

Minutes of the 114th Meeting of SEIAA dated 06.12.2012

The 114th meeting of the State Level Environment Impact Assessment Authority was convened on 06.12.2012 at 10.30 AM at the Authority's Office in M. P. Pollution Control Board Building, Paryavaran Parisar, Bhopal. The meeting was chaired by Shri Amar Singh, Chairman, SEIAA. The following members attended the meeting:-

- | | | |
|---|--------------------|------------------|
| 1 | Shri M. Hashim | Member |
| 2 | Shri Manohar Dubey | Member Secretary |

1. Following case received from SEAC have been considered and the details of the receipt of the recommendations & record from the office of SEAC is as follows:

S No	Case No.	No. & date of latest SEAC meeting in which case was recommended	Date of receipt of SEAC minutes in SEIAA	Date of receipt of records in SEIAA office
1.	680/2012	106 th SEAC meeting dtd 10.10.12	07.11.2012	21.11.2012

2. Following case has been considered and the details of the receipt of the additional information from PP is as follows :

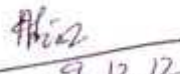
S. No	Case No.	No. & date of SEIAA meeting in which add. information was asked	Date of issue of minutes of SEIAA meeting	Date of Rcpt. of last inform.
2	474/2009	109 th SEIAA meeting dtd 08.10.12	15.10.2012	03.11.2012
3	547/2010	103 rd SEIAA meeting dtd 17.08.12	26.08.2012	25.10.2012
4	614/2010	103 rd SEIAA meeting dtd 17.08.12	26.08.2012	08.11.12 & 27.11.12
5	662/2012	104 th SEIAA meeting dtd 04.09.12	12.09.2012	23.10.2012 & 01.11.2011
6	678/2012	109 th SEIAA meeting dtd 08.10.12	16.10.2012	09.11.2012
7	721/2012	105 th SEIAA meeting dtd 12.09.12	19.09.2012	10.10.2012

3. **Case no. 680/2012**, Prior environmental clearance for Expansion of production capacity from SSP 300 TPD to 600 TPD and GSSP 150 TPD to 600 TPD at 413 A, Nimrani Industrial Area, Nimrani, Village Nimrani, Tehsil Kasrawad, District Khargone, MP by Shri Mukesh Mittal, Director, M/s Liberty Urvarak Limited, 304, Bafna Tower, Opp. Fortune Landmark Hotel, Vijay Nagar, Indore, MP-452010

- i. The case was discussed in 106th SEAC meeting dated 10.10.2012 and it is recorded that... *"The EIA, EMP and other submissions made by the PP were found satisfactory and acceptable. Based on the presentations & submissions of PP committee decided to recommend the case for grant of prior EC to the project subject to four special conditions"*
- ii. The case was discussed in depth and it was noted that presently PP is manufacturing Single Super Phosphate (SSP) 300 TPD and Granulated Single Super Phosphate (GSSP) 150 TPD and has applied for expansion of SSP from 300 TPD to 600 TPD and GSSP from 150 TPD to 600 TPD. It is an expansion project established at Nimrani industrial area Khargone, MP in 2003 (as per ppt. before SEAC) i.e. prior to EIA Notification, 2006 and as per 27.01.94 EIA Notification schedule 1, the SSP unit were exempted from environmental clearance, so they are coming first time for EC.


(Manohar Dubey)
Member Secretary
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(M. Hashim)
Member


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Chairman
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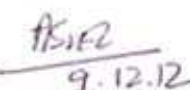
- iii. In response to SEIAA letter no. 689/SEIAA dtd 31.07.12 regarding office memorandum no. J-11013/41/2006-IA-II dtd 30.05.12 of MoEF, GoI, PP vide letter dtd 08.08.12 has submitted compliance status with respect to renewal of consent under Air Act & Water Act. It was decided that MPPCB should be asked whether any notice regarding violation under Air and Water Act has been issued to PP in last three calendar years i. e. 01.01.10 onwards. MPPCB should submit the information by 15.01.2013 copy of this letter should be endorsed to PP also.
 - iv. The proposed project is located on plot no. 413-A at Nimrani industrial area Khargone, MP and is not included in the list of disallowed activities hence as per EIA Notification, 2006 Para 7 III stage (3) pt. no. b, Public Hearing is not required.
 - v. The water requirement for expansion project is 66 KLD and total water requirement after expansion is 153 KLD (142 KLD process + 6 KLD domestic + 5 KLD Plantation) the source of water given by PP is "through outside sources". It was decided that PP should clarify source of water supply and whether permission from the competent authority has been taken or not? It was also decided that since the project is located in Nimrani Khargone Industrial area PP should be asked as to why he is not taking water supply from the Industrial area. Copy of this letter should be endorsed to General Manager District Industries Centre, Khargone to submit information regarding arrangement and status for water supply in Nimrani Industrial area. Information by all concerned should be submitted by 15.01.2013.
 - vi. It was noted that SEAC in its 106th meeting dtd 10.10.12 has imposed four special conditions regarding use of silica as filler in the fertilizer, air pollution control measures, zero discharge of effluent from the process and disposal of domestic waste water. It was decided that these conditions are acceptable.
2. **Case no. 474/2009**, Prior Environmental Clearance for Harraiya Limestone mine in area of 7.065 ha for production capacity enhancement from 4000 TPA to 1.00 Lakh TPA at village -Harraiya, tehsil- Vijayraghgarh Distt- Katni (MP) by M/s Sukhdeo Prasad Geonka, Prop Shri Annand Kumar Goenka, Goenka Bhavan Station Road, Katni Distt. Katni (MP) Pincode-483501.

