AVANTE SPACES LIMITED

(Formerly known as Wellness Space Developers Limited)

Date: 21 June 2023

To,
The Director
Regional Office (West Central Zone),
Ministry of Environment, Forest and Climate Change,
Ground Floor, East wing, New Secretariat Building,
Civil lane, Nagpur-440001

Subject: Half Yearly compliance reports October 2022 to March 2023
Project: Proposed expansion of "Mixed Use Development" Project at S. No. 156A, 13/1B/C/D/13A, 12/2, 12/5 CTS No. 702, 677, 678, 679, 680,670 at Village Kothrud, Taluka Haveli, Pune by Avante Spaces Ltd.

EC No.: EC File No. SIA/MH/MIS/211930/2021 Dated 30th August, 2022.

Dear Sir,

We are submitting half-yearly Compliance Report (hard & soft copy) in respect of the stipulated terms and conditions of 'Prior Environmental Clearance' as specified in 'Environment Clearance' Notification Clause No. 10(ii).

Thanking you,
Yours faithfully,
For Avante Spaces Limited.

Avante Spaces Limited Pune

Authorized Signatory

Enclosure:
1. A hard copy of the compliance and monitoring report
2. A CD containing the same report

CC copy to:

1. Regional officer, Maharashtra Pollution Control Board, Pimpri Chinchwad
2. Member Secretary, Maharashtra Pollution Control Board, Sion, Mumbai
3. Member Secretary, State Environmental Impact Assessment Authority, Govt. of Maharashtra, Mumbai

Avante Spaces Ltd.

Environmental Clearance Compliance Report

October 2022 to March 2023

At Village Kothrud, Taluka Haveli, District Pune

(Environmental Clearance Letter No. F.No. SIA/MH/MIS/211930/2021) Dated 30th August, 2022)

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Compliance Status of EC Conditions

Environment Clearance Letter No. F. No. SIA/MH/MIS/211930/2021 Dated 30th August, 2022

No	Condition	Compliance		P
	SPECIFIC CONDITIONS:			
A	**SEAC Conditions**			
(i)	PP to submit Certified Compliance report from Regional Office MoEF&CC Nagpur.	Noted by PP.		
(ii)	It is noted that, STP is proposed in basement , PP to ensure that STP should be 40% open to sky for proper ventilation.	Noted. PP will construct 40% STP open to sky.		
(iii)	PP to submit the MoD NOC. Alternatively, CCZM map showing it's non requirement.	PP will submit the MoD NOC. Alternatively, CCZM map shows it's non-requirement.		
(iv)	PP to submit the year-wise carbon foot print report.	PP will submit the year-wise carbon footprint report.		
(v)	PP to submit the basement dewatering plan.	PP will submit the basement dewatering plan.		
(vi)	It is noted that big nalla is very near to site & PP proposes the 4 basement, hence, PP to submit the detail hydrology report along with precautionary measures proposes to prevent flooding of basements.	PP will submit the detailed hydrology report along with precautionary measures proposes to prevent flooding of basements.		
(vii)	PP to submit the coordinated layout	PP will submit the coordinated layout		
	SEIAA Conditions			
(i)	This EC is restricted up to 80.493 m height till PP obtains revised MOD NOC. Once PP obtains revised MOD NOC the height restriction will be as per revised MOD NOC.	Noted by PP.		
(ii)	There are 481 trees existing on site and out which PP has proposed to cut/transplant 359 trees. PP to plant as many trees as cumulative age of trees to be cut and transplanted. SEIAA also asked PP to strictly comply with amended Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975	Out of the 359 trees proposed to be cut/transplant, PP had already cut and transplanted 194 trees after obtaining NOC from Tree Authority, Pune which is also in compliance with the original EC granted on 30.08.2022. PP undertake to comply with amended Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975		

