



sailesh Agarwal &lt;specialitylandmark@gmail.com&gt;

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**Six monthly compliance report December 2024 - Proposed development project at S. NO. 52/1(P) (CTS 1938) (P) & 54/1/25(P) (CTS 1933) (P), 54/1/26(P) (CTS 1933) (P), 54/1/27(P) (CTS 1934) (P ) Village Mundhwa, Tal Haveli Pune by M/s. Speciality landmarks Pvt Ltd M/s. Speciality landmarks Pvt Ltd**

1 message

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**sailesh Agarwal** <specialitylandmark@gmail.com>

Mon, Dec 9, 2024 at 4:25 PM

To: ecompliance-mh@gov.in, "ropune@mpcb.gov.in" &lt;ropune@mpcb.gov.in&gt;

Bcc: compliances@araenvirosolutions.in

Respected Sir/Madam,

We hereby submit the six monthly compliance report for our Proposed development project at S. NO. 52/1(P) (CTS 1938) (P) & 54/1/25(P) (CTS 1933) (P), 54/1/26(P) (CTS 1933) (P), 54/1/27(P) (CTS 1934) (P ) Village Mundhwa, Tal Haveli Pune by M/s. Speciality landmarks Pvt Ltd

Kindly acknowledge the receipt of the same.

Thanking You,

M/s. Speciality landmarks Pvt Ltd

**Six monthly report\_December 2024.pdf**

5352K

Your (Half Yearly Compliance Report) has been Submitted with following details

|                                 |                                     |
|---------------------------------|-------------------------------------|
| Proposal No                     | SIA/MH/INFRA2/424118/2023           |
| Compliance ID                   | 72505928                            |
| Compliance Number(For Tracking) | EC/COMPLIANCE/72505928/2024         |
| Reporting Year                  | 2024                                |
| Reporting Period                | 01 Dec(01 Apr - 30 Sep)             |
| Submission Date                 | 09-12-2024                          |
| RO/SRO Name                     | Dr Senthil Kumar Sampath            |
| RO/SRO Email                    | agmu156@ifs.nic.in                  |
| State                           | MAHARASHTRA                         |
| RO/SRO Office Address           | Integrated Regional Offices, Nagpur |

**Note:-** SMS and E-Mail has been sent to Dr Senthil Kumar Sampath, MAHARASHTRA with Notification to Project Proponent.

**SPECIALITY LANDMARK PVT LTD.**

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**Date: 18/11/2024**

To,  
The Chief Conservator of Forest,  
Ministry of Environment, Forests & Climate  
Regional Office (WCZ), Ground Floor, East Wing,  
New Secretariat Building, Civil Lines, Nagpur- 440001

**Subject:** Half yearly compliance report for the period of December 2024.

**Reference:** Environmental Clearance vide letter no. - EC23B038MH151353 dated 26/09/2023

Respected Sir,

This is with reference to the proposal for grant of Environment Clearance for the Proposed developmental project at S.No.52/1(P) (CTS 1938) (P), & 54/1/25(P) (CTS 1933) (P), 54/1/26(P) (CTS 1933) (P), 54/1/27(P) (CTS 1934) (P), 54/1/29(P) (CTS 1936) (P) Village-Mundhwa, Tal Haveli, Pune by M/s. Speciality landmark Pvt Ltd.

We are submitting the 6 monthly compliance reports with required annexures of the above referred project.

Kindly acknowledge the same.

Thanking you,

Yours faithfully

  
**Speciality Landmarks Pvt. Ltd**

Authorized Signatory

M/s. Speciality landmark Pvt Ltd **Director**

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**Speciality Landmark Pvt Ltd., T4-T5, 3<sup>rd</sup> Floor, Metropole Building, next to Inox multiplex, Bund Garden Road, Pune-411001.**

# **SIX MONTHLY COMPLIANCE REPORT**

**For**

**Proposed Residential and Commercial development at  
S.No.52/1(P) (CTS 1938) (P), & 54/1/25(P) (CTS 1933) (P),  
54/1/26(P) (CTS 1933) (P), 54/1/27(P) (CTS 1934) (P),  
54/1/29(P) (CTS 1936) (P) VillageMundhwa, Tal Haveli,  
Pune**

**By**

**Speciality Landmarks Private Limited**

**(December 2024)**

| S. No.    | Conditions as per EC  | Compliance Status   |
|-----------|---|---|
|           | <b><u>Specific Conditions:</u></b>  |   |
| <b>A.</b> | <b><u>SEIAA Conditions:</u></b>   |   |
| 1.        | PP has provided mandatory RG Area of 1994.92 Sqm on mother earth without any construction (i.e., club house etc.) Local planning authority to ensure the compliance of the same.  | <b>Noted</b>  |
| 2.        | PP to keep open space unpaved so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.               | <b>Noted and will be complied</b><br><br>PP will keep open space unpaved to ensure permeability of water and will also provide grass pavers of suitable types and strength to increase the water permeable area as well as to allow effective fire tender movement.   |
| 3.        | PP to achieve at least 5% of total energy requirement from solar/other renewable sources.   | Arrangements will be made to achieve at least 5% of total energy requirement from solar/other renewable sources.  |
| 4.        | PP shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF& CC vide F. No. 22-34/2018-IA.III dated 04.01.2019  | The project proponent will be taking various measures to comply with the Standard EC conditions relating to construction phase.<br><br>PP will ensure to comply with the conditions relating to the operation phase once the construction is completed. Detailed compliance status has not been prepared for operation phase conditions since the project is under construction phase only. |
| 5.        | SEIAA after deliberation decided to grant EC for – FSI- 1,18,203.56 m <sup>2</sup> , non-FSI- 78,382.28 m <sup>2</sup> , Total BUA- 1,96,586.28 m <sup>2</sup> (Plan approval no-zone no. 4/1502, dated 08.08.2023).  | <b>Noted</b>  |
|           | <b><u>General Conditions:</u></b>   |   |
| <b>a)</b> | <b><u>Construction Phase:</u></b>   |   |
| I.        | The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.   | During construction phase the generation of Dry Waste is being handed over to SWaCH.  |
| II.       | 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. | Debris generated on site has been reused on site for back-filling.  |
| III.      | Any hazardous waste generated during  | No Hazardous waste material will be   |

|       |   |  |
|-------|---|--|
|       | construction phase should be disposed of as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.   | generated since it is a construction activity.   |
| IV.   | Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured. | PP has made arrangement for drinking water and sanitary facility for construction workers. Photographs attached as <b>Annexure 2</b> .           |
| V.    | Arrangement shall be made that wastewater and storm water do not get mixed.   | PP will make arrangement for the waste water and storm water so that it will not get mixed.  |
| VI.   | Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.  | For water conservation measures, use of ready-mix concrete and practice of curing agents will be regularly use.                                  |
| VII.  | The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.   | No ground water extraction is being carried out.   |
| VIII. | 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.  | PP will not draw ground water and no basement proposed in the project.   |
| IX.   | Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor-based control   | Water fixtures of low flow will be used wherever possible to reduce the water consumption.   |
| X.    | The Energy Conservation Building code shall be strictly adhered to.   | <b>Noted and will be complied</b>  |
| XI.   | All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.  | The generated topsoil will be used for landscaping purpose.  |
| XII.  | Additional soil for leveling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.   | Excavated debris & construction waste will be reused on site for backfilling and plot leveling.  |
| XIII. | Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.   | <b>Noted.</b><br><br>Samples were tested and monitoring reports attached as <b>Annexure 3</b>  |
| XIV.  | PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environmental Clearance.  | PP will ensure to adhere to all the stipulated conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975. |
| XV.   | The diesel generator sets to be used during construction phase should be low Sulphur diesel type and should conform to Environments   | <b>Noted.</b><br><br>Diesel generator sets used have low sulphur diesel consumption.   |