- i. The case was discussed in **109th SEIAA meeting dated 08.10.2012** and it is recorded that... "The case was discussed in 103rd SEAC meeting dated 12.09.2012 and it is recorded that... "PP has submitted the response to the above queries along with the supporting documents. Based on the submissions and presentation made by the PP it was concluded that the EIA, EMP, DMP proposed for the project are acceptable and satisfactory hence the case may be forwarded to SEIAA recommending grant of prior EC to the project subject to the following 7 special conditions".

The Hon'ble High Court Jabalpur in its order passed on 14.08.2008 in the WP 1574/2008 has mentioned that for mining lease areas of 5 ha or more clearance under the notification dated 14.09.2006 will have to be obtained either from the Central Government or from the State Level Environmental Impact Assessment Authority (SEIAA).


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The PP has not produced or mentioned details if it had applied to seek prior EC for the production capacity 4000 TPA in pursuance of the mining lease dated 17.01.1989 and which remained in operation for a period of 20 years. He should submit details and clarifications if any on this issue.

It was also noted that the PP has applied for renewal of the lease in Form-J on 16.08.2005. The application under the consideration is to raise the production capacity to 1.00 Lac TPA. The PP has not submitted renewed lease also. According to him he applied for renewal in Form-J on 16.08.05. The Deputy Director (Mining-Adm.) Collector Office Katni vide letter No. 25/Mining Adm./2005/Renewal dated 16.08.2005 has asked PP to submit missing information which were lacking with Form-J. It is not clear whether the PP has responded to the Deputy Director's letter or not. It was decided that PP should be asked to provide the notarized copy of the renewed lease deed.

It was decided that PP should be asked to submit the information by 15.12.12."

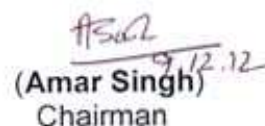
- ii. The case was discussed in depth. It was noted that the documents submitted by the PP reveal that the duration of mining lease period was for 20 years, i.e. from 17.01.1989 to 16.01.2009. The PP has applied for Prior EC for the first time vide letter no. Nil dt 30.10.2009 for production capacity 4000 TPA. It is also evident that he has not applied for Prior EC as per the order of Hon'ble High Court Jabalpur passed on 14.08.2008 in the WP 1574/2008.
 - iii. It was found that PP vide letter no Nil dtd 03.11.2012 has informed that the mine was under operation till June 2008 and thereafter, it has been stopped. In the context of above it was decided that the Collector, Katni should be asked to inform the quantity of mineral, if any, extracted during June 2008 to Jan 2009 latest by 15.01.2013. Copy of the letter should to be endorsed to PP also.
 - iv. Further, as per documents submitted by PP he has applied for renewal of lease period since 16.08.2005. In this regard it was decided that the Mining Deptt. should be asked to inform the status of lease renewal, whether it is pending for consideration or has been rejected, latest by 15.01.2013. Copy of the letter should be endorsed to PP also.
4. **Case No. 547/2010**, Prior Environmental Clearance for Mahavir Institute of Medical Science & Research at Khasra No. 373/1/1/1/2, Near RGPV Campus, Village Badwai, Bhopal-M.P. total area 10.117 ha by M/S Mahavir Institute of Medical Science & Research, Bhopal Dr. Rajesh Kumar Jain 30, Mangalwara, Jain Mandir Road, Bhopal-MP.
- i. The case was discussed in 103rd SEIAA meeting dtd 17.08.12 and it was recorded that " i. The case was discussed in 96th SEIAA meeting dtd. 11.06.12 and it has been recorded that... " The case was discussed in depth. The information submitted by PP were examined and found that the layout permission given by the Office of Joint Director Town & Country Planning Deptt., Bhopal (vide letter no. 1116 / L. P. 131 / 29/ Na. Gra. Ni /Ji.Ka./2006-07 Bhopal dtd 05.05.2008) is for three years from the date of issue of letter which has expired on 04.05.2011.

It was decided that the approval of layout should conform to the norms as set in by MoEF (O. M. No. 27-270/2008-IA.III dated 07.02.2012). This should also be brought in the knowledge of Director Town & Country Planning Deptt., Bhopal.



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The parking provisions as per norms for two & four wheeler vehicles should also be provided by the PP.

