



State Environment Impact Assessment Authority, M.P.
(Government of India, Ministry of Environment, Forest & Climate Change)

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No: 599 SEIAA/2019

Date: 15.5.19

To,
Shri Suresh Kumar, (CEO)
Gwalior Development Authority,
Vikas Bhavan, 1 Ravi Nagar
Gwalior (M.P.) -474002

Sub:- Case No. - 5774/2018: Environment Clearance for Commercial Complex "Madhav Plaza" at Khasra No. - 756, Huzarat Road, Lashkar, Gwalior (M.P.). Total Plot Area 9,305 sq.mt. Total Built Up Area 26,117.81 sq.mt. by Gwalior Development Authority, Gwalior, MP through Shri Suresh Kumar, Gwalior Development Authority, Vikas Bhavan, 1 Ravi Nagar Gwalior (M.P.) -474002. Email: ceo@gdagwalior.in Ph- 0751-2445536 Env. Consultant - Kadam Environmental Consultant Vadodara (Gujrat).

Ref: Your application dtd. 19.09.2018 received in SEIAA office on 12.10.2018.

With reference to above the proposal has been appraised as per prescribed procedure & provisions under the EIA notification issued by the Ministry of Environment & Forests vide S.O. 1533 (E), dated 14th September 2006 and its amendment, on the basis of the mandatory documents enclosed with the application viz., Form I, Form IA, Conceptual Plan, drawings and subsequently submission of EIA report, PPT & the additional clarifications furnished in response to the observations of the State Expert Appraisal Committee (SEAC) and State Environment Impact Assessment Authority (SEIAA) constituted by the competent Authority.

- (i). This is Commercial Complex Project "Madhav Plaza" located at Huzarat Road, Lashkar, Gwalior, Madhya Pradesh being developed by Gwalior Development Authority, Vikas Bhawan, 1 Ravi Nagar, Gwalior, Madhya Pradesh. Ground, first, second floor- shops, Third floor- Office, shops, bank and restaurant etc.
- (ii). Construction activity of the project was started with effect from 2009, as authority was not aware of the provision of EIA notification, 2006. GDA has already constructed 23,658.48 m² of Built up Area, out of 26,117.81m² of Total Built-up area, without obtaining prior EC. As of now, a large part of construction work of building is almost completed and only electrical and fitting of AC work in completed part was left. Only a small part of 10% of the building work is remaining to be completed which has been stopped now. GDA also committed and submitted details of violation of construction activities undertaken as per MoEFCC, GoI, O.M no. J-110131/41/2006-IA-II dated 12.12.2012 and OM dated 27.06.2013. Vide letter dtd 04.05.2017 GDA committed that they were not aware about the provision of EIA Notification at the time of construction and we will not commit any violation in future under Environmental (Protection) Act, 1986. Thereafter the case was appraised on the merits.
- (iii). Earlier the case was considered in various meeting of SEIAA however as per MoEF & CC Notification dated 14.03.2017 MP- SEIAA closed the case and transferred case to

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MoEF & CC. Application re submitted online in MoEF & CC as Violation case under Notification No. S.O.804(E) dated 14.03.2017 for ToR.

- (iv). Meanwhile, the Ministry vide Notification No. S.O. 1030(E) dated:08.03.2018 followed by Om's dated:15th & 16th March,2018 for implementation of said notification interalia provides that the project/activities covered under Category B shall be considered by the SEAC/SEIAA in respective states/UTs.

The above said proposal has already been transferred online to SEIAA-MP. In view of the above, the proposal of Commercial Complex "Madhav Plaza" at Khasra No. - 756, Huzarat Road, Lashkar, Gwalior (M.P.) may be considered in pursuance of the Notification S.O. 1030(E) dated: 08 .03.2018 followed by Om's dated:15th & 16th March,2018 for implementation of the said Notification.

