

GOODTIME REAL ESTATE DEVELOPMENT PVT. LTD.

Date: 14th January 2022

To

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

Sub : Six monthly compliance/ progress report (**July 2021 to December 2021**) for Proposed Development Project at 707 Byculla, Plot bearing CTS No 707, NGE Mill Compound, Off Dr. Babasaheb Ambedkar road, Byculla (E), Mumbai by **M/s. Goodtime Real Estate Development Pvt. Ltd.**

Ref : Environmental Clearance obtained for project **EC no SEAC-2014/CR-133/TC-I dated 28th June, 2016.**

Dear Sir,

With reference to above mentioned project, please find enclosed here with the six monthly compliance / progress report along with Data Sheet and monitoring report.

Thanking you

Yours faithfully

For, **M/s. Goodtime Real Estate Development Pvt. Ltd.**


Mr. Chandrashekhar Ogale,
(Authorized Signatory)



Please find the enclosed herewith the following documents:

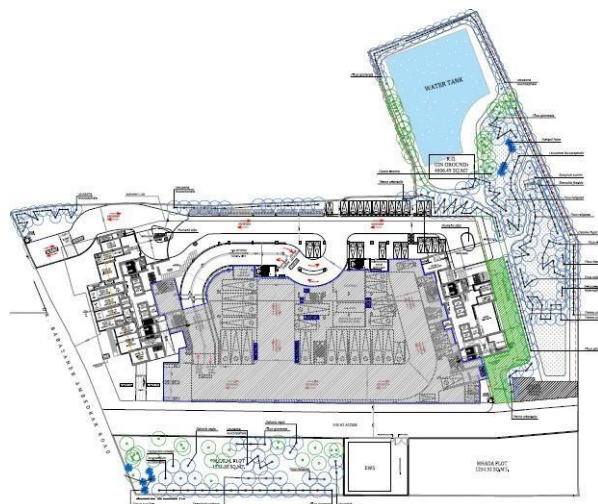
1. Data Sheet and its annexures
2. Pointwise Compliance status of various stipulated conditions

GOODTIME REAL ESTATE DEVELOPMENT PVT. LTD.

Salsette 27,
The New Great Eastern Mills,
Dr. Ambedkar Road,
Byculla, Mumbai - 400 027.

Email : salsette27mkt@peninsula.co.in
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CIN NO.: U70102MH2008PTC184961

**Environmental Clearance Half Yearly Compliance Report of M/s. Goodtime real Estate
Development P L – December 2021**



Half Yearly Compliance Report July 2021 to December 2021

Submitted to

Maharashtra State Pollution Control Board (MPCB)

Environmental Consultant



Building Environment (India) Pvt. Ltd
Sector- 15, C.B.D. Belapur – 400 614
Telefax: 022 4123 7073/2757 8554
Web: www.beipl.co.in

Submitted by



**M/s. Goodtime Real Estate Development
Pvt. Ltd**
503, 5th Floor, Peninsula Tower- 1,
Peninsula Corporate Park, Ganpatrao
Kadam Road, Off Senapati Bapat Road,
Lower Parel, Mumbai- 400013

Monitoring the Implementation of Environmental Safeguards
Ministry of environmental & Forest
Western Region, Regional Office, Bhopal
Monitoring Report
PART – I
DATA SHEET

No			
1.	Project type: River Valley / Mining / Industry / Thermal / Nuclear / Others (specify)	:	Building Construction 8(a) B1
2.	Name of the Project	:	707, Byculla, Mazgaon division, „E“ Ward (a proposed Residential Project with Public Parking Lot) by M/s. Goodtime Real Estate Development Pvt. Ltd.
3.	Clearance letter (s) / OM No. and date	:	EC no. SEAC-2014/CR-133/TC-I vide letter date 28th June, 2016 for the Plot area of 31,316.56 Sq.M , Net plot area = 20,578.83 sq mtrs BUA of 1,57,450.52 Sq.M and FSI area of 55,925.28 Sq.M.
4.	Location		Mumbai
	a) District (s)	:	
	b) State (s)	:	Maharashtra
	c) Location latitude / longitude	:	Latitude: 18°58'57.50"N Longitude: 72°50'8.29"E
5.	Address for Correspondence	:	503, 5th Floor, Peninsula Tower- 1, Peninsula Corporate Park, Ganpatrao Kadam Road, Off Senapati Bapat Road, Lower Parel, Mumbai- 400013
	a) Address of the Concerned Project Chief Engineer (with Pin code & Telephone / Telex / Fax Numbers)		
	b) Address of the Concerned Project Chief Engineer (with Pin code & Telephone / Telex / Fax Numbers)		
6.	Salient features of the Project	:	<p>Location of the project: - at plot Bearing CTS No. 707 (A) of Village Division Mazgaon, E Ward, (N.G.E. Mill compound), Dr. Babasaheb Ambedkar Road. Byculla (East) , Mumbai</p> <p>Total Plot Area = 31,316.56 Sq.M Net plot area = 20,578.83 sq mtrs Total Proposed Built up Area – 1,57,450.52 Sq.M Water requirement :-- 297 KLD Source :-- MCGM Power Requirement: - Operation Phase - 13.7 MW Source: TATA Power</p>
7.	Breakup of the Project Area	:	Non Forest Area
	a) Submergence area: forest & non forest		

	b) Others		Total plot area: 51457.50 Sq. m. Total BUA: 69369.17Sq.m
8.	Breakup of the project affected population with the enumeration of those losing Houses / Dwelling units only, Agricultural Land & Landless Laborers / Artisans: a) SC, ST / Adivasi	:	Present land use of the plot as per Development Plan is Industrial (I2) and being developed under section 58 of DCR 2011, wherein non industrial use is permissible. The project consists of 2 nos. of residential buildings with a retail component and a building for “Economically Weaker Section” (EWS) which shall be handed over to MHADA post construction.
	b) Others (please indicate whether these figures are based on any scientific and systematic survey carried out or only provisional figures, if a survey is carried out give details & year of survey)	:	Due to the project development there will be generation of opportunities of employment, mainly the marginal worker employment. Facility management (maintenance) of various areas systems such as Electrical, Mechanical, Plumbing & public health, housekeeping, elevators, Firefighting system etc. There is a public parking component in the project which will reduce the on street parking load of the area
9	Financial Details: Project cost as originally planned and subsequent revised estimates and the year of price reference	:	Rs. 500 Crore
a)	Allocation made for environmental management plans with item wise and year wise breakup	:	Attached as Enclosure V
c)	Benefit cost ratio / Internal rate of Return and the year of assessment	:	Yet to be calculated as the project is in construction
d)	Whether (c) includes the cost of environmental management as shown in the above	:	Yes
10	Forest Land Requirement		NA
a)	The status of approval for diversion of forest land for non-forestry use	:	
b)	The status of clearing felling	:	
c)	The status of compensatory aforestation, if any Comments on the viability & sustainability of compensatory afforestation program in the light of actual field experience so far	:	
11	The status of clear felling in non-forest areas (such as submergence area or reservoir, approach roads.), if any with quantitative information required.	:	NA

12	Status of construction (Actual and/or planned)		
a)	Date of commencement (Actual & / or planned)	:	Date of commencement:10th Aug, 2016
b)	Date of completion (Actual &/or planned)	:	Date of completion: 31st December 2022
13	Reasons for the delay if the project is yet to start	:	NA
14	Dates of Site Visits		
a)	The dates on which the project was monitored by the Regional Office on previous occasions, if any	:	--
b)	Date of site visits for this monitoring report	:	

Name: -

For **M/s. Goodtime Real Estate Development Pvt. Ltd.**


Mr. Chandrashekhar Ogale
(Authorized Signatory)



Photographs showing present progress of work



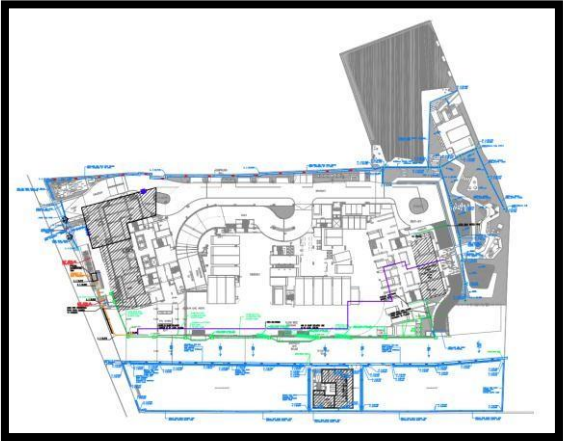
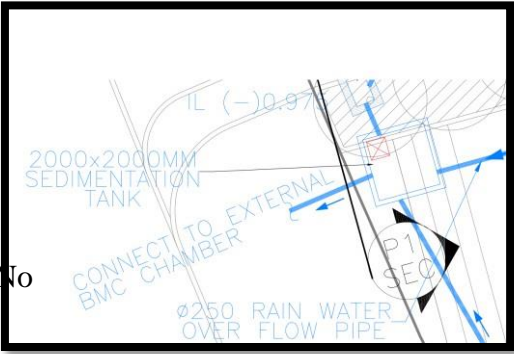
ENVIRONMENTAL CLEARANCE HALF YEARLY COMPLIANCE REPORT

Compliance to the Conditions Recommended in EC

Environmental Clearance Letter No. SEAC-2014/CR-133/TC-1


Dated 28th June, 2016



Sr. No.	Conditions	Project Proponent's Response / Compliance Status
1	<p>This environmental clearance is issued subject to land use verification. Local authority/ planning authority should ensure this with respect to Rules, Regulations, Notification, Government regulation, circulars etc. issued if any.</p> <p>Judgements/orders issued by Hon^{ble} High court, Hon^{ble} NGT, Hon^{ble} Supreme Court regarding DCR provisions, environmental issues applicable in this matter should be verified.</p> <p>PP should submit exactly the same plans appraised by concern SEAC and SEIAA.</p> <p>If any discrepancy found in the plans submitted or details provided in the above para may be reported to environment department. This environmental clearance issued with respect to the environmental consideration and it does not mean that State Level Impact Assessment Authority (SEIAA) approved the proposed land use.</p>	<p>Environmental Clearance received for this project. The present land use of the plot as per Development Plan is Industrial (I2) and is Being developed under section 58 of DCR 2011, wherein non industrial use is permissible. The project area falls under residential zone.</p> <p>As per Judgements/Court orders issued by Hon^{ble} High court, Hon^{ble} NGT, Hon^{ble} Supreme Court regarding DCR provisions, environmental issues applicable in this matter were verified and Layout approval for the same has been obtained.</p> <p>PP has submitted exactly the same plans appraised by concern SEAC and SEIAA.</p> <p>Noted by PP. PP will comply with all these point as mentioned in the environmental clearance copy.</p> <p>Received Intimation Of Disapproval from MCGM dated on 22/09/2015 and is attached as Annexure 1.</p>
2	<p>E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2011.</p>	<p>The Project is in construction phase and there is minimal E- waste generation and disposal being carried out as per standards.</p>
3	<p>Provide high quality noise barriers near Dr. Ambedkar Hospital and the zoo and the construction activity should be controlled to avoid noise pollution.</p>	<p>Total number of trees is 28. Existing trees along the plot boundary will serve as noise permanent and natural noise barriers.</p> <p>Tree NOC is attached as Annexure 3.</p> <p>Rs.11,25,000/- have been allocated for air and noise monitoring for a period of 5 years.</p> <p>Existing 9 m road is being utilized for smooth vehicular movement.</p>

4	Occupation certificate shall be issued to the project by Local planning Authority only after ensuring availability of drinking water and connectivity of the sewer line to the project site.	<p>B</p> <p>Construction is in Process. PP will obtain the water Supply NOC & Sewer Connection NOC for giving occupation to the project.</p>
5	<p>This environmental clearance is issued subject to obtaining NOC from Forestry and wildlife angle including clearance from the standing committee of the national Board for Wild life as if applicable and this environmental clearance does not necessarily implies that forestry and wild life clearance granted to the project which will be considered separately on merit.</p>	<p>For water</p> <p>(1) HE NOC (Hydraulic Engineer) of MCGM obtained on 22.06.2015</p> <p>(2) P Form obtained on 11.02.2016</p> <p>(3) Connection completion on 30.05.2016 Sewer</p> <p>(4) Street connection NOC obtained on 04.02.2017.</p> <p>SWD Plan –</p>  

6	PP has to abide by the conditions stipulated by SEAC & SEIAA.	Yes, developer has agreed to follow the mentioned condition.
7	<p>The height, construction built up area of proposed construction shall be in accordance with the existing FSI/FAR norms of the urban local body & it should ensure the same along with survey number before approving layout plan & before according commencement certificate to proposed work.</p> <p>Plan approving authority should also ensure the zoning permissibility for the proposed project as per the approved development plan of the area.</p>	<p>The height of the building is in accordance with the local planning permission and building will be as per the approved building plan.</p> <p>Received Intimation Of Disapproval from MCGM dated on 22/09/2015 and is attached as Annexure 1.</p> <p>Project site is in residential zone as per DP remark refer Annexure – 02 for DP Remark.</p> <p>Permissible FSI- is 4.00 Proposed FSI: 55,925.28 Sq.mt Non FSI : 1,01,525.24 Sq.mt Total BUA: 1,57,450.52 Sq.mt</p> <p>Building Height: 2 Nos of Sale building =225.15 m</p>

		EWS building= 66.50 m
8	Consent for Establish shall be obtained from MPCB and Air and Water Act and a copy shall be submitted to the Environmental Department before start of any construction work at the site.	Consent for Establish obtained u/r Format 1.0/BO/CAC-Cell/UAN No. 0000004432/E/5thCAC-1811001311. Dtd 28.11.2018
9	All required sanitary and hygienic measures should be in place before starting construction activities and to be maintained throughout the construction phase.	<p>The proponent is following NBC sanitary and hygienic norms. Provision of good quality drinking water and sufficient no. of mobile toilets are provided on site for 100 labors.</p> <p>Proper housekeeping and regular pest control is being carried out through construction.</p> <p>First aid and medical facilities are provided during construction.</p> <p>PP will maintain the sanitation and hygienic measures within the project area throughout the construction phase.</p> <p>Site sanitation like safe and adequate Municipal water for drinking and domestic purpose, 35Nos. of Toilets, 5 Nos. of bathrooms and periodical medical checkups facilities are provided during construction phase.</p> <p>Waste generated from toilets and bathrooms is collected by sewage suction tanker by local solid waste management facility for further treatment.</p> <p>4-5 Bins provided near labor camps for disposal of solid waste.</p> <p>We have proposed budgetary allocation of 4 lakhs on Site Sanitation during construction Phase.</p>
General conditions for construction phase		
1	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	Provisions of Cooking facilities, Toilets and Safe drinking water arrangements are made to workers.

