		
Sampling done by	EFEL				
Results					
Sr. No.	Locations	12.30 Hrs Result dB(A) Day	22.00 Hrs Result dB(A) Night	Specifications (CPCB Standards dB(A))	Method
1.	Near Construction site	53.9	43.2	55/45	CPCB Guideline
2.	Near Site office	51.3	42.7		
<b>Remark-</b> ➤ All above Noise level results are within Central Pollution Control Board Standards limit. ➤ Day/Night -55/45 dB.					



  
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Certifications: ISO 9001 : 2015  
• ISO 14001: 2015 • ISO 45001 : 2018



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LAB PVT. LTD.**

Office Address: Gate No.1414, Near Ranjangaon Bus Stop,  
Ranjangaon, Tal. Shirur, Dist. Pune - 412209.  
eurofinelab@gmail.com 9922474646 / 9637345858

TEST REPORT					
Report No:	EFEL/PRO/2025/11/370			Issue Date	18/11/2025
Name and Address of Customer	M/s. Swastik Realtors Plot bearing S. No. 92 (Old), 3 ( New), H. No. 3, S. No. 91 (OLD), 25 (NEW), H. No. 1 at Ward B, Sector 3, village : Kanchangaon, Kalyan, District : Thane, Maharashtra.				
Sample Name	Water	Sample Description	Tanker Water		
Date of Sampling	10/11/2025	Sampling Time	04:45 PM		
Sampling Location	Project Site	Sampling Procedure	APHA 1060		
Sampling done by	EFEL	Sample Quantity	02 L		
Start Date of Analysis	11/11/2025	End Date of Analysis	18/11/2025		
Results					
Sr. No.	Parameters	Results	Unit(s)	Specifications (IS 10500:2012)	Methods
1	pH	7.51	--	6.5 to 8.5	APHA 4500 H+ A ,23 <sup>rd</sup> Ed.2017
2	Total Dissolved Solids TDS	84.2	mg/L	Max.500	APHA 2540 C, 23 <sup>rd</sup> Ed.2017
3	Total Hardness( as CaCO <sub>3</sub> )	41.6	mg/L	Max.200	IS 3025(Part 21):2009
4	Total Alkalinity (as CaCO <sub>3</sub> )	19.0	mg/L	Max.200	IS 3025 (Part 23):1986
5	Sulphate ( as SO <sub>4</sub> )	11.53	mg/L	Max.200	IS 3025 (Part 24):1986
6	Nitrate( as NO <sub>3</sub> )	0.32	mg/L	<45	APHA 4500 NO <sub>3</sub> , 24th Ed. 2023
7	Fluoride (as F)	<0.05	mg/L	<1.0	APHA 4500 F, 24th Ed. 2023
8	Residual Free Chlorine	<0.05	mg/L	Min.0.2	APHA 4500 Cl , 23 <sup>rd</sup> Ed.2017
9	Chloride (as Cl)	26.3	mg/L	Max.250	APHA 4500 Cl-, 23 <sup>rd</sup> Ed.2017
10	Calcium (as Ca)	9.4	mg/L	Max.75	IS 3025 (Part 40):1991
11	Magnesium( as Mg)	4.23	mg/L	Max.30	IS 3025(Part 46):1994
12	Iron (as Fe)	<0.05	mg/L	Max. 0.3	APHA 3111 , 23 <sup>rd</sup> Ed.2017
13	Total Coliform	<2	MPN/100ml	<2	IS 1622:1981
14	E.coli.	<2	MPN/100ml	<2	IS 1622:1981
➤ Remark- The above water sample is Comply with required limit as per 10500:2012. For Total Coliform & E.coli. <2 can be consider as Zero [Refer IS: 1622 (R.A.1996), Table No.-4].					



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Certifications: ISO 9001 : 2015  
• ISO 14001: 2015 • ISO 45001 : 2018



**EUROFINE ENVIRO  
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Office Address: Gate No.1414, Near Ranjangaon Bus Stop,  
Ranjangaon, Tal. Shirur, Dist. Pune - 412209.  
eurofinelab@gmail.com 9922474646 / 9637345858

TEST REPORT				
Report No:	EFEL/PRO/2025/11/371		Issue Date	18/11/2025
Name and Address of Customer	M/s. Swastik Realtors Plot bearing S. No. 92 (Old), 3 ( New), H. No. 3, S. No. 91 (OLD), 25 (NEW), H. No. 1 at Ward B, Sector 3, village : Kanchangaon, Kalyan, District : Thane, Maharashtra.			
Sample Name	Soil	Sample Description	Solid	
Date of Sampling	10/11/2025	Sampling Time	11.15 AM	
Sampling Location	Project Site	Sampling Procedure	--	
Sampling done by	EFEL	Sample Quantity	01 kg	
Start Date of Analysis	11/11/2025	End Date of Analysis	18/11/2025	
Results				
Sr. No.	Parameters	Results	Unit(s)	Methods
1	Soil Texture	Loamy		Manual Of Soil Testing
2	pH at 25 <sup>0</sup> C	7.43	--	IS 2720(Part 26) 1987
3	EC at 25 <sup>0</sup> C	1236	μS/cm	IS 14767 : 2000
4	Moisture Content	6.8	%	Manual Of Soil Testing
5	Bulk Density	1.23	gm./cc	Manual Of Soil Testing
6	Organic Matter	1.42	%	IS 2720(Part 22) 1972
7	Cation Exchange	26.2	meq/100g	Manual Of Soil Testing
8	Total Soluble Sulphate	25.9	mg/Kg	Manual Of Soil Testing
9	Available Phosphorus	11.9	mg/Kg	Manual Of Soil Testing
10	Available Nitrogen	166.3	mg/Kg	Manual Of Soil Testing
11	Water Holding	37.6	%	Manual Of Soil Testing
12	Calcium as (Ca)	23.4	mg/Kg	Manual Of Soil Testing
13	Magnesium as (Mg)	22.9	mg/Kg	Manual Of Soil Testing
14	Lead (as Pb)	<0.5	mg/Kg	Manual Of Soil Testing
15	Zinc (as Zn)	1.32	mg/Kg	Manual Of Soil Testing
16	Iron (as Fe)	1.58	mg/Kg	Manual Of Soil Testing