- (v). The total land area is Plot Area 9,305 sq.m and the total built-up area proposed by PP is 26,117.81 sq.m. . The project comes under 8 (a) category B of schedule of EIA Notification, 2006 because total construction is between 20000 sq.m & 150000 sq.m and total land area is less than 50 ha.
- (vi). As this is a building and construction project and in the normal course, does not require EIA study. But, in view of the above notification of MoEFCC for violation project Terms of Reference have been received from MOEFCC. Hence EIA report has been prepared along with EMP comprising remediation plan and natural and community resource augmentation plan corresponding to the ecological damage assessed and economic benefits derived due to violation.
- (vii). The case was considered in SEAC meetings 335th dtd. 01.12.18, 345th dtd.21.02.2019 and 348th dtd. 01.03.19 and recommended the EC subject to the special conditions and submission of bank gurantee (BG) with three years validity of Rs. 33,63,960/- (equivalent to amount proposed in remediation and resource augmentation plan) with the MP Pollution control Board . Accordingly PP has submitted bank gurantee (BG) of Rs. 33,63,960/ with the MP Pollution control Board on 09.04.19 and submitted receipt for the same in SEIAA office on 09.04.19.
- (viii). The land was initially owned by Animal Husbandry Department, MP. And transferred to GDA and a MOU has been signed vide S. No. 1381/Redensification/2013/Bhopal dated 21.01.2013 between Animal Husbandry Department, MP. and Gwalior Development Authority for redensification and Construction of Commercial Complex "Madhav Plaza" Gwalior, MP.
- (ix). The total fresh water requirement for the entire project will be 147 KLD during operation phase for which water assurance has already been obtained from Municipal Corporation Gwalior. Ground water will not be abstracted for any purpose. Permission for Water Supply- Received from Municipal Corporation Gwalior vide letter no. 897 dated 22.12.2014.
- (x). Total waste water generation from domestic use during the operation phase will be 111 KLD (after evaporation loss) which will be given primary treatment by installing course and fine screens, evaporation tank, O&G removal grit chamber and primary settling tank to treat sewage as per the Standards of MPPCB.

Further treated wastewater will be discharged to Municipal sewer line for which permission has already been obtained from Municipal Corporation, Gwalior vide letter no. Permission from Sewarage Board- received from Municipal Corporation Gwalior vide letter no./n.ni./gwa./2015/345 dated 17.06.2016.

- (xi). NOC from DFO received vide letter no. /ग्वा.वि. आ./ तकनीकी/2018/4270 Dated 29.01.2019 regarding construction of complex.
- (xii). Total Solid Waste generated from Project will be 400.48 kg/day Biodegradable & Non-Biodegradable waste will be segregated at source in accordance with Solid Waste Management Rules, 2016. Site has already been earmarked for installing a portable municipal solid waste container of 1 MT capacity on the North West Corner of the building. This area is easily accessible by the loading vehicles of municipality. The Municipal Corporation has agreed to dispose the MSW generated from site at their trenching site after payment of requisite fee. Assurance for disposal of MSW has already been obtained. The type of solid waste generated from the project activity will be only the domestic. There is no demolition activities involved at site. Permission for disposal of solid waste obtained from Municipal Corporation Gwalior vide letter no. 897 dated 22.12.2014.
- (xiii). The design of the building is such that optimal and judicious use of natural lighting can be achieved. The walls, roofs and opening has been designed that influx of heat is minimum. CFL/LED lamps in common areas shall be used. GDA has contacted MP Urja Vikas Nigam for exploring the possibility of installation of Solar Panels on the roof top of the plaza accordingly.
- (xiv). Proper drainage systems have been provided to deal with the storm water in case of rain. The project is not likely to alter or obstruct any natural drainage courses. There is no natural watercourse passing through the project site. Hence the project does not involve alteration of natural drainage systems.
- (xv). Rain water harvesting system has been installed within the premises to recharge ground water. RWH pits and storm water line has already been constructed. 45 recharge wells and 12 no of filtration chambers have been constructed.
- (xvi). DG Sets will be used in case of power failure only. Low sulphur HSD will be used as fuel. The DG sets shall have appropriate stack height as per the guidelines of CPCB on the basis of their capacity. Proper ventilation system shall be provided to all part of the work areas of site.
- (xvii). GDA has identified an additional area of 3000 sqm in their land at Shatabdipuram. The area will be developed as green belt and separate budget has been allocated for fencing the area and develop a borewell for watering. It is also ensured that creepers on the project site along with other plants will also be developed.
- (xviii). According to the CER, OM dated 01st May, 2018 of MoEF&CC the CER budget for 1 year comes to INR 1.70 Crores i.e. 1% of project cost INR 85.32 Crores.