<p>STP, safe drinking water, medical health care crèche and First Aid Room etc.</p>	<div data-bbox="812 262 1297 539"></div> <p>For existing labours working on site there is provision for good quality drinking water, sufficient number 35no. of mobile toilets, First Aid Room & medical health care facility are provided on site.</p> <p>Medical health care facility</p>
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	<div data-bbox="808 279 1344 483"></div> <div data-bbox="808 516 1344 747"></div> <p>Medical health care facility Private clinics and hospitals are also available near to project site. The site manager shall ensure that in no circumstances, open defecation in and around the site by labor is carried out. Rs. 800000/- have been allocated for Health and Safety of Workers during construction phase for Periodical check-up to ensure proper health for construction workers. There area around total 34 dispensaries around the project area. Dr. Babasaheb Ambedkar hospital is located within 250m from the proposed residential development</p>
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2	<p>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 waste generated during the construction phase should be ensured.</p>	<p>Total 77 nos. of hutment are provided on site For construction workers.</p> <p>Proper housekeeping and regular pest control is being carried out though construction.</p> <p>First aid and medical facilities are provided during construction.</p> <p>Site sanitation like safe and adequate municipal water for drinking and domestic purpose, 35 nos of toilets, 5 Nos of bathrooms and periodic checkup facilities are provided during construction phase. Waste generated from toilets and bathrooms is collected by sewage suction tanker by local solid waste management facility for further treatment.</p> <p>Solid waste: Waste through construction activity is being reused as per the waste</p>
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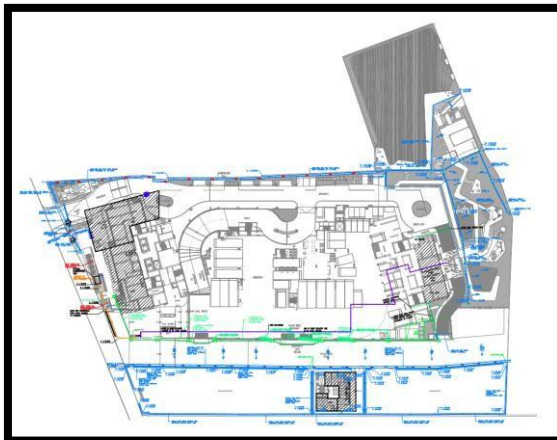
		management plan and rest is sold to recyclers.				
3	The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed off to the approved site for land filling after recovering recyclable material.	The solid waste generated in construction phase –				
		Descr iption of Item	Materi al Specifi cations	Unit	Quanti ty	Waste Management
		Footin gs, Colu mns, Beam s & slabs	R.C.C. - M20- grade	-	-	Use of RMC no waste shall be generated as quantity shall be worked out prior to order for each segment
		Plaste r Intern al	Gypsu m plaster	Sq.m	327	Plastering waste shall be used for raft foundation
		Floori ng	Vitrifie d 2'X2' size tile (ivory color)	Sqm	8577	Tiles waste shall be used for china mosaic water proofing of terraces
		Reinf orcem ent Steel		Cum	5254	Will be sold to recycler
		Struct ural Steel		MT	756	
		Wind ows	aluminum sliding window with Glass			Aluminum cutting waste shall be sold to recyclers
Parkin g area/ Walk ways	Paver blocks			Paver blocks shall be utilized for lawns in garden area		

		<p>4-5 Bins provided near labor camps for disposal of solid waste.</p> <p>Municipal waste from labor camps will be collected and disposed through waste pickers.</p> <p>Waste through construction activity shall be reused as per the waste management plan and rest will be sold to recyclers</p> <p>Operation Phase - The project will be provided dedicated area for solid waste management.</p> <p>Sale Building –</p>	
		Biodegradable waste	753 kg/day

		Non Biodegradable waste	502 kg/day
		OWC capacity	Up to 1000 kg
		Motor	13.5 HP
		Area required for Machine	3.3 m x 2.5 m x 2.0 m i.e 8.25 Sq.m
		Space left for movement	1.5 mt around the machine
		Total area for bins with 2ft space in between	Bins required Biodegradable- 4 no's Non biodegradable- 4no's Total no of bins: 7.0 no's Total area for bins with 2ft space = 9.35 sq mts
		Waste Processing / batch	200 -250 kg/ batch in 15 min
		Time for total waste	Approx 1.0 Hrs

		Shelf required to store the entire 15 days processed waste	One shelf can consists crates (shelf size 365 x 122 x 235 cm)=100 no's of crates Shelve Required :10 no's Total area for shelves-44.5 sq mts
		Total area of 4 shelves	44.5 sq mts
		Area required after 0.5 m space between shelves	61 sq mts
		Total area required for SWM (collection +curing +machine room)	78.60 sq mts
		EWS –	
		Biodegradable waste	172 kg/day
		Non Biodegradable waste	115 kg/day
		Total area for bins with 2ft space in between	Bins required Biodegradable-1 no's Non biodegradable-1 no's Total no of bins: 2 no's Total area for bins with 2ft space = 2.47 sq mts

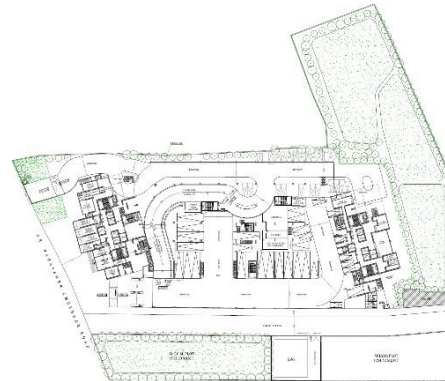
27

		<p>will create any health and safety issue for any neighbor.</p> <p>We were provided water Sprinkling on 9 Mt according to the project activities in progress. Approach road covering 500 Sq.M area with 10 cum water.</p> <p>We are taking necessary precautions such as Covered Material Storage Area for cement bags and gravels are provided also Stockpiling of excavated soil is being carried out.</p> <p>There is no disposal of muck outside project area.</p>
5	Arrangement shall be made that waste water and storm do not get mixed.	<p>Storm water drains have been designed considering peripheral storm water discharge.</p> <p>Storm water line and sewer drainage line will be separated to avoid the contamination.</p> 
6	All the topsoil excavated during construction activities should be stored for use in horticulture/landscape development within the project site.	<p>Top soil of 3000 cum was used for landscaping.</p> <p>We have used Soil quantity was 247 cum, for landscape of sales office area & MCGM.</p>
7	Additional soil for leveling of the proposed site shall be generated within the site (to the extent possible) so that natural drainage system of the area is protected and improved.	<p>Additional soil was used for site levelling and backfilling purpose.</p>

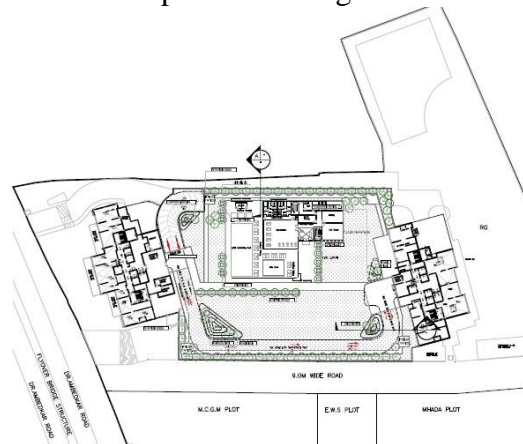
8 Green belt development shall be carried out considering CPCB guidelines including selection of plants species and in consultation with local DFO/agricultural department.

PP will comply with the same. The proponent will develop green belt of adequate density of local species along the periphery of the plot so as to provide protection against noise and air pollution and will enhance the aesthetic values of region.

Trees with large canopy have been planted so that they can suppress dust emissions.
For Tree NOC please refer Annexure 3.



Landscape Plan – On ground Floor





Landscape Plan – On Podium Floor

List of the selection of plants species –

		<table><tr><th colspan="2">PLANT LIST</th></tr><tr><th>TREE NAME</th><th>NOS.</th></tr><tr><td>Cassia fistula</td><td>07</td></tr><tr><td>Lagerstroemia speciosa</td><td>04</td></tr><tr><td>Michelia alba</td><td>03</td></tr><tr><td>Michelia champaca</td><td>13</td></tr><tr><td>Mimusops elengi</td><td>04</td></tr><tr><td>Plumeria alba</td><td>06</td></tr><tr><td>Plumeria rubra</td><td>08</td></tr><tr><td>Terminalia catappa</td><td>49</td></tr><tr><td>Spathodea campanulata</td><td>03</td></tr><tr><td></td><td>97</td></tr></table>	PLANT LIST		TREE NAME	NOS.	Cassia fistula	07	Lagerstroemia speciosa	04	Michelia alba	03	Michelia champaca	13	Mimusops elengi	04	Plumeria alba	06	Plumeria rubra	08	Terminalia catappa	49	Spathodea campanulata	03		97
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9	Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metal and other toxic contaminants.	Soil and ground water were tested as a part of environmental clearance and were found devoid of any heavy metal and other toxic contamination. The monitoring reports are attached in Annexure																								

		hard copy for your reference as Enclosure-IV.
1	Construction spoil, including bituminous material and other hazardous materials must not be allowed to contaminants watercourses and the dumpsite for such material must be secured so that they should not leach into the ground water.	The entire project roads are being constructed in concrete. The footpaths are being prepared in paver blocks. So bituminous material is not being used on the site at all. Adequate measures has been taken to prevent the leaching in to ground water. Also all the construction material is being reused on the site itself.
1	Any hazardous waste generated during construction phase should be disposed off as per applicable rules and norms with necessary approvals of the MPCB.	<p>Hazardous waste viz. paints, varnishes etc generated during construction sent to authorized hazardous waste management site.</p> <p>Plastering waste shall be used for raft foundation and backfilling. Since this is maivan construction. No plaster will be generated.</p> <p>Tiles waste shall be used for china mosaic water proofing of terraces.</p> <p>Aluminum cutting waste shall be sold to recyclers.</p>
1	The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environment (Protection) rule prescribed for air and noise emission standards.	<p>No DG sets being used during construction phase.</p> <p>Uninterrupted power supply from TATA Power for project activities.</p>
1	The diesel required for operating DG set shall be stored in underground tanks and if required, clearance from concern authority shall be taken.	<p>1 No DG 1250kVA sets used. D G set provided on ground floor.</p> <p>Location of DG set-</p>

	<p>EWS-</p>
<p>1 Vehicle hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.</p>	<p>All the vehicles bringing construction material have valid PUC certificate which have filed for log maintenance. PUC copies of January to June 2021 are attached as Annexure</p> <p>All the vehicles do comply with relevant air and noise standards. The proponent has instructed the contractors and sub-contractors to run the vehicles during non-peak hours.</p>
<p>1 Ambient noise level should conform to residential standards both during day and night. Incremental pollution load on the ambient air and noise quality should be closely monitored during construction phase.</p>	<p>The measures mentioned in the EMP for noise abatement are being strictly followed. Site barricades of height 3.5 mt are provided to reduce noise pollution. Existing trees along the plot boundary are serving as permanent and natural noise</p>

	<p>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.</p>	<p>barriers. It is also helpful in reducing the air borne particles and to absorb the vehicular emissions</p> <p>The regular monitoring results indicate that the air and noise parameters are as per CPCB standard limits and do not show any incremental load because of the construction activity.</p>
1	<p>Fly ash should be used as building material in the construction as per the provision of fly Ash Notification of September 1999 and amended as on 27th August 2003. (the above condition is applicable only if the project site is located within 100 km radius of Thermal Power Station)</p>	<p>The project is using RMC which has fly ash as a part of composition.</p>  <p>RMC Plant</p>
1	<p>Ready Mixed concrete must be used in building construction</p>	<p>The project is using Ready Mixed concrete.</p> 

1	The approval of competent authority shall be obtained for structural safety of the building due to any possible earthquakes Adequacy of firefighting equipment's etc. as per National Building Code including measures from lighting.	<p>Firefighting system:</p> <ol style="list-style-type: none"> 1. Common alarm system. 2. Two way communication system for lifts. 3. Provision of fire hydrants 4. 2 way and 4 way fire Brigade inlet 5. Easy accessibility and manoeuvring for fire tender (7.5mt wide all around buildings). 6. Emergency Evacuation Plan 7. Provision of Refuge areas to evacuate occupants in case of fire 8. Fire alarm system provided, Automatic Sprinkler System 9. Water storage tank with booster pumps-3 nos .of tanks of total capacity 150 cum 10. Centralized public address system within premises 11. Underground MCGM firefighting tank has been provided with 200 cum total capacity and 600 cum underground firefighting tank has been provided for tower A & B 12. Smoke detection System
1	Storm water control and its re-use as per CGWB and BIS standards for various	Surface Run-off calculation for the plot (cum/sce)- 1. Paved Area – 0.176, 2.Unpaved

	applications.	<p>Area – 0.007, 3.Landscape Area – 0.057, 4. Total volume to be discharged in Drain incase of maximum intensity rainfall 0.24, 5. Total volume to be discharged in Drain incase of Avg. rainfall – 0.079.</p> <p>Thus the Total actual Discharge is 0.24 Cum/sec and the design discharge is 0.25 Cum/sec</p> <p>Storm/ Rain water drainage system from the roof terrace of the buildings will be collected. It will also be collected from various levels of building, including balcony drains, planter drains and fountain drains.</p> <p>This water will be stored in the rain water recharge tank by means of draining, storing part rain water, its re-use and surface runoff water.</p>
2	Water demand during construction should be reduced by use of pre-mixed concrete. Curing agents and other best practices referred.	Water demand during construction phase is reduced by recycling of water and premixed concrete.
2	The ground water level and its quality should be monitored regularly in consultation with ground Water Authority.	Will be complied.
2	<p>The installation of the sewage treatment plant (STP) should be certified by an independent expert and report in this regard should be submitted to the MPCB & Environmental department before the project is commissioned for operation.</p> <p>Treated effluent emanating from STP shall be recycled / refused 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.</p>	Will be complied
2	Permission to draw ground water & construction of basement if any shall be obtained from the competent Authority prior to construction/operation of the project.	<p>No ground water is used. Project does not depend upon the direct intake from ground water table. It is fully dependent upon Municipal Water Supply.</p> <p>Plan approval for construction of Basement</p>

		has been obtained from MCGM.
2	Separation of gray and black water should be done by the use of dual plumbing line for separation of gray and black water.	
2	Fixtures for shower, toilets flushing and drinking should be low flow either by use of aerators or pressure reducing devices or sensor based control.	Will be complied.
2	Use of glass may be reduced up to 40% to reduce the electricity consumption and load on air conditioning. If necessary, use high quality double glass with special reflective coating in windows.	We have proposed Glass Model / properties ASAHI Sunergy Green / with VLT- 50%
2	Roof should meet prescriptive requirement as per ECBC by using appropriate thermal insulation material to fulfill requirement.	Will be complied.
2	<p>Energy conservation measures like installation of CFLs/TFLs for lighting the areas outside the building should be integral part of project design and should be in place before project commissioning. Use of CFLs and TFLs should be properly collected and disposed off/sent for recycling as per prevailing guidelines/rules of the regulatory authority to avoid mercury contamination. Use of solar panels may be done to the extent possible like installing solar street lights, common solar water heating system.</p> <p>Project proponent should install, after checking feasibility, solar plus hybrid non-conventional energy source as source of energy.</p>	<p>We will be using solar power for street light with LED lamps.</p> <p>All Lifts & Ventilation Fans shall run on VFD Drives which results in 20% energy saving. Compliance as per IS 12615.</p> <p>Hot water requirement of top five floors would be provided through solar power.</p>
2	Diesel power generating sets proposed as source of backup power for elevators and common area illumination during operational phase should be enclosed type and conform to rules made under Environment Protection act 1986. The height of stack DG sets should be equal to the combined capacity of all proposed DG sets. Use of low sulphur diesel .The location of DG set may be decided with in consultation with MPCB.	<p>DG sets will be source of backup power for common area illumination and will conform to the rules made under Env. Protection Act, 1986.</p> <p>Low Sulphur diesel will be used.</p> <p>DG sets will be placed in an acoustic enclosure.</p> <p>All these DG sets will be operated for smaller period during power failure.</p> <p>Provision of adequate stack height as per CPCB norms.</p>