  
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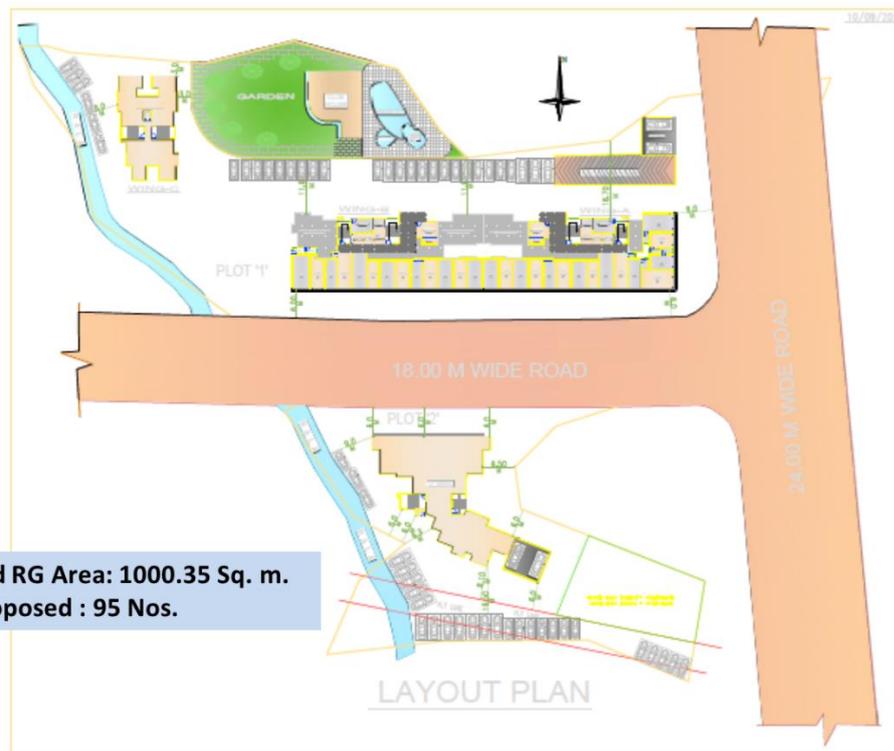
Registered Address: Flat No. A-5, Balaji palace, Kharadi Road,  
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Certifications: ISO 9001 : 2015  
• ISO 14001: 2015 • ISO 45001 : 2018

### Annexure No. 14: Details of Landscape layout & List of Trees

#### Landscape Details:

Sr. No.	Particulars	Proposed
1	Provided RG area	1000.35 Sq. m.
2	No. of Trees required to be plant As per Calculation	50 Nos.
3	No. of Existing trees as per Tree NOC vide letter no. O No. KDMC/ Garden/Tree dept/ 955 dated 06.12.2019	06 Nos.
4	No of trees to be cut	06 Nos
5	Trees to be planted as compensation to cut trees	18 nos.
6	Trees to be planted at site as per Garden NOC	77 nos.
7	Total Trees in proposed development	95 Nos.
8	Timeline for completion of plantation	03 Years