		as well as the conditions those may get stipulated by Tree Authority while granting revised Tree NOC for cutting/transplanting balance 165 trees.		
(iii)	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.	Yes, PP will provide unpaved open space. Some Area will Provide grass paver blocks for effective fire tender movement.		
	A. GENERAL CONDITIONS			
(iv)	PP to achieve at least 5% of total energy requirement from solar/other renewable sources.	PP will achieve at least 5% of total energy requirement from solar/other renewable sources.		
(v)	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	PP will 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		
(vi)	SEIAA after deliberation decided to grant EC for – FSI – 144089.92 m^2, Non FSI – 119987.34 m2, Total BUA – 264077.26 m^2. (Plan approval No. CC/3053/21, dated 31.12.2021).	Noted by PP.		
	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.	The solid waste generated during construction phase are properly collected and segregated and disposed on site 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.	PP will comply with the condition.		
(iii)	Any hazardous waste generated during construction phase should be disposed of as per applicable rules	Hazardous waste is not generated on site.		

	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.	PP have provided drinking water and sanitary facilities for construction workers.	✓	
(v)	Arrangement shall be made that waste water and storm water do not get mixed.	PP will comply with the condition.		
(vi)	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.	PP will comply with the condition.		
(vii)	The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.	PP has proposed not to use any ground water. Groundwater testing report is attached below		
(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.	PP has proposed not to use any ground water. Ground water is not extract at site.		
(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.	PP will comply with the condition.		
(x)	The Energy Conservation Building code shall be strictly adhered to.	PP will comply with the condition.		
(xi)	All the topsoil excavated during construction activities should be stored for use in horticulture/landscape development within the project site.	PP has a Certificate handed over to the nursery.		
(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.	PP will ensure 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.	Groundwater sample is tested from an authorized laboratory. Soil and Groundwater testing report is attached below.		

(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.	PP will comply 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.	PP will comply with the condition.		
(xvi)	PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance.	PP will comply all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance.		
(xvii)	Vehicles hired for transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport & Highways Department. The vehicle shall be adequately covered to avoid spillage/leakages.	PP will comply with the condition.		
(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.	Monitoring is done regularly by MoEF&CC approved Lab. Monitoring reports are attached below.		
(xix)	Diesel power generating sets proposed as source of backup power for elevators and common area illumination during construction phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low Sulphur diesel is preferred. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.	PP will comply with the condition.		

(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.	PP will comply with the condition.		
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.	PP will comply the condition in operation phase.		
(ii)	E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016	E-waste will be disposed of through an Authorized vendor as per E-waste (Management and Handling)		
(iii)	a) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report 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.	PP will comply with the condition in the operation phase.		
(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	PP will comply with the condition.		

	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.	Noted by PP.		
(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.	PP will comply with the condition.		
(vii)	PP to provide adequate electric charging points for electric vehicles (EVs).	PP will 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.	PP complies with the condition.		
(ix)	A separate environment management cell with qualified staff shall be set up for the implementation of the stipulated environmental safeguards.	PP complies with the condition.		
(x)	Separate funds shall be allocated for of 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 for the environment protection measures shall not be diverted for other purposes.	PP will comply with the condition.		
(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	PP published advertisements in two local newspapers widely circulated in the region around the project site.	√	

(xii)	Project management should submit half yearly compliance reports in respect of the stipulated prior environment clearance terms and conditions in hard & soft copies to the MPCB & this department, on 1st June & 1st December of each calendar year.	Here, PP is submitting the half-yearly compliance report for the period of October 2022 to March 2023.		
(xiii)	A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/ representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.	PP complied with the condition.		
(xiv)	The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM. SO2, NOx (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.	PP will comply with the condition. Monitoring is done regularly by MoEF&CC approved Lab. Monitoring reports are attached below.		
C)	**General EC Conditions**			
(i)	PP has to strictly abide by the conditions stipulated by SEAC & SEIAA.	Noted by PP.		
(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.	PP has obtained consent to Establish from MPCB having Consent Order No. Format 1.0/CAC-CELL/UAN No. 0000139589/CE/2211000521 dated 07.11.2022		
(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.	Noted by PP.		