3	Noise should be controlled to ensure that it does not exceed prescribed standards. During night time the noise level measured at the boundary of the building shall be restricted to the permissible levels to comply with the prevalent regulations.	<p>Site barricades of height 3.5 mt are provided to reduce noise pollution.</p> <p>The regular monitoring results indicate that the air and noise parameters are as per CPCB standard limits and do not show any incremental load because of the construction activity.</p> <p>The day and night ambient noise levels within project area are monitored through MoEF approved lab.</p>
3	Traffic congestion near entry and exit points from the road adjoining the proposed project site must be avoided. Parking should be fully internalized & no public space should be utilized.	<p>The project has entry/exit points with sufficient width of road to avoid traffic congestion. Complete parking is internal.</p> <p>The site is well connected by 36.5 mt. wide Dr. Babasaheb Ambedkar road.</p>
3	Opaque wall should meet prescriptive requirement as per energy conservation building code, which is proposed to be mandatory for all air conditioned spaces while it is aspirational for non-air conditioned spaces by use of appropriate thermal insulation material to full fill requirement.	Thermal insulation will be provided in roofs.
3	The building should have adequate distance between them to allow movement of fresh air & passage of natural light, air and ventilation.	<p>As the surrounding buildings are not high as compared to the project and both towers are falling on wind ward side, most of the podium areas and habitable spaces will get the maximum wind.</p> <p>Due to the orientation of the project, most of the window area is facing windward direction which will enable maximum air changes inside the tower spaces.</p> <p>There is an adequate distance between the towers for air to easily move around.</p> <p>We have carried out Shadow and wind analysis Study.</p> <p>Very few places which gets obstruction for daylight and as a mitigation measures, those areas will be provided with high reflective paint on the external surface so as to reflect the light falling on its surface so as to increase the</p>

		available daylight in the obstructed areas.
3	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.	A qualified EHS team is working on site for monitoring of construction phase.
3	Under provisions of the Environmental (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.	We have obtained Environmental Clearance Vide letter no. SEAC-2014/CR-133/TC-I dated 28 th June, 2016 the Plot area of 31,316.56 Sq.M, BUA 1,57,450.52 Sq.M and FSI area of 55,925.28 Sq. We have started the Construction activity & obtaining Environmental Clearance.
3	6 monthly monitoring reports should be submitted to the Regional office MOEF, Bhopal with copy to this department & MPCB.	Six monthly monitoring report are being submitted. Previous Compliance report was submitted till date December 2019 to MoEF, Environment department Govt. of Maharashtra and MPCB office, Nagpur Office. Refer Annexure - VII December 2019 Compliance report submission acknowledgement copies
General Conditions for post –construction/Operation Phase-		
1	Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the building. No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement in para 2. Prior certification from appropriate authority shall be obtained.	Noted. STP, MSW disposal facility, green belt development facility will be provided prior to occupation of the building as per mentioned in the Environmental clearance copy. A full- fledged STP of capacity of 375 KLD will be installed onsite for the treatment of the entire waste water generated on the project Project has received water Supply From MCGM.
2	Wet garbage should be treated by organic waste convertor and treated waste should be utilized in the existing premises for gardening and no wet garbage will be disposed outside the premises. Local authority should ensure this.	Two bins system the Biodegradable waste for manure generation. Organic Waste Converter will be used to treat biodegradable waste and the compost will be used for landscaping and gardening purpose. We have allocated 10 Lakhs/Annum O & M cost for OWC.
3	Local body should ensure that no occupation certification is issued prior to operation of STP/MSW site etc. with due permission of MPCB.	We will Install STP/OWC before giving occupation to the project.
4	A Complete set of all documents	Developer is submitting one copy of this report

	submitted to dept should be forwarded to the local authority & MPCB.	along with approvals received for the project to MPCB.
5	In case of any change in scope of project, the project would require fresh appraisal by this Dept.	We understand and accepts this condition by MoEF. If any change occurs in proposed projects, developer would apply for revised approval.
6	A Separate environment management cell with qualified staff shall be set up for implementation of stipulated environmental safeguards.	The project has erected environmental management cell within the construction supervision team to supervise all aspects of the Environmental management plan.
7	Separate funds shall be allocated for implementation of env. Protection measures/EMP along with item wise break ups. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for the other purpose & year wise expenditures should reported to the MPCB & this department.	Separate funds will be allocated for implementation of environment Protection measures/EMP along with item wise break ups. Refer Enclosure- V
8	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 & copies of clearance letter are available with the Maharashtra pollution control board & may also be seen at website at http://ec.maharashtra.gov.in	Complied. We published public notice in local Newspapers. Copy of advertisement attached herewith as Enclosure-VI for your reference.
9	Project management should submit half yearly compliance report in respect of the stipulated prior environmental clearance terms & conditions in hard & soft copies to the MPCB. & this department, on 1 st June & 1 st December of each calendar year.	We are submitting herewith six monthly monitoring reports to the Regional Office, MoEF with copy to this department and MPCB.
1	A copy of the clearance letter shall be sent by the proponent to the concerned municipal corporation & the local NGO, If any, from whom suggestions / representation, if any, were received while processing the proposal. The clearance letter shall be put on the website of the	Agreed to Comply with. Developers have submitted copy of Environment clearance to local Municipal Corporation and NGO and has been uploaded the same on the website of the company.

	company by the proponent.	
1	<p>The proponent shall upload the status of compliance of the stipulated EC conditions including results of monitored data on their website & shall update the same periodically.</p> <p>It shall simultaneously be sent to the Regional office of MOEF, the respective zonal office of CPCB & the SPCB. The criteria pollutant levels namely: SPM, RSPM, SO₂, NO_x (ambient level 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.</p>	<p>We will comply with the same.</p> <p>We are submitting herewith six monthly report on status of compliance of stipulated EC conditions and Environmental monitoring reports to the Regional Office, MoEF with copy to this department and MPCB.</p>
1	<p>The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including result of monitored data (both in hard copies as well as by Email) to the respective regional office of MOEF, the respective zonal office of CPCB & the SPCB.</p>	<p>We are submitting herewith six monthly report on status of compliance of stipulated EC conditions and Environmental monitoring reports to the Regional Office, MoEF with copy to this department and MPCB</p>
1	<p>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 condition & shall also be sent to the respective Regional offices of MOEF by Email.</p>	<p>We will comply with the Same.</p>
1	<p>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 & it does not mean that project proponent has not violated any environmental laws in the past & whatever decision under EP Act or of the Hon^{ble} court will be binding on</p>	<p>We have obtained Environmental Clearance from Environment Department, Government of Maharashtra.</p> <p>Project doesn't fall under violation of EP Act and no court case pending in the court of law.</p> <p>We will carry out the construction activity as per Environmental clearance and other</p>

	the project proponent. Hence this clearance	
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	does not give immunity to the project proponent in the case field against him, if any or action initiated under EP Act.	approvals received.
1	In case of submission of false document & noncompliance of stipulated conditions. Authority/ Environment department will revoke or suspend the environmental clearance without any intimation & initiate appropriate legal action under environmental protection Act 1986.	We understand and accepts this condition by MoEF.
1	The environment department reserves the right to add any stringent condition or to revoke the clearance if condition stipulated is not implemented to the satisfaction of the department or for that matter, for any other administrative reason.	Noted. All the conditions stipulated in EC will be implemented.
1	Validity of environmental clearance: The environmental clearance accorded shall be valid for a period of 7 years.	Noted. We will reapply for renewal of environmental clearance if our construction period exceeds stipulated time frame.
1	In case of any deviation or alteration in the project proposed from those submitted to this department for clearance, a fresh reference should be made to the department to assess the adequacy of the condition (s) imposed & to incorporate additional environmental protection measures required, if any.	In case of any deviation or alteration in the project proposed from those submitted to this department for clearance, we will intimate to all the concerned departments.
1	The above stipulations would be enforced among others under the water (prevention & control of pollution) Act, 1974, The air (prevention & control of pollution) Act, 1981. The environment (protection) act, 1986 & rules there under, hazardous wastes (management & handling) rules, 1989 & its amendments, the public liability insurance act, 1991 & its amendments.	Noted and will be complied.
2	Any appeal against this environmental clearance shall lie with the national green tribunal, van vigyan bhawan,sec-5, R.K. Puram, new delhi – 110 022, if preferred. Within 30 days as prescribed under	Not Applicable

	section 16 of the national green tribunal act, 2010.	
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ENCLOSURES

Annexure no.	Particulars	Remarks
I	IOD Plan	Furnished in hard copy
II	DP Remark	Furnished in hard copy
III	Tree NOC	Furnished in hard copy
IV	Monitoring reports of Ambient Air, Soil, Water, Noise	Furnished in hard copy
V	Cost break up of Environmental Management Plan	Furnished in hard copy
VI	News Paper Advertisement	Furnished in hard copy
VII	Environment Clearance dated 28 th June, 2016	Furnished in hard copy

ENCLOSURE-I
IOD Plan

BMPP-16455-2013-14-5,000 Forms. (4 Pages F/B)

No. EB/4172/E/A

EC-48

346
Form 88

in replying please quote No.
and date of this letter.

Intimation of Disapproval under Section 346 of the Mumbai
Municipal Corporation Act, as amended up to date.

EB/4172/E/A

No. E.B./CE/

BS/A

of 20

Ex. Eng. Bldg. Proposal (City) -II
New Municipal Building, C. S. No.355 B,
Bhagwan Walmiki Chowk, Vidyalanikar Marg,
Opp. Hanuman Mandir,
Salt Pans Road, Antophill, Wadala (East)
Mumbai - 400 037.

MEMORANDUM
M/s. Goodtime Real Estate Development Pvt. Ltd.
Peninsula Spenta,
Mathuradas Mill Compound,
Lower Parel, Mumbai- 400 013

Municipal Office,
Mumbai 22.12.15.20

With reference to your Notice, letter No. 1853 dated 21.06.2014 20 and delivered on 21.06.2014 20 and the plans, Sections Specifications and Description and further particulars and details of your buildings at Plot bearing C.S.No.707 of Mazgaon Division at Dr.B.A.Road, Byculla, Mumbai furnished to me under your letter, dated 27.08.2015 20. I have to inform you that I cannot approval of the building or work proposed to be erected or executed, and I therefore hereby formally intimate to your, under Section 346 of the Bombay Municipal Corporation Act as amended upto-date, my disapproval by thereof reasons :-

A) THAT THE FOLLOWING CONDITIONS TO BE COMPLIED WITH BEFORE COMMENCEMENT OF THE WORK UPTO PLINTH LEVEL.

1. That the commencement certificate under Section 44/69(1)(a) of the M.R.T.P. Act will not be obtained before starting the proposed work.
2. That the builder / developer / owner shall not prepare a "debris management plan" showing the prospective quantum of debris likely to be generated, arrangements for its proper storage at the site, transportation plan of the agency appointed for the same, with numbers and registration numbers of vehicles to be deployed and the final destination where the debris would be unloaded by them and submit the same to the Zonal Executive Engineer of S.W.M. Department and the same shall not be got approved before demolition of existing building or commencing any construction activity.
3. That the compound wall is not constructed on all sides of the plot clear of the road widening line with foundation below level of bottom of road side drain without obstructing the flow of rain water from the adjoining holding to prove possession of holding before starting the work as per D.C. Regulation No.38(27).
4. That the low lying plot will not be filled up to a reduced level of at least 92 T.H.D. or 6" above adjoining road level whichever is higher with murum, earth, boulders, etc. and will not be leveled, rolled, consolidated and sloped towards road side, before starting the work.

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() That proper gutters and down pipes are not intended to be put to prevent water dropping from the leaves of the roof on the public street.

() That the drainage work generally is not intended to be executed in accordance with the Municipal requirements.

Subject to your so modifying your intention as to obviate the before mentioned objections and meet by requirements, but not otherwise you will be at liberty to proceed with the said building or work at anytime before the³¹ day of Sept-2016 200, but not so as to contravene any of the provision of the said Act, as amended as aforesaid or any rule, regulations or bye-law made under that Act at the time In force.

Your attention is drawn to the Special Instructions and Note accompanying this Intimation of Disapproval.

60-2219115
Executive Engineer, Building Proposals,
Zone, City-II Wards.

SPECIAL INSTRUCTIONS

(1) THIS INTIMATION GIVES NO RIGHT TO BUILD UPON GROUND WHICH IS NOT YOUR PROPERTY.

(2) Under Section 68 of the Bombay Municipal Corporation Act, as amended, the Municipal Commissioner for Greater Mumbai has empowered the City Engineer to exercise, perform and discharge the powers, duties and functions conferred and imposed upon and vested in the Commissioner by Section 346 of the said Act.

(3) Under Byelaw, No. 8 of the Commissioner has fixed the following levels:

Every person who shall erect a new domestic building shall cause the same to be built on a level not less than the following conditions to be complete:

(a) Not less than 2 feet (60 cms.) above the center of the main drain from such building can be connected with the sewer than existing or hereafter to be laid in such street.

(b) Not less than 2 feet (60 cms.) above every portion of the ground within 5 feet (160 cms.) of such building.

(c) Not less than 92 ft. () meters above Town Hall Datum.

(4) Your attention is invited to the provision of Section 152 of the Act whereby the person liable to pay property taxes is required to give notice of erection of a new building or occupation of building which has been vacant, to the Commissioner, within fifteen days of the completion or of the occupation whichever first occurs. Thus compliance with this provision is punishable under Section 471 of the Act irrespective of the fact that the valuation of the premises will be liable to be revised under Section 167 of the Act, from the earliest possible date in the current year in which the completion on occupation is detected by the Assessor and Collector's Department.

(5) Your attention is further drawn to the provision of Section 353-A about the necessary of submitting occupation certificate with a view to enable the Municipal Commissioner for Greater Mumbai to inspect your premises and to grant a permission before occupation and to levy penalty for non-compliance under Section 471 if necessary.

(6) Proposed date of commencement of work should be communicated as per requirements of Section 347 (1) (aa) of the Bombay Municipal Corporation Act.

(7) One more copy of the block plan should be submitted for the Collector, Mumbai Suburbs District.

(8) Necessary permission for Non-agricultural use of the land shall be obtained from the Collector Mumbai Suburban District before the work is started. The Non-agricultural assessment shall be paid at the site that may be fixed by the Collector, under the Land Revenue Code and Rules thereunder.

Attention is drawn to the notes Accompanying this Intimation of Disapproval.

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Contd... (A).