|                            |   |  |
|----------------------------|---|--|
|                            | (Protection) Rules prescribed for air and noise emission standards  |  |
| XVI.                       | PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environmental Clearance.  | PP will ensure to adhere to all the stipulated conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975.   |
| XVII.                      | Vehicles hired for transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport & Highway Department. The vehicle shall be adequately covered to avoid spillage / leakage.  | Vehicles hired for bringing construction material to the site will be regularly maintained/monitored and vehicles are covered to avoid spillage/leakage.   |
| XVIII.                     | Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB   | <b>Noted and will be complied</b><br><br>Ambient Noise level and Ambient Air monitoring has been carried out through MoEF approved laboratory. Monitoring reports attached as <b>Annexure 3</b> .                |
| XIX.                       | 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. | <b>Noted and we be complied</b><br><br>CPCB approved enclosed type D.G. sets used in case of power failure.<br><br>The Stack height of DG set installed is as per the Central Pollution Control Board (CPCB).    |
| XX.                        | Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell / designated person.  | <b>Noted and will be complied</b><br><br>Project proponent will make Separate Environment Cell for regular supervision.  |
| <b>b) Operation Phase:</b> |   |  |
| I.                         | a) The solid waste generated should be properly collected and segregated b) Wet waste should be treated by organic waste convertor and treated waste (manure) should be utilized in the existing premises C) dry/inert solid waste should be disposed of to the approved sites for land filling after recyclable material.  | The solid waste generated during Operation phase will be segregated and handed over to authorized dealer for further disposal, Wet waste will be converted to manure after treatment in organic waste convertor. |
| II.                        | E-Waste Shall be disposed through Authorized vendor as per E-Waste (Management & Handling) Rules, 2016  | <b>Noted and will be complied</b><br><br>E-waste will be disposed through authorized vendor as per E-waste (Management and   |

|      |  |   |
|------|--|---|
|      |  | Handling) Rules, 2016.  |
| III. | a) The installation of the sewage treatment plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for Operation. Treated effluent emanating from STP shall be recycled/reused to the maximum extent possible. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odor problem from STP. b) PP to give 100 % treatment to sewage/ Liquid waste and explore the possibility to recycle at least 50 % of water, Local authority should ensure this. | STP will be installed on site. Treated water will be reused on site for flushing & gardening. Excess treated water will be discharge to nearest municipal drainage. All the necessary measures will be taken to mitigate the odor problem from STP. |
| IV.  | Project proponent shall ensure completion of STP, MSW disposal facility, Green belt development prior to occupation of the buildings. As agreed during SEIAA hearing, 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.   | <b>Noted and will be complied</b><br>STP will be provided. The treated sewage water will be used for flushing and gardening.  |
| V.   | The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.   | <b>Noted and will be complied</b><br>Water NOC and drainage NOC received for this project. Treated water will be reused in site for flushing and gardening. Excess water will be disposing as per environmental law.                                |
|      | 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 place should be utilized.   | Entry and Exit points are separately build to avoid traffic congestion and parking is fully internalized so that public place will not be utilized  |
|      | PP to provide adequate electric charging points for electric vehicles (EVs.)   | <b>Noted and will be complied</b>   |
|      | Green Belt Development shall be carried out considering CPCB Guidelines including selection of plant species and consultation with the local DFO / Agriculture Dept.   | <b>Noted and will be complied</b><br>Landscape area provided is more than 10% on virgin land as required. Native species has been proposed  |
|      | A separate environment management cell with  | <b>Noted and will be complied</b>   |



|  |   |  |
|--|---|--|
|  | qualified staff shall be set up for implementation of the stipulated environmental safeguards.  | To avoid the risk of pandemic situation precaution were taken on site i.e., sanitation, thermal checkup and provision were made for labor.         |
|  | Separate funds shall be allocated for implementation of environment protection measures/EMP along with item-wise break up. This cost shall be included as part of the project cost. The funds earmarked for the environmental protection measures shall not be diverted for the other purposes.   | <b>Noted and will be complied</b>  |
|  | 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 Marathi language of the local concerned within 7 days of issue of this letter, informing that the project has been accorded environmental clearance and copies of the EC are available with MPCB and may also be seen on Gov. website  | Complied. Newspaper advertisement has been given in Local Newspapers. English and Marathi newspaper advertisement. Attached as <b>Annexure 5</b> . |
|  | 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   | <b>Noted and will be complied</b><br><br>PP is submitting Six monthly compliance reports to the department and MPCB.                               |
|  | 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.  | <b>Noted and will be complied.</b>   |
|  | The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM. SO <sub>2</sub> , NO <sub>x</sub> (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain. | Yes, we are submitting Six monthly monitoring reports to the department and MPCB.  |
|  | <b><u>General EC Conditions</u></b>   |  |
|  | PP has to abide by the conditions laid down by the  | <b>Noted and will be complied</b>  |

|  |   |   |
|--|---|---|
|  | SEAC and SEIAA  |   |
|  | If applicable, Consent to Establish shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy of the same to be submitted to the Environment Dept. before start of any construction work  | PP has received Consent to Establish copy vide No. Format1.0/CC/UAN No.0000188105/CE/2405000904 dated 09.05.2024<br>Attached as <b>Annexure 4</b>                           |
|  | Under the Provisions of Environment protection act, 1986, legal construction shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.  | Environmental clearance has been obtained from the Environmental Department prior to the construction, EC23B038MH151353 dated 26/09/2023.<br>Attached as <b>Annexure 1.</b> |
|  | The project Proponent shall also submit Six Monthly on the status of compliance of the stipulated EC Conditions including result of monitoring data (both hard copies as well as by email) to the respective Regional Office MoEF, zonal office of CPCB and SPCB  | <b>Noted and Complied</b><br><br>PP is submitting Six monthly, monitoring reports to the department and MPCB.   |
|  | 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  | <b>Noted</b>  |
|  | No further expansion or modifications, other than mentioned in EIA notification 2006 and its amendments, shall be carried out without prior approval of the SEIAA. In case of deviations or alterations in the project proposal from the those submitted SEIAA for clearance, a fresh reference shall be made to the SEIAA as applicable to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any. | <b>Noted and will be complied</b><br>In case of deviations or alterations in the project proposal will approach to SEAC & SEIAA.  |
|  | This EC is issued subject to obtaining NOC from Forestry & Wildlife Angle including clearance from the Standing Committee of the National Board for Wildlife if applicable and this EC does not necessarily imply that the Forestry & Wildlife clearance is granted project, which will be considered separately on merit.  | The Project does not require a separate Forestry & Wildlife NOC.  |



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

To,

The Partner

SPECIALITY LANDMARKS PRIVATE LIMITED

T4/T5 3rd floor metropole building next to INOX theater camp pune -  
411001

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

Sir/Madam,

This is in reference to your application for Environmental Clearance (EC)  
in respect of project submitted to the SEIAA vide proposal number  
SIA/MH/INFRA2/424118/2023 dated 31 Mar 2023. The particulars of the  
environmental clearance granted to the project are as below.

- |   |   |
|---|---|
| 1. EC Identification No.                      | <b>EC23B038MH151353</b>   |
| 2. File No.                                   | SIA/MH/INFRA2/424118/2023   |
| 3. Project Type                               | New   |
| 4. Category                                   | B   |
| 5. Project/Activity including<br>Schedule No. | 8(a) Building and Construction projects   |
| 6. Name of Project                            | Proposed developmental project at<br>S.No.52/1(P) (CTS 1938) (P), &<br>54/1/25(P) (CTS 1933) (P), 54/1/26(P)<br>(CTS 1933) (P), 54/1/27(P) (CTS 1934)<br>(P), 54/1/29(P) (CTS 1936) (P) Village-<br>Mundhwa, Tal Haveli, Pune by M/s.<br>Speciality landmark pvt ltd. |
| 7. Name of Company/Organization               | SPECIALITY LANDMARKS PRIVATE<br>LIMITED   |
| 8. Location of Project                        | MAHARASHTRA   |
| 9. TOR Date                                   | N/A   |

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

Date: 26/09/2023

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

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

*This is a computer generated cover page.*



**STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY**

No. SIA/MH/INFRA2/424118/2023  
Environment & Climate Change  
Department  
Room No. 217, 2<sup>nd</sup> Floor,  
Mantralaya, Mumbai- 400032.