Landscape Layout

**NUMBER AND LIST OF TREE SPECIES TO BE PLANTED**

Sr. No.	Botanical Name	Common Name	Quantity	characteristics and ecological importance
1	<i>Terminalia catappa</i>	Almond tree	5	Fruit bearing plant with evergreen tree.
2	<i>Mangifera indica</i>	Mango	9	Small deciduous fruit bearing tree. different parts of the mango tree, both as food and medicine. Extracts of the bark, leaves, stems, and unripe fruits have demonstrated antibiotic properties in vitro, and are used in traditional medicine
3	<i>Azadirachta indica</i>	Neem	5	Good for restoration of dryer parts, good for air purifier and have medicinal properties
4	<i>Syzygium cumini</i>	Jambhul	3	Fruit bearing tree, Has medicinal properties, Host for many Flora and Fauna
5	<i>Cocos nucifera</i>	coconut tree	5	fruit bearing plant.
6	<i>Millettia pinnata</i>	Karanj	6	Good for roadside plantation and provide shade.
7	<i>Artocarpus heterophyllus</i>	Jack fruit	5	Fruit bearing plant with evergreen tree.
8	<i>Ficus racemosa</i>	Umber	4	Bark of the plant cures dysentery, spongy gums, ulcers, diabetes, asthma, leucorrhoea and urinary problems.
9	<i>Mimusops elengi</i>	Bakul	5	Large evergreen tree, is a medicinal tree. For the medicinal purpose its leaves, fruit, bark and flowers are used.
10	<i>Emblica officinalis</i>	Aawala	4	Large tree for shading, good density
11	<i>Psidium guajava</i>	Guava	5	Guava is used as a juice in a concoction to help heal deep cuts, as a tea to cure headaches, as crushed leaves to revive a fainted person, and as chewed leaves to counteract diarrhea.
12	<i>Neolamarckia cadamba</i>	Kadamb	8	Host for many birds
13	<i>Cassia fistula</i>	bahava/amaltash	4	Used as Ayurveda/ medicinal tree.
14	<i>Lagerstroemia flos regineae</i>	Tamhan	4	Good as an avenue tree, good for group planting around water gardens and ponds.
15	<i>Wodyetia bifurcata</i>	Foxtail Palm	3	The foxtail palm tree is a landscaping beauty. It's planted widely around the world as a gorgeous ornamental tree.
16	<i>Aegle marmelos</i>	Bel	3	Evergreen tree having cultural value
17	<i>Erythrina indica</i>	Pangara	3	Host for many birds
18	<i>Plumeria alba</i>	Champa	5	Plumeria flowers produced most fragrant flowers
19	<i>Albizia lebbeck</i>	Shirish	3	Use of Shirish has been extensively recommended to neutralize toxins in the body.
20	<i>Tamarindus indica</i>	Chinch	3	The tamarind tree produces edible pulp.
21	<i>Arecaceae</i>	Palm tree	3	Used for beautification and the woody stem of the leaves is strong and is used as fuel or building material,
			95	

Annexure No. 15: Advertisement in local newspaper in Marathi and English

**Public Notice**

All the concerned persons including bonafide residents, environmental groups and other are hereby informed that the Department of Environment, Government of Maharashtra has accorded Environmental Clearance to M/s . Swastik Realtors for their project "Expansion of Proposed Residential cum shop line Building on plot bearing Survey No. 92 (Old), 3 (New), H. No. 3, S. No. 91 (OLD), 25 (NEW), H. No. 1 at Ward B, Sector 3, village: Kanchangaon, Kalyan, District: Thane, Maharashtra" vide letter No. EC21B038MH120663 & file no. SIA/MH/MIS/210850 Dated 29 October 2021 Published on 19.11.2021.

The copy of clearance letter is available with on the website of the State Environment Impact Assessment Authority Maharashtra at [environmentclearance.nic.in](http://environmentclearance.nic.in)

202, ARPAN, SHREE AMBIKA NAGAR,  
M.G.ROAD, DOMBIVLI (W). DIST.  
THANE, PIN-421 202.

Sd/-  
Adv. Leena Laxman Kavankar

**जाहिर सूचना**

रहिवासी पर्यावरणसंबंधी गुप्त आणि इतर सर्व संबंधित व्यक्तींना कळविण्यात येते कि, महाराष्ट्र सरकारच्या पर्यावरण विभागाने स्वस्तिक रिअल्टर्स त्यांना प्रस्तावित निवासी कम शॉप लाईनचा विस्तार भूखंडावर सर्वे क्र. ९२ (जुना), ३ (नवीन), एच क्र. ३, एस. ९१ (ओल्ड), २५ (नवीन), एच क्र. १, येथे प्रभाग बी सेक्टर ३, गाव - कांचनगाव, तालुका - कल्याण, जिल्हा - ठाणे, महाराष्ट्र. येथे रहिवासी आणि वाणिज्य गृहसंकुल बांधकामास पत्र क्रमांक. EC218038MH120663 आणि फाईल क्र. SIA/MH/MIS/210850 दिनांक २१/१०/२०२१ द्वारे परवानगी दिली आहे व दिनांक १९/११/२०२१ रोजी प्रकाशित झाली आहे. सदर पत्र पर्यावरण विभाग महाराष्ट्र ([www.environmentclearance.nic.in](http://www.environmentclearance.nic.in)) यांच्या संकेत स्थळावर पाहता येतील.

दिनांक : २२/११/२०२१

sd/-

Adv. Leena Laxman Kavankar  
202, ARPAN, SHREE AMBIKA NAGAR, M.G.ROAD,  
DOMBIVLI (W). DIST. THANE, PIN-421 202

Annexure No. 16: Form V



Maharashtra Pollution Control Board

महाराष्ट्र प्रदूषण नियंत्रण मंडळ

**FORM V**

(See Rule 14)

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

**Unique Application Number**

MPCB-ENVIRONMENT\_STATEMENT-0000077365

**Submitted Date**

01-04-2025

**PART A**

**Company Information**

**Company Name**

M/S. SWASTIK REALTORS

**Application UAN number**

MPCB-CONSENT-0000125833

**Address**

Land bearing S. No. 92 (Old), 3 (New), H. No. 3, S. No. 91 (OLD), 25 (NEW), H. No. 1 at Ward B, Sector 3, village : Kanchangaon, Taluka: Kalyan, District : Thane, Maharashtra

**Plot no**

S.No. 92 (Old), 3 (New), H.No. 3, S.No. 91 (OLD), 25 (NEW), H.No. 1 at Ward B, Sector 3