5. That the specifications for layout/ D.O./or access roads will not be obtained from E.E. Road (Construction) (City) before starting construction work and the access and setback land will not be developed accordingly including providing street lights and S.W.D., the completion certificate will not be obtained from E.E.(R.C.)/ E.E.(S.W.D.) of City as per prevailing policy.
6. That the structural engineer will not be appointed. Supervision memo as per Appendix-XI [Regulation 5(3)(ix)] will not be submitted by him.
7. That the structural design and calculations for the proposed work accounting for seismic analysis as per relevant I.S. Code and for existing building showing adequacy thereof to take up additional load alongwith bearing capacity of the soil strata will not be submitted before C.C.
8. That the regular/sanctioned/proposed lines and reservation will not be got demarcated at site through A.E.(Survey)/ E.E.(T&C)/ E.E.(D.P.)/ D.I.L.R. before applying for C.C.
9. That the sanitary arrangements shall not be carried out as per Municipal Specifications, and drainage layout will not be submitted before C.C.
10. That the Indemnity Bond, indemnifying the Corporation for damages, risks, accidents, to the occupiers and an Undertaking regarding no nuisance will not be submitted before C.C./starting the work.
11. That the existing structure proposed to be demolished will not be demolished or necessary Phase Programme with agreement will not be submitted and got approved before C.C.
12. That the basement will not comply with the Basement Rules and Regulation and Registered Undertaking for not misusing the basement will not be submitted before C.C.
13. That the qualified/Registered Site supervisor through Architect/Structural Engineer will not be appointed before applying for C.C.
14. That All Dues Clearance Certificate from A.E.W.W. 'E' Ward shall not be submitted before issue of C.C.
15. That the true copy of the sanctioned layout / sub-division / amalgamation approved under No.EB/4656/E/AL dated 14.01.2015 along with the T. & C. thereof will not be submitted before B.C.C.
16. That the premium/deposits as follows will not be paid -
 - a. Staircase / Lift area benefit.
 - b. Development charges as per M.R. & T.P.(Amendment) Act,1992
 - c. Insecticide charges.
 - d. Payment of advance for providing treatment of construction site to prevent epidemic like dengue, malaria etc. to insecticide charges 'E' Ward.
 - e. Labour Welfare Cess.
 - f. Internal staircase

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17. That the registered undertaking in prescribed proforma agreeing to demolish the excess area if constructed beyond permissible F.S.I. shall not be submitted before asking for C.C.
18. That the work will not be carried out strictly as per approved plan and in conformity with the D.C.Regulations in force.
19. That the N.O.C. from Tree authority shall not be submitted before asking for plinth C.C.
20. That the Registered Undertaking shall not be submitted for agreeing to pay the difference in premium paid and calculated as per revised land rates.
21. That the Janata Insurance policy or policy to cover the compensation claims arising out of Workmen's Compensation Act,1923 will not be taken out and a copy of the same will not be submitted before asking C.C. and renewed during the construction of work and owner / developer should submit revalidated Janata Insurance Policy from time to time.
22. That the N.O.C. from B.E.S.T. for sub station shall not be submitted.
23. That the fresh Tax Clearance Certificate from A.A. & C 'E' Ward shall not be submitted.
24. That the Regd. U/T against misuse of pocket terrace / part terrace / stilt/ basement shall not be submitted.
25. That the footpath in front of plot shall not be repaired / restored once in a year or before occupation whichever is earlier.
26. That the Indemnity Bond indemnifying M.C.G.M. against disputes, litigations, claims, arising out of ownership of plot shall not be submitted.
27. That the remarks from H.E. Department shall not be submitted.
28. That the debris shall not be dumped on the Municipal ground only.
29. That the board displaying the details of development of the work shall not be displayed at site.
30. That the necessary remarks for construction of SWD will not be obtained from Dy.Ch.Eng.(S.W.D.) City and Central Cell before asking for plinth C.C. .
31. That the N.O.C. from Dy.Ch.E.(S.P.) P&D for proposed sewer line shall not be submitted before C.C.
32. That the plot boundary shall not be got demarcated from C.S.L.R. and demarcation certificate shall not be submitted to this office.
33. That the copy of PAN card of the applicant shall not be submitted before C.C.

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34. That the precautionary measures to avoid dust nuisance such as erection of G.I. sheet screens at plot boundaries upto reasonable height shall not be provided before demolition of existing structures at site.
35. That the construction activity for work of necessary piling shall not be carried out by employing modern techniques such as rotary drilling, micropiling etc. instead of conventional jack and hammer to avoid nuisance damage to adjoining buildings.
36. That the N.O.C. from E.E.T. & C. shall not be obtained for the parking before C.C.
37. That Regd. U/T for minimum Nuisance during construction activity shall not be submitted before C.C.
38. That the work shall not be carried out between 7.00 A.M. to 7.00 P.M. only.
39. That remarks from E.E.(M. & E.) for ventilation shall not be submitted.
40. That the C.C. shall not be asked unless payment of advance for providing treatment at construction site to prevent epidemics like Dengue, Malaria, etc. is made to the Insecticide Officer of the concerned Ward Office and provision shall be made as and when required by Insecticide Officer for inspection of water tanks by providing safe and stable ladder, etc. and requirements as communicated by the Insecticide Officer shall be complied with.
41. No main beam in a R.C.C. framed structure shall not be less than 230 mm wide. The size of the columns shall also not be governed as per the applicable I.S. codes.
42. All the cantilevers (Projections) shall not be designed for five times the load as per IS Code 1993-2002 including the columns projecting beyond the terrace and carrying the overhead water storage tank, etc.
43. In R.C.C. framed structures, the external walls shall not be less than 230 mm if in brick masonry or 150 mm. autoclaved cellular concrete block excluding plaster thickness as circulated under No. CE/PD/11945/I of 2.2.2006.
44. That the specification & design of Rain Water Harvesting scheme as per the State Govt.'s directives u/No.TPB-4307/396/CR-124/2007/UD-11 dated 6th June 2007 shall not be submitted.
45. That the requisition of clause No. 45 and 46 of D.C. Regn. 91 shall not be complied with and records of quality of work, verification of report shall not be kept on site till completion of work.
46. That the feasibility of providing the basement from Geologist on the plot under reference shall not be submitted.

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47. That the Regd. Undertaking shall not be submitted by the Owner / Developer / Builder to sell the tenements / flats on carpet area basis only and to abide by the provisions of Maharashtra Ownership Flats (Regulation of the promotion of construction, sale management and transfer) Act (MOFA), amended up to date and the Indemnity Bond indemnifying the M.C.G.M. and its Officers from any legal complications arising due to MOFA will not be submitted.
48. That the registered Private Pest Control Agency for providing anti larval treatment at the construction site shall be appointed.
49. That all the conditions of E.E.(T.&C.) N.O.C. shall not be complied before plinth C.C.
50. That all the conditions of C.F.O. N.O.C. shall not be complied before plinth C.C.
51. That the services of Safety Officer to take care of all safeties during construction on construction site and around shall not be hired.
52. That the Third party insurance shall not be submitted.
53. That the Extra Water Charges & Extra Sewerage Charges shall not be paid.
54. That the approval to Incentive F.S.I. for Public Parking Lot (PPL) will not be issued after receipt of L.O.I. from Ch.E.(Rds. & Tr.)
55. That the separate P.R. card for sub divided plot A1, A2 & A3 shall not be submitted.
56. That all the terms & conditions mentioned in letter of approval of Layout shall not be complied with.
57. That the area earmarks for M.C.G.M. & MHADA shall not be handed over to the respective authorities before C.C.
58. That the amended layout alongwith location clearance for Substation from B.E.S.T. Authority will not be submitted before C.C.
59. That the Registered Undertaking shall not be submitted for the faithful compliance of all the conditions of C.F.O. 's N.O.C. before plinth C.C.
60. That the separate N.O.C. from C.F.O. for substation, swimming pool etc. will not be submitted.
61. That the C.C. shall not be restricted to 50% of permissible Built up area until the Municipal share is not handed over to M.C.G.M.
62. That the N.O.C. from E.E.(M.& E.) from light & ventilation point of view in basement & toilet shaft of the building shall not be submitted.

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63. That the Registered undertaking shall not be submitted for the faithful compliance of conditions 'a' to 'd' of clause (g)ii of sub regulation 23 before C.C.
64. That the N.O.C. from High Rise Committee shall not be submitted before asking C.C.
65. That the N.O.C. from M.O.E.F. shall not be submitted before asking C.C. beyond total construction Built up area of 20,000 sq.mtr.
66. That the approval of EWS building before C.C. to the sale building will not be obtained.
67. That the proposal of redevelopment of plot 'C' shall not be submitted immediately after receipt of M.B.R. & R. Board N.O.C.
68. That the sheet piling alongwith diaphragm wall as per the recommendation of Geologist shall not be constructed taking all the precautionary measures under the strict supervision of Registered Structural Engineer after issue of C.C.

(B) THE FOLLOWING CONDITIONS TO BE COMPLIED WITH BEFORE FURTHER C.C. OF SUPER STRUCTURE :

1. That N.O.C. from Civil Aviation Department will not be obtained for the proposed height of the building.
2. That the plinth dimensions shall not be got checked from this office before asking for further C.C. beyond plinth.
3. That the Structural stability certificate through Regd. Structural Engineer regarding stability of constructed plinth shall not be submitted before asking for C.C. beyond plinth.
4. That the construction of road including storm water drain and footpath shall not be constructed.
5. That the compliance of necessary remarks for construction of SWD will not be submitted before granting full C.C. for the said building.
6. That every year before onset of the monsoon / revalidation of C.C., structural stability certificate of the work executed on site shall not be submitted by the appointed Registered Structural Engineer / Consultant, appointed by owner / occupier / society.
7. That all the structural members below the ground shall be designed considering the effect of chlorinated water, sulphur water, seepage water, etc. and any other possible chemical effect and due care while constructing the same will be taken and completion certificate to that effect shall not be submitted before granting further C.C. beyond plinth.

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(C) THE FOLLOWING GENERAL CONDITIONS TO BE COMPLIED WITH BEFORE GRANTING O.C.C. TO ANY PART OF THE PROPOSED BUILDING :

1. That the separate vertical drain pipe, soil pipe with a separate gully trap, water main, O.H. Tank, etc. for Maternity Home/Nursing Home, user will not be provided and the drainage system or the residential part of the building will not be affected.
2. That some of the drains will not be laid internally with C.I. Pipes.
3. That the dust-bin will not be provided as per C.E.'s circular No.CE/9297/II of 26-6-1978.
4. That the surface drainage arrangement will not be made in consultation with E.E.(SWD) or as per his remarks and a completion certificate will not be obtained and submitted before applying for occupation certificate/B.C.C.
5. That 10'-0" wide paved pathway upto staircase will not be provided.
6. That the surrounding open spaces, parking spaces and terrace will not be kept open and un-built upon and will not be leveled and developed before requesting to grant permission to occupy the building or submitting the B.C.C. whichever is earlier.
7. That the name plate/Board showing Plot No., name of the building etc. will not be displayed at a prominent place.
8. That carriage entrance shall not be provided.
9. That the parking spaces shall not be provided as per D.C. Regulation No.36.
10. That B.C.C. will not be obtained and I.O.D. and debris deposit etc. will not be claimed for refund within a period of 6 years from the date of its payment.
11. That the N.O.C. from Inspector of Lifts, P.W.D., Maharashtra, will not be obtained and submitted to this office.
12. That the Drainage completion certificate from (S.P.)(P&D)City for provision of Septic Tank/Soak pit will not be submitted.
13. That the Drainage completion Certificate from A.E.(B.P.) City for House drain will not be submitted & got accepted.
14. That every part of the building construction and more particularly overhead tank will not be provided as with the proper access for the staff of Insecticide Officer with a provision of temporary but safe and stable ladder etc.
15. That final N.O.C. from C.F.O./ Tree Authority shall not be submitted before asking for occupation permission.

No. EB/4172/E/A dt 22/9/15

16. That the compliance of N.O.C. from H.E will not be made and certificate to that effect will not be submitted.
17. That the Fresh property card in the name of the owner shall not be submitted.
18. That the vermiculture bins for the disposal of wet waste as per design and specifications of organization or companies specialized in this field as per list furnished by Solid waste Management of M.C.G.M. shall not be provided.
19. That the installation of Rain Water Harvesting scheme as per the State Govt.'s directives U/No. TPB-4307/396/CR-124/2007/UD-11 dated 6th June 2007 shall not be provided before applying for occupation permission.
20. That the following documents shall not be compiled, preserved and handed over to the end user / prospective society within a period of 30 days in case of redevelopment of properties and in other cases, the same should be handed over within a period of 90 days after granting occupation certificate by M.C.G.M.
 - (a) Ownership documents;
 - (b) Copies of I.O.D., C.C., subsequent amendments, O.C.C., B.C.C. and corresponding canvass mounted plans.
 - (c) Copies of soil investigation reports.
 - (d) R.C.C. details and canvass mounted structural drawings.
 - (e) Structural Stability Certificate from Licensed Structural Engineer.
 - (f) Structural Audit Reports.
 - (g) All details of repairs carried out in the buildings.
 - (h) Supervision certificate issued by the Licensed Site Supervisor.
 - (i) Building Completion Certificate issued by Licensed Surveyor/ Architect.
 - (j) NOC and completion certificate issued by the C.F.O.
 - (k) Fire safety audit carried out as per the requirement of C.F.O.
21. That the certified copy of sale agreement incorporating the following conditions shall not be submitted to this office
 - (a) That the prospective society / end user shall not preserve and maintain the documents / plans received from Owner / Developer / Architect and subsequently carry out necessary repairs / structural audit/ fire audit at regular interval and also present periodical structural audit reports and repair history, similarly to check and to carry out fire safety audit time to time as per requirement of C.F.O. through the authorized agency of M.C.G.M.
22. The registered undertaking and indemnity bond shall not be submitted stating that the conditions mentioned at Sr.No.20 will be incorporated in the sale agreement and the same will be informed to the prospective society/ end user.
23. That the supervision certificate shall be submitted periodically i.e. every 3 months from the L.S. / Engineer / Structural Engineer / Supervisor or Architect as the case may be as per D.C.Reg.5(3)(ix) regarding satisfactory construction on site

No. EB/4172/E/A

(D) THE FOLLOWING CONDITIONS TO BE COMPLIED WITH BEFORE

B.C.C.:

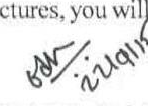
1. That certificate under Section 270-A of M.M.C. Act will not be obtained from H.E.'s Department regarding adequacy of water supply.