S. No.	Activities	Budget (%)	Budget Amount (INR in Crores)
1.	Education	100%	1.70
1.1	Upgradation of School infrastructure		
1.2	Water cooler		
1.3	Furniture		
	Total Amount	100%	1.70

- (xix). The power shall be supplied by Madhya Pradesh Madhya Kshetra Vidyut Vitran Company Limited. The sanctioned Load for the project 3000kVA. For power backup there is a provision of DG sets with 2 x 1500 kVA capacities.
- (xx). 147 ECS in basement and 32 ECS on surface will be provided.

- (xxi). Adequate fire protection facilities will be installed including fire detectors, fire alarm and fire fighting system to guard the building against fires. All fire protection facilities will be designed as per the National Building Code given in 2005. PP has obtained fire fighting NOC dtd. 14.03.11 from Municipal Corporation, Gwalior.
- (xxii). PP has allocated an area of 3000 m² (approximate 32.81 % of total plot area of Madhav Plaza) in our land situated at village Shatabdipuram for development of green belt as compensatory Plantation. The area will be developed as green belt by planting 600 local tree species and separate budget of Rs. 10 Lakhs has been allocated for compensatory plantation including fencing and bore well development for watering of landscape.

It is also ensured that creepers on the project site along with other plants will also be planted. At site wall creepers will be planted to cover 540 sq.m of wall area.

- (xxiii). There is an investment of approx. INR 85.32 Crores in this project.

Based on the information submitted at Para i to xxiii above and others, the State Level Environment Impact Assessment Authority (SEIAA) considered the case in its 539th meeting held on 23.04.2019 and decided to accept the recommendations of 348th SEAC meeting SEAC meeting held on dtd. 01.03.19 .

Hence, Environmental Clearance is accorded under the provisions of EIA notification dtd. 14th September 2006 and its amendments to the " **Commercial Complex "Madhav Plaza" at Khasra No. - 756, Huzarat Road, Lashkar, Gwalior (M.P.). Total Plot Area 9,305 sq.m. Total Built Up Area 26,117.81 sq.m. by Gwalior Development Authority, Gwalior, MP through Shri Suresh Kumar, Gwalior Development Authority, Vikas Bhavan, 1 Ravi Nagar Gwalior (M.P.) – 474002** subject to the compliance of the Standard Conditions and the following additional Specific Conditions as recommended by SEIAA & SEAC in its meetings.

A. Specific Conditions as recommended by SEIAA:-

1. The fresh water supply arrangement should be met through Municipal Corporation and there should no extraction of ground water.
2. The inlet and outlet point of natural drain system should be maintained with adequate size of channel for ensuring unrestricted flow of water.
3. **Disposal of waste water.**
 - a. PP should ensure disposal of waste water arrangement should be done in such a manner that water supply sources are not impaired.
 - b. PP should ensure linkage with municipal sewer line for disposal of extra treated waste water.
 - c. The project not having provision for discharge of excess treated sewage cannot permit to start operation unless proper arrangements are put in place for its safe handling.
4. **Solid Waste Management:**
 - a. Separate wet and dry bins must be provided at the ground level for facilitating segregation of waste.
 - b. The solid waste generated should be properly collected and segregated. Wet garbage should be composted and dry inert solid waste should be disposed off to the approved sites for land filling after recovering recyclable material.
 - c. Ensure linkage with Municipal Corporation for final disposal of MSW.
5. PP should ensure building height, road width, front MOS and side / rear as per approved layout of T & CP.
6. **For firefighting:-**
 - a. PP should ensure distance of fire station approachable from the project site.