**Taluka**

Kalyan

**Village**

Kanchangaon

**Capital Investment (In lakhs)**

8602.00

**Scale**

L.S.I

**City**

kalyan

**Pincode**

421301

**Person Name**

Mr. Bharat Chhedha

**Designation**

Partner

**Telephone Number**

9867851056

**Fax Number**

0

**Email**

swastikrealtors123@gmail.com

**Region**

SRO-Kalyan I

**Industry Category**

Orange

**Industry Type**

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

**Last Environmental statement submitted online**

yes

**Consent Number**

Format1.0/JD (WPC)/UAN No.0000125833/CE/2203000379

**Consent Issue Date**

2022-03-07

**Consent Valid Upto**

2027-03-07

**Establishment Year**

2021

**Date of last environment statement submitted**

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

**Product Information**

**Product Name**

NA

**Consent Quantity**

36498.63

**Actual Quantity**

36498.63

**UOM**

SqFeet/Y

**By-product Information**

**By Product Name**

**Consent Quantity**

**Actual Quantity**

**UOM**

NA 0 0 CMD

### Part-B (Water & Raw Material Consumption)

#### 1) Water Consumption in m3/day

Water Consumption for Process	Consent Quantity in m3/day	Actual Quantity in m3/day
Cooling	0.00	0.00
Domestic	243.00	243.00
All others	0.00	0.00
<b>Total</b>	<b>243.00</b>	<b>243.00</b>

#### 2) Effluent Generation in CMD / MLD

Particulars	Consent Quantity	Actual Quantity	UOM
Domestic Effluent	227	227	CMD

#### 2) Product Wise Process Water Consumption (cubic meter of process water per unit of product)

Name of Products (Production)	During the Previous financial Year	During the current Financial year	UOM
OTHERS	0	0	CMD

#### 3) Raw Material Consumption (Consumption of raw material per unit of product)

Name of Raw Materials	During the Previous financial Year	During the current Financial year	UOM
Others	0	0	CMD

#### 4) Fuel Consumption

Fuel Name	Consent quantity	Actual Quantity	UOM
HSD	42.8	42.8	Ltr/Hr

### Part-C

#### Pollution discharged to environment/unit of output (Parameter as specified in the consent issued)

##### [A] Water

Pollutants Detail	Quantity of Pollutants discharged (kL/day) Quantity	Concentration of Pollutants discharged(Mg/Lit) Except PH,Temp,Colour Concentration	Percentage of variation from prescribed standards with reasons %variation	Standard	Reason
ph	0	0	Nil	0	STP not yet Installed

##### [B] Air (Stack)

Pollutants Detail	Quantity of Pollutants discharged (kL/day) Quantity	Concentration of Pollutants discharged(Mg/NM3) Concentration	Percentage of variation from prescribed standards with reasons %variation	Standard	Reason
DG Set is not yet Installed	0	0	0	0	DG Set is not yet Installed

### Part-D

**HAZARDOUS WASTES**

**1) From Process**

Hazardous Waste Type	Total During Previous Financial year	Total During Current Financial year	UOM
0	0	0	CMD

**2) From Pollution Control Facilities**

Hazardous Waste Type	Total During Previous Financial year	Total During Current Financial year	UOM
0	0	0	CMD

**Part-E**

**SOLID WASTES**

**1) From Process**

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

**2) From Pollution Control Facilities**

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

**3) Quantity Recycled or Re-utilized within the unit**

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

**Part-F**

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

**1) Hazardous Waste**

Type of Hazardous Waste Generated	Qty of Hazardous Waste	UOM	Concentration of Hazardous Waste
0	0	CMD	NA

**2) Solid Waste**

Type of Solid Waste Generated	Qty of Solid Waste	UOM	Concentration of Solid Waste
Biodegradable Waste	543	Kg	NA
Non-Biodegradable Waste	371	Kg	NA

**Part-G**

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

Description	Reduction in Water Consumption (M3/day)	Reduction in Fuel & Solvent Consumption (KL/day)	Reduction in Raw Material (Kg)	Reduction in Power Consumption (KWH)	Capital Investment(in Lacs)	Reduction in Maintenance(in Lacs)
STP is yet to be Installed	0	0	0	0	0	0

**Part-H**

---

**Additional measures/investment proposal for environmental protection abatement of pollution, prevention of pollution.**

**[A] Investment made during the period of Environmental Statement**

<b>Detail of measures for Environmental Protection</b>	<b>Environmental Protection Measures</b>	<b>Capital Investment (Lacks)</b>
To Control Air Pollution	Water for Dust Suppression & Ambient Air Quality Monitoring	0.97

---

**[B] Investment Proposed for next Year**

<b>Detail of measures for Environmental Protection</b>	<b>Environmental Protection Measures</b>	<b>Capital Investment (Lacks)</b>
NA	0	0

**Part-I**

---

**Any other particulars for improving the quality of the environment.**

**Particulars**

Environment Consultant is appointed for regular monitoring and compliance of report