To  
M/s. Speciality Landmark Pvt Ltd.,  
S.No.52/1(P) (CTS 1938) (P), &  
54/1/25(P) (CTS 1933) (P), 54/1/26(P)  
(CTS 1933) (P), 54/1/27(P) (CTS 1934) (P),  
54/1/29(P) (CTS 1936) (P) Village-Mundhwa,  
Tal Haveli, Pune

Subject : Environmental Clearance for Proposed developmental project at S.No.52/1(P)  
(CTS 1938) (P), & 54/1/25(P) (CTS 1933) (P), 54/1/26(P) (CTS 1933) (P),  
54/1/27(P) (CTS 1934) (P), 54/1/29(P) (CTS 1936) (P) Village-Mundhwa, Tal  
Haveli, Pune by M/s. Speciality Landmark Pvt Ltd.

Reference : Application no. SIA/MH/INFRA2/424118/2023

This has reference to your communication on the above-mentioned subject. The proposal was considered by the SEAC-3 in its 174<sup>th</sup> meeting under screening category 8 (a) B2 as per EIA Notification, 2006 and recommend to SEIAA. Proposal then considered in 264<sup>th</sup> (Day-1) meeting of State Level Environment Impact Assessment Authority (SEIAA) held on 08<sup>th</sup> August, 2023.

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

|                         |   |   |
|-------------------------|---|---|
| Proposal Number         | SIA/MH/INFRA2/424118/2023   |   |
| Name of Project         | Proposed developmental project at S.No.52/1(P) (CTS1938) (P), & 54/1/25(P) (CTS 1933) (P), 54/1/26(P) (CTS 1933) (P), 54/1/27(P) (CTS 1934) (P), 54/1/29(P) (CTS 1936) (P) Village-Mundhwa, Tal Haveli, Pune by M/s. Speciality landmark pvt ltd. |   |
| Project category        | 8(b) B1 Building and Construction Projects  |   |
| Type of Institution     | Private   |   |
| Project Proponent       | Name  | Mr. Manik Nivruti Kodre   |
|                         | Regd. Office address  | T4/T5, 3rd floor, Metropole Building, Next to INOX Theatre, Bund Garden Road, Pune. |
|                         | Contact number  | +91 9922008888.   |
|                         | e-mail  | specialitylandmark@gmail.com  |
| Consultant              | Sneha Hi-Tech Products  |   |
| Applied for             | New project   |   |
| Details of previous EC  | NA  |   |
| Location of the project | S.No.52/1(P) (CTS 1938) (P), 54/1/25(P) (CTS 1933) (P), 54/1/26(P) (CTS 1933) (P), 54/1/27(P) (CTS 1934) (P), 54/1/29(P) (CTS 1936) (P) Village-Mundhwa, Tal Haveli, Pune   |   |
| Latitude and Longitude  | 18°31'47.17" N, 73°56'08.96" S  |   |

|  |                          |            |   |               |                                  |
|--|--------------------------|------------|---|---------------|----------------------------------|
| Total Plot Area (m2)   | 27,850.00                |            |   |               |                                  |
| Deductions (m2)  | 7,900.79                 |            |   |               |                                  |
| Net Plot area (m2)   | 19,949.21                |            |   |               |                                  |
| Proposed FSI area (m2)   | 1,18,346.23              |            |   |               |                                  |
| Proposed Non-FSI area (m2)   | 78,382.72                |            |   |               |                                  |
| Proposed TBUA (m2)   | 1,96,728.95              |            |   |               |                                  |
| TBUA (m2) approved by Planning Authority till date   | In process               |            |   |               |                                  |
| Ground coverage (m2) & %   | 10,378.16 (37.26 %)      |            |   |               |                                  |
| Total Project Cost (Rs.)   | 357 Cr                   |            |   |               |                                  |
| CER as per MoEF& CC circular dated 01/05/2018  | ----                     |            |   |               |                                  |
| <b>Details of Building Configuration:</b><br><Please use following legends: Floor = F, Parking = Pk, Podium = Po, Stilt =St, Lower Ground = LG, Upper Ground = UG, Basement = B, Shops = Sh> |                          |            |   |               | Reason for Modification / Change |
| Previous EC / Existing Building  |                          |            | Proposed Configuration  |               |                                  |
| Building Name  | Configuration            | Height (m) | Building Name   | Configuration | Height (m)                       |
|  | NA                       |            | A   | 3B+Sh/Po+22   | 69.95                            |
|  |                          |            | B   | 3B+Sh/Po+22   | 69.95                            |
|  |                          |            | C   | 3B+Sh/Po+22   | 69.95                            |
|  |                          |            | D   | 4B+Sh/Po+37   | 115.40                           |
|  |                          |            | E   | 4B+Sh/Po+37   | 115.40                           |
|  |                          |            | F   | 4B+Sh/Po+37   | 115.40                           |
|  |                          |            | G   | 4B+Sh/Po+37   | 115.40                           |
|  |                          |            | Row house   | LG+UG+2       | 12.00                            |
|  |                          |            | Commercial  | G+ Mezzanine  | 6.70                             |
|  |                          |            | Inclusive housing   | B+St+12       | 38.50                            |
|  |                          |            | Club house  | G+1           | 8.00                             |
| Total number of tenements  |                          |            | Residential : 963 flats (900 flats + 15 row house + 48Mhada)<br>Commercial : 44 |               |                                  |
| Total number of Population   |                          |            | Residential: 4815 (4575+240 Mhada)<br>Commercial: 1065<br>Total: 5880           |               |                                  |
| Water Budget   | Dry Season (CMD)         |            | Wet Season (CMD)  |               |                                  |
|  | Fresh Water              | 460        | Fresh Water   | 460           |                                  |
|  | Recycled water Flushing  | 238        | Recycled water Flushing   | 238           |                                  |
|  | Swimming Pool            | 5          | Swimming Pool   | 5             |                                  |
|  | Recycled water Gardening | 28         | Recycled water Gardening  | 00            |                                  |
|  | Total                    | 731        | Total   | 703           |                                  |

|  |  |   |  |     |
|--|--|---|--|-----|
|  | Waste water generation                   | 628   | Waste water generation                   | 628 |
| Water Storage Capacity for Firefighting / UGT    |  |   | 800 kld                                  |     |
| Source of water:PMC                              |  |   |  |     |
| Rainwater Harvesting(RWH)                        | Level of the Ground water table:         | Summer Season – 16.33 m. to 23.33 m. BGL. (19.83 M. Average)<br>Rainy Season – 5.33 m. to 8.67 BGL. (7.00 M. Average)<br>Winter Season – 10.83 m. to 16.00 m. BGL. (13.42 BGL Average)  |  |     |
|  | Size and no of RWH tank(s) and Quantity: | NA  |  |     |
|  | Quantity and size of recharge pits:      | No. of recharge pits: Total 11 Nos. (5 for Roof-Top & 6 for Surface Run-Off)<br>• Size: 1.25 m. X 2.00 m. X 1.50 m. via 0.9 m. dia. 1 m. deep De - siltation pit<br>• b) 1.25 m. X 2.00 m. X 1.25 m. via 2 no. of 0.9 m. dia. 1 m. deepDe - siltation pit |  |     |
|  | Details of UGT tanks if any:             | NA  |  |     |
| Sewage and Wastewater                            | Sewage generation in KLD                 | 631   |  |     |
|  | STP technology:                          | MBBR  |  |     |
|  | Capacity of STP KLD:                     | 640 (610 + 30)  |  |     |
| Solid Waste Management during Construction Phase | Type                                     | Quantity (kg/d)   | Treatment / disposal                     |     |
|  | Dry waste:                               | 24  | Will be handed over to Authorized vendor |     |
|  | Wet waste:                               | 16  | Will be handed over to Authorized vendor |     |
|  | Construction waste                       | The construction waste generated during construction shall be segregated, reused on site and surplus shall be led to scrap dealers for recycling.   |  |     |
| Solid Waste Management during Operation Phase    | Type                                     | Quantity  | Treatment / disposal                     |     |
|  | Dry waste:                               | 1123  | Will be handed over to SWaCH             |     |
|  | Wet waste:                               | 1551  | Will be operated in OWC                  |     |
|  | Hazardous waste:                         | NA  | NA                                       |     |
|  | Biomedical waste                         | NA  | NA                                       |     |
|  | E-Waste                                  | 18  | will be handed over to authorized vendor |     |
|  | STP Sludge (dry)                         | 60.16   | Will be operated in OWC                  |     |
| Green Belt Development                           | Total RG area (m2):                      | 1,994.92 (Mandatory open space as 10 %of net plot area)   |  |     |
|  | Existing trees on plot:                  | 14  |  |     |
|  | Number of trees to be cut:               | 04  |  |     |
|  | Number of trees to be retain             | 10  |  |     |