- b. As per MPBVR, 2012 rule 42 (3) PP should submit necessary drawings and details to the Authority (Nagar Nigam, Gwalior) incorporating all the fire fighting measures recommended in National Building Code 2005. The occupancy permit shall be issued by Nagar Nigam only after ensuring that all fire fighting measures are physically in place.
- 7. For Rain Water Harvesting, and Storm water management:-**
- PP should ensure the rain water harvesting with recharging pits and these pits should be connected laterally to consume the surplus runoff. In addition, PP should provide recharging trenches. The base of the trenches should be Kachha with pebbles.
 - The storm water from roof – top, paved surfaces and landscaped surfaces should be properly channelized to the rain water harvesting sumps through efficient storm water network as proposed. The budget should be included in EMP plan for storm water management.
 - PP should ensure to proper storm water drainage system is available in and around the site for transporting excess storm water runoff to drains, thereby discarding possibility of flooding in and around the site.
 - Rain water harvesting for roof run- off and surface run- off, as plan submitted should be implemented. Before recharging the surface run off, pre-treatment must be done to remove suspended matter, oil and grease.
8. PP should ensure to provide car parking 147 ECS in basement and 32 ECS on surface and explore the possibility to increase the number of car parking.
- 9. For Energy Conservation PP should Ensure :-**
- Use of LED lights in the common areas, landscape areas, signage's, entry gates and boundary compound walls etc.
 - Solar lights provide for common amenities like Street lighting & Garden lighting.
 - PP should ensure installation of photovoltaic cells (solar energy) for lighting in common areas, LED light fixtures, and other energy efficient equipments.
- 10. Air Quality and Noise:-**
- Dust, smoke & debris prevention measures such as wheel washing, screens, barricading & debris chute shall be installed at the site during construction including plastic/tarpaulin sheet covers for trucks bringing in sand & material at the site.
- 11. Green belt :-**
- PP should ensure plantation in an area of an area of 3000 m² (approximate 32.81 % of total plot area of Madhav Plaza) in our land situated at village Shatabdipuram for development of green belt as compensatory Plantation. Trees of indigenous local varieties like Neem, Peepal, Kadam, Karanj, Kachnaar, Saltree, Gulmohar etc. should be planted.
 - The green belt of the adequate width and density preferably with local species along the periphery of the plot shall be raised if possible so as to provide protection against particulates and noise.
12. PP should ensure to complete the activities listed under ecological remediation, Natural resource augmentation & community resource augmentation for a total amount of Rs. 33,63,960/.
13. The amount specified as CER is Rs. 1.70 crores and CER is applicable it will be adjusted against the fund available with MPPCB who will use it as CER for government activities/projects for the following purposes: water conservation, storm

water management, urban greening, and biodiversity conservation and mitigation projects implementation.

14. PP shall carry out the works assigned under ecological damage, natural resource augmentation and community resource augmentation within a period of six months and submitted to same in MPSEIAA.

B. Specific Conditions as recommended by SEAC

I Statutory Compliance

15. The project proponent shall obtain all necessary clearance/permission from all relevant agencies including town planning authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
16. The approval of the Competent Authority shall be obtained for structural safety of building due to earthquakes, adequacy of firefighting equipment etc as per National Building code including protection measures from lightening etc.
17. The project proponent shall obtain forest clearance under the provisions of Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purpose involved in the project.
18. The project proponent shall obtain clearance from the National Board for Wildlife, if applicable.
19. The project proponent shall obtain Consent to Establish / Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the concerned State Pollution Control Board/Committee.
20. The project proponent shall obtain the necessary permission for drawl of ground water/surface water required for the project from the competent authority.
21. A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
22. All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, and Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
23. The provisions for the Solid Waste (Management) Rules, 2016, e-Waste (Management) Rules, 2016, and the Plastics Waste (Management) Rules, 2016 shall be followed.
24. The project proponent shall follow the ECBC/ECBC-R prescribed by Bureau of Energy Efficiency, Ministry of Power Strictly.

II. Air Quality Monitoring and preservation

25. Notification GSR 94(E) dated: 25/1/2018 MoEF & CC regarding Mandatory implementation of Dust Mitigation Measures for Construction and Demolition Activities for project requiring Environmental Clearance shall be complied with.
26. A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.
27. The project proponent shall install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released covering upwind and downwind directions during the construction period.
28. Diesel power generating sets (2 X 1500 KVA) proposed as source of backup power 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 of low sulphur diesel.