(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.	PP will comply with the condition. Monitoring is done regularly by MoEF&CC approved Lab. Monitoring reports are attached below.		
(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.	The environmental statement for the financial year 2022-2023 in Form-V is attached below.	√	
(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.	PP will comply with the condition.		
(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.	Not Applicable.		
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	Noted by PP.		

	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 tile project proponent in the case filed against him, if any or action is initiated under EP Act			
5.	This Environmental Clearance is issued purely from an environmental point of view without prejudice to any court cases and all other applicable permissions/ NOCs shall be obtained before starting proposed work at site.	Noted by PP.		
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.	Noted by PP.		
7.	Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification, 2006, amended time to time.	As per Notification received on dated 29.04.2015 validity of EC is extended up to 7 years for generic.		
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.	Noted by PP.		
9.	Any appeal against this Environment clearance shall lie with the National Green Tribunal (Western Zone Bench, Pune), New Administrative Building, 1st Floor, D-Wing, Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.	Noted by PP.		

CONDITIONS OF CONSENT TO ESTABLISH (EXPANSION)

Consent Order No. Format 1.0/CAC-CELL/UAN No. 0000139589/CE/2211000521 dated 07.11.2022

<table>
<tr><th>No.</th><th>Condition</th><th>Compliance</th><th></th><th>P</th></tr>
<tr><td>4.</td><td>Conditions under Water (P & CP), 1974 Act for discharge of effluent</td><td></td><td></td><td></td></tr>
<tr><td></td><td>
<table>
<tr><th>Sr. No</th><th>Description</th><th>Permitted quantity of discharge (CMD)</th><th>Standards to be achieved</th><th>Disposal</th></tr>
<tr><td>1</td><td>Trade Effluent</td><td>Nil</td><td>Nil</td><td>Nil</td></tr>
<tr><td>2</td><td>Domestic effluent</td><td>314</td><td>As per Schedule-I</td><td>The treated sewage shall be 60% recycled for secondary purposes and remaining shall be utilized on land for gardening and/ or connected to local body sewer line with water metering system.</td></tr>
</table>
</td><td>The Sewage generated will be treated in STP of capacity 725 m^3/day and the treated water will be used for gardening. No treated sewage will discharge outside the premises.</td><td></td><td></td></tr>
<tr><td>5.</td><td>Conditions under Air (P & CP) Act, 1981 for air emissions:
<table>
<tr><th>Stack No.</th><th>Description of Stack/source</th><th>Number of Stack</th><th>Standards to be achieved</th></tr>
<tr><td>S-1 to S-10</td><td>DG Sets of 2000 kVA x 10</td><td>10</td><td>As per schedule-II</td></tr>
</table>
</td><td>Monitoring is done regularly by MoEF&CC approved Lab. Monitoring reports are attached below.</td><td></td><td></td></tr>
<tr><td>6.</td><td>Conditions under Solid Waste Rules, 2016:
<table>
<tr><th>Sr. No.</th><th>Type of Waste</th><th>Quantity & UoM</th><th>Treatment</th><th>Disposal</th></tr>
<tr><td>1</td><td>Bio-degradable Waste</td><td>1800 Kg/day</td><td>OWC followed by composting facility</td><td>Used as Manure</td></tr>
<tr><td>2</td><td>Non-biodegradable Waste</td><td>2371 Kg/day</td><td>Segregation</td><td>Handed over to Auth. Vendor.</td></tr>
<tr><td>3</td><td>STP Sludge</td><td>07 Kg/day</td><td>Drying</td><td>Used as Manure</td></tr>
<tr><td>4</td><td>Inert Waste</td><td>315 Kg/day</td><td>Segregation</td><td>Handed over to Auth. Vendor.</td></tr>
</table>
</td><td>Generated Solid waste will be handed over to an authorized vendor.</td><td></td><td></td></tr>
<tr><td>7.</td><td>Conditions under Hazardous and Other Wastes (MH & TM) Rules, 2016 for treatment and disposal of hazardous waste.
<table>
<tr><th>Sr.</th><th>Type of Waste</th><th>Category</th><th>Quantity</th><th>UOM</th><th>Treatment</th><th>Disposal</th></tr>
<tr><td>1</td><td>Used oil or spent oil</td><td>5.1</td><td>2000</td><td>Ltr/A</td><td>Recycle</td><td>Handed over to Auth. reprocessor</td></tr>
</table>
</td><td>Used oil sludge/Waste oil will be sold to the Authorized recycler.</td><td></td><td></td></tr>
</table>