|  |  |   |                 |                        |             |
|--|--|---|-----------------|------------------------|-------------|
|  | Total No. of Proposed trees              | 250 +20<br>=270   |                 |                        |             |
| Power requirement:   | Source of power supply:                  | MSEDCL  |                 |                        |             |
|  | During Construction Phase (Demand Load): | 250 KVA.  |                 |                        |             |
|  | During Operation phase (Connected load): | 8833 kva  |                 |                        |             |
|  | During Operation phase (Demand load):    | 3780 kva  |                 |                        |             |
|  | Transformer:                             | 630 x 6   |                 |                        |             |
|  | DG set:                                  | 500x1, 250 x1, 75 x 1 KVA   |                 |                        |             |
|  | Fuel used:                               | HSD   |                 |                        |             |
| Details of Energy saving                                       | 5% of demand load                        |   |                 |                        |             |
| Environmental Management plan budget during Construction phase | Type                                     | Details   |                 |                        | Cost (Rs.)  |
|  | Air Environment                          | Erosion control – dust suppression measures, barricading and topsoil preservation |                 |                        | 21,83,980/- |
|  | Land                                     | Labor Camp toilets & sanitation   |                 |                        | 9,60,000/-  |
|  | Health and Safety                        | Labor Safety Equipment's and training   |                 |                        | 4,00,000/-  |
|  | Health facility                          | Disinfection and Health Check-ups   |                 |                        | 96,000/-    |
|  | Environment Management                   | Environment management cell   |                 |                        | 1,70,000/-  |
|  | Environment Management                   | Environmental Monitoring  |                 |                        | 2,00,000/-  |
| Environmental Management plan Budget during Operation phase    | Component                                | Details   | Capital (Rs.)   | O&M (Rs. /Y)           |             |
|  | Sewage Treatment Plant                   | Sewage Treatment Plant  | 2,06,73,080     | 39,03,025              |             |
|  | Solid Waste Management                   | Solid Waste Management  | 38,25,000       | 9,37,098               |             |
|  | Bio-medical Waste Management             | Bio-medical Waste Management  | 1,00,000        | ---                    |             |
|  | Hazardous waste                          | Hazardous waste   | NA              | ---                    |             |
|  | e-waste                                  | e-waste   | ---             | 30,000                 |             |
|  | Landscaping                              | Landscaping   | 13,71,436.5     | 4,08,000               |             |
|  | Rainwater Harvesting                     | Rainwater Harvesting  | 13,75,000       | 65,000                 |             |
|  | Environmental Monitoring                 | Environmental Monitoring  | --              | 2,80,000               |             |
|  | Solar Hot water & Solar PV system        | Solar Hot water & Solar PV system   | 1,82,55,375.0   | 9,12,768.75            |             |
|  | Lightening Arrester Cost                 | Lightening Arrester Cost  | 5,60,000        | 30,000                 |             |
|  | Disaster Management                      | Disaster Management   | 84,30,000       | 15,00,000              |             |
| Traffic Management   | Type                                     | Required as per DCR   | Actual Provided | Total parking Area(m2) |             |
|  | 4-Wheeler                                | 913   | 1244            |                        |             |

|   |           |      |      |           |
|---|-----------|------|------|-----------|
|   | 2-Wheeler | 1224 | 1884 | 44,625.26 |
| Details of Court cases / litigations w.r.t. the project and project location<br>If any. |           |      |      | NA        |

3. Proposal is a new construction project. Proposal has been considered by SEIAA in its 264<sup>th</sup> (Day-1) meeting held on 08<sup>th</sup> August, 2023. and decided to accord Environment Clearance to the said project under the provisions of Environment Impact Assessment Notification, 2006 subject to implantation of following terms and conditions-

**Specific Conditions:**

**A. SEAC Conditions-**

1. PP to replace the Teak plant species with other indigenous tree species.
2. PP to submit the red-blue line details.
3. PP to submit the revised rain water harvesting calculations.
4. PP to provide electric charging facility by providing charging points at suitable places as per Maharashtra Electric Vehicle Policy, 2021.
5. PP to ensure that, the water proposed to be used for construction phase should not be drinking water. They can use recycled water or tanker water for proposed construction.

**B. SEIAA Conditions-**

1. PP has provided mandatory RG area of 1994.92 m<sup>2</sup> on mother earth. Local planning authority to ensure the compliance of the same.
2. PP to keep open space unpaved so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.
3. PP to achieve at least 5% of total energy requirement from solar/other renewable sources.
4. PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF& CC vide F.No.22-34/2018-IA III dt.04.01.2019.
5. SEIAA after deliberation decided to grant EC for-FSI- 1,18,203.56 m<sup>2</sup>, Non FSI- 78,382.28 m<sup>2</sup>, total BUA- 1,96,586.28 m<sup>2</sup>. (Plan approval No-Zone no. 4/1502, dated 08.08.2023)

**General Conditions:**

**a) Construction Phase :-**

- I. The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. Disposal of muck, Construction spoils, including bituminous material during construction phase should not create any adverse effect on the neighbouring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in the approved sites with the approval of competent authority.
- III. Any hazardous waste generated during construction phase should be disposed of as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.
- IV. Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of



wastewater and solid wastes generated during the construction phase should be ensured.

- V. Arrangement shall be made that waste water and storm water do not get mixed.
- VI. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.
- VII. The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.
- VIII. Permission to draw ground water for construction of basement if any shall be obtained from the competent Authority prior to construction/operation of the project.
- IX. Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor based control.
- X. The Energy Conservation Building code shall be strictly adhered to.
- XI. All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
- XII. Additional soil for levelling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.
- XIII. Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.
- XIV. PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance.
- XV. The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.
- XVI. Vehicles hired for transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport & Highways Department. The vehicle shall be adequately covered to avoid spillage/leakages.
- XVII. Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.
- XVIII. Diesel power generating sets proposed as source of backup power for elevators and common area illumination during construction phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel is preferred. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.
- XIX. Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell /designated person.

**B) Operation phase:-**

- I. a) The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed

- outside the premises. c) Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.
  - III. a) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Treated effluent emanating from STP shall be recycled/ reused to the maximum extent possible. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP. b) PP to give 100 % treatment to sewage /Liquid waste and explore the possibility to recycle at least 50 % of water, Local authority should ensure this.
  - IV. Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement.
  - V. The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.
  - VI. Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.
  - VII. PP to provide adequate electric charging points for electric vehicles (EVs).
  - VIII. Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.
  - IX. A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.
  - X. Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes.
  - XI. The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at [parivesh.nic.in](http://parivesh.nic.in)
  - XII. A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.
  - XIII. The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same

periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, SO<sub>2</sub>, NO<sub>x</sub> (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.

**C) General EC Conditions:-**

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

any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.

7. Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification, 2006, amended from time to time.

8. The above stipulations would be enforced among others under the Water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention and Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986 and rules there under, Hazardous Wastes (Management and Handling) Rules, 1989 and its amendments, the public Liability Insurance Act, 1991 and its amendments.