The location of the DG sets may be decided with in consultation with State Pollution Control Board.

29. Sand, Murram, loose soil, cement, stored on site shall be covered adequately so as to prevent dust pollution.
30. Wet jet shall be provided for grinding and stone cutting.
31. Unpaved surface and loose soil shall be adequately sprinkled with water to suppress dust.
32. All construction and demolition debris shall be stored at the site (are not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules, 2016.
33. The diesel generator sets to be used during construction phase shall be low sulphur diesel type and shall conform to Environmental (Protection) prescribed for air and noise emission standards.
34. The gaseous emission from DG set (2 X 1500 KVA) shall be dispersed through adequate stack height as per CPCB standards. Acoustic enclosure shall be provided to the DG sets to mitigate the noise pollution. Low sulphur diesel shall be used. The location of the DG set and exhaust pipe height shall be as per the provisions of the Central Pollution Control Board (CPCB) norms.
35. For indoor air quality the ventilation provisions as per National Building Code of India.

III. Water quality monitoring and preservation

36. The natural drain system should be maintained for ensuring unrestricted flow of water. No construction shall be allowed to obstruct the natural drainage through the site, on wetland and water bodies. Check dams, bio-swales, landscape and other sustainable urban drainage systems (SUDS) are allowed for maintaining the drainage pattern and to harvest rain water.
37. Buildings shall be designed to follow the natural topography as much as possible Minimum cutting and filling should be done.
38. Total fresh water (147 KLD) use during operation phase shall not exceed the proposed requirement as provided in the project details.
39. The quantity of fresh water usage, water recycling and rainwater harvesting shall be to monitor to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF & CC along with six monthly Monitoring reports.
40. A certificate shall be obtained from the local body supplying water, specifying the total annual water availability with the local authority, the quantity of water already committed the quantity of water allotted to the project under consideration and the balance water available. This should be specified separately for separately for ground water and surface water sources, ensuring that there is no impact on other users.
41. At least 20% of the open spaces as required by the local building bye-laws shall be previous. Use of Grass pavers, paver blocks with at least 50% opening, landscape etc. would be considered as previous surface.
42. Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc and other for supply of recycled water flushing, landscape irrigation, car washing, thermal cooling, conditioning etc. shall be done.
43. Use of water saving devices/fixtures (Viz. low flow flushing systems; use of low flow faucets tap aerators etc) for water conservation shall be incorporated in the building plan.

44. Separation of grey and black water should be done by the use of dual plumbing system. In case of single stack system separate recirculation lines for flushing by giving dual plumbing system be done.
45. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
46. The local bye-law construction on rain water harvesting should be followed. If local by-law provision is not available, adequate provisions for storage and recharge should be followed as per the Ministry of Urban Development Model Building bylaws, 2016. Rain water harvesting recharge pits/storage tanks shall be provided for ground water recharging as per the CGWB norms.
47. A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meter of built up area and storage capacity of minimum one day of total fires water requirement shall be provided. In areas where ground water recharge is not feasible, the rain water should be harvested and stored for reuse. The ground water shall not be withdrawn without approval from the Competent Authority.
48. All recharge should be limited to shallow aquifer.
49. No ground water shall be used during construction phase of the project.
50. Any ground water dewatering should be properly managed and shall conform to the approvals and the guidelines of the CGWA in the matter. Formal approval shall be taken from the CGWA for any ground water abstraction or dewatering.
51. The quality of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The recorded shall be submitted to the Regional Office, MoEF & CC along with six monthly Monitoring report.
52. Sewage shall be treated in the STP (Capacity - 120 KLD, primary clarifier with desiltation chamber). The treated effluent from STP shall be recycled/re-used for flushing. AC makes up water and gardening. As proposed, no treated water shall be disposed in to municipal drain.
53. During operation phase total 117 KLD waste water will be generated from the project which will be treated up to primary level by installing coarse and fine screen, evaporation tank, O&G removal grit chamber and primary settling tank.
54. After treatment, 111 KLD waste water will be discharged into main sewer line (after 6 KLD losses through evaporation and sludge) of Municipal Corporation, Gwalior which will be ultimately treated into 60 MLD capacity of Gwalior Municipal Corporation STP.
55. No sewage or untreated effluent water would be discharged through storm water drains.
56. Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problems from STP.
57. Sludge from the onsite sewage treatment including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Control Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.