The PP should be asked to submit following information by 15.09.2012 otherwise the case will be summarily rejected :-

- a. Total numbers of building block to be constructed.
 - b. Phased program of construction of building.
 - c. Block wise built up area and height of the building.
 - d. Parking area for two & four wheeler vehicle provided in various blocks as per norms of parking area.
 - e. NOC for firefighting from concern competent authority.
 - f. Revised approval from Town & Country Planning Deptt."
- ii. The case was discussed in depth. The land ownership records submitted by the PP were examined and found satisfactory.
 - iii. The issue of water requirement was discussed and it was found that the PP has obtained permission from Bhopal Municipal Corporation (vide no. 1260 dtd 7-10-11). It was decided that the proponent will fulfill the demand of 230 KLD fresh water requirement from the municipal water supply and the ground water extraction shall not be done.
 - iv. The NOC for firefighting obtained from the Directorate of Urban Administration and Development, Bhopal (vide no. 2164 dtd 15-05-12) was found satisfactory.
 - v. The information submitted by the PP (vide no. nil dtd 02-07-12 & 14-08-12) regarding parking of four wheeler and two wheeler vehicles was examined and found satisfactory.
 - vi. The issue of road width w.r.t. fire fighting provision was discussed in depth and it was noted that the MP Bhumi Vikas Niyam- 2012 (Published in Extra. Ord.M P Gazette Notification no 258 dated 01 June 2012) has prescribed the minimum road width of 12m for the building of the height of 18 m. The office memorandum (no. 27-270/2008-IA.III dtd 07.02.12) issued by the MoEF, Gol is only a guideline. Hence, it was decided that minimum road width of the internal front road should be 12 m and other internal roads and M.O.S. as per MP Bhumi Vikas Niyam- 2012.

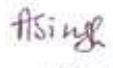
It was noted that the PP in his reply related to revised approval from the Town & Country Planning Department, submitted (vide no nil dtd 02-07-12) has written that they have begun the execution of the project. It was noted that the construction without prior environmental clearance is prima facie is violation of Environmental (Protection) Act 1986. Hence, it was decided that before issuing the prior Environmental Clearance the PP should be asked to submit the written commitment in the form of formal resolution from its board of Directors that the violation of Environmental (Protection) Act will not be repeated within 90 days ,as per para 4 (ii) MoEF, Gol Office Memorandum no J-11013/41/2006-IA.II(I) dtd. 16-11-2010."

- ii. The case was discussed and it was noted that PP vide letter no. nil dtd 25.10.12 copy of resolution passed by Board of Directors. In the resolution it is mentioned "resolved that with reference to letter no.1004/SEIAA/12 dtd 06.09.12 from SEIAA, MP the society be and is hereby decided to follow all the rules and regulations of environmental related matters applicable to the society and not to commit any violation in future and no acts which are against law will be repeated by the society. Further we resolve that (i) ground water extraction shall not be done (ii) width of the internal front road would be 12 m and other internal roads and MOS as per M P Bhumi Vikas Niyam, 2012 The Directors of the society shall be responsible to the following all the applicable rules for environment (protection) Act in future."

The above resolution has been submitted within the 90 days as per requirement of office memo J-11013/41/2006-IA II dtd 16.11.2010 by PP and


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(M. Hashim)
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is acceptable. It was decided that copy of resolution should be uploaded on the website.

- iii. The Authority accepted the recommendation of the 82nd SEAC meeting dtd 13.10.11 with 37 special conditions and 12 general conditions and decided to accord Prior Environmental Clearance subject to the conditions mentioned in sub Para iii & vi of 103rd SEIAA meeting dtd 17.08.12 to Mahavir Institute of Medical Science & Research at Khasra No. 373/1/1/1/2, Near RGPV Campus, Village Badwai, Bhopal-MP total area 10.117 ha (ownership Shri Digamber Jain Sarvoday Vidhya Gyanpeeth Samiti through Secretary Dr. Rajesh Kumar Jain-lease non transferable) by M/S Mahavir Institute of Medical Science & Research, Bhopal Dr. Rajesh Kumar Jain 30, Mangalwara, Jain Mandir Road, Bhopal-MP.

5. **Case No. 614/2010**, Prior Environmental Clearance for Residential Township Project "Prem Shanti Residency" at Village Kumerdi, Tehsil Sanwer, District Indore, MP in an area of 3.159 ha Khasra No. 57, 58 part and 59 part by M/s J K M Projects Pvt Ltd C/o J K Investment Pvt Ltd MR- 10, Near Toll Tax Booth Hotel-Sheraton, Distt-Indore-MP.

- i. The case was discussed in 103rd SEIAA meeting dtd 17.08.12 and it was recorded that "

- i. *The case was discussed in 94th SEIAA meeting dtd. 30.05.12 and it has been recorded that.....". The case was discussed in depth, it was decided that the PP should be asked to submit following information within 2 months:*

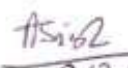
- Certified copy of details of total land, developed area, built up area, total number of buildings, floor wise built up area, number of floors, height.*
- List of Khasra Numbers included in the project area.*
- Notarized copy of latest Khasra Panchshala of the project area.*
- NOC for firefighting from the fire Department's local office as per para 4 (v) of office memorandum (No. 27-270/2008-IA.III dated 07.02.2012) MoEF Gol regarding guidelines for high-rise buildings.*
- The information regarding width of the road w.r.t. height of the building, as per para 4 (ii) office memorandum (No. 27-270/2008-IA.III dated 07.02.2012) MoEF Gol regarding guidelines for high-rise building.*
-It was decided that the fresh water requirement should be restricted to 132 KLD as recommended by SEAC."*

- ii. *The land ownership document submitted by the PP were examined and found that the Proponent in his application viz. Form-1 has mentioned two survey nos. i.e. 57 & 59/1 and area of 7.0 acres for the development of the project, while the lay out approved by the Joint Director T & CP, Indore contains many survey nos. i.e. 59/1, 58, 57, 45/1, 37, 55/1, 55/2/1, 46/1, 49/1, 48/2, 44/2, 45/3/1, 45/2, 44/1, 48/1, 45/3/2, 45/4, 44/3 for the total area of 3.159 ha (vide letter no. 6920 dtd 04-12-09). Further it was also noted that the SDO, Indore (vide order dtd 01.11.2011) has amended the diversion and passed the new order for survey no. 57 & 59/1 which contains an area of 3.150 ha on the basis of letter from T & CP office vide no 6255 dtd 06-09-11.*

In view of above it was decided that PP should be asked to provide the revised development permission / layout approval from the office of Joint Director, T & CP, Indore.