**Name & Designation**

Mr. Bharat Chheda Partner M/s. Swastik Realtors

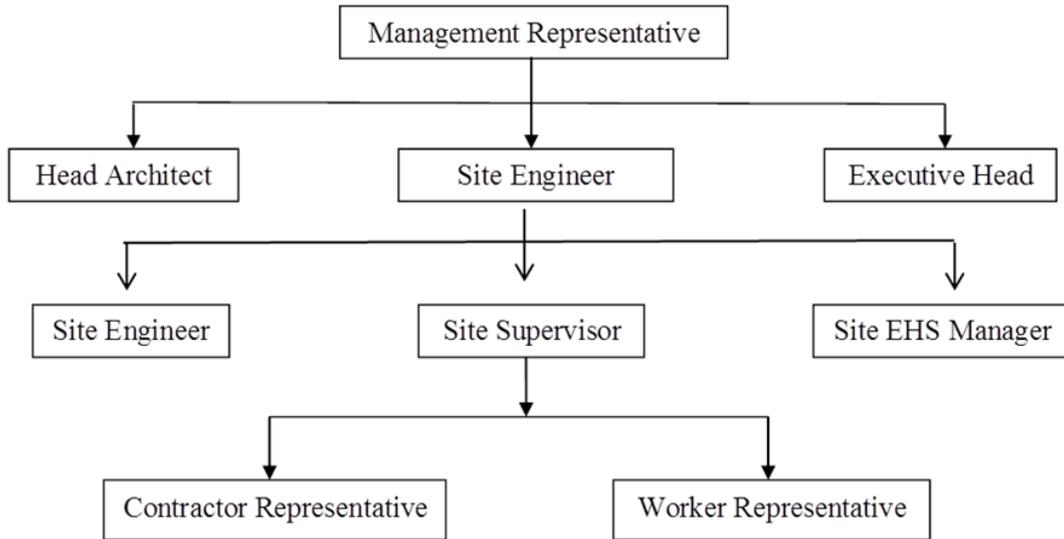
**UAN No:**

MPCB-ENVIRONMENT\_STATEMENT-0000077365

**Submitted On:**

01-04-2025

**Annexure No. 17: Environment Management Cell**



## Annexure No. 18: Budgetary allocation and expenditure for EMP

### ENVIRONMENTAL MANAGEMENT PLAN DURING CONSTRUCTION PHASE

Sr. No	Attributes	Parameter	Total Cost per annum (Rs. In Lakhs)
1	Air Environment	Water for Dust Suppression, Air & Noise Monitoring	0.97
2	Water Environment	Water monitoring/ wastewater monitoring	0.07
3	Land Environment	Site Sanitation- Mobile toilets	0.50
4	Biological Environment	Top soil preservation cost, Cost of transplantation of trees	0.98
5	Socio- Economic Environment	Disinfection- Pest Control, First Aid Facilities, Health Check Up, Personal Protective Equipment, CFL Lamp for hutment	6.64
<b>TOTAL</b>			<b>8.98</b>

### ENVIRONMENTAL MANAGEMENT PLAN DURING OPERATION PHASE

Sr. No.	Component	Description	Capital cost Rs. (Lakhs)	O and M cost (Rs. In Lakhs/yr.)
1	Sewage Treatment Plant	1 Sewage Treatment Plant of 250 KLD	45	14
2	Rain Water Harvesting	5 Recharge Pits	2	0.2
3	Solid Waste Management	1 Organic waste convertor Machine and storage and Segregation of waste	15	1.2
4	Green Belt Development	Plantation of Tree and development of RG area	8.0028	1.0
5	Solar Energy	Solar Panels for Hot Water	52.95	2.6475
6	Environmental Monitoring	EMP costing	MoEF accredited lab services will be hired	1.70
<b>Total</b>			<b>122.95</b>	<b>20.57</b>
<b>7</b>	<b>DMP Cost</b>		<b>196.36</b>	<b>11.78</b>

**Annexure No. 19: Data Sheet for Annexure A, and B**

**Monitoring the Implementation of Environmental Safeguards Ministry of Environment,  
Forests & Climate Change Regional Office (W), Nagpur.**

**Monitoring Report**  
**PART I - DATA SHEET**

**Date: 1<sup>st</sup> December 2025**

1.	Project type: River - valley/ Mining / Industry / Thermal / Nuclear / Other (specify)	:	Proposed Residential cum Commercial project
2.	Name of the project	:	Proposed Residential cum Commercial project at Plot Bearing Land bearing S. No. 92 (Old), 3 (New), H. No. 3, S. No. 91 (OLD), 25 (NEW), H. No. 1 at Ward B, Sector 3, village : Kanchangaon, Kalyan, District : Thane, Maharashtra By M/s. Swastik Realtors
3.	Clearance letter ( s ) / OM No. and Date	:	EC21B038MH120663 Dated 29/10/2021
4.	Location	:	
	a. District ( S )	:	Thane
	b. State ( S )	:	Maharashtra
	c. Latitude/ Longitude	:	Latitude: 19°13'33.35"N Longitude: 73°6'33.77"E
5.	Address for correspondence	:	<b>Mr. Bharat K. Chheda</b> M/s. Swastik Realtors, 3, Shubhangi Darshan, Manpada Road, Dombivli (east), Thane 421201 Mobile No.: - 9821041235 Email Id: <a href="mailto:bkchhsarv@gmail.com">bkchhsarv@gmail.com</a>
	a. Address of Concerned Project Chief Engineer ( with pin code & Telephone / telex / fax numbers	:	<b>Mr. Rohit Sharad Gambhirrao</b> Address: 201, Manas Building, Patherli Road, Gograswadi, Dombivli East 421201 District – Thane. Mobile No.9769696843 Email Id: <a href="mailto:342.rohit@gmail.com">342.rohit@gmail.com</a>
	b. Address of Executive Project: Engineer/Manager ( with pin code/ Fax numbers )	:	Same as above
6.	Salient features	:	
	a. of the project	:	Annexure -A
	b. of the environmental management plans	:	Annexure -B
7.	Breakup of the project area	:	