IV. Noise monitoring and prevention

58. Ambient noise levels shall conform to residential area/commercial area/industrial area/silence zone both during day and night as per Noise Pollution (Control and Regulation) Rules, 2000. Incremental pollution loads on the ambient air and noise quality shall be closely monitoring during construction phase. Adequate measures shall be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/SPCB.

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59. Noise level survey shall be carried as per the prescribed guidelines and report in this regard shall be submitted to Regional Officer of the Ministry as a part of six-monthly compliance report.

60. Acoustic enclosures for DG sets, noise barriers for ground run bays, ear plugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.

V. Energy Conservation measures.

61. Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency shall be ensured, Building in the State which have notified their own ECBC, shall comply with the State ECBC.

62. Outdoor and common area lighting shall be LED.

63. Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased day lighting design and thermal mass etc. shall be incorporated in the building design. Wall, window, and roof u-values shall be as per ECBC specifications.

64. Energy conservation measures like installation of CFLs/LED for the lighting the area outside the building should be integral part of the project design and should be in place before project commissioning.

VI. Water Management

65. A certificate from the competent authority handling municipal solid wastes, indicating the existing civic capacities of handling and their adequacy to cater to the MSW generated from project shall be obtained.

66. Disposal of muck during construction phase shall 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.

67. Separate wet and dry bins must be provided in each unit and at the ground level for facilitating segregation of waste. Solid waste (0.4 ton/day) shall be segregated into wet garbage and inert materials.

68. All non-biodegradable waste shall be handed over the authorized recyclers for which a written lie up must be done with the authorized recyclers.

69. Any hazardous waste generated during construction phase, shall be disposed off as per applicable rules and norms with necessary approvals of the State Pollution Control Board.

70. Use of environment friendly materials in bricks, blocks and other construction materials, shall be required for at least 20% of the construction materials quantity. These include fly ash brick, hollow bricks, AACs, Fly Ash Lime Gypsum block, compressed earth blocks and other environmental friendly materials.

71. Fly ash should be used as building material in the construction as per the provisions of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25th January, 2016 Ready mixed concrete must be used in building construction.

72. Used CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/rules of the regulatory authority to avoid mercury contamination.

Vii. Green Cover

73. At site, creepers will be planted to cover 540 sqm of wall area also. we have allocated an area of 3000 m² (approximate 32.81 % of total plot area of Madhav Plaza) in our land situated at village Shatabdipuram for development of green belt as compensatory

Plantation. The area will be developed as green belt by planting a total of 600 local tree species @ 1 tree per 5m² (2000 trees per Ha) and out of which approx. 250 trees have been planted.

74. Not tree can be felled/transplant unless exigencies demand. Where absolute necessary, tree felling shall be with prior permission from the concerned regulatory authority. Old trees should be retained based on girth and age regulations as may be prescribed by the Forest Department. Plantations to be ensured species (cut) to species (Planted).
75. A minimum of 1 tree for every 80 sqm of land should be planted and maintained. The existing trees will be counted for this purpose. The landscape planning should included plantation of native species. The species with heavy foliage, broad leaves and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping.
76. Where the trees need to be cut with prior permission from the concerned local Authority, Compensatory plantation in the ratio of 1:10 (i.e. planting of 10 trees for every 1 tree that is cut) shall be done and maintained. Plantations to be ensured species (cut) to species (planted). Area for green belt development shall be provided as per the details provided in the project document.
77. Topsoil should be stripped to depth of 20 cm from the areas proposed for buildings, roads, paved areas, and external services. It should be stack plied appropriately in designated areas and reapplied during plantation of the proposed vegetations on site.