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(M. Hashim)
Member

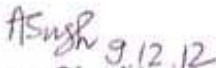

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- iii. *The information regarding fresh water requirement submitted by the PP was examined and found satisfactory.*
 - iv. *The NOC submitted by the PP for firefighting from M P Technical and Firefighting Services, Police HQ, Bhopal (vide letter no. 247-D dtd 19.08.11) was found satisfactory.*
 - v. *It was noted that the height of the building is 18 m and the internal roads as shown in the approved layout from T & CP ranging from 10.5 m to 6 m. It was decided that the minimum road width of internal front road of the project should be 12 m and front MOS 7.5 & back MOS 6.0 m, as per MP Bhumi Vikas Niyam- 2012.*
It was decided that PP should be asked to submit the reply by 30.11.2012 otherwise, case will be summarily rejected."
- ii. The case was discussed in depth and it was noted that vide letter no. nil dtd 03.11.12 and again dtd 04.12.12 PP has submitted revised permission from Town & Country Planning issued vide letter no. 7495 dtd 03.12.12 (area 3.159 ha) in which it is mentioned that in the earlier permission issued vide no. 6920 dtd 04.12.09 & 6254 dtd 06.09.11 the Khasra No. 58 was not included due to typographical mistake, hence, in the said revised order along with Khasra No. 59/1 & 57, the Khasra no. 58 should also be read (total area 3.159 ha).
- iii. As per Form-1 & T & CP approval (vide letter no. 6920 dtd 04.12.09, 6254 dtd 06.09.11 & 7495 dtd 03.12.12) the total land area is 3.159 ha and total built up area is 37,500 sqmt. (Form-1) and is between 20,000 sqmt. & 1,50,000 sqmt. hence the project comes under 8 (a) category of schedule of EIA Notification, 2006.
- iv. As per the Khasra Panchsala 2011-2012 submitted by PP vide letter dtd 28.06.12, the land owners of Khasra No. 59/1, 57 & 58 is JKM Investment Pvt. Ltd., Directors Shri Abhishek S/o Shri Jugal Kishor Modi and Shri Rameshchand S/o Deepchand Jain.
- v. As per T & CP approval PP has provided parking of 375 cars (surface parking). As per MP Bhumi Vikas Niyam, 2012 rule 84 appendix I – 1 the requirement of ECS is 1 ECS per 100 sqmt. built up area. Thus parking provided by PP is satisfactory.
- vi. PP has submitted vide letter dtd 03.11.12 that the width of front road is 30 m and front MOS is 6 m to 10.5 m which confirms to the norms of MP Bhumi Vikas Niyam , 2012 rule no. 56 & 42A. The lay out map was discussed in detail and it was decided that the 30 m front road is the main public road outside the campus. However, the condition given by SEIAA is imposed keeping in view in the MoEF guidelines regarding fire fighting provisions and NOC and pertains to the width of main internal road within the premises reaching the building. Hence, the conditions no. v (five) in 103rd SEIAA meeting dtd 17.08.12 shall be applicable and the width of main internal road from gate to reach the buildings within the premises should be not less than 12 m and if it is not ensured than it will be considered as violation of EC, and besides other penal actions under section 5 of the Environment Protection Act could be taken.