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



Pravin Darade  
(Member Secretary, SEIAA)

Copy to:

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

**Signature Not Verified**  
Digitally signed by Shri Pravin C.  
Darade , I.A.S.  
Member Secretary  
Date: 9/26/2023 11:23:17 AM





Pune 2024.12.09 12:58





Pune | 2024.12.09 12:58





Pune | 2024.12.09 12:58





Pune | 2024.12.09 13:00









## TEST REPORT

|                              |   |                      |   |
|------------------------------|---|----------------------|---|
| Report No:                   | EHSM/2024/Nov/R-683   | Issue Date           | 02/12/2024  |
| Name and Address of Customer | Mantra Magnus Environment Clearance for the Proposed developmental project at S.No.52/1(P) (CTS 1938) (P), & 54/1/25(P) (CTS 1933) (P), 54/1/26(P) (CTS 1933) (P), 54/1/27(P) (CTS 1934) (P), 54/1/29(P) (CTS 1936) (P) Village-Mundhwa, Tal Haveli, Pune by M/s. Speciality landmark Pvt Ltd |                      |   |
| Sample Name                  | Air   | Sample Description   | Ambient Air   |
| Date of Sampling             | 25/11/2024  | Sampling duration    | 1440 Min  |
| Sampling Location            | Near Main Gate  | Sampling Procedure   | CPCB Guideline for measurement of Ambient Air pollutants Volume I |
| Dry bulb temperature         | 33°C  | Wet bulb temperature | 28°C  |
| Relative Humidity            | 52%   | Sampling done by     | EHS Matrix Pvt. Ltd., Pune  |
| Start Date of Analysis       | 26/11/2024  | End Date of Analysis | 02/12/2024  |

## Results

| Sr. No. | Parameters                           | Results | Unit(s)           | Specifications (NAAQ Standards) | Methods   |
|---------|--------------------------------------|---------|-------------------|---------------------------------|---|
| 1       | Sulphur Dioxide(SO <sub>2</sub> )    | 19.3    | µg/m <sup>3</sup> | ≤ 80                            | IS 5182 (Part 2)  |
| 2       | Oxides of Nitrogen(NO <sub>2</sub> ) | 26.6    | µg/m <sup>3</sup> | ≤ 80                            | IS 5182 (Part 6)  |
| 3       | Particulate Matter PM <sub>10</sub>  | 59.0    | µg/m <sup>3</sup> | ≤ 100                           | CPCB Guideline for measurement of Ambient Air pollutants Volume I |
| 4       | Particulate Matter PM <sub>2.5</sub> | 30.2    | µg/m <sup>3</sup> | ≤ 60                            |   |
| 5       | Carbon Monoxide (CO)                 | 0.9     | mg/m <sup>3</sup> | ≤ 04                            |   |

**Remark-** All above results is within National Ambient Air Quality Standards.



Authorized Signatory  
Mr. Rahul Patil  
(Director)



## TEST REPORT

|                              |   |                      |   |
|------------------------------|---|----------------------|---|
| Report No:                   | EHSM/2024/Nov/R-684   | Issue Date           | 02/12/2024  |
| Name and Address of Customer | Mantra Magnus<br>Environment Clearance for the Proposed developmental project at S.No.52/1(P) (CTS 1938) (P), & 54/1/25(P) (CTS 1933) (P), 54/1/26(P) (CTS 1933) (P), 54/1/27(P) (CTS 1934) (P), 4/1/29(P) (CTS 1936) (P) Village-Mundhwa, Tal Haveli, Pune by M/s. Speciality landmark Pvt Ltd |                      |   |
| Sample Name                  | Air   | Sample Description   | Ambient Air   |
| Date of Sampling             | 25/11/2024  | Sampling duration    | 1440 Min  |
| Sampling Location            | Near DG Set   | Sampling Procedure   | CPCB Guideline for measurement of Ambient Air pollutants Volume I |
| Dry bulb temperature         | 33°C  | Wet bulb temperature | 27°C  |
| Relative Humidity            | 52%   | Sampling done by     | EHS Matrix Pvt. Ltd., Pune  |
| Start Date of Analysis       | 26/11/2024  | End Date of Analysis | 02/12/2024  |

## Results

| Sr. No. | Parameters                           | Results | Unit(s)           | Specifications (NAAQ Standards) | Methods   |
|---------|--------------------------------------|---------|-------------------|---------------------------------|---|
| 1       | Sulphur Dioxide(SO <sub>2</sub> )    | 18.6    | µg/m <sup>3</sup> | ≤ 80                            | IS 5182 (Part 2)  |
| 2       | Oxides of Nitrogen(NO <sub>2</sub> ) | 28.0    | µg/m <sup>3</sup> | ≤ 80                            | IS 5182 (Part 6)  |
| 3       | Particulate Matter PM <sub>10</sub>  | 70.2    | µg/m <sup>3</sup> | ≤ 100                           | CPCB Guideline for measurement of Ambient Air pollutants Volume I |
| 4       | Particulate Matter PM <sub>2.5</sub> | 33.0    | µg/m <sup>3</sup> | ≤ 60                            |   |
| 5       | Carbon Monoxide (CO)                 | 0.8     | mg/m <sup>3</sup> | ≤ 04                            |   |

**Remark-** All above results is within National Ambient Air Quality Standards.



Authorized Signatory  
Mr. Rahul Patil  
(Director)



## TEST REPORT

|                              |   |                      |   |
|------------------------------|---|----------------------|---|
| Report No:                   | EHSM/2024/Nov/R-685   | Issue Date           | 02/12/2024  |
| Name and Address of Customer | Mantra Magnus<br>Environment Clearance for the Proposed developmental project at S.No.52/1(P) (CTS 1938) (P), & 54/1/25(P) (CTS 1933) (P), 54/1/26(P) (CTS 1933) (P), 54/1/27(P) (CTS 1934) (P), 4/1/29(P) (CTS 1936) (P) Village-Mundhwa, Tal Haveli, Pune by M/s. Speciality landmark Pvt Ltd |                      |   |
| Sample Name                  | Air   | Sample Description   | Ambient Air   |
| Date of Sampling             | 25/11/2024  | Sampling duration    | 1440 Min  |
| Sampling Location            | Near Construction Site  | Sampling Procedure   | CPCB Guideline for measurement of Ambient Air pollutants Volume I |
| Dry bulb temperature         | 35°C  | Wet bulb temperature | 27°C  |
| Relative Humidity            | 50%   | Sampling done by     | EHS Matrix Pvt. Ltd., Pune  |
| Start Date of Analysis       | 26/11/2024  | End Date of Analysis | 02/12/2024  |

## Results

| Sr. No. | Parameters                           | Results | Unit(s)           | Specifications (NAAQ Standards) | Methods   |
|---------|--------------------------------------|---------|-------------------|---------------------------------|---|
| 1       | Sulphur Dioxide(SO <sub>2</sub> )    | 23.3    | µg/m <sup>3</sup> | ≤ 80                            | IS 5182 (Part 2)  |
| 2       | Oxides of Nitrogen(NO <sub>2</sub> ) | 30.1    | µg/m <sup>3</sup> | ≤ 80                            | IS 5182 (Part 6)  |
| 3       | Particulate Matter PM <sub>10</sub>  | 70.2    | µg/m <sup>3</sup> | ≤ 100                           | CPCB Guideline for measurement of Ambient Air pollutants Volume I |
| 4       | Particulate Matter PM <sub>2.5</sub> | 39.5    | µg/m <sup>3</sup> | ≤ 60                            |   |
| 5       | Carbon Monoxide (CO)                 | 0.8     | mg/m <sup>3</sup> | ≤ 04                            |   |

**Remark-** All above results is within National Ambient Air Quality Standards.



**Authorized Signatory**  
**Mr. Rahul Patil**  
(Director)



**TEST REPORT**

|                              |   |                    |               |
|------------------------------|---|--------------------|---------------|
| Report No:                   | EHSM/2024/Nov/R-686   | Issue Date         | 02/12/2024    |
| Name and Address of Customer | Mantra Magnus<br>Environment Clearance for the Proposed developmental project at S.No.52/1(P) (CTS 1938) (P), & 54/1/25(P) (CTS 1933) (P), 54/1/26(P) (CTS 1933) (P), 54/1/27(P) (CTS 1934) (P), 4/1/29(P) (CTS 1936) (P) Village-Mundhwa, Tal Haveli, Pune by M/s. Speciality landmark Pvt Ltd |                    |               |
| Sample Name                  | Noise   | Sample Description | Ambient Noise |
| Date of Sampling             | 25/11/2024  | Sampling duration  | Spot Time     |
| Sampling done by             | EHS Matrix Pvt. Ltd., Pune  |                    |               |

**Results**

| Sr. No. | Locations              | Result dB(A)<br>Day | Result dB(A)<br>Night | Specifications<br>(CPCB Standards<br>dB(A)) | Method         |
|---------|------------------------|---------------------|-----------------------|---|----------------|
| 1.      | Near Main Gate         | 49.5                | 38.5                  | 55/45                                       | CPCB Guideline |
| 2.      | Near DG Set            | 50.1                | 39.1                  |   |                |
| 3.      | Near Construction Site | 52.1                | 41.5                  |   |                |

**Remark-**

- All above Noise level results are within Central Pollution Control Board Standards limit.
- Day/Night -55/45 dB.