	a.	submergence area forest & non-forest	:	Project site is not a forest area.
	b.	Others	:	Annexure - A
8.		Breakup of the project affected Population with enumeration of Those losing houses/dwelling units Only agricultural land only, both Dwelling units & agricultural Land & landless laborers/artisan	:	Not Applicable
	a.	SC, ST/Adivasis	:	Not Applicable
	b.	Others (Please indicate whether these Figures are based on any scientific And systematic survey carried out Or only provisional figures, it 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	:	Rs. 86.02 Cr
	b.	Allocation made for environ-mental management plans with item wise and year wise Break-up.	:	Annexure – C
	c.	Benefit cost ratio/Internal rate of Return and the year of assessment	:	-
	d.	Whether (c) includes the Cost of environmental management as shown in the above.	:	Yes
	e.	Actual expenditure incurred on the environmental management plans so far	:	Rs.120 lakhs
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	:	
	a. Date of commencement (Actual and/or planned )	:	25. 08.2020
	b. Date of completion (Actual and/of planned )	:	Dec 2028
13.	Reasons for the delay if the Project is yet to start	:	Not Applicable
14	Dates of site visits	:	
	a. The dates on which the project was monitored by the Regional Office on previous Occasions, if any	:	Not Applicable
	b. Date of site visit for this monitoring report	:	May 2025
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.)	:	-

**ANNEXURE – A**

**1. PROJECT DETAILS**

<b>Name &amp; Location</b>	:	Proposed Residential Development with Shops Project Plot bearing S. No. 92 (Old), 3 (New), H. No. 3, S. No. 91(OLD), 25 (NEW), H. No. 1 at Ward B, Sector 3 Village: Kanchangaon, Kalyan, District: Thane, Maharashtra. by M/s. Swastik Realtors
<b>Total no. of workers to be employed during the construction phase.</b>	:	150 Nos.
<b>Total Project cost</b>	:	Rs. 86.02 Crores
<b>Project infrastructure</b>	:	Proposed Residential Development with Shops Project Plot bearing S. No. 92 (Old), 3 (New), H. No. 3, S. No. 91(OLD), 25 (NEW), H. No. 1 at Ward B, Sector 3 Village: Kanchangaon, Kalyan, District: Thane, Maharashtra.  The site has started its work as per EC Received EC21B038MH120663 Dated 29/10/2021. The project involves the development of residential cum commercial project.
<b>Area Statement</b>	:	Total Plot Area: 11000 Sq. m. Built Up Area as per FSI: 23266.56 Sq. m. Non FSI Area: 13232.07 Sq. m. Total Construction area: 36498.63 sq.mt. R. G. Area on the ground: 1000.35 Sq. m.
<b>Water Requirement and Sources</b>	:	<b>Source: KDMC</b> <b>During Construction Phase –</b> For Workers: 16 m3/ day For Construction: Tankers: 10-20 m3/ day (Depending upon the activity).  <b>During Operational Phase -</b> Total Water Requirement.: 256 m3/ day For Domestic: 161 m3/ day For Flushing: 82 m3/ day For Gardening: 6 m3/ day Swimming Pool: 7 m3/ day
<b>Sewage generated</b>	:	227 m3/ day
<b>Power</b>	:	<b>During Construction Phase -</b> 1. From MSEDCL: 100 kW 2. DG sets: 1 DG set of 125 KVA  <b>During Operational Phase –</b>

	<p>1. Power Requirement: Connected load: 7076 kW Maximum Demand: 2997 kW DG sets – 1 DG sets of 400 KVA Transformer – 2 Nos. of 1500 kVA</p>
<p><b>Gaseous emissions</b></p>	<p>:</p> <ul style="list-style-type: none"> <li>• Vehicle carrying materials to be transported must have PUC certificate.</li> <li>• Heavy vehicle movement will be allowed only during nighttime.</li> <li>• Construction equipment with idling control technologies will be used.</li> <li>• Regular maintenance of the equipment's will be carried out.</li> </ul>
<p><b>Solid waste from: Garbage:</b> 1. Wet 2. Dry</p>	<p>a. Total solid waste: 913 kg/day b. Biodegradable waste: 543 kg/day c. Non- biodegradable waste: 371 kg/day d. STP sludge (Dry sludge) : 32 kg/day e. E waste: 913 kg/day f. Wet garbage along with STP sludge is being treated in Organic waste converter (OWC) of 600 Kg capacity g. Dry waste is handed over to Authorized recyclers. h. E waste is handed over to authorized recyclers</p>