**Executive Engineer
Building Proposals (City)-II**

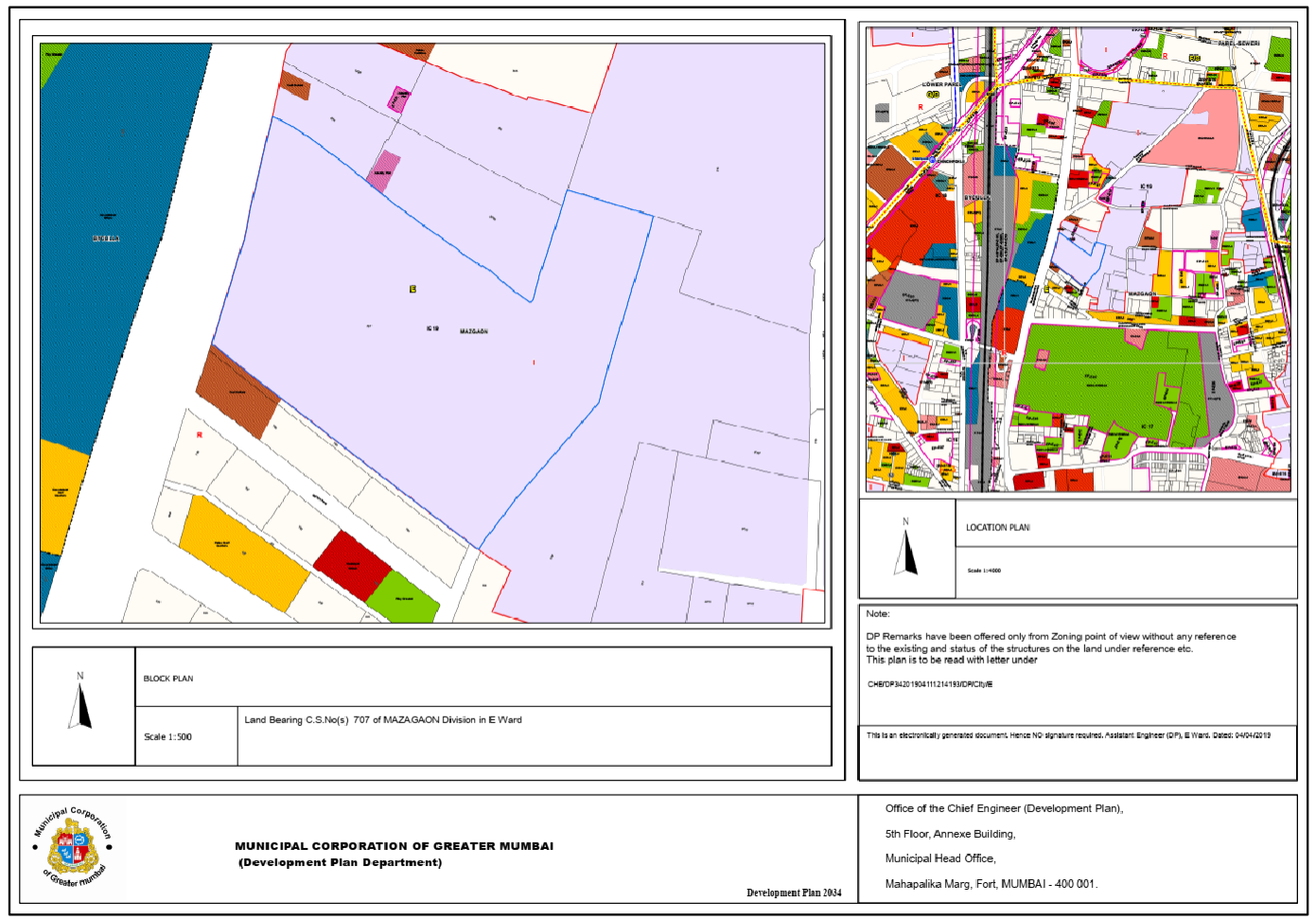
NOTES

- (1) The work should not be started unless objections are complied with
- (2) A certified set of latest approved plans shall be displayed on site at the time of commencement the work and during the progress of the construction work.
- (3) Temporary permission on payment of deposit should be obtained any shed to house and store for constructional purposes, Residence of workmen shall not be allowed on site. The temporary structures for storing constructional material shall be demolished before submission of building completion certificate and a certificate signed by Architect submitted along with the building completion certificate.
- (4) Temporary sanitary accommodation on full flushing system with necessary drainage arrangement should be provided on site workers, before starting the work.
- (5) Water connection for constructional purpose will not be given until the hoarding is constructed and application made to the Ward Officer with the required deposit for the construction of carriage entrance, over the road side drain.
- (6) The owners shall intimate the Hydraulic Engineer or his representative in Wards atleast 15 days prior to the date of which the proposed construction work is taken in hand that the water existing in the compound will be utilised for their construction works and they will not use any Municipal Water for construction purposes. Failing this, it will be presume that Municipal tap water has been consumed on the construction works and bills preferred against them accordingly.
- (7) The hoarding or screen wall for supporting the depots of building materials shall be constructed before starting any work even though no materials may be expected to be stabled in front of the property. The scaffoldings, bricks metal, sand preps debris, etc. should not be deposited over footpaths or public street by the owner/ architect/their contractors, etc. without obtaining prior permission from the Ward Officer of the area.
- (8) The work should not be started unless the manner in obviating all the objection is approved by this department.
- (9) No work should be started unless the structural design is approved.
- (10) The work above plinth should not be started before the same is shown to this office Sub-Engineer concerned and acknowledgement obtained from him regarding correctness of the open spaces & dimension.
- (11) The application for sewer street connections, if necessary, should be made simultaneously with commencement of the work as the Municipal Corporation will require time to consider alternative site to avoid the excavation of the road an footpath.
- (12) All the terms and conditions of the approved layout/sub-division under No. of should be adhered to and complied with.
- (13) No Building/Drainage Completion Certificate will be accepted non water connection granted (except for the construction purposes) unless road is constructed to the satisfaction of the Municipal Commissioner as per the provision of Section 345 of the Bombay Municipal Corporation Act and as per the terms and conditions for sanction to the layout.
- (14) Recreation ground or amenity open space should be developed before submission of Building Completion Certificate.
- (15) The acces road to the full width shall be constructed in water bound macadam before commencing work and should be complete to the satisfaction of Municipal Commissioner including asphaltting lighting and drainage before submission of the Building Completion Certificate.
- (16) Flow of water through adjoining holding or culvert, if any should be maintained unobstructed.
- (17) The surrounding open spaces around the building should be consolidated in Concrete having broke glass pieces at the rate of 125 cubic meters per 10 sq. meters below payment.
- (18) The compound wall or fencing should be constructed clear of the road widening line with foundation below level of bottom of road side drain without obstructing flow of rain water from adjoining holding before starting the work to prove the owner's holding.
- (19) No work should be started unless the existing structures proposed to be demolished are demolished.

- (20) This Intimation of Disapproval is given exclusively for the purpose of enabling you to proceed further with the arrangements of obtaining No Objection Certificate from the Housing commissioner under Section 13 (h) (H) of the Rent Act and in the event of your proceeding with the work either without an intimation about commencing the work under Section 347 (1) (aa) or your starting the work without removing the structures proposed to be removed the act shall be taken as a severe breach of the conditions under which this Intimation of Disapproval is issued and the sanctioned will be revoked and the commencement certificate granted under Section 45 of the Maharashtra Regional and Town Planning Act, 1966, (12 of the Town Planning Act), will be withdrawn.
- (21) If it is proposed to demolish the existing structures by negotiations with the tenants, under the circumstances, the work as per approved plans should not be taken up in hand unless the City Engineer is satisfied with the following :-
- (i) Specific plans in respect of evicting or rehousing the existing tenants on hour stating their number and the area in occupation of each.
 - (ii) Specifically signed agreement between you and the existing tenants that they are willing to avail or the alternative accommodation in the proposed structure at standard rent.
 - (iii) Plans showing the phased programme of construction has to be duly approved by this office before starting the work so as not to contravene at any stage of construction, the Development control Rules regarding open spaces, light and ventilation of existing structure.
- (22) In case of extension to existing building, blocking of existing windows of rooms deriving light and its from other sides should be done first before starting the work.
- (23) In case of additional floor no work should be start or during monsoon which will same arise water leakage and consequent nuisance to the tenants staying on the floor below.
- (24) the bottom of the over hand storage work above the finished level of the terrace shall not be more than 1 metre.
- (25) The work should not be started above first floor level unless the No Objection Certificate from the Civil Aviation Authorities, where necessary is obtained.
- (26) It is to be understood that the foundations must be excavated down to hard soil.
- (27) The positions of the nahanis and other appurtenances in the building should be so arranged as not to necessitate the laying of drains inside the building.
- (28) The water arrangement must be carried out in strict accordance with the Municipal requirements.
- (29) No new well, tank, pond, cistern or fountain shall be dug or constructed without the previous permission in writing of the Municipal Commissioner for Greater Mumbai, as required in Section 381-A of the Municipal Corporation Act.
- (30) All gully traps and open channel drains shall be provided with right fitting mosquito proof covers made of wrought iron plates or hinges. The manholes of all jisterns shall be covered with a properly fitting mosquito proof hinged cast iron cap over in one piece, with locking arrangement provided with a bolt and huge screwed on highly serving the purpose of a lock and the warning pripes of the ribbet pretessed with screw or dome shape pieces (like a garden mari rose) with copper pipes with perfictions each not exceeding 1.5 mm. in diameter. the cistern shall be made easily, safely and permanently a ceasible by providing a firmly fixed iron ladder, the upper ends of the ladder should be earmarked and extended 40 cms. above the top where they are to be fixed an its lower ends in cement concrete blocks.
- (31) No broken bottles should be fixed over boundary walls. This prohibition refers only to broken bottles to not to the use of plane glass for coping over compound wall.
- (32) (a) Louvers should be provided as required by Bye-law No. 5 (b).
 (b) Lintels or Frames should be provided over Door and Window opening.
 (c) The drains should be laid as require under Section 234.
 (d) The inspection chamber should be plastered inside and outside.
- (33) If the proposed additional is intended to be carried out on old foundations and structures, you will do so at your own risk.


 Executive Engineer, Building Proposals
 Zones City-II Wards.

ENCLOSURE-II DP Remark





MUNICIPAL CORPORATION OF GREATER MUMBAI

NO. Ch.E./DP34201904111214193 D.P. Rev. dt. Refer Inward Number: E/2019/111214196 Payment Dated 04/04/2019

Office of the Chief Engineer (Development Plan)
Municipal Head Office, 5th Floor,
Annex Building, Fort,
Mumbai - 400 001

DP 2034 Remarks

To,

Mr./Mrs. Pravin Prabhakar Dhumal
Prabhadevi

Sub: Development Plan 2034 remarks in respect to Land Bearing C.S. No(s) 707 of MAZAGAON Division situated in E Ward, Mumbai.

Ref : Application u/no. E/2019/111214196 Payment Challan No. DP34201904111214193 Dated 04/04/2019 certifying payment of charges made under Receipt no. 18200088929 Dated 04/04/2019

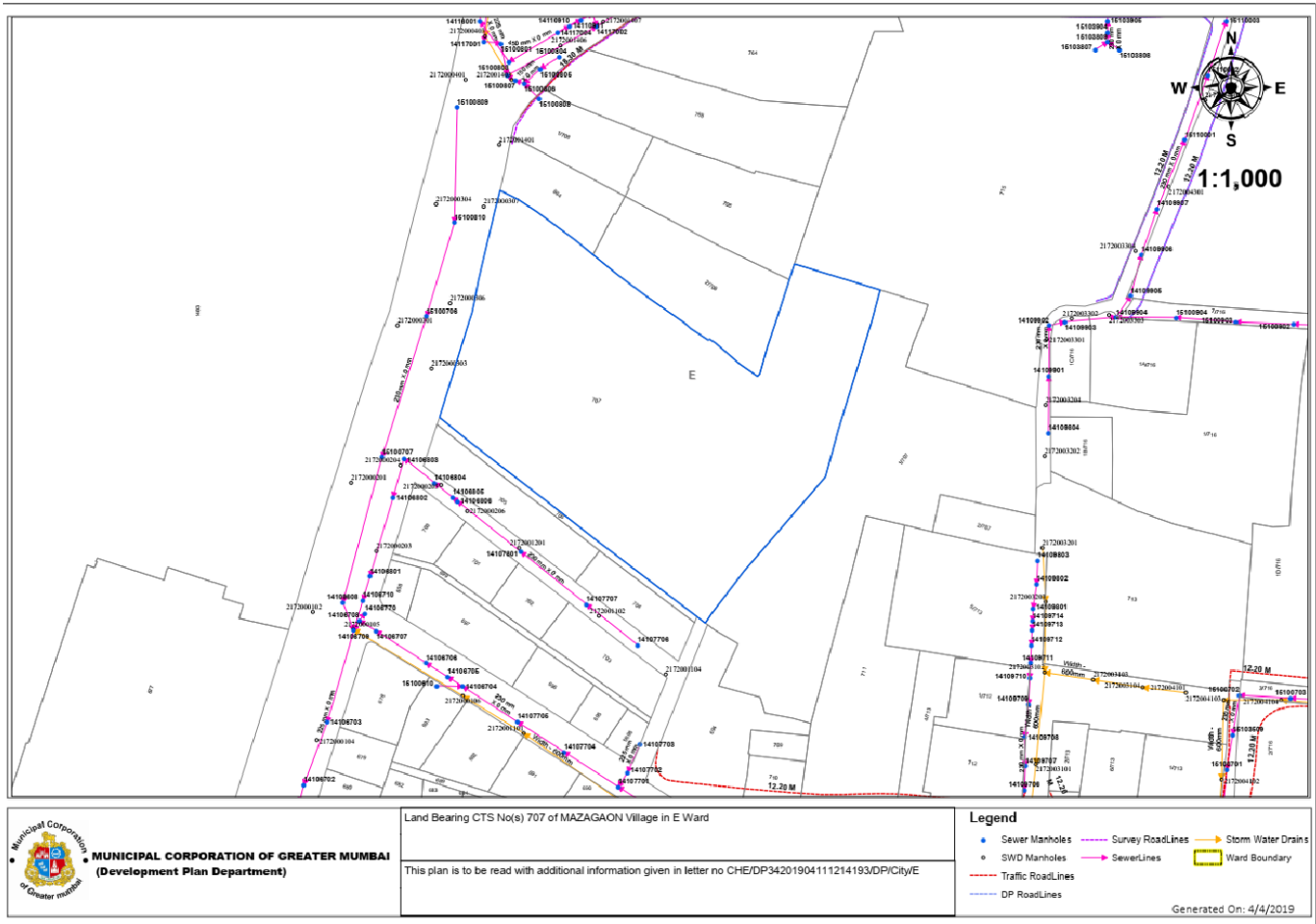
Gentleman/Madam,

With reference to above, Development Plan 2034 remarks sanctioned by GoM in respect of subject land boundaries, shown in blue color boundary on the accompanied plan, are as follows.

Description	Nomenclature	Remarks
CS No.	707	
Division	MAZAGAON	
Development Plan 2034 referred to Ward	E	
Zone [as shown on plan]	Industrial(I)	
Land abutting to Zonal boundary	Residential(R)	
Roads affecting the Land [as shown on plan]	Existing Road	Present
	Proposed Road	NIL
	Proposed Road Widening	NIL
Reservation affecting the Land [as shown on plan]	NO	
Reservation abutting the Land [as shown on plan]	NO	
Existing amenities affecting the Land [as shown on plan]	NO	
Existing amenities abutting the Land [as shown on plan]	EAM(Amenity Plot) and EPU2.1(Fuel Station)	
Whether a listed Heritage building/ site:	Yes / No	
Whether situated in a Heritage Precinct:	Yes / No	
Whether situated in the buffer zone/Vista of a listed Grade- I heritage site:	Yes / No	
Whether a listed archaeological site (ASI):	Yes / No	
Whether situated in the buffer zone/Vista of a listed archaeological site (ASI):	Yes / No	
Note: The remarks are offered based on the records of CS/CTS boundaries/CS/CTS Nos available with this office. However the boundaries shown in the records of City Survey Office shall supersede those shown on the DP Remarks Plan.		

This is electronically generated report. Hence personal signature is not required.

CHE/DP34201904111214193/DP/E



ENCLOSURE-III
Tree NOC

MUNICIPAL CORPORATION OF GREATER MUMBAI
TREE AUTHORITY

Office of the Supdt. of Gardens
Veermata Jijabai Bhosale Udyan
Dr. Ambedkar Road, Byculla (E),

To,
M/s. Good Time Real Estate Development Pvt.Ltd.
Peninsula Spenta , Matrudas Mills,
Senapati Bapat Mrag ,
Lower Parcel ,
Mumbai- 400 013.

Pro
Dy. SG/City 36 18/SR/00/BR/MC/LR 2I
Date :- 7/11/15

Sub : Permission for cutting / removal / removal by transplanting of
trees at plot bearing C.S.No. 707 , of Mazgaon Division , N.G.E.
Mill Compund , Dr. Babasaheb Ambedkar Marg , Byculla in ' E '
Ward, Mumbai -400027

Dear Sir / Madam,

Please refer to above cited subject matter, it is to inform that your request for removal of trees coming in the work of proposed development has been considered by the Tree Authority's under section 8 (3) of The Maharashtra (Urban Areas) Protection & Preservation of tree Act 1975, (As modified upto 3rd November 2006). The permission for **Cut 05 (Five) no. of trees** (Tree no. 01 , 02, 249 , 251 , 254) and **transplant 214 (Two Hundred Fourteen) no. of tree** (3 to 8 , 8 A , 9,10 ,10A, 11 to 14, 14 A , 15 ,16,16 A ,16 B, 17, 17A , 18 to 22 , 22 A, 23 , 24, 24A , 25 to 33, 33A , 34 to 39 , 39A to 39 D , 40 , 40 A to 40 C, 41 to 77, 77A , 78 to 121 , 158 to 170 , 176, 177,180 to185 , 187 to 191 , 196 to 220 ,224 to 228 , 228 A ,228 B, 235, 238 to 241 , 244, 246 to 248, 250,252,253,255 to 262) and to retain **62 (Sixty Two) no. of tree** (Tree no. 122 to 157 ,171 to 175, 178,179,186,192 to 195,221 to 223,229 to 234 ,236,237 , 242, 243, 245) which are coming in the construction of proposed building / work has been considered by the **Tree Authority meeting 243 dt 28.10.2015**.