**Authorized Signatory**  
**Mr. Rahul Patil**  
(Director)





## TEST REPORT

|                              |   |                      |            |
|------------------------------|---|----------------------|------------|
| Report No:                   | EHSM/2024/Nov/R-687   | Issue Date           | 02/12/2024 |
| Name and Address of Customer | Mantra Magnus<br>Environment Clearance for the Proposed developmental project at S.No.52/1(P) (CTS 1938) (P), & 54/1/25(P) (CTS 1933) (P), 54/1/26(P) (CTS 1933) (P), 54/1/27(P) (CTS 1934) (P), 4/1/29(P) (CTS 1936) (P) Village-Mundhwa, Tal Haveli, Pune by M/s. Speciality landmark Pvt Ltd |                      |            |
| Sample Name                  | Soil  | Sample Description   | Soil       |
| Date of Sampling             | 25/11/2024  | Sampling Time        | 14.00 PM   |
| Sampling Location            | At Construction site  | Sampling Procedure   | --         |
| Sampling done by             | EHS Matrix Pvt. Ltd., Pune  | Sample Quantity      | 01 Kg      |
| Start Date of Analysis       | 26/11/2024  | End Date of Analysis | 02/12/2024 |

### Results

| Sr. No. | Parameters               | Results | Unit(s)  | Methods                |
|---------|--------------------------|---------|----------|------------------------|
| 1       | Soil Texture             |         |          | Manual Of Soil Testing |
|         | a) Sand                  | 28      | %        |                        |
|         | b) Silt                  | 25      | %        |                        |
|         | c) Clay                  | 47      | %        |                        |
| 2       | pH at 25°C               | 6.89    | --       | IS 2720(Part 26) 1987  |
| 3       | EC at 25°C               | 252     | µS/cm    | IS 14767 : 2000        |
| 4       | Moisture Content         | 9.1     | %        | Manual Of Soil Testing |
| 5       | Organic Matter           | 0.45    | %        | IS 2720(Part 22) 1972  |
| 6       | Cation Exchange Capacity | 0.51    | meq/100g | Manual Of Soil Testing |
| 7       | Total Soluble Sulphate   | 28.0    | mg/Kg    | Manual Of Soil Testing |
| 8       | Available Phosphorus     | 22.0    | mg/Kg    | Manual Of Soil Testing |
| 9       | Available Nitrogen       | 152.0   | mg/Kg    | Manual Of Soil Testing |
| 10      | Water Holding            | 32.0    | %        | Manual Of Soil Testing |
| 11      | Calcium (as Ca)          | 47.0    | mg/Kg    | Manual Of Soil Testing |
| 12      | Magnesium (as Mg)        | 39.0    | mg/Kg    | Manual Of Soil Testing |
| 13      | Lead (as Pb)             | <1.0    | mg/Kg    | Manual Of Soil Testing |
| 14      | Copper (as Cu)           | 1.0     | mg/Kg    | Manual Of Soil Testing |
| 15      | Zinc (as Zn)             | 1.4     | mg/Kg    | Manual Of Soil Testing |
| 16      | Cadmium (as Cd)          | <1.0    | mg/Kg    | Manual Of Soil Testing |
| 17      | Iron (as Fe)             | 24.0    | mg/Kg    | Manual Of Soil Testing |
| 18      | Manganese (as Mn)        | 0.95    | mg/Kg    | Manual Of Soil Testing |



Authorized Signatory  
Mr. Rahul Patil  
(Director)

Page 01 of 01

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

Register Office Address :  
C-7, Omkar Kudale Patil Estate, Manik  
Baugh, Sinhgad Road, Pune - 411051.  
+91 20 2435 6133  
+91 90961 85285 / +91 91585 60571

Branch Office Address :  
F-01, Shakuntala Complex,  
Rajarampuri, 4th Lane,  
Kolhapur - 416008.  
+91 98343 07334

CERTIFICATIONS :  
ISO 9001 : 2015  
ISO 14001 : 2015  
ISO 45001 : 2018  
ISO/IEC 17025 : 2017 (NABL)



## TEST REPORT

|                              |   |                      |                       |
|------------------------------|---|----------------------|-----------------------|
| Report No:                   | EHSM/2024/Nov/R-688   | Issue Date           | 02/12/2024            |
| Name and Address of Customer | Mantra Magnus<br>Environment Clearance for the Proposed developmental project at S.No.52/1(P) (CTS 1938) (P), & 54/1/25(P) (CTS 1933) (P), 54/1/26(P) (CTS 1933) (P), 54/1/27(P) (CTS 1934) (P), 4/1/29(P) (CTS 1936) (P) Village-Mundhwa, Tal Haveli, Pune by M/s. Speciality landmark Pvt Ltd |                      |                       |
| Sample Name                  | Water   | Sample Description   | Labour Drinking Water |
| Date of Sampling             | 25/11/2024  | Sampling Time        | 13.00 PM              |
| Sampling Location            | -   | Sampling Procedure   | APHA 1060             |
| Sampling done by             | EHS Matrix Pvt. Ltd., Pune  | Sample Quantity      | 02 L                  |
| Start Date of Analysis       | 26/11/2024  | End Date of Analysis | 02/12/2024            |

## Results

| Sr. No. | Parameters                               | Results | Unit(s)   | Requirement (Acceptable Limit) | Methods                                  |
|---------|--|---------|-----------|--------------------------------|--|
| 1       | pH at 25°C                               | 7.28    | --        | 6.5 to 8.5                     | APHA 4500 H+ A, 23 <sup>rd</sup> Ed.2017 |
| 2       | EC at 25°C                               | 132     | µS/cm     | --                             | APHA 2510 B, 23 <sup>rd</sup> Ed.2017    |
| 3       | Total Dissolved Solids TDS               | 87.0    | mg/L      | Max500                         | APHA 2540 C, 23 <sup>rd</sup> Ed.2017    |
| 4       | Total Hardness (as CaCO <sub>3</sub> )   | 52.0    | mg/L      | Max 200                        | IS 3025 (Part 21):2009                   |
| 5       | Total Alkalinity (as CaCO <sub>3</sub> ) | 30.0    | mg/L      | Max 200                        | IS 3025 (Part 23):1986                   |
| 6       | Sulphate (as SO <sub>4</sub> )           | 10.0    | mg/L      | Max 200                        | IS 3025 (Part 24):1986                   |
| 7       | Chloride (as Cl)                         | 8.9     | mg/L      | Max 250                        | APHA 4500 Cl 23 <sup>rd</sup> Ed.2017    |
| 8       | Calcium ( as Ca)                         | 15.0    | mg/L      | Max 75                         | IS 3025 (Part 40) 1991                   |
| 9       | Magnesium( as Mg)                        | <5.0    | mg/L      | Max 30                         | IS 3025 (Part 46) 1994                   |
| 10      | Total Coliform                           | Absent  | MPN/100ml | <2                             | IS 1622:1981                             |
| 11      | E.coli.                                  | Absent  | MPN/100ml | <2                             | IS 1622:1981                             |

➤ Remark- The above water sample is Comply with required limit as per IS 10500:2012.  
For Total Coliform &E.coli. <2 can be consider as Zero [Refer IS:1622 (R.A.1996), Table No.-4].