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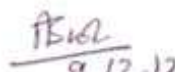
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- vii. The Authority accepted the recommendation of the 93rd SEAC meeting dtd 10.04.12 with 40 special conditions and decided to accord Prior Environmental Clearance subject to the conditions mentioned in sub Para vi above and point no. iii in 94th SEIAA meeting dtd 30.05.12 *"the fresh water requirement should be restricted to 132 KLD as recommended by SEAC"* for Residential Township Project "Prem Shanti Residency" at Village Kumerdi, Tehsil Sanwer, District Indore, MP in an area of 3.159 ha Khasra No. 57, 58 part and 59 part by M/s J K M Projects Pvt Ltd C/o J K Investment Pvt Ltd MR- 10, Near Toll Tax Booth Hotel-Sheraton, Distt-Indore-MP.
6. **Case No. 662/2012**, Prior Environmental Clearance for Single Super Phosphate in an area of 6900 sq.m for production capacity Enhancement from 30 TPD to 350 TPD (Powdered SSP) at Plot No. 6, 7, 8, 11, 12, 13 Industrial Area Sector 1, AB Road Near TATA Square, Dewas District Dewas (MP), by Mr. Ashish Tiwari M/s Varun Fertilizer Pvt. Ltd. 203,2nd Floor, Indore Trade Centre, South Tukoganj, Indore, (M. P.)
- i. The case was discussed in 104th meeting dtd 04.09.2012 and it was recorded that " i. The case was discussed in 98th SEAC meeting dtd 23.07.2012. It is recorded that*"The EIA, EMP and other submissions made by the proponent were found to be satisfactory and acceptable so as to grant prior EC to the project. Hence, based on the submissions made by the PP committee recommend s the project for grant of prior Environmental Clearance, subject to the iv (four) special conditions"*
- ii. *The case was discussed in depth and it was found that presently PP is manufacturing 100 TPD NPK & 30 TPD SSP and has applied for expansion of powder SSP from 30 TPD to 350 TPD powdered (SSP) NPK will remain same. It is an expansion project established prior to EIA Notification, 2006 and as per 27.01.1994 EIA Notification Schedule- I the SSP units were exempted from Environmental Clearance, hence EC was not obtained by PP.*
- iii. *Regarding air and water consent from MPPCB and compliance of its conditions as per MoEF office memorandum dtd 30.05.12 report from RO, PCB, Ujjain (vide letter no. 954 / शेका / प्र.नि.बो. / 12 dtd 19.07.2012) was examined and found satisfactory.*
- iv. *The document submitted by PP vide letter dtd 20.07.12 was examined and it was found that CER declaration given by PP is satisfactory.*
- v. *The total water requirement after expansion is 88 KLD (76 KLD process + 12 KLD domestic). PP has applied for permission from Central Ground Water for ground water extraction vide letter dtd 13.06.12.*
- vi. *It was decided by the Authority that since the project is located in Dewas Industrial Estate PP should be asked as to why he is not taking water supply from industrial area and why he has applied for ground water permission individually? Whether the permission from Central Ground Water has been granted or not?*
- vii. *The above information should be submitted by PP by 31.10.2012. A copy of the letter should also be endorse to General Manager District Industries centre, Dewas."*
- ii. PP vide letter no. VFL/99/ADM/12 dtd 18.10.12 submitted that AKVN / DTIC do not supply water in Dewas industrial area. PP has enclosed copy of letter (dtd 06.09.12) submitted to Project Manager, Welspun Project Ltd. Dewas for supply of 100 KLD of water for the project. Welspun Project Ltd has given his consent to supply of water as per the demand after completing the formalities of the tripartite agreement between MPSIDC, Welspun Project Ltd. and


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Member Secretary

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consumer industry as soon as the modification of Dewas Industrial water supply project is completed.

- iii. The Authority accepted the recommendation of the 98th SEAC meeting dtd 23.07.12 with 4 (four) special conditions and decided to accord Prior Environmental Clearance subject to the conditions that no ground water extraction shall be done for Single Super Phosphate in an area of 6900 sq.m for production capacity Enhancement from 30 TPD to 350 TPD (Powdered SSP) at Plot No. 6, 7, 8, 11, 12, 13 Industrial Area Sector 1, AB Road Near TATA Square, Dewas District Dewas (MP), by Mr. Ashish Tiwari M/s Varun Fertilizer Pvt. Ltd. 203, 2nd Floor, Indore Trade Centre, South Tukoganj, Indore, (M. P.).

7. **Case no. 678/2012**, Prior Environmental Clearance for Keshar Infrastructures, Keshar Bagh, Race Course Road, Gwalior, Survey No. 2 to 12, 16, 17, 18/1, 18/2, 19, 20, 21, 22, 23/2, 24, 25, 26, 27, 364/8 at Village – Thatipur, Tehsil – Gwalior, Distt. – Gwalior (M.P.) Total Land Area – 19970 sq. mt. , Total Built Up Area – 51444.46 sq.mt. by Keshar Infrastructures through Shri Virendra Kumar Gangwal & Others Gangwal Mills Compound, Near Phalka Bazar, Lashkar, Gwalior – (M.P.) 474 001

- i. The case was discussed in 109th meeting dtd 08.10.2012 and it was recorded that "

i. *The case was discussed in 103rd SEAC meeting dtd 12.09.12 and it is recorded that ".....Based on the submissions and presentation made by the PP is was concluded that the EIA, EMP, DMP proposed for the project are acceptable and satisfactory hence the case may be forwarded to SEIAA recommending grant of prior EC to the project subject to the 11 special conditions."*

ii. *The case was examined and it was found that :-*

- a. *The project includes total 26 Khasras. The Khasra Panchsala submitted by PP for the above referred Khasras for the years 2007 to 2011. It was decided to ask PP to submit latest Khasra Panchsala for S. Nos. in respect which has submitted Khasra Panchsala of years prior to 2011.*
- b. *The land is in the name of different owners. A copy of partnership deed has been submitted by PP. As per policy decision taken in 101st SEIAA meeting dtd 27.07.12 PP should submit notarized copy of registered agreement between PP and owners of the land.*
- c. *The permission from T & CP, Gwalior issued vide letter no. 272 / 03947/Na.Gra.Ni./2012 dtd 27.01.12 for high rise building construction and map was found satisfactory. Since this permission is based on Madhya Pradesh Bhumi Vikas Niyam, 1984, PP is directed to submit the details of width of the internal road w.r.t height of the building, MOS etc., as per sub rule 2 of Rule 42 of Madhya Pradesh Bhumi Vikas Niyam 2012 in Table 4 or 5 applicable to him. The PP should also submit the details of parking as per Madhya Pradesh Bhumi Vikas Niyam 2012.*
- d. *PP has not submitted building permission & approved maps. PP is directed to submit notarized copy of the building permission and maps duly approved by Nagar Nigam, Gwalior along with the details of no. of towers, no. of floors, built up area for each floor, height, parking etc.*
- e. *The total water requirement is 294 KLD (fresh water 182 KLD and recycled water 112 KLD). As per recommendation of 103rd SEAC meeting dtd 12.09.12*