VIII Transport

78. A comprehensive mobility plan, as per MoUD best practices guidelines (URDPFI), shall be prepared to include motorized, non-motorized, public and private network. Road should be designed with due consideration for environment and safety of users. The road system can be designed with these basic criteria.
 - a. Hierarchy of roads with proper segregation of vehicular and pedestrian traffic
 - b. Traffic calming measures.
 - c. Proper design of entry and exit points
 - d. Parking norms as per local regulation
79. A detailed traffic management and traffic decongesting plan shall be drawn up to ensure that the current level of service of the road within a 05 Kms radius of the project as maintained and improved upon after the implementation of the project. This plan should be based on cumulative impact of the development and increased habitation being carried out or proposed to be carried out by the project or other agencies in this 05 Kms radius of the site in different scenarios of space and time and the traffic management and the PWD/competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments.

IX. Human health issues

80. All workers working at the construction site and involved in loading, unloading, carriage of construction material and construction debris or working in any area with dust pollution shall be provided with dust mask.
81. For indoor air quality the ventilation provisions as per National Building Code of India.
82. Emergency preparedness plan based on the Hazard identification and Risk Assessment (HIRA) and Disaster Management Plan shall be implementation.
83. Provision shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile, STP, safe drinking water, medical health care, crèche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.

84. Occupational health surveillance of the workers shall be done on a regular basis.
85. A First Aid Room shall be provided in the project both during construction and operations of the project.

X. Corporation Environment Responsibility

86. The project proponent shall comply with the provisions contained in this Ministry's OM vide F.No. 22-65/2017-IA.III dated: 1st May 2018, as applicable, regarding Corporate Environment Responsibility.
87. The company shall have a well laid down environmental policy duly approved by the Board of Directors. The Environmental policy should prescribe for standard operating procedures to have proper checks and balance and to bring into focus any infringements/deviation/violation of the environmental/forest/wildlife norms/conditions. The company shall have defined system of reporting infringements/deviation/violation of the Environmental/forest/wildlife norms/conditions and/or shareholders/stake holders. The copy of the board resolution in this regard shall be submitted to the MoEF&CC as a part of six monthly reports.
88. A separate Environmental Cell both at the project and company head quarter with qualified personnel shall be set up under the control of senior Executive, who will directly to the head of the organization.
89. Action plan for implementing EMP and environmental conditions along with responsibility matrix of the company shall be prepared and shall be duly approved by competent authority. The year wise funds earmarked for environmental protection measures shall be kept in separate account and not to be diverted for any other purpose. Year wise progress of implementation of action plan shall be reported to the Ministry/Regional Office along with the Six Monthly Compliance Report.
90. PP has proposed Rs. 2,89,21,194=00 (Rs. 2,59,35,722/- as capital cost and Rs. 29,85,472/- as recurring cost) for EMP of this project

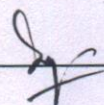
XI. Miscellaneous

91. Total Solid Waste generated from Project will be 400.48 kg/day (223.3kg/day from Fixed & 177.15 kg/day from Floating population)
92. The project authorities must strictly adhere to the stipulation made by the MP Pollution Control Board and the State Government.
93. Concealing factual data or submission of false/fabricated data may result in revocation of this environmental clearance and attract action under the provisions of Environment (Protection) Act, 1986.
94. The above conditions shall be enforced, inter-alia under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and Other Wastes (Management and Transboundary Movement) Rules, 2016 and the Public Liability Insurance Act, 1991 along with their amendments and Rules and any other orders passed by the Hon'ble Supreme Court of India/High Courts and any other Court of Law relating to the subject matter.
95. Considering the site conditions and status of the project, the pre construction phase condition and construction phase condition has not been included as the same has already been constructed for this project, as per the inspection report.

Standard Conditions:

1. All activities / mitigative measures proposed by PP in Environmental Impact Assessment (if applicable) and approved by SEAC must be ensured.
2. All activities / mitigative measures proposed by PP in Environmental Management Plan and approved by SEAC must be ensured.