## ANNEXURE – B

### EMP for Construction Phase

Sr. No.	Environmental Component	Activity	Impacts	Precautionary measures
1.	Ambient Air Quality & Noise level	<ul style="list-style-type: none"> <li>• Site Clearance</li> <li>• Excavation</li> <li>• Construction of Structures</li> <li>• Heavy vehicle traffic</li> <li>• Use of DG Set</li> <li>• Open burning of waste</li> </ul>	<ul style="list-style-type: none"> <li>• Increased level of dust &amp; other air pollutants</li> <li>• Increased Noise level.</li> </ul>	<p>For controlling air pollution:</p> <ul style="list-style-type: none"> <li>• Water Sprinkling</li> <li>• Cover on trucks</li> <li>• Use of RMC</li> <li>• Vehicles with valid PUC</li> <li>• Maintaining smooth traffic flow</li> <li>• <b>DG sets:</b> As per CPCB norms, Proper Maintenance, Use of Low sulphur fuel. Restricting open burning of solid waste.</li> </ul> <p><b>For controlling noise pollution:</b></p> <ul style="list-style-type: none"> <li>• Barricades along the periphery of the site.</li> <li>• Ear Plugs for Laborers.</li> <li>• D.G. sets with acoustic Annexure no's.</li> <li>• No noise polluting work in night shifts.</li> <li>• Using electrically operated construction equipment.</li> </ul>
2	Water	<ul style="list-style-type: none"> <li>• Use of fresh water for Construction activity / labours</li> <li>• Wastewater generation</li> <li>• Disposal of site Run off into SWD</li> <li>• Water logging</li> </ul>	<ul style="list-style-type: none"> <li>• Strain on the water supply in the vicinity</li> <li>• Sedimentation,</li> <li>• Pollution of nearby water courses.</li> <li>• Unhygienic condition for surrounding residents.</li> </ul>	<ul style="list-style-type: none"> <li>• Use of tanker water for construction. No burden on municipal supply</li> <li>• Provision of temporary toilets and bathing facilities.</li> <li>• Provision of septic tanks and soak pits.</li> <li>• Construction water will be channelised properly and silt traps will be provided before</li> </ul>

				disposal into natural drain. Disposal of logged water periodically.
3	Soil	<ul style="list-style-type: none"> <li>• Preconstruction and excavation debris</li> <li>• Storage of construction material / chemicals</li> <li>• Transportation of hazardous material</li> <li>• Residual paints Solvents/ bituminous material etc.</li> <li>• Heavy vehicle operation / maintenance Generation of garbage by labourers</li> </ul>	<ul style="list-style-type: none"> <li>• Loss of good fertile soil</li> <li>• Soil erosion,</li> <li>• Soil contamination due to mixing of construction material/ accidental spillage of chemicals /oils</li> </ul>	<ul style="list-style-type: none"> <li>• Top soil will be stock piled and maintained for green belt development.</li> <li>• Contouring and minimizing the steepness of site; Mulching in exposed areas</li> <li>• Recycle of Debris as far as possible in construction area.</li> <li>• Disposal of debris to authorized sites/ recognized landfill sites</li> <li>• Proper and Separate storage of construction material</li> <li>• Storage of all petroleum products on impervious layers viz. concrete.</li> <li>• Usage of Oil trays wherever oil spillage is expected.</li> <li>• Transportation, storage and handling, disposal of HW as per their guidelines and handing it over to authorized agencies.</li> <li>• Most use of electrically operated machinery.</li> <li>• Segregation of garbage</li> </ul>
	Even after taking precautions if soil is found to be contaminated, it shall be removed and disposed off to authorized site.			
4	Ecology	<ul style="list-style-type: none"> <li>• Site clearance,</li> <li>• Construction of</li> </ul>	<ul style="list-style-type: none"> <li>• Disturbing natural flora</li> </ul>	<ul style="list-style-type: none"> <li>• Plantation of local tree species.</li> </ul>

		structures Cutting of trees.	and fauna Loss of vegetation from chemical spills from vehicles	<ul style="list-style-type: none"> <li>• Plantation of trees will start in mid of construction phase.</li> <li>Regulation of vehicular trips and speed and proper maintenance of machinery.</li> </ul>
5	Socio economic environment	Construction work Labour hutments	<ul style="list-style-type: none"> <li>• Positive impact: Employment generation</li> <li>• Safety and hygiene at site may be affected during construction</li> </ul>	<ul style="list-style-type: none"> <li>• Adequate drinking water, toilet and bathing facilities.</li> <li>• Regular analysis of drinking water.</li> <li>• Personal protective and safety equipment will be provided.</li> <li>• First aid facility.</li> <li>• Regular health check up</li> <li>• Regular pest control at site.</li> <li>Crèche for worker's children</li> <li>• Educational and awareness programme for safety measures.</li> </ul>