You are directed to plant **10** nos of tree in the said property in lieu of the trees allowed to cut within 30 days in accordance with the provisions under section 8 (5) of the said Act and intimate to the Tree Officer about the action taken thereto.

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

Further in accordance with the provisions under section 11(1) of the said Act, you are hereby directed to plant requisite number of trees as per the norms of the Tree Authority's i.e in open spaces two (2) trees per 100 sq.mtr and in R.G. Area five (5) trees per 100 sq.mtr and care should be taken so that tree grows properly and give a report to the Tree Officer about the conditions of these trees once in six month for a period of 3 years.

As per provision under section 19 (b) you are directed to obtain the N.O.C. of the Tree Officer for planting of trees in open spaces as well as R.G. Area as per the norms of Tree Authority's before getting occupation /completion certificate of the newly constructed building.

Your attention is kindly drawn to the provisions under section of 21 of the Maharashtra (Urban Areas) Protection & Preservation of Trees Act 1975 , as modified on 9th june 2004.

21 .1) Whoever fells any tree or causes any tree to be felled in contraventions of the provisions of the Act or without reasonable excuse fails to comply with any order issued or conditions imposed by the Tree Authority's or the Tree officer or any officers and servants subordinate to him in the discharge of their functions under this Act ,shall on convection be punished with the fine of not less one thousand rupees which may extend upto five thousand rupees for every offence and also with imprisonment for a term of not less than one week , which may extent upto one year.

2) The felling or causing of felling of each tree without the permission of the Tree Authority's shall constitute a separate offence.

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

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

You are requested to contact Asstt. Supdt.of Gardens ' E ' ward to monitor the technical aspects for transplantation and plantation of trees whose contact no. 8879001510

Thanking you.

Yours faithfully,


7-11-15
Supdt.of Gardens
& Tree Officer

ENCLOSURE-V

Cost break up of Environmental Management Plan

COST OF EMP – CONSTRUCTION PHASE

Sr. No	Particulars	Mitigation	Cost(In Lakhs)
1	Water Sprinkling	To reduce the dispersion of dust arising due to traffic movement.	5
2	Environmental Monitoring	To continuously check the quality of environment parameters	4.5
3	Health Checkup	Periodical checkup to ensure proper health for construction workers	5
4	Site sanitation	To create hygienic working conditions at site	4
		Total Cost	18.5

COST OF EMP – OPERATION PHASE

Sr. No.	Method Adopted	Annual Maintenance And Operational Cost (In Lakhs/year)
1	Rain Water Harvesting	4
2	MSW	3
3	STP	15
4	Solar Energy System	15
5	Landscaping	10
	Total	47

ENCLOSURE-VI

News Paper Advertisement

THE FREE PRESS JOURNAL
MUMBAI WEDNESDAY JULY 13, 2016

17

RESINS & PLASTICS LTD.
Regd. Office

Plot No. A-8, Marol Industrial Estate of MIDC, Cross Rd - B Street No. 5,
Andheri (East), Mumbai - 400 093 Tel: 6198 7000 Fax: 61987099
Email: info@resplast.com website: www.resplast.com
CIN - L25209MH1981PLC012223

NOTICE

Notice pursuant to Regulations 29 read with Regulation 47 of SEBI (Listing Obligations and Disclosures Requirements) Regulations, 2015 is hereby given that the Meeting of the Board of Directors of the Company will be held on Monday, the 26th July, 2016, inter alia to consider and approve the Un-audited Financial Results for the Financial Year ended 30th June, 2016.

By order of the Board
For Resins & Plastics Limited

(Sd/-)
Authorized Signatory

Share Mumbai

PUBLIC NOTICE

This PUBLIC NOTICE is given that my clients the Partners of M/S. CASTLE ROCK INN are intending to purchase the immovable property i.e. office/commercial premises more particularly described in the schedule hereunder written, from MR. RAHUL RAMESH SHAH, if any person has any claim, share, right, title or interest of any nature whatsoever into upon or in respect of the scheduled properties more particularly described as under or any part thereof by way of sale, lease, lien, charge, mortgage, gift, easement, inheritance or otherwise in any manner whatsoever, he/she/they should notify the same in writing with all particulars and copies of all relevant documents in support thereof within 14 days from the date of publication of notice to the undersigned at 2/1, Kalyani Devi Compound, Chirag Nagar, Ghakopar (W), Mumbai-400066, if no notice or claim shall be received by me within 14 days, I shall presumed title and ownership to the scheduled properties to be clear, marketable and free from all encumbrances and holder of claim if any shall be deemed to has/have waived/surrendered and given in the name and I shall be satisfied and

NOTICE

Notice is hereby given by Goodtime Real Estate Development Pvt. Ltd. that Residential project with shop line on plot bearing C. S. No. 707 of Mazgaon division (N.G.E. Mill Compound) situated at Dr. Babasaheb Ambedkar Road, Byculla (E), Mumbai, Maharashtra State has been accorded environmental clearance and copies of clearance letters are available with Maharashtra Pollution Control Board and may also be seen at website at-<http://ec.maharashtra.gov.in>

PUBLIC NOTICE

NOTICE is hereby given that my client Mr. Jitendra Shashikant Ambekar, addressed at Flat No. 421, Mitara Apartment, Oshav Nagar, Shantivan, Borivali (East) Mumbai - 400 066. My client was holding Original Allotment Letter dated 23-06-1988 of Flat No. 110 on Second Floor, Adhik Cooperative Housing Society Limited, Flat No. RH-65, Residential Zone, M. I. D. C. Dombivli (East), Thane - 421 201 (Hereinafter referred as 'said flat') issued by M/s. Planners & Designers to Smt. Seema Shashikant Ambekar (Hereinafter referred as 'said Allotment Letter'). My client has lost the Original Allotment Letter dated 23-06-1988. My client has not handed over the said Original Allotment Letter dated 23-06-1988 to any third Person, Firm, Society, Company, Corporation or any Body Corporate.

If any Person, Firm, Society, Company, Corporation or any Body Corporate has any claim or lien on the said flat due to the said Original Allotment Letter dated 23-06-1988 may file such claims or objections if any within the period of 14 days from the date of this notice to -

Adv. Mangesh Bhogale

B-507, Savva CHSLM, JHADA Bhoodhi, 5, Ashokvan, Borivali (East), Mumbai-400066

ENCLOSURE-VII

Environment Clearance letter dated 28th June, 2016

STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

SEAC-2014/CR-133/TC-I
Environment department
Room No. 217, 2nd floor
Mantralaya Annexe,
Mumbai- 400 032
Dated: 28th June, 2016

To,
M/s Goodtime Real Estate Development P L.
1, Peninsula Spenta,
Mathuradas Mills, Senapati Bapat Marg,
Lower Parel, Mumbai- 400 013.

Subject: Environment clearance for proposed residential project with shop line on plot bearing CTS No. 707, N.G.E. Mill Compound, off dr.Babasaheb Ambedkar road, Byculla (e), Mumbai by M/s Goodtime Real Estate Development P L

Sir,

This has reference to your communication on the above mentioned subject. The proposal was considered as per the EIA Notification - 2006, by the State Level Expert Appraisal Committee-II, Maharashtra in its 41st meeting and recommend the project for prior environmental clearance to SELAA. Information submitted by you has been considered by State Level Environment Impact Assessment Authority in its 98th meeting.

2. It is noted that the proposal is considered by SEAC-II under screening category 8(a) B2 as per EIA Notification 2006.

Brief Information of the project submitted by you is as-

Name of the Project	707, Byculla (A proposed residential project with Public Parking Lot)
Project Proponent	M/s. Goodtime Real Estate Development Pvt. Ltd.
Consultant	Name- Mr. H.K. Desai M/s. Enviro Analysts and Engineers Pvt. Ltd
Accreditation of the consultant(NABET Accreditation)	QCI NABET LIST for the Construction Project/ Area Development Project/Township -Accreditation from NABET
Type of Project: Housing Project/Industrial Estate/SRA Scheme/MHADA/ Township or others	Township project
Location of the project	Plot Bearing CTS No. 707 (Plot A) of Village Division Mazgaon, E Ward, (N.G.E. Mill compound), Dr. Babasaheb Ambedkar Road, Byculla (East) , Mumbai

Whether in Corporation/municipal/other area	MCGM				
Applicability of the DCR	MCGM DCR, 1991				
Note on the initiated work (if applicable)	Not Applicable				
LOI/NOC from MHADA/ other approvals (if Applicable)	Reservation plot to be handed over to MHADA.				
Total plot area (sq.m.)	Total Plot area = 31,316.56 Sq.m				
Deductions	Net plot area = 20,578.83 Sq.m.				
Net Plot Area	Net plot area for development = 17,791.01 Sq.m.				
Permissible FSI (including TDR etc.)	4.00				
Proposed Built Up Area(FSI & Non FSI)	FSI= 55,925.28 Sq.m Non FSI= 1,01,525.24 Sq.m Construction Area= 1,57,450.52 Sq.m Sq.m.				
Ground Coverage Area (percentage of plot not open to sky)	% of ground Coverage = 51.32% on net plot area				
Estimated Cost of the project	530 Cr.				
Number of Buildings & configuration(s)	<table border="1"> <tr> <td>Configuration for Sale component</td><td> <p>Tower A : 3 B+G+ 6 P+ E deck+ 52 Habitable floors, 2 service floors and 3 fire check floors Height :225.15m</p> <p>Tower B: 3 B+G+ 6 P+ E deck+ 52 Habitable floors, 2 service floors and 3 fire check floors Height: 225.15m</p> </td></tr> <tr> <td>Configuration of EWS Component</td><td> <p>Stilt + 22 floors Height : 66.50 m</p> </td></tr> </table>	Configuration for Sale component	<p>Tower A : 3 B+G+ 6 P+ E deck+ 52 Habitable floors, 2 service floors and 3 fire check floors Height :225.15m</p> <p>Tower B: 3 B+G+ 6 P+ E deck+ 52 Habitable floors, 2 service floors and 3 fire check floors Height: 225.15m</p>	Configuration of EWS Component	<p>Stilt + 22 floors Height : 66.50 m</p>
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Configuration of EWS Component	<p>Stilt + 22 floors Height : 66.50 m</p>				
Number of tenants and shops	Tower A – 248 No's Tower B – 249 No's Retail – 10 SHOPS EWS – 102 No's				
Number of expected residents/users	2734 No's of Tower Residential population + 30 No's of Retail shop population 510 No's of EWS residential population. 146 No's of people in Public Parking Lot (Floating Population)				
Tenant density per hector	Sale: 286 tenants/hector EWS: 2318 tenants/hector				
Height of Building(s)	225.15 m of sale Building and 66.50 m of EWS building				
Right of way (Width of the road from the nearest fire station to the proposed building(s))	Byculla Fire Station – 1.50 Km.				

Turning radius for easy access of fire tender movement from all around the building excluding the width for the plantation	7.5 m																																												
Existing Structure(s)	There are existing mills on the plot that shall be demolished during pre construction phase																																												
Details of the demolition with disposal (If applicable)	Demolition waste quantity.																																												
	<table><tr><th>Sr. No.</th><th>Description</th><th>Unit</th><th>Quantity</th></tr><tr><td>1</td><td>Chimney</td><td></td><td></td></tr><tr><td>1.1</td><td>Brick work</td><td>Sqm</td><td>471</td></tr><tr><td>2</td><td>Partly Demolished wall</td><td></td><td></td></tr><tr><td>2.1</td><td>Brick Work</td><td>Cum</td><td>11</td></tr><tr><td>2.2</td><td>Rubble Stone Masonary</td><td>Cum</td><td>1193</td></tr><tr><td>3</td><td>Permenet Structures</td><td></td><td></td></tr><tr><td>3.1</td><td>Brick Work</td><td>Cum</td><td>2890</td></tr><tr><td>3.2</td><td>R.C.C.</td><td>Cum</td><td>1508</td></tr><tr><td>3.3</td><td>Rcinforcemet</td><td>MT</td><td>95.24</td></tr><tr><td>3.4</td><td>Structural Steel</td><td>MT</td><td>2.51</td></tr></table>	Sr. No.	Description	Unit	Quantity	1	Chimney			1.1	Brick work	Sqm	471	2	Partly Demolished wall			2.1	Brick Work	Cum	11	2.2	Rubble Stone Masonary	Cum	1193	3	Permenet Structures			3.1	Brick Work	Cum	2890	3.2	R.C.C.	Cum	1508	3.3	Rcinforcemet	MT	95.24	3.4	Structural Steel	MT	2.51
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	1.1	Brick work	Sqm	471																																									
	2	Partly Demolished wall																																											
	2.1	Brick Work	Cum	11																																									
	2.2	Rubble Stone Masonary	Cum	1193																																									
	3	Permenet Structures																																											
	3.1	Brick Work	Cum	2890																																									
	3.2	R.C.C.	Cum	1508																																									
	3.3	Rcinforcemet	MT	95.24																																									
	3.4	Structural Steel	MT	2.51																																									
	Managment																																												
RCC work, Bricks shall be used for the filling and paving of internal road.																																													
Steel shall be sold to recycler																																													
Total Water Requirement	For Sale Component : Total Population in nos.= 2734 Total Fresh water= 247 KLD Total Flushing water= 124 KLD Landscape water = 50 KLD Total water requirement= 50 KLD For EWS Component : Total Population in nos.= 510 Total Fresh water= 50 KLD Total Flushing water= 25 KLD Total water requirement= 75 KLD																																												

Rain Water Harvesting (RWH)	DESCRIPTION			
	Terrace area (A) in Sqmt	1480		
	Runoff Coefficient	0.85		
	Annual Rainfall in Mumbai (mm)	2065		
	Annual Collection from roof (mm)	2598		
	Q = Rain Water Collection in cum per day	35		
	considering 2 days holding capacity (cum)	70 cum		
	Setting-Up Cost(In Lakhs)= 10			
	Operation and Maintenance (In Lakhs / annum) =2			
UG tanks		Description	Domestic	Flushing
	Sale Component	Tank Capacities (Basement)	262 cum	135 cum
		Fire Tank (A) (Basement)	150 cum	
		Fire Tank (B) (Basement)	150 cum	
		RWH tank (Basement)	70 Cum	
	EWS Component	Description	Domestic	Flushing
		UG Tank Capacities	52 cum	25 cum
		Fire UG tank	50 Cum	
		Fire UG tank	50 Cum	
	Strom water drainage	Sr no	PARTICULARS (Surface Run-off Calc For the Plot (cum/sec)	
1		Paved Area		0.176
2		Unpaved Area		0.007
3		Landscape Area		0.057
4		Total vol. to be discharged in Dr in in case of max. intensity rainfall		0.24
5		Total volume to be discharged in Drain in case of avg. rainfall		0.079