Authorized Signatory  
Mr. Rahul Patil  
(Director)



# MAHARASHTRA POLLUTION CONTROL BOARD

Tel: 24010706/24010437  
Fax: 24023516  
Website: <http://mpcb.gov.in>  
Email: [cac-cell@mpcb.gov.in](mailto:cac-cell@mpcb.gov.in)



Kalpataru Point, 2nd, 3rd  
and 4th floor, Opp. Cine  
Planet Cinema, Near Sion  
Circle, Sion (E),  
Mumbai-400022

Infrastructure/RED/M.S.I

No:- Format1.0/CC/UAN No.0000188105/CE/2405000904

Date: 09/05/2024

To,  
M/s. Speciality Landmarks Pvt Ltd,  
S. No 52/1(P), (CTS 1938)(P) & 54/1/25(P)  
(CTS 1933), 54/1/26(P) (CTS 1933)(P),  
54/1/27(P) (CTS 1934)(P), 54/1/29(P) (CTS  
1936)(P), Tal Haveli, Dist Pune



**Sub: Consent to Establish for Residential & Commercial building  
Construction project under Red Cateogry**

**Ref:** Minutes of 1st Consent Committee meeting of 2024-25 held on 18.04.2024

Your application NO. MPCB-CONSENT-0000188105

For: grant of Consent to Establish under Section 25 of the Water (Prevention & Control of Pollution) Act, 1974 & under Section 21 of the Air (Prevention & Control of Pollution) Act, 1981 and Authorization / Renewal of Authorization under Rule 6 of the Hazardous & Other Wastes (Management & Transboundry Movement) Rules 2016 is considered and the consent is hereby granted subject to the following terms and conditions and as detailed in the schedule I,II,III & IV annexed to this order:

- The Consent to Establish is granted for period upto commissioning of the project or five years whichever is earlier**
- The capital investment of the project is Rs.357 Cr. (As per C.A Certificate submitted by industry).**
- The Consent to Establish is valid for construction project named as M/s. Speciality Landmarks Pvt Ltd, S. No 52/1(P), (CTS 1938)(P) & 54/1/25(P) (CTS 1933), 54/1/26(P) (CTS 1933)(P), 54/1/27(P) (CTS 1934)(P), 54/1/29(P) (CTS 1936)(P), Tal Haveli, Dist Pune on Total Plot Area of 27850 SqMtrs for total construction BUA of 196586.28 SqMtrs as per EC granted dated 26.09.2023 including utilities and services**

| Sr.No | Permission Obtained                    | Plot Area (SqMtr) | BUA (SqMtr) |
|-------|--|-------------------|-------------|
| 1     | Environmental Clearance dtd 26.09.2023 | 27850.00          | 196586.28   |

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

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

| <b>Sr No</b> | <b>Description</b> | <b>Permitted</b> | <b>Standards to</b> | <b>Disposal</b>  |
|--------------|--------------------|------------------|---------------------|--|
| 2.           | Domestic effluent  | 631              | As per Schedule - I | The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be connected to the sewerage system provided by local body |

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

| <b>Stack No.</b> | <b>Description of stack / source</b> | <b>Number of Stack</b> | <b>Standards to be achieved</b> |
|------------------|--------------------------------------|------------------------|---------------------------------|
| S-1              | DG Set-500 kVA                       | 01                     | As per Schedule -II             |
| S-2              | DG Set-250 kVA                       | 01                     | As per Schedule -II             |
| S-3              | DG Set-75 kVA                        | 01                     | As per Schedule -II             |

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

| <b>Sr No</b> | <b>Type Of Waste</b> | <b>Quantity &amp; UoM</b> | <b>Treatment</b>                                     | <b>Disposal</b>                      |
|--------------|----------------------|---------------------------|--|--------------------------------------|
| 1            | Wet Waste            | 1551 Kg/Day               | Treated in OWC                                       | As Manure                            |
| 2            | Dry Waste            | 1123 Kg/Day               | Collection and Segregation through Authorised Vendor | To Local Body/To Authorized Recycler |
| 3            | SRP Sludge           | 63 Kg/Day                 | Dewatering   | As Manure                            |

7. **Conditions under Hazardous & Other Wastes (M & T M) Rules 2016 for Collection, Segregation, Storage, Transportation, Treatment and Disposal of hazardous waste:**

| <b>Sr No</b> | <b>Category No.</b>   | <b>Quantity</b> | <b>UoM</b> | <b>Treatment</b> | <b>Disposal</b>           |
|--------------|-----------------------|-----------------|------------|------------------|---------------------------|
| 1            | 5.1 Used or spent oil | 150             | Ltr/A      | Reprocessing     | To Authorized Reprocessor |

- The Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
- This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government authorities.
- Project Proponent shall provide Organic waste digester with composting facility or biodigester with composting facility.
- Project Proponent shall comply the Construction and Demolition Waste Management Rules, 2016 which is notified by Ministry of Environment, Forest and Climate Change dtd.29/03/2016.
- The project proponent shall make provision of charging of electric vehicles in atleast 30 % of total available parking area.
- The project proponent shall take adequate measures to control dust emission and noise level during construction phase.

14. The Project Proponent shall comply with the Environmental Clearance obtained vide No SIA/MH/INFRA2/424118/2023 dtd 26.09.2023 for Residential & Commercial building Construction project having Plot Area 27850 SqMtr & total construction BUA 196586.28 SqMtr.
15. PP shall submit an affidavit in Boards prescribed format within 15 days regarding compliance of C to E & Environmental Clearance



*Disnazy*

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Signed by: **Dr. Avinash Dhakne**  
Member Secretary  
For and on behalf of,  
**Maharashtra Pollution Control Board**  
ms@mpcb.gov.in  
2024-05-09 20:25:07 IST

**Received Consent fee of -**

| Sr.No | Amount(Rs.) | Transaction/DR.No. | Date       | Transaction Type |
|-------|-------------|--------------------|------------|------------------|
| 1     | 714000.00   | TXN2312001282      | 07/12/2023 | Online Payment   |
| 2     | 94678.00    | TXN2404004191      | 24/04/2024 | Online Payment   |

**PP has paid penal fee of Rs 94678**

**Copy to:**

1. Regional Officer, MPCB, Pune and Sub-Regional Officer, MPCB, Pune I  
- They are directed to ensure the compliance of the consent conditions.
2. Chief Accounts Officer, MPCB, Sion, Mumbai



### **SCHEDULE-I**

#### **Terms & conditions for compliance of Water Pollution Control:**

- 1) A] As per your application, you have proposed to provide MBBR based Sewage Treatment Plants (STPs) of combined capacity **640 CMD for treatment of domestic effluent of 631 CMD.**
- B] The Applicant shall operate the sewage treatment plant (STP) to treat the sewage so as to achieve the following standards prescribed by the Board or under EP Act, 1986 and Rules made there under from time to time, whichever is stringent.

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

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

| Sr. No. | Purpose for water consumed   | Water consumption quantity (CMD) |
|---------|--|----------------------------------|
| 1.      | Industrial Cooling, spraying in mine pits or boiler feed                                       | 0.00                             |
| 2.      | Domestic purpose   | 698.00                           |
| 3.      | Processing whereby water gets polluted & pollutants are easily biodegradable                   | 0.00                             |
| 4.      | Processing whereby water gets polluted & pollutants are not easily biodegradable and are toxic | 0.00                             |
| 5.      | Grandening/Other consumption   | 0                                |

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

## **SCHEDULE-II**

### **Terms & conditions for compliance of Air Pollution Control:**

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

| Stack No. | Source         | APC System provided/proposed | Stack Height(in mtr) | Type of Fuel      | Sulphur Content(in %) | Pollutant       | Standard   |
|-----------|----------------|------------------------------|----------------------|-------------------|-----------------------|-----------------|------------|
| S-1       | DG Set-500 kVA | Acoustic Enclosure           | 4.50                 | Diesel 100 Ltr/Hr | 1                     | SO <sub>2</sub> | 48 Kg/Day  |
| S-2       | DG Set-250 kVA | Acoustic Enclosure           | 3.00                 | Diessel 50 Ltr/Hr | 1                     | SO <sub>2</sub> | 24 Kg/Day  |
| S-3       | DG Set-75 kVA  | Acoustic Enclosure           | 3.00                 | Diessel 15 Ltr/Hr | 1                     | SO <sub>2</sub> | 7.2 Kg/Day |

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

|                         |               |                        |
|-------------------------|---------------|------------------------|
| Total Particular matter | Not to exceed | 150 mg/Nm <sup>3</sup> |
|-------------------------|---------------|------------------------|

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

### **SCHEDULE-III**

#### **Details of Bank Guarantees:**

| <b>Sr. No.</b> | <b>Consent(C2E/C2O/C2R)</b> | <b>Amt of BG Imposed</b> | <b>Submission Period</b> | <b>Purpose of BG</b>                             | <b>Compliance Period</b>          | <b>Validity Date</b>              |
|----------------|-----------------------------|--------------------------|--------------------------|--|-----------------------------------|-----------------------------------|
| 1              | Consent To Establish        | Rs 10 Lakhs              | 15 Days                  | Compliance of Consent Conditions & EC conditions | upto Commissioning of the project | upto Commissioning of the project |

\*\* The above Bank Guarantee(s) shall be submitted by the applicant in favour of Regional Officer at the respective Regional Office within 15 days of the date of issue of Consent.