### EMP for Operation Phase

Sr. No.	Environmental Component	Activity	Impacts	Precautionary measures
1	Ambient Air Quality & Noise level	Increased vehicular trips, Use of DG sets	<ul style="list-style-type: none"> <li>• Traffic congestion</li> <li>• Air Pollution</li> <li>• Increase in noise level</li> </ul>	<ul style="list-style-type: none"> <li>• Adequate Parking provision; well organized traffic management plan for smooth flow of vehicles.</li> <li>• Regular PUC check-up for vehicles.</li> <li>• <b>DG sets:</b> As per CPCB norms, Proper Maintenance, Use of Low Sulphur fuel.</li> <li>• Acoustic Annexure nos for DG sets</li> <li>• Provision of green belt around the Site which will reduce air pollution and also act as noise buffer.</li> </ul>
2	Water	<ul style="list-style-type: none"> <li>• Increased demand of natural water,</li> <li>• Generation of waste water</li> <li>• Increased paved structure</li> </ul>	<ul style="list-style-type: none"> <li>• Stress on existing water supply</li> <li>• Pollution of water bodies</li> <li>• Increased run off from site.</li> </ul>	<ul style="list-style-type: none"> <li>• Use of water saving practices</li> <li>• Adoption of dual flush system</li> <li>• Rain water harvesting and use of rain water</li> <li>• Plantation of less water consuming trees.</li> <li>• Treatment of waste water for Sale Building</li> <li>• Recycling of STP treated water for secondary requirements</li> <li>• Disposal of excess treated sewage in to municipal sewer line</li> <li>• Oil &amp; grease traps will be installed on Sewers and S.W.D. at the discharge points</li> <li>• Use of paver blocks instead of fully</li> </ul>

				impervious pavement to control run off along with green belt development
3	Land	<ul style="list-style-type: none"> <li>• Solid waste generation,</li> <li>• Transportation of hazardous material</li> </ul> <p>Increased paved structure</p>	<ul style="list-style-type: none"> <li>• Improper disposal of waste,</li> <li>• accidental spillage of hazardous chemicals leads to soil contamination</li> </ul> <p>Increased run off from site.</p>	<ul style="list-style-type: none"> <li>• Waste minimization recovery and reuse</li> <li>• Segregation at source for all solid waste streams</li> <li>• Recycling of dry garbage</li> <li>• Treatment of wet garbage by OWC for Sale building and its use as manure</li> <li>• Use of dried STP sludge as manure Transportation, storage and handling, disposal of HW / E waste as per their guidelines and handing it over to authorized agencies.</li> <li>• Storm water drainage of adequate Capacities.</li> <li>• Use of paver blocks for percolation of rain water along with green belt development</li> </ul>
Even after taking precautions if soil is found to be contaminated, it shall be removed and disposed off to authorized site				
4	Ecology	Introduction of new tree species	<ul style="list-style-type: none"> <li>• Disturbing natural flora and fauna</li> <li>• Increased Exposure to anthropogenic activities.</li> </ul>	<ul style="list-style-type: none"> <li>• Landscaping, avenue plantation</li> <li>• Plantation of local tree species. Green line will be used at periphery of the roads and compound to separate the vehicular pollution and noise pollution from public utility area.</li> </ul>

5	Socio economic environment	Development of new land use, influx of people	<ul style="list-style-type: none"> <li>• Stress on all utilities, risk and danger due to natural and manmade disaster</li> <li>Positive impact: Employment generation</li> </ul>	<ul style="list-style-type: none"> <li>• Environmental awareness programme for surrounding area. Emergency preparedness plan and Disaster management plan will be Prepared and explained with the help of local NGO's and surrounding people and authority.</li> </ul>
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### HAZARDOUS WASTE MANAGEMENT PLAN

#### Construction Phase:

Environmental Management Plan for Hazardous Waste Generation

Sr. No.	Source of Hazardous Waste Generation	Mitigation Measures
1	Leakages and spillage oil or fuel	<ul style="list-style-type: none"> <li>* Contaminated soil if any shall be disposed off to Authorized Disposal Site.</li> <li>* Bituminous materials /any other chemicals shall not be allowed to leach into the soil.</li> </ul>
2	Residual Paints/Solvents	--do--

Other hazardous wastes, if any, shall also be handled in the similar way through authorized dealers only.

#### Operational Phase:

Sr. No.	Source of Hazardous Waste Generation	Mitigation Measures	Disposal
1.	Waste Oil from D.G Sets	-	Waste oil will be handed over to authorized recyclers.

**Annexure No. 20 : Letter to KDMC after getting EC**



# SWASTIK REALTORS

**BUILDERS & DEVELOPERS**

**Office : 3, Shubhangi Darshan, Manpada Road, Dombivli (E), Dist . Thane - 421 201.**

**Date: 27.03.2022**

**To,**  
**Kalyan Dombivali Municipal Corporation,**  
**Kalyan(West).**

**Subject :** Submission of Environmental Clearance Letter Copy for proposed "Proposed Residential cum commercial Building on Land bearing S.No. 92 (Old), 3 (New), H.No. 3, S.No. 91 (OLD), 25(NEW), H.No. 1 at Ward B, Sector 3, village: Kanchangaon, Taluka: Kalyan, District: Thane, Maharashtra M/s. Swastik Realtors.

**Reference :** Condition No. XIII in Environmental Clearance EC Identification No EC21B038MH120663 dated on 29/10/2021. (SIA/MH/MIS/210850/2021)

Dear Sir,

With reference to the above subject, we are hereby submitting our Environmental Clearance EC copy having EC Identification No. EC21B038MH120663, File No. SIA/MH/MIS/210850/2021 dated on 29/10/2021.

As per the Environment condition no. XIII mention in our Environmental Clearance letter, we are hereby forwarding a letter copy of Environment Clearance to your department.

Kindly acknowledge the same.

Thanking you in anticipation,

Yours faithfully,

For M/s. Swastik Realtors.

Authorized Signatory

Enclosure:

- Environmental Clearance letter