	Thus the Total actual Discharge is 0.24 Cum/sec and the design discharge is 0.25 Cum/sec																							
	Proposed Drain channel for sale plot: 0.6*0.6m Proposed Drain channel for EWS plot: 0.45*0.45m																							
Sewage & Waste Water	<p>Sale Component: Total sewage generated= 322 KLD STP capacity selected for sale component (KLD) = 350 STP Area in Sq. m. = 310</p> <p>EWS Component: Total Sewage Generated= 68 KLD STP capacity selected for EWS component (KLD) = 70 STP Area in Sq. m. = 61</p> <p>Public Parking lot: Total sewage generated= 3.2 KLD Modular STP Capacity= 5 KLD</p> <p>Setting-Up Cost(In Lakhs)= 150 Operation and Maintenance (In Lakhs / annum) =15</p>																							
Solid Waste Management	<p>1.SALE COMPONENT</p> <table><tr><td>Biodegradable waste</td><td>753 kg/day</td></tr><tr><td>Non Biodegradable waste</td><td>502 kg/day</td></tr></table> <p>2.EWS COMPONENT</p> <table><tr><td>Biodegradable waste</td><td>172 kg/day</td></tr><tr><td>Non Biodegradable waste</td><td>115 kg/day</td></tr></table> <p>Waste management Calculation:</p> <table><tr><td>Biodegradable waste</td><td>753 kg/day</td></tr><tr><td>Non Biodegradable waste</td><td>502 kg/day</td></tr><tr><td>OWC capacity</td><td>125 kg</td></tr><tr><td>Motor</td><td>13.5 HP</td></tr><tr><td>Area required for Machine</td><td>1.98 m x 1.40 m x 1.47 m</td></tr><tr><td>Space left for movement</td><td>1.5 mt around the machine</td></tr><tr><td>Total area for bins with 2ft space in between</td><td>Bins required Biodegradable- 4 no's Non biodegradable-4no's Total no of bins: 7.0 no's Total area for bins with 2ft space = 9.35 sq mts</td></tr></table>		Biodegradable waste	753 kg/day	Non Biodegradable waste	502 kg/day	Biodegradable waste	172 kg/day	Non Biodegradable waste	115 kg/day	Biodegradable waste	753 kg/day	Non Biodegradable waste	502 kg/day	OWC capacity	125 kg	Motor	13.5 HP	Area required for Machine	1.98 m x 1.40 m x 1.47 m	Space left for movement	1.5 mt around the machine	Total area for bins with 2ft space in between	Bins required Biodegradable- 4 no's Non biodegradable-4no's Total no of bins: 7.0 no's Total area for bins with 2ft space = 9.35 sq mts
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	Waste Processing / batch	125 kg/ batch in 15 min			
	Time for total waste	Approx 2 Hrs			
	Shelf required to store the entire 15 days processed waste	One shelf can consists crates (shelf size 365 x 122 x 235 cm)=400 no's of crates Shelve Required :10 no's Total area for shelves-44.5 sq mts			
	Total area of 10 shelves	85 sq mts			
	Area required after 0.5 m space between shelves	110 sq mts			
	Total area required for SWM (collection +curing +machine room)	130 sq mts			
	Setting-Up Cost(In Lakhs)= 40 Operation and Maintenance (In Lakhs / annum) = 10				
Green Belt Development	RG area on Ground : 4456.35 Sq m Percentage of RG required on ground : 4,447.75 Sq m (25% on Net plot area) RG provided on ground : 4456.35 Sq m No. of trees to be planted on ground: 97 No's Landscape on podium: 3338 Sq.m. Total No. of trees on site: 281 No's Trees to be Cut: 5 No's Trees to be transplanted : 214 No's Trees to be retained: 62 No.s Setting-Up Cost(In Lakhs)= 100 Operation and Maintenance (In Lakhs / annum) =10				
	Energy requirement in operation phase (Source- TATA Power) Connected load : 13.7 MW Maximum Demand : 4.99MW D.G. Set (to be used only during Emergency) 1 nos. 1250 kVA & 1 nos. 500 kVA Energy saving for Sale component:				
Energy					
	Area	Per day unit consumption(KW H)	Saving percentage (%)	Per day unit consumption with savings (KWH)	Savings in units(KW H)
	A Savings due to lamp				
	1. Common Area Ltg.	42.00	30.00	29.40	12.60
	2. Common Area Ltg.	70.00	30.00	49.00	21.00
	3. Compound/St. Ltg.	21.00	30.00	14.70	6.30

B	Savings due to electronic ballast				
	1. Common Area Ltg.	42.00	23.00	32.34	9.66
	2. Common Area Ltg.	70.00	23.00	53.90	16.10
	3. Compound/St. Ltg.	21.00	23.00	16.17	4.83
C	Saving in elevator units	240.00		240.00	-
D	Saving due to pumps	64.00	15.00	54.40	9.60
E	Savings due to timer / sensor				
	1. Savings in common area & external ltg. for 4hours (100%lighting on.)	133.00		133.00	-
	2. Savings in common area & external ltg. for 4hours (50%lighting on.)	133.00	50.00	66.50	66.50
	3. Savings in common area & external ltg. for 4hours (25%lighting on.)	133.00	75.00	33.25	99.75
F	By Providing APFC Panels (for improving power factor				59.97

	from 0.8 to 0.98)				
	Therefore Average KWH/Day Saving:				306.31
	Therefore Average KWH/Annun Saving:				111,803.33
	THEREFORE AVERAGE ANNUAL ENERGY SAVINGS IN %:				15.98%
Energy saving for EWS component:					
	Area	Per day unit consumption(KWH)	Saving percentage (%)	Per day unit consumption with savings (KWH)	Savings in units(KWH)
A	Savings due to lamp				
1.	Common Area Ltg.	420.00	35.00	273.00	147.00
2.	Common Area Ltg.	406.00	35.00	263.90	142.10
3.	Compound/Storage Ltg.	210.00	35.00	136.50	73.50
B	Savings due to electronic ballast				
1.	Common Area Ltg.	420.00	23.00	323.40	96.60
2.	Common Area Ltg.	406.00	23.00	312.62	93.38
3.	Compound/Storage Ltg.	210.00	23.00	161.70	48.30
C	Saving due to 5 Star rating A.C Units				
	Club House	1,230.00	15.00	1,045.50	184.50

	D	Saving in elevator units	3,600.00		3,600.00	
	E	Savings due to timer / sensor				
	1.	Savings in common area & external ltg. for 4 hours (100% lighting on.)	1,036.00		1,036.00	
	2.	Savings in common area & external ltg. for 4 hours (50% lighting on.)	1,036.00	50.00	518.00	518.00
	3.	Savings in common area & external ltg. for 4 hours (25% lighting on.)	1,036.00	75.00	259.00	777.00
	I	Sludge and STP	164.00		164.00	
	J	Saving due to pumps	392.40	15.00	333.54	58.86
	K	By Providing APFC Panels (for improving power factor from 0.8 to 0.98)				1,225.26
		MD			AVG.	AVG.
		KW		QTY.	HRS/DAY	KWH/DAY
	L	Saving due to electricity	12.00	1.00	8.00	96.00

		generated by solar systems				
	M	Saving due to hot water generated by solar systems	15.00	1.00	4.00	60.00
		Therefore Average KWH/Day Saving:				3,520.50
		Therefore Average KWH/Annun Saving:				1,284,981.39
		THEREFORE AVERAGE ANNUAL ENERGY SAVINGS IN %:				12.95%
ECBC Compliances						
S. No.	Section No.	Requirement	Compliance Met			
1	7.2.1.4	Exterior Lighting to be within Specified limits	Energy saving luminaires like LED are provided instead of metal halide lamps.			
			Provided with Astronomical Time Switch to be kept operational only during night mode.			
2	7.3	Interior lighting power to be within specified limits	For common area like basement parking, staircase, lift lobbies, the lighting is done by using T5 & LED Lights instead of T8 which ensures the internal lighting power to be within the specified limits.			
3	8.2.2	Energy efficient motor	1) All Lifts & Ventilation Fans shall run on VFD Drives which results in 20% energy saving. Compliance as per IS 12615.			

			2) All motors shall be of class I category that would give better efficiency & less losses.
Environmental Management plan Budgetary Allocation	Setting-Up Cost(In Lakhs)= 20 Operation and Maintenance (In Lakhs / annum) = 1.4		
	During Construction phase		
	Sr. No.	Method Adopted	Setting-Up Cost (In Lakhs)
	1	Rain Water Harvesting	10
	2	MSW	40
	3	STP	150
	4	Solar Energy System	130
	5	Landscaping	100
	6	DMP	2310
		Total	2740
Traffic Management	During Operation phase		
	Sr. No.	Method Adopted	Annual Maintenance And Operational Cost (In Lakhs/year)
	1	Rain Water Harvesting	2
	2	MSW	10
	3	STP	15
	4	Solar Energy System	15
	5	Landscaping	10
	6	DMP	140
		Total	192
	Captive parking statement		
	Tower A parking		490 No;s
	Tower B Parking		491 No's
	Commercial parking		11 No's
	Total		992 No's
	Permissible 25% additional (as per		248

	approval)							
	Total permissible		1240 No's					
	Parking provided		1151 No's					
	Public parking statement:							
	Sr. No	Parking Level	No. of LMV Parking Bays	No. of Two-wheeler Parking Bays	Total LMV Nos	No. of LCV Parking Bays	No. of HMV Parking Bays	Total
	1	Ground Level	8	-	8	7	15	30
	2	Basement B1	7	121 (27ECPS)	34	55	-	89
	3	Basement B2	131	215 (46 ECPS)	177	-	-	177
	4	Basement B3	190	-	190	-	-	190
	Total		336	336 (73 ECPS)	409	62	15	486
Internal Road width- 9 meter wide and 6 meter wide Abutting road – 36.57 meter wide Ambedkar road.								
CRZ/RRZ Clearance obtain, if any	Not required							
Distance from Protected Area/Critically Polluted area/Eco-sensitive areas /inter-State boundaries	Not required							
CFO NOC for the above said building structure(s)	Received dated 26/03/2015							
HRC NOC for the above said building structure(s) (if applicable)	Received dated 12/10/2015							
Consent for the water for the above said detail(s)	Received dated 12/05/2015							
Precertification for Green Building from Indian Green Building Council and other recognized institutes (if applicable)	IGBC Green Homes Pre-certified Platinum, April, 2015.							

3. The proposal has been considered by SEIAA in its 98th meeting & decided to accord environmental clearance to the said project under the provisions of Environment Impact Assessment Notification, 2006 subject to implementation of the following terms and conditions :

General Conditions for Pre- construction phase:-

- (i) This environmental clearance is issued subject to land use verification. Local authority / planning authority should ensure this with respect to Rules, Regulations, Notifications, Government Resolutions, Circulars, etc. issued if any. Judgments/orders issued by Hon'ble High Court, Hon'ble NGT, Hon'ble Supreme Court regarding DCR provisions, environmental issues applicable in this matter should be verified. PP should submit exactly the same plans appraised by concern SEAC and SEIAA. If any discrepancy found in the plans submitted or details provided in the above para may be reported to environment department. This environmental clearance issued with respect to the environmental consideration and it does not mean that State Level Impact Assessment Authority (SEIAA) approved the proposed land use.
- (ii) E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2011.
- (iii) Provide high quality noise barriers near Dr. Ambedkar Hospital and the zoo and the construction activity should be controlled to avoid noise pollution
- (iv) Occupation certificate shall be issued to the project by Local Planning Authority only after ensuring availability of drinking water and connectivity of the sewer line to the project site.
- (v) 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.
- (vi) PP has to abide by the conditions stipulated by SEAC & SEIAA.
- (vii) The height, Construction built up area of proposed construction shall be in accordance with the existing FSI/FAR norms of the urban local body & it should ensure the same along with survey number before approving layout plan & before according commencement certificate to proposed work. Plan approving authority should also ensure the zoning permissibility for the proposed project as per the approved development plan of the area.
- (viii) "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.
- (ix) All required sanitary and hygienic measures should be in place before starting construction activities and to be maintained throughout the construction phase.

General Conditions for Construction Phase-

- (i) 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 and First Aid Room etc.
- (ii) 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.

- (iii) The solid waste generated should be properly collected and segregated. dry/inert solid waste should be disposed off to the approved sites for land filling after recovering recyclable material.
- (iv) Disposal of muck 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.
- (v) Arrangement shall be made that waste water and storm water do not get mixed.
- (vi) All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
- (vii) 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.
- (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) 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.
- (x) Construction spoils, including bituminous material and other hazardous materials must not be allowed to contaminate watercourses and the dumpsites for such material must be secured so that they should not leach into the ground water.
- (xi) Any hazardous waste generated during construction phase should be disposed off as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.
- (xii) 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.
- (xiii) The diesel required for operating DG sets shall be stored in underground tanks and if required, clearance from concern authority shall be taken.
- (xiv) Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.
- (xv) 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.

- (xvi) 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. (The above condition is applicable only if the project site is located within the 100Km of Thermal Power Stations).
- (xvii) Ready mixed concrete must be used in building construction.
- (xviii) The approval of competent authority shall be obtained for structural safety of the buildings due to any possible earthquake, adequacy of firefighting equipment's etc. as per National Building Code including measures from lighting.
- (xix) Storm water control and its re-use as per CGWB and BIS standards for various applications.
- (xx) Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
- (xxi) The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.
- (xxii) 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. Discharge of this unused treated effluent, if any should be discharge in the sewer line. Treated effluent emanating from STP shall be recycled/refused to the maximum extent possible. Discharge of this unused treated effluent, if any should be discharge in the sewer line. Treatment of 100% gray water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP.
- (xxiii) Permission to draw ground water and construction of basement if any shall be obtained from the competent Authority prior to construction/operation of the project.
- (xxiv) Separation of gray and black water should be done by the use of dual plumbing line for separation of gray and black water.
- (xxv) 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.
- (xxvi) Use of glass may be reduced up to 40% to reduce the electricity consumption and load on air conditioning. If necessary, use high quality double glass with special reflective coating in windows.
- (xxvii) Roof should meet prescriptive requirement as per Energy Conservation Building Code by using appropriate thermal insulation material to fulfill requirement.
- (xxviii) Energy conservation measures like installation of CFLs /TFLs for the lighting the areas outside the building should be integral part of the project design and should be in place before project commissioning. Use 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. Use of solar panels may

be done to the extent possible like installing solar street lights, common solar water heaters system. Project proponent should install, after checking feasibility, solar plus hybrid non-conventional energy source as source of energy.

- (xxix) Diesel power generating sets proposed as source of backup power for elevators and common area illumination during operation 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.
- (xxx) Noise should be controlled to ensure that it does not exceed the prescribed standards. During nighttime the noise levels measured at the boundary of the building shall be restricted to the permissible levels to comply with the prevalent regulations.
- (xxxi) 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.
- (xxxii) Opaque wall should meet prescriptive requirement as per Energy Conservation Building Code, which is proposed to be mandatory for all air-conditioned spaces while it is aspiration for non-air-conditioned spaces by use of appropriate thermal insulation material to fulfill requirement.
- (xxxiii) The building should have adequate distance between them to allow movement of fresh air and passage of natural light, air and ventilation.
- (xxxiv) 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.
- (xxv) 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.
- (xxvi) Six monthly monitoring reports should be submitted to the Regional office MoEF, Bhopal with copy to this department and MPCB.

General Conditions for Post- construction/operation phase-

- (i) 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 in Para 2. Prior certification from appropriate authority shall be obtained.
- (ii) Wet garbage 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. Local authority should ensure this.

- (iii) Local body should ensure that no occupation certification is issued prior to operation of STP/MSW site etc. with due permission of MPCB.
- (iv) A complete set of all the documents submitted to Department should be forwarded to the Local authority and MPCB.
- (v) In the case of any change(s) in the scope of the project, the project would require a fresh appraisal by this Department.
- (vi) A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.
- (vii) 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 and year-wise expenditure should reported to the MPCB & this department.
- (viii) 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://ec.maharashtra.gov.in>.
- (ix) 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.
- (x) 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.
- (xi) The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, SO₂, NO_x (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.
- (xii) 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.
- (xiii) 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.