**# Existing BG obtained for above purpose if any may be extended for period of validity as above.**

#### **BG Forfeiture History**

| <b>Srno.</b> | <b>Consent (C2E/C2O/C2R)</b> | <b>Amount of BG imposed</b> | <b>Submission Period</b> | <b>Purpose of BG</b> | <b>Amount of BG Forfeiture</b> | <b>Reason of BG Forfeiture</b> |
|--------------|------------------------------|-----------------------------|--------------------------|----------------------|--------------------------------|--------------------------------|
| NA           |                              |                             |                          |                      |                                |                                |

#### **BG Return details**

| <b>Srno.</b> | <b>Consent (C2E/C2O/C2R)</b> | <b>BG imposed</b> | <b>Purpose of BG</b> | <b>Amount of BG Returned</b> |
|--------------|------------------------------|-------------------|----------------------|------------------------------|
| NA           |                              |                   |                      |                              |



## **SCHEDULE-IV**

### **Conditions during construction phase**

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

### **General Conditions:**

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

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

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This certificate is digitally & electronically signed.

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हेती मिळाल्यानंतर अधिकारी आणि शामक दल रवाना डब्यांनी पेट घेतला मराच्या प्रयत्नांनंतर यात आणली.

पुण्यात १६० नारताय माळमार आहेत.

२५०हून अधिक भारतीय मच्छिमारांनी त्यांची शिक्षा पूर्ण केली असून, त्यांचे राष्ट्रीयत्वही निश्चित झाले आहे. पाकिस्तानने या मच्छिमारांची तत्काळ सुटका करावी, अशी मागणीही देसाई यांनी केली.

## णकरांचे चले नाही'

'निवृत्त पोलिस पुण्याच्या तत्कालीन मीरा बोरवणकर यांचे नाही आणि याबाबत नाही,' असे सांगून रवेंद्र फडणवीस यांनी आरोपांवर बोलण्याचे दौऱ्यावर आले असता बोलत होते. उपमुख्यमंत्री यांच्यावर मीरा बोरवणकर त केलेल्या आरोपांकडे असता, त्यांचे पुस्तक त्याचे सांगून प्रश्नाला

हामार्गावरील अपघातांची भीर दखल घेतली आहे. व धोक्यात घालणाऱ्यांवर केली जाईल. अपघात ठी जनजागरणासाठी प्रयत्न हे असेही त्यांनी स्पष्ट केले.

### जाहीर सूचना

तमाम जनतेस सूचित करण्यात येते की, "मे. स्पेशलिटी लॅन्डमार्क्स प्रा.लि." यांनी मौजे मुंदवा, ता. हवेली, जि. पुणे येथील स.नं. ५२/१(पैकी), ५४/१/२५(पैकी), ५४/१/२६(पैकी), ५४/१/२७(पैकी), ५४/१/२९(पैकी), या मिळकतीवरील "मंत्रा मॅग्नस" या प्रकल्पास पर्यावरण विभागाकडून पर्यावरण मंजूरी (Environmental Clearance) EC No : EC23B038MH151353, दि. 26/09/2023 अन्वये मिळाली आहे. सदर मंजूरीची प्रत ही महाराष्ट्र प्रदूषण नियंत्रण मंडळ व पर्यावरण विभाग यांच्या

<http://envis.maharashtra.gov.in>. या संकेतस्थळावर पाहण्यासाठी उपलब्ध आहे.

सही  
मे. स्पेशलिटी लॅन्डमार्क्स प्रा. लि.

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# Rules

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nel and class action  
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framework, among

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pacity to be cornered.

"Existing PLI beneficiaries can  
also bid, but the cap of 20 GWh per  
player will remain in force to pre-  
vent any one player from getting a  
larger share of the incentives on  
offer," the official added.

Last year, the ministry of heavy  
industries awarded PLI support  
for setting up 30 GWh of ACC bat-  
tery manufacturing capacity by

Barnet, the Centre had expected  
an investment of ₹45,000 crore  
from the four initial PLI beneficia-  
ries. This was scaled down to  
₹27,000 crore after the Hyundai  
Global Motors fiasco.

ACCs are new generation of ad-  
vanced storage technologies. The-  
se have applications in the electric  
vehicles, maintaining grid stabili-  
ty, solar rooftop, and consumer  
electronics among others.

## PUBLIC NOTICE

This is to inform that the proposed  
project by M/s. Mantra Greens Pvt. Ltd.  
has been granted Environment  
Clearance for proposed residential  
scheme "Mantra Essence" at Sr. No.  
56(P) at Undri, Tal: Haveli, Pune.  
Copies of clearance letter are available  
with the Maharashtra Pollution Control  
Board and may also seen at website at  
<http://envis.maharashtra.gov.in>.  
EC Identification number  
:EC23B038MH140799 on 26/09/2023.  
Sd/-  
M/s. Mantra Greens Pvt.Ltd.

## PUBLIC NOTICE

This is to inform that the proposed project  
by M/s. Speciality Landmarks Pvt. Ltd. has  
been granted Environment Clearance for  
proposed residential and Commercial  
scheme "Mantra Magnus" at Sr.  
No.52/1(P), 54/1/25(P), 54/1/26(P),  
54/1/27(P), 54/1/29(P), at Mundhwa, Tal:  
Haveli, Pune. Copies of clearance letter  
are available with the Maharashtra  
Pollution Control Board and may also seen  
at website at  
<http://envis.maharashtra.gov.in>. EC  
Identification number:  
EC23B038MH151353 on 26/09/2023  
Sd/-  
M/s. Speciality Landmarks Pvt. Ltd.

## ICE

AMESH M. KANAKIA, (2)  
and (3) MRS. KANAN  
rs of the Office/Apartment  
to 4590 sq.ft carpet area  
oor in the Building "B", of  
NIKCHAND GALLERIA"  
996, Final Plot No. 383,  
Village Bhamburda within  
e City, District Pune and  
poration together with the  
ar Parking, 01 Open Car  
nd further together with an  
and common areas and

ign and transfer all and  
and interest in the said  
ts thereto free from all  
m to our Clients and they  
the same is free, clear and  
in the name of the said

## PUBLIC NOTICE

My client is negotiating with Mr. Avinash Keshav Mhasakar  
& Mr. Abhijit Avinash Mhasakar for purchase of the scheduled  
property. They have assured to my client that the said  
Scheduled Property is free from all encumbrances and title in  
respect of said Scheduled Property is clear and marketable  
and they are entitled to Sell/Transfer the same. Any person  
having any claim or charge such as lease, lien, mortgage,  
agreement, gift, trust, possession, attachment or whatsoever  
should establish the same with documentary proof thereof  
within 7 days from the publication of this Notice. Failing which  
it would be assumed that no such claim or charge exists or the  
same has been willingly given up and abandoned and my  
client shall be at liberty to complete the transaction by  
sale/assignment deed, agreement or similar instrument and  
no complaint or grievance shall then be entertained, please  
note.

## SCHEDULE OF THE PROPERTY