<table>
<tr><td>8.</td><td>Conditions under E-waste Management.<table><tr><th>Sr. No.</th><th>Type of Waste</th><th>Quantity</th><th>UOM</th><th>Disposal Path</th></tr><tr><td>1</td><td>E-waste</td><td>13.00</td><td>Kg/day</td><td>Handed over to Auth. recycler</td></tr></table></td><td>Generated E-waste will be sold to authorized recycler.</td><td></td><td></td></tr>
<tr><td>9.</td><td>The Board reserves the right to review, amend, suspend, revoke etc., this consent and the same shall be binding on the industry.</td><td>Noted by PP.</td><td></td><td></td></tr>
<tr><td>10.</td><td>This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government authorities.</td><td>PP agrees with the condition.</td><td></td><td></td></tr>
<tr><td>11.</td><td>PP shall provide STP of adequate capacity to achieve the treated domestic effluent standard for the parameter BOD-10 mg/lit including disinfection facility.</td><td>PP will provide STP of adequate capacity to achieve the treated domestic effluent standard for the parameter BOD-10 mg/lit including disinfection facility.</td><td></td><td></td></tr>
<tr><td>12.</td><td>The treated sewage 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/or connected to local body sewer line with water metering system.</td><td>PP agrees with the condition.</td><td></td><td></td></tr>
<tr><td>13.</td><td>PP shall provide organic waste digester along with composting facility/bio-digester (biogas) for the treatment of wet garbage.</td><td>PP will provide organic waste digester along with composting facility for the treatment of wet garbage.</td><td></td><td></td></tr>
<tr><td>14.</td><td>PP shall make provision of charging ports for electric vehicles at least 40% of total available parking slots.</td><td>PP will make provision as per PMC guidelines for EV charging.</td><td></td><td></td></tr>
<tr><td>15.</td><td>PP shall submit BG of Rs. 25 Lakh towards compliance of EC and Consent conditions.</td><td>PP has submitted BG of Rs. 25 Lakh towards compliance with EC and Consent conditions.</td><td></td><td></td></tr>
</table>