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. In case of submission of false document and non-compliance of stipulated conditions, Authority/ Environment Department will revoke or suspend the Environmental Clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.
6. The Environment department reserves the right to add any stringent condition or to revoke the clearance if conditions stipulated are not implemented to the satisfaction of the department or for that matter, for any other administrative reason.
7. **Validity of Environment Clearance:** The environmental clearance accorded shall be valid for a period of 7 years as per MoEF&CC Notification dated 29th April, 2015.
8. In case of any deviation or alteration in the project proposed from those submitted to this department for clearance, a fresh reference should be made to the department to assess the adequacy of the condition(s) imposed and to incorporate additional environmental protection measures required, if any.
9. 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.
10. Any appeal against this environmental 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.

(S. M. Gayai)

Member Secretary, SEIAA

Copy to:

1. Shri. Johnny Joseph, Chairman, IAS (Retd.), SEAC-II, office of the Lokayukta and New Up- Lokayukta, New Administrative Building, 1st floor, Madam Cama Road, Mumbai.
2. Additional Secretary, MOEF, 'MoEF & CC, Indira Paryavaran Bhavan, Jorbagh Road, Aliganj, New Delhi-110003.
3. The CCF, Regional Office, Ministry of Environment and Forest (Regional Office, Western Region, Kendriya Paryavaran Bhavan, Link Road No- 3, E-5, Ravi-Shankar Nagar, Bhopal- 462 016). (MP).

4. IA- Division, Monitoring Cell, MoEF & CC, Indira Paryavaran Bhavan, Jorbagh Road, Aliganj, New Delhi-110003.
5. Managing Director, MSEDCL, MG Road, Fort, Mumbai
6. Commissioner, Municipal Corporation Greater of Mumbai.
7. Member Secretary, Maharashtra Pollution Control Board, with request to display a copy of the clearance.
8. Regional Office, MPCB, Mumbai.
9. Select file (TC-3)

(EC uploaded on

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AMBIENT AIR QUALITY MONITORING ANALYSIS REPORT

CLIENT'S NAME & ADDRESS	REPORT NO	HS/LAB/AA/7287A
M/s. Goodtime Real Estate Development Pvt. Ltd. Salsette 27, Byculia.	DATED	13/11/2021
	LAB REFERENCE NO	HS/LAB/AA/396A
	DATE OF SAMPLING	09&10/11/2021
	DATE OF ANALYSIS	11-13/11/2021

RESULTS

SR. NO.	DESCRIPTION	UNIT	RESULT	NAAQS LIMITS
01	DATE OF SAMPLING	DD/MM/YY	09&10/11/2021	
02	TEST LOCATION		Project Site	
03	TIME OF SAMPLING (00.00)	Hrs.	13:00	
04	AMBIENT TEMPERATURE (Max/Min)	Deg C	30/23	
05	RELATIVE HUMIDITY	% RH	61	
06	SAMPLING DURATION	Hrs.	24	
07	PM ₁₀	µg/m ³	59.67	100
08	PM _{2.5}	µg/m ³	30.48	60
09	SO ₂	µg/m ³	9.16	80
10	NO ₂	µg/m ³	20.76	80
11	CO (1 hour)	mg/m ³	0.084	04
12	NH ₃	µg/m ³	BDL	400
13	Pb	µg/m ³	BDL	1.0
14	Ozone	µg/m ³	Not Detected	100
15	Benzene	µg/m ³	Not Detected	05
16	Benzo(a)Pyrene	ng/m ³	Not Detected	01
17	Arsenic	ng/m ³	BDL	06
18	Nickel	ng/m ³	BDL	20

REMARK/OBSERVATIONS:

NAAQS-National Ambient Air Quality Standards.

BDL-Below Detectable Level

Monitoring results are well within the limits prescribed by NAAQS.

For **HORIZON SERVICES**



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AMBIENT NOISE MONITORING REPORT

CLIENT'S NAME & ADDRESS	REPORT NO.	HS/LAB/AA/7287A
M/s. Goodtime Real Estate Development Pvt. Ltd. Salsette 27, Byculla.	DATED	13/11/2021
	DATE OF SAMPLING	09/11/2021

RESULTS

SR. NO.	TEST LOCATION	UNIT	RESULT
			Day Time 13:30 Hrs.
01	Project Site	dB(A)	54.7

REMARK/OBSERVATIONS:

LIMITS – Refer Noise Annexure Enclosed

For **HORIZON SERVICES**



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Noise Annexure

THE NOISE POLLUTION (REGULATION AND CONTROL) RULES, 2000

(The Principal Rules were published in the Gazette of India, vide S.O. 123(E), dated 14.2.2000 and subsequently amended vide S.O. 1046(E), dated 22.11.2000, S.O. 1088(E), dated 11.10.2002, S.O. 1569 (E), dated 19.09.2006 and S.O. 50 (E) dated 11.01.2010 under the Environment (Protection) Act, 1986.)

SCHEDULE

(see rule 3(1) and 4(1))

Ambient Air Quality Standards in respect of Noise

Area Code	Category of Area / Zone	Limits in dB(A) Leq*	
		Day Time	Night Time
(A)	Industrial area	75	70
(B)	Commercial area	65	55
(C)	Residential area	55	45
(D)	Silence Zone	50	40

- Note:-
1. Day time shall mean from 6.00 a.m. to 10.00 p.m.
 2. Night time shall mean from 10.00 p.m. to 6.00 a.m.
 3. Silence zone is an area comprising not less than 100 metres around hospitals, educational institutions, courts, religious places or any other area which is declared as such by the competent authority
 4. Mixed categories of areas may be declared as one of the four above mentioned categories by the competent authority.



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ANALYSIS REPORT

F/LAB/04/01/17.12.2012

CLIENT'S NAME & ADDRESS	REPORT NO	HS/LAB/WA/7377A-1
707, Byculla, Mazgaon division, 'E' Ward (a proposed Residential Project with Public Parking Lot) by M/s. Goodtime Real Estate Development Pvt. Ltd.-	DATED	19/11/2021
	LAB REFERENCE NO	HS/LAB/WA/0629A
	DATE OF SAMPLING	10/11/2021
	DATE OF ANALYSIS	11/11/2021

DETAILS OF SAMPLE	SAMPLE COLLECTED BY	NATURE	LOCATION
Ground Water Sample	The Client	---	Project Site

RESULT OF ANALYSIS

SR. NO.	DESCRIPTION	UNIT	RESULT	LIMITS AS PER IS10500:2018
01	pH	---	6.88	6.5 – 8.5
02	Temperature	°C	26.00	Not Specified
03	Turbidity	NTU	0.80	< 1.00
04	Electrical Conductivity	mS/cm	0.620	Not Specified
05	Total Dissolved Solids	mg/lit	404.00	< 500.00
06	Total Suspended Solids	mg/lit	18.00	Not Specified
07	Dissolved Oxygen	mg/lit	3.10	Not Specified
08	Salinity	ppt	1.20	Not Specified
09	Chemical Oxygen Demand	mg/lit	9.75	Not Specified
10	Biochemical Oxygen Demand @ 27°C for 3 days	mg/lit	3.80	Not Specified
11	Chlorides as Cl ⁻	mg/lit	55.16	< 250.00
12	Sulphates as SO ₄ ⁻⁻	mg/lit	34.20	< 200.00
13	Fluoride as F ⁻	mg/lit	NIL	< 1.00
14	Total Alkalinity as CaCO ₃	mg/lit	45.00	< 200.00
15	Nitrate as NO ₃ ⁻	mg/lit	1.26	< 45.00
16	Nitrite as NO ₂ ⁻	mg/lit	0.04	Not Specified
17	Ammonia as NH ₃	mg/lit	0.30	< 0.50
18	Total Phosphate as PO ₄	mg/lit	0.12	Not Specified
19	Magnesium as Mg ⁺⁺	mg/lit	25.60	< 30.00
20	Total Hardness as CaCO ₃	mg/lit	120.00	< 200.00



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21	Sodium as Na ⁺⁺	mg/lit	26.00	< 0.30
22	Iron as Fe	mg/lit	0.14	< 0.05
23	Copper as Cu	mg/lit	0.08	< 0.05
24	Total Chromium as Cr	mg/lit	BDL< 0.01	< 0.10
25	Chromium as Cr+6	mg/lit	BDL< 0.01	< 0.02
26	Nickel as Ni	mg/lit	BDL< 0.01	< 0.003
27	Cadmium as Cd	mg/lit	BDL< 0.01	< 0.001
28	Mercury as Hg	mg/lit	BDL< 0.01	< 0.01
29	Arsenic as As	mg/lit	BDL< 0.01	< 0.05
30	Cyanide as Cn	mg/lit	BDL< 0.01	< 0.01
31	Lead as Pb	mg/lit	BDL< 0.01	< 5.00
32	Zinc as Zn	mg/lit	0.05	ABSENT
33	Total Coliform	MPN/100ml	30.00	ABSENT
34	Fecal Coliform	Org/100ml	4.00	< 0.30

REMARK: As per IS:10500:2018; above water sample is chemically potable & **bacteriologically unpotable** for drinking purpose, for the parameters tested.

For **HORIZON SERVICES**

Sd/
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ANALYSIS REPORT

F/LAB/04/01/17.12.2012

CLIENT'S NAME & ADDRESS	REPORT NO	HS/LAB/WA/7377A-3
707, Byculla, Mazgaon division, 'E' Ward (a proposed Residential Project with Public Parking Lot) by M/s. Goodtime Real Estate Development Pvt. Ltd.-	DATED	19/11/2021
	LAB REFERENCE NO	HS/LAB/WA/0629A
	DATE OF SAMPLING	10/11/2021
	DATE OF ANALYSIS	11/11/2021

DETAILS OF SAMPLE	SAMPLE COLLECTED BY	NATURE	LOCATION
Soil Sample	The Client	----	Project Site

RESULTS OF ANALYSIS

SR. NO	DESCRIPTION	UNIT	RESULT	Standard as per Ministry of Agriculture 2011	TEST METHOD REFERENCE
01	pH @ 25 °C	---	7.40	< 8.5	IS 2720 (Part 26) 1987
02	Electric Conductance	µS/cm	24.00	15 – 65	IS 14767:2000
03	Colour		Black	Not Specified	Ministry of Agriculture 2011
04	Texture	---		Not Specified	Ministry of Agriculture 2011
04A	Clay	%	58.00	Not Specified	Ministry of Agriculture 2011
04B	Sand	%	28.00	Not Specified	Ministry of Agriculture 2011
04C	Silt	%	14.00	Not Specified	Ministry of Agriculture 2011
05	Organic Matter	%	0.65	0.5 – 0.75	IS 2720 (Part XXII) 1972
06	Bulk Density	g/cm ³	1.52	Not Specified	Ministry of Agriculture 2011
07	Porosity	%	40.00	Not Specified	Ministry of Agriculture 2011
10	Sodium Adsorption Ratio (SAR)	---	12.10	10-18	Ministry of Agriculture 2011
11	Total Nitrogen as N	kg/ha	314.00	280 - 560	SOP NO: HS/ NABL/ SOIL/3A - Ministry of Agriculture 2011
12	Available Potassium as K ⁺⁺	kg/ha	76.00	Not Specified	SOP NO: HS/ NABL/ SOIL/7 - Ministry of Agriculture 2011
13	Available Sodium as Na ⁺⁺	kg/ha	54.00	Not Specified	SOP NO: HS/ NABL/ SOIL/6 - Ministry of Agriculture 2011
14	Available Phosphorus as P	kg/ha	14.10	10- 24.60	SOP NO: HS/ NABL/ SOIL/8 - Ministry of Agriculture 2011



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15	Exchangeable Calcium as Ca ⁺⁺	mg/kg	314.00	< 400.00	SOP NO: HS/ NABL/ SOIL/4 - Ministry of Agriculture 2011
16	Exchangeable Magnesium as Mg ⁺⁺	mg/kg	226.00	< 240.00	SOP NO: HS/ NABL/ SOIL/5 - Ministry of Agriculture 2011

REMARK: Mg exceeding the limit as per specified by Ministry of Agriculture 2011.

For **HORIZON SERVICES**

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ANALYSIS REPORT

F/LAB/04/01/17.12.2012

CLIENT'S NAME & ADDRESS	REPORT NO	HS/LAB/WA/7377A-2
707, Byculla, Mazgaon division, 'E' Ward (a proposed Residential Project with Public Parking Lot) by M/s. Goodtime Real Estate Development Pvt. Ltd.	DATED	19/11/2021
	LAB REFERENCE NO	HS/LAB/WA/0629A
	DATE OF SAMPLING	10/11/2021
	DATE OF ANALYSIS	11/11/2021

DETAILS OF SAMPLE	SAMPLE COLLECTED BY	NATURE	LOCATION
Surface Water Sample	The Client	---	Project Site

RESULT OF ANALYSIS

SR. NO.	DESCRIPTION	UNIT	RESULT	LIMITS IS: 2296 for Surface Water Quality (Class E)
01	pH	---	7.14	< 8.5
02	Temperature	°C	27.00	Not Specified
03	Turbidity	NTU	1.40	Not Specified
04	Electrical Conductivity	mS/cm	0.528	Not Specified
05	Total Dissolved Solids	mg/lit	350.00	< 2100.00
06	Total Suspended Solids	mg/lit	12.00	Not Specified
07	Dissolved Oxygen	mg/lit	4.30	Not Specified
08	Salinity	ppt	2.20	Not Specified
09	Chemical Oxygen Demand	mg/lit	12.70	Not Specified
10	Biochemical Oxygen Demand @ 27°C for 3 days	mg/lit	4.90	Not Specified
11	Chlorides as Cl ⁻	mg/lit	62.20	< 600.00
12	Sulphates as SO ₄ --	mg/lit	48.00	< 1000.00
13	Fluoride as F ⁻	mg/lit	NIL	Not Specified
14	Total Alkalinity as CaCO ₃	mg/lit	38.00	Not Specified
15	Nitrate as NO ₃ ⁻	mg/lit	0.21	Not Specified
16	Nitrite as NO ₂ ⁻	mg/lit	0.08	Not Specified
17	Ammonia as NH ₃	mg/lit	0.16	Not Specified
18	Total Phosphate as PO ₄	mg/lit	0.04	Not Specified



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19	Magnesium as Mg ⁺⁺	mg/lit	31.00	Not Specified
20	Total Hardness as CaCO ₃	mg/lit	120.00	Not Specified
21	Sodium as Na ⁺⁺	%	0.08	Not Specified
22	Iron as Fe	mg/lit	0.16	Not Specified
23	Copper as Cu	mg/lit	BDL< 0.01	Not Specified
24	Total Chromium as Cr	mg/lit	BDL< 0.01	Not Specified
25	Chromium as Cr+6	mg/lit	BDL< 0.01	Not Specified
26	Nickel as Ni	mg/lit	BDL< 0.01	Not Specified
27	Cadmium as Cd	mg/lit	BDL< 0.01	Not Specified
28	Mercury as Hg	mg/lit	BDL< 0.01	Not Specified
29	Arsenic as As	mg/lit	BDL< 0.01	Not Specified
30	Cyanide as Cn	mg/lit	BDL< 0.01	Not Specified
31	Lead as Pb	mg/lit	BDL< 0.01	Not Specified
32	Zinc as Zn	mg/lit	0.05	Not Specified
33	Total Coliform	MPN/100ml	33.00	Not Specified
34	Fecal Coliform	Org/100ml	PRESENT	Not Specified

REMARK: As per IS:2296 (Class E), above water sample is useful for irrigation, industrial cooling and controlled waste disposal purpose.

For **HORIZON SERVICES**

Sd/-

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