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Chairman

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the fresh water requirement should not exceed 294 KLD. Nagar Nigam, Gwalior has given permission for 300 KLD (vide letter no. 104/तक/का.यं.ज.प्र.सं-1/2012 dtd 26.07.12) under the condition that PP shall bear the cost of laying the pipeline from main water supply pipe line near Hotel Sita Manor to their project site. Thereafter water connection shall be given on commercial rates. PP is directed that total demand of water should be met through municipal supply and there should be no extraction of ground water.

- f. PP has submitted the NOC for firefighting (issued vide letter no. 21/2012/4/11/Fire113 dtd 29.03.12) from office of the Commissioner Nagar Nigam, Gwalior. The distance of nearest fire fighting station is 1.5 km as per Nagar Nigam, Gwalior (L. No. 1/2012 / 4/ 11Fire dtd 27.08.12) which is within limit as per office memorandum (no. 21-270/2008-IA.III dtd 07.02.2012) of MoEF, Gol.
- g. In addition to residential blocks project includes development of commercial blocks hence, PP should submit required information as per rule 41 of MP Bhumii Vikas Niyam, 2012.

It was decided that PP should submit all the above information by 15 December 2012."

- ii. In response to above queries information submitted by PP vide letter dtd nil received in SEIAA office on 09.11.12 and letter dtd 29.11.12 received in SEIAA office on 04.12.12 was examined and it is noted that as per the notarized copy of Form-P II khasra (2012-2013) submitted by PP the land details are as follows:-

क्र.	फार्म-1 में उल्लेख किये गये खसरा न.	टी एण्ड सी पी में उल्लेखित खसरा न.	खसरा पांचशाला वर्ष 2007-2012	स्वामित्व (खसरा अनुसार)	
	खसरा न.	रकबा	खसरा न.	रकबा	
1	2	2	2	0.042	केशरीमल, वीरेन्द्र कुमार पि. बुधमन वैश्य समान भाग भूमि स्वामी
2	3	3	3	0.063	विदेक कुमार पु. वीरेन्द्र कुमार गंगवाल भूमिस्वामी
3	4	4	4	0.073	विदेक कुमार पु. वीरेन्द्र कुमार गंगवाल भूमिस्वामी
4	5	5	5	0.031	विदेक कुमार पु. वीरेन्द्र कुमार गंगवाल भूमिस्वामी
5	6	6	6	0.063	प्रशांत कुमार पि. पारस कुमार
6	7	7	7	0.063	प्रशांत कुमार पि. पारस कुमार
7	8	8	8	0.063	प्रशांत कुमार पि. पारस कुमार
8	9	9	9	0.031	प्रशांत कुमार पि. पारस कुमार
9	10	10	10	0.042	प्रशांत कुमार पि. पारस कुमार
10	11	11	11	0.376	प्रशांत कुमार पि. पारस कुमार
11	12	12	12	0.460	वीरेन्द्र कुमार पि. बुधमन 1/4 भाग भूमिस्वामी, विदेक कुमार विकास कुमार पुत्रगण वीरेन्द्र कुमार श्रीमती चन्दलेखा पत्नी वीरेन्द्र कुमार 3/4 भाग भूमि स्वामी
12	16	16	16	0.042	प्रशांत कुमार पि. पारस कुमार
13	17	17	17	0.157	प्रशांत कुमार पि. पारस कुमार
14	18/1	18/1	18/1	0.011	विदेक कुमार पु. वीरेन्द्र कुमार गंगवाल भूमिस्वामी
15	18/2	18/2	18/2	0.010	प्रशांत कुमार पि. पारस कुमार
16	19	19	19	0.021	विदेक कुमार पु. वीरेन्द्र कुमार गंगवाल भूमिस्वामी
17	20	20	20	0.021	विदेक कुमार पु. वीरेन्द्र कुमार गंगवाल भूमिस्वामी

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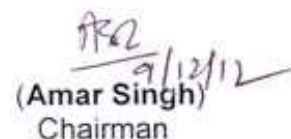
18	21		21		21	0.042	केशरीमल, वीरेन्द्र कुमार पि. बुधमन वैश्य समान भाग भूमि स्वामी
19	22		22		22	0.146	विवेक कुमार पु. वीरेन्द्र कुमार गंगवाल भूमिस्वामी
20			23/1		23/1	0.021	प्रशांत कुमार पि. पारस कुमार
21	23/2		23/2		23/2	0.021	विवेक कुमार पु. वीरेन्द्र कुमार गंगवाल भूमिस्वामी
22	24		24		24	0.031	केशरीमल, वीरेन्द्र कुमार पि. बुधमन वैश्य समान भाग भूमि स्वामी
23	25		25		25	0.042	केशरीमल, वीरेन्द्र कुमार पि. बुधमन वैश्य समान भाग भूमि स्वामी
24	26		26		26	0.052	केशरीमल, वीरेन्द्र कुमार पि. बुधमन वैश्य समान भाग भूमि स्वामी
25	27		27		27	0.031	केशरीमल, वीरेन्द्र कुमार पि. बुधमन वैश्य समान भाग भूमि स्वामी
26	364/8		364/8		364/8	0.042	प्रशांत कुमार पि. पारस कुमार
	कुल 26	19,970.00 वर्गमी.	कुल 26		कुल 26	1.997	