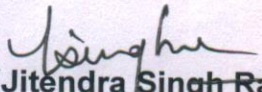
3. All parameters listed in Environmental Monitoring Plan approved by SEAC must be monitored at approved locations and frequencies.
4. Project Proponent has to strictly follow the direction/guidelines issued by MoEF, CPCB and other Govt. agencies from time to time.
5. The funds earmarked for environmental protection measures shall be kept in separate account and shall not be diverted for other purpose. Year wise expenditure shall be reported to the MoEF, Gol, and its Regional Office located at Bhopal.
6. The Ministry or any other competent authority may alter/modify the conditions or stipulate any further condition in the interest of environment protection.
7. The Environmental Clearance shall be valid for a period of seven years from the date of issue of this letter.
8. The Project Proponent has to upload soft copy of half yearly compliance report of the stipulated prior environmental clearance terms and conditions on 1st June and 1st December of each calendar year on MoEF & CC web portal - <http://www.environmentclearance.nic.in/> or <http://www.efclearance.nic.in/> and submit hard copy of compliance report of the stipulated prior environmental clearance terms and conditions to the Regulatory Authority also
9. The Regional Office, MoEF, Gol, Bhopal and MPPCB shall monitor compliance of the stipulated conditions. A complete set of documents including Environment Impact Assessment Report. Environmental Management Plan and other documents information should be given to Regional Office of the MoEF, Gol at Bhopal and MPPCB.
10. The Project Proponent shall inform to the Regional Office, MoEF, Gol, Bhopal and MP PCB regarding date of financial closures and final approval of the project by the concerned authorities and the date of start of land development work.
11. In the case of expansion or any change(s) in the scope of the project, the project shall again require prior Environmental Clearance as per EIA notification, 2006.
12. The SEIAA of M.P. reserves the right to add additional safeguard measures subsequently, if found necessary, and to take action including revoking of the environment clearance under the provisions of the Environmental (Protection) Act, 1986, to ensure effective implementation of the suggested safeguard measures in a time bound and satisfactory manner.
13. All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department, Forest Conservation Act, 1980 and Wildlife (Protection) Act, 1972 etc. shall be obtained (as and when applicable), by the project proponent from the respective competent authorities.
14. The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, SO₂, NO_x (ambient levels as well as stack emissions) or critical sectoral parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company and in the public domain.



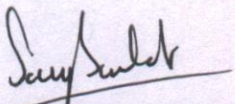
15. The environmental statement for each financial year ending 31st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the Regional Office of MoEF.
16. A copy of the environmental clearance shall be submitted by the Project Proponent to the Heads of the Local Bodies, Panchayat and municipal bodies as applicable in addition to the relevant officers of the Government who in turn has to display the same for 30 days from the date of receipt.
17. The Project Proponent shall advertise at least in two local newspapers widely circulated, one of which shall be in the vernacular language of the locality concerned, within 7 days of the issue of the clearance letter informing that the project has been accorded environmental clearance and a copy of the clearance letter is available with the State Pollution Control Board and also at website of the State Level Environment Impact Assessment Authority (SEIAA) at www.mpseiaa.nic.in and a copy of the same shall be forwarded to the Regional Office, MoEF, Gol, Bhopal.
18. Any appeal against this prior environmental clearance shall lie with the Green Tribunal, if necessary, within a period of 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.

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Endt No. / SEIAA/ 2019
Copy to:-

Dated 15.5.19


(Jitendra Singh Raje)
Member Secretary

1. Principal Secretary, Urban Development & Environment Deptt. 3rd Floor, Mantralaya Vallabh Bhawan, Bhopal.
2. Secretary, SEAC, Research and Development Wing Madhya Pradesh Pollution Control Board, Paryavaran Parisar, E-5, Arera Colony Bhopal-462016.
3. Member Secretary, Madhya Pradesh Pollution Control Board, Paryavaran Parisar, E-5, Arera Colony, Bhopal-462016.
4. The Collector, Distt- Gwalior -M.P.
5. The Commissioner, Municipal Corporation, Gwalior, MP
6. The Jt. Director, Town & Country Planning, GDA Building Ravi Nagar, Gwalior (M.P.)
7. Director, I.A. Division, Monitoring Cell, MoEF, Gol, Ministry of Environment & Forest Indira Paryavaran Bhawan, Jor Bagh Road, New Delhi – 110 003
8. Director (S), Regional office of the MOEF, (Western Region), Kendriya Paryavaran Bhawan, Link Road No. 3, Ravi Shankar Nagar, Bhopal-462016.
9. Guard file.


(Dr. Sanjeev Sachdev)
Officer-in-Charge