CONSENT SCHEDULE I

TERMS & CONDITIONS FOR COMPLIANCE OF WATER POLLUTION CONTROL

<table>
<tr><th>No.</th><th>Condition</th><th>Compliance</th><th></th><th>P</th></tr>
<tr><td></td><td><u>Schedule-I</u></td><td></td><td></td><td></td></tr>
<tr><td></td><td><u>Terms & conditions for compliance of Water Pollution Control:</u></td><td></td><td></td><td></td></tr>
<tr><td>1)</td><td>A] As per your consent application, you have provided Sewage Treatment Plant of designed capacity 325 CMD with SBR technology for the treatment of 314 CMD of sewage.</td><td>The Sewage generated will be treated in STP of capacity 725 m^3/day.</td><td></td><td></td></tr>
<tr><td></td><td>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.
<table>
<tr><th>Sr. No.</th><th>Parameters</th><th>Limiting concentration not to exceed in mg/l, except for pH</th></tr>
<tr><td>1</td><td>pH</td><td>5.5-9.0</td></tr>
<tr><td>2</td><td>BOD</td><td>10</td></tr>
<tr><td>3</td><td>COD</td><td>50</td></tr>
<tr><td>4</td><td>TSS</td><td>20</td></tr>
<tr><td>5</td><td>NH4 N</td><td>5</td></tr>
<tr><td>6</td><td>N-total</td><td>10</td></tr>
<tr><td>7</td><td>Fecal Coliform</td><td>Less than 100</td></tr>
</table></td><td>PP will use SBR technology for sewage treatment.
PP achieves the standards prescribed.
Monthly monitoring will be done from MoEF&CC recognized laboratory.</td><td></td><td></td></tr>
<tr><td></td><td>C] The treated sewage 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/or connected to local body sewer line with water metering system.</td><td>The treated water generated from STP will be recycled for Gardening.</td><td></td><td></td></tr>
<tr><td>2)</td><td>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 an extension or addition thereof.</td><td>PP agrees with the condition.</td><td></td><td></td></tr>
</table>

<table>
<tr><td>3)</td><td>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.</td><td>PP agrees with the condition.</td><td></td><td></td></tr>
<tr><td>4)</td><td>The applicant shall comply with the provision of Water (prevention & Control of Pollution) CESS Act, 1977 and as amended, and other provisions as contained in the said act.
<table>
<tr><th>Sr</th><th>Purpose for water consumed</th><th>Water consumption quantity (CMD)</th></tr>
<tr><td>1.</td><td>Industrial Cooling, spraying in mine pits or boiler feed</td><td>0.00</td></tr>
<tr><td>2</td><td>Domestic purpose</td><td>660.00</td></tr>
<tr><td>3</td><td>Processing whereby water gets polluted & pollutants are easily biodegradable</td><td>0.00</td></tr>
<tr><td>4</td><td>Processing whereby water gets polluted & pollutants are not easily biodegradable and are toxic</td><td>0.00</td></tr>
</table></td><td>PP agrees with the condition.</td><td></td><td></td></tr>
<tr><td>5)</td><td>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.</td><td>PP agrees with the condition.</td><td></td><td></td></tr>
</table>

CONSENT SCHEDULE-II

TERMS & CONDITIONS FOR COMPLIANCE OF AIR POLLUTION CONTROL:

<table>
<tr><th>No.</th><th>Condition</th><th>Compliance</th><th></th><th>P</th></tr>
<tr><td></td><td><u>Schedule-II</u>
<u>Terms & conditions for compliance of Air Pollution Control:</u></td><td></td><td></td><td></td></tr>
<tr><td>1.</td><td>As per application, you have proposed the Air pollutions control (APC) system and also erect following stack (s) and to observe the following fuel pattern-
<table>
<tr><th>Stack No.</th><th>source</th><th>APC System provided/proposed</th><th>Stack Height (in mtr)</th><th>Type of Fuel</th><th>Sulphur Content (in %)</th><th>Pollutant</th><th>Standard</th></tr>
<tr><td>S-1 to S-10</td><td>DG Sets of 2000 kVA x 10</td><td>Acoustic Enclosure</td><td>30.00</td><td>HSD 1680 Ltr/Hr</td><td>1</td><td>SO2</td><td>806.40 Kg/day</td></tr>
</table></td><td>Agreed</td><td></td><td></td></tr>
<tr><td>2.</td><td>The applicant shall operate and maintain above mentioned air pollution control system, so as to achieve the level of pollutants to the following standards.
<table>
<tr><td>Total Particulate Matter</td><td>Not to exceed</td><td>150 mg/Nm^3</td></tr>
</table></td><td>PP agrees with the condition.</td><td></td><td></td></tr>
<tr><td>3.</td><td>The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacement alteration well before its life come to an end or erection of new pollution control equipment.</td><td>PP agrees with the condition.</td><td></td><td></td></tr>
<tr><td>4.</td><td>The Board reserves its rights to vary all or any or 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)</td><td>PP agrees with the condition.</td><td></td><td></td></tr>
<tr><td>5.</td><td>Conditions for utilities like Kitchen, Eating Places, Canteens:
a) The kitchen shall be provided with exhaust system chimney with oil catcher connected to chimney through ducting.
b) The toilet shall be provided with exhaust system connected to chimney through ducting.
c) The air conditioner shall be vibration proof and the noise shall not exceed 68 dB(A).
d) 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.</td><td>PP agrees with the condition.</td><td></td><td></td></tr>
</table>