- iii. It is noted that PP has submitted that the owners of the entire land have joined to form a partnership firm and all will sign document. PP has submitted notarized copy of partnership deed and its registration with Registrar of Firms, Gwalior.
- iv. The proposed project is residential cum commercial project. As per the T & CP Gwalior (vide letter no. 272/03947/न. ग्रानि./2012 dtd 27.01.12) the total land area is 19970 sqmt. at village Thatipura, Tehsil Gwalior, District Gwalior, MP. The total built up area proposed by PP is 51444.46 sqmt. and is between 20,000 sqmt. & 1,50,000 sqmt. hence project comes under 8 (a) category of schedule of EIA Notification, 2006.
- v. The submission made by PP the width of main street on which building abuts is 40 m and another street joining it is 30 m which is more than 12 m as per requirement of rule 41 of MPBVR 2012, is not acceptable as SEIAA is of the view that these are main public roads and keeping in view the fire fighting provision, the width of internal main front road inside the entrance gate to reach the building should be 24 m for building upto 30 m height, front MOS 12m while back & rear MOS should be 7.5 m as per the norms prescribed in sub rule 1 of rule 42 of MPBVR 2012 for building up to 30 m height as has been prescribed in the Table no. 4. Further it was noted that since the project is residential as well as commercial (project other than residential building) PP should also ensure compliance of Rule 41 of M.P. Bhumi Vikas Niyam 2012.
- vi. On examining the layout map it was noted that the entrance and exit gate width etc. are not marked. It was decided that PP should submit revised layout map showing all the details i.e. entrance, exit, road width, MOS parking etc. as per MPBVR 2012.



(Manohar Dubey)
Member Secretary

(M. Hashim)
Member



(Amar Singh)
Chairman

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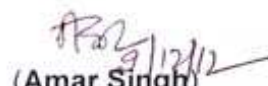
- vii. Regarding building permission it was noted that as per policy decision in 111th meeting of SEIAA dtd 23.10.12 building permission is not mandatory.
 - viii. The water requirement (total 294 KLD) of which 182 KLD is fresh water & 112 KLD is recycled as discussed in 109th SEIAA meeting is satisfactory and PP should comply with the condition that the total demand of water shall be met through Gwalior Municipal supply & there should be no extraction of water.
 - ix. The NOC for the firefighting and distance of nearest fire station were discussed in 109th meeting and found satisfactory.
 - x. It was decided that information pertaining to point no. iv & v above should be submitted by PP by 15.01.2013.
 - xi. PP has provided parking of 755 ECS (435 commercial & 320 residential as per T & CP approval (vide letter no. 272/03947 dtd 27.01.12) it was decided that PP should make provision of car parking as per MPBV Rules 2012 norms prescribed for residential & commercial building.
8. **Case no. 721/2012**, Prior Environmental Clearance for Commercial Complex Project at Khasra No. 538, 539, 540, 541, 542, 543/2, 547 Bairagarh Chichli Kolar Road, Bhopal (M.P.) Plot area- 35,100 Sq.m., Built – up area - 83,651 Sqmt by Mr. Ashok Kashyap (Sr. General Manager) M/s Khaneja Properties Pvt. Ltd., 56-58, Community Centre, East of Kailash, New Delhi – 110065
- i. The case was discussed in 105th SEIAA meeting dtd 12.09.2012 and it was recorded that "
 - i. The case was discussed in 98th SEAC meeting dtd 23.07.2012. It is recorded that "After deliberations and submissions made by the PP, the committee has recommended the case for grant of prior EC subjected to the 26 special conditions."
 - ii. The land ownership documents were examined and it is found that there are total seven Khasras and ownership of these does not depict any legal difficulty.
 - iii. The parking space for 925 ECS as per the Town & Country Planning approval was found satisfactory.
 - iv. The case was discussed in depth and it is noted that the following information have not been submitted:-
 - a. Total built-up area as mentioned by PP in Form-1 and presentation before SEAC is 83,651 sqm. However, as per Town & Country approval FAR is given as 41,625 sqm. PP should be asked to explain the difference in the total built up area.
 - b. The building permission letter from Nagar Palika Parishad, Kolar dtd 23.09.2010 does not mention the total built up area and other details. Further, the maps approved by Nagar Palika for the building permission have not been submitted.
 - c. As per 98th SEAC meeting minutes the water requirement is 607 KLD of which potable water is 411 KLD. The source of water supply is municipal Authority, Kolar. However, the permission for municipal water supply by Kolar Nagar Palika Parishad is not submitted by PP.
 - d. It was noted that PP has not submitted NOC for fire fighting and distance of nearest firefighting station and road width as per the MoEF, GoI office



(Manohar Dubey)
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memorandum (vide no. 21-270/2008IA.III dtd 07.02.12) guidelines for high-rise buildings.

- e. As per the rule no. 41 of Madhya Pradesh Bhumi Vikas Niyam 2012- the information pertaining to width of the main street on which the building abuts and the other street joining to it is not given, the approach to the building and open space of all side, width of the main entrance to the plot to allow easy access to fire engine and exterior access way within the plot free for movement fire service vehicles etc. is not submitted. Similarly details of width main internal road and other roads and open space should also be submitted as provided in rule no. 42 of Bhumi Vikas Niyam, 2012.

v. It was decided that PP should submit the above information by 15.11.2012.

It has been recorded in the proceeding of 98th meeting of SEAC that PP has accepted before them that preliminary works have been under taken at site. However, no details have been mentioned in it. PP should be asked to give full details of the works already executed before the issue of EC.

- ii. In response to above queries information submitted by PP vide letter dtd 10.10.12 was examined and are ok, *relating to the total built up area* 9/12

- iii. Though the land ownership documents were examined in 105th SEIAA meeting and found to have no legal difficulty. It was noted that as per notarized copy of Khasra Panchsala 2010-2011 submitted by PP earlier the land details are as follows :

क्र	फार्म-1 में उल्लेख किये गये खसरा न.		टी एण्ड सी पी में उल्लेखित खसरा न.		खसरा पांचशाला वर्ष 2010-11		स्वामित्व (खसरा पांचशाला अनुसार)
	खसरा न.	रकबा	खसरा न.	रकबा	खसरा न.	रकबा	
1	538		538	1.410	538	1.410	मेसर्स खनेजा प्रापटीज प्रा. लि. द्वारा एस. के. अरोरा भूमि स्वामी
2	539		539	0.470	539	0.470	मेसर्स खनेजा प्रापटीज प्रा. लि. द्वारा एस. के. अरोरा भूमि स्वामी
3	540		540	0.140	540	0.140	मेसर्स खनेजा प्रापटीज प्रा. लि. द्वारा एस. के. अरोरा भूमि स्वामी
4	541		541	0.200	541	0.200	मेसर्स खनेजा प्रापटीज प्रा. लि. द्वारा एस. के. अरोरा भूमि स्वामी
5	542		542	0.410	542	0.410	मेसर्स खनेजा प्रापटीज प्रा. लि. द्वारा एस. के. अरोरा भूमि स्वामी
6	543/2		543/2	0.150	543/2	0.150	मेसर्स खनेजा प्रापटीज प्रा. लि. द्वारा एस. के. अरोरा भूमि स्वामी
7	547		547	0.730	547	0.730	मेसर्स खनेजा प्रापटीज प्रा. लि. द्वारा एस. के. अरोरा भूमि स्वामी
	कुल - 7	35,100.00 वर्गमी.	कुल - 7	3.51 हे.	कुल - 7	3.51 हे.	

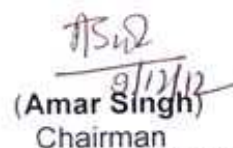
- iv. The proposed project is commercial multiplex complex project at Bairagarh Chichli, Kolar Road, Bhopal, MP. As per the T & CP Bhopal approval letter no.655/LP49/ Multiplex / Highrise /Na. Gra. Ni. / 2010 Bhopal dtd 08.07.2010 the total land area is 3.51 ha. The total built up area proposed by PP is 83651 sqmt. and is between 20,000 sqmt. and 1,50,000 sqm. hence the project is covered s. no. 8 (a) category of EIA Notification 2006, schedule.
- v. PP has submitted notarized copy of building maps approved by Nagar Palika Kolar. The height of building is 28 m with basement 1, basement 2 ground, first & second floors.



(Manohar Dubey)
Member Secretary

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- vi. The total water requirement is of 607 KLD of which 411 KLD is fresh water. The recommendation of SEAC (98th meeting dtd 23.07.12) that fresh water shall not go beyond 411 KLD is acceptable. PP has submitted NOC from Nagar Palika Parishad Kolar issued vide no. 2313/ज. प्र. शा. / न. पा. प./2010 dtd 04.12.2010 for water supply PP should ensure that there is no ground water extraction for the project.
- vii. PP has submitted that the nearest fire station is Bairagarh Fire Station approximately 16 km away. As the height of the building is 28 m. The requirement of nearest fire fighting station distance is not applicable. However it was decided that PP should submit the NOC for fire fighting from Nagar Palika Parishad, Kolar. This is very much required for the safety from fire hazards.
- viii. Regarding Road width & MOS PP has submitted that the main road (front) is 45 m Bairagarh Chichli, Kolar Road. It was noted that this is main public road and is not acceptable. PP should ensure that the norms for front internal main road within the premises to reach the building, the road width should be 30m, Front MOS 12 m and side & rear MOS of 7.5 m as per Rule 95 of MPBVR 2012 (for multiplex). It was decided that PP should submit revised layout plan showing all these requirements with entry, exit points, gate, road width details etc.
- ix. It was noted that PP has not submitted details of works already executed.
- x. It was decided that PP should submit above information pertaining to point no. vi, vii, viii and ix above by 15.01.2013 positively.

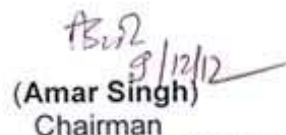
Meeting ended with a vote of thanks to the Chair.



(Manohar Dubey)
Member Secretary

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(M. Hashim)
* Member



(Amar Singh)
Chairman

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