CONSENT SCHEDULE-III

DETAILS OF BANK GUARANTEES

<table>
<tr><th>No.</th><th>Condition</th><th>Compliance</th><th></th><th>P</th></tr>
<tr><td></td><td>Schedule-III
Details of Bank Guarantees
Proposed BG
<table>
<tr><th>Sr. No.</th><th>Consent (C to E/O/R)</th><th>Amt of BG Imposed</th><th>Submission period**</th><th>Purpose of BG#</th><th>Compliance Period</th><th>Validity++</th></tr>
<tr><td>1</td><td>C to E</td><td>Rs.25 lakhs</td><td>15 days</td><td>Towards compliance of EC & C to E conditions</td><td>Monthly</td><td>Commissioning of the project or 5 years whichever is earlier.</td></tr>
</table></td><td>PP has submitted the bank guarantee to MPCB.</td><td></td><td></td></tr>
</table>

CONSENT SCHEDULE-IV

GENERAL CONDITIONS:

No	Condition	Compliance	√	P
	Conditions during construction phase			
A	During construction phase, applicant shall provide temporary sewage and MSW treatment and disposal facility for the staff and worker quarters.	PP provides temporary sewage and MSW treatment and disposal facility for the staff & workers during construction phase.		
B	During construction phase, the ambient air and noise quality shall be maintained and should be closely monitored through MoEF approved laboratory.	Monitoring is done regularly by MoEF&CC approved Lab. Monitoring reports are attached below.		
C	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.	Monitoring is done regularly by MoEF&CC approved Lab. Monitoring reports are attached below.	√	
	The following general conditions shall apply as per the type of industry:			
	General Conditions			
1)	Consumers or bulk consumers of electrical and electronic equipment listed in Schedule I shall ensure that e-waste generated by them is channelized through collection center or dealer of Authorised producer or dismantler or recycler or through the designated take back service provider of the producer to Authorised dismantler or recycler	PP agrees with the condition.		
2)	Bulk consumers of electrical and electronic equipment listed in Schedule I shall maintain records of e-waste generated by them in Form-2 and make such records available for scrutiny by the concerned State Pollution Control Board	PP agrees with the condition.		
3)	Consumers or bulk consumers of electrical and electronic equipment listed in Schedule I shall ensure that such end-of-life electrical and electronic equipment are not admixed with e-waste containing radioactive material as covered under the provisions of the Atomic Energy Act, 1962 (33 of 1962) and rules made there under;	PP agrees with the condition.		
4)	Bulk consumers of electrical and electronic equipment listed in Schedule I shall file annual returns in Form-3, to the concerned State Pollution Control Board on or before the 30th day of June following the financial year to	PP agrees with the condition.		

	which that return related. In case of the bulk consumer with multiple offices in a State, one annual return combining information from all the offices shall be filed to the concerned State Pollution Control Board on or before the 30th day of June following the financial year to which that return relates.			
5)	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.	PP will provide Facility for collection of samples of sewage effluents, air emissions and hazardous waste to the Board staff		
6)	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)	PP agrees with the condition.		
7)	Drainage system shall be provided for collection of sewage effluents. Terminal manholes shall be provided at the end of the collection system with arrangements 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.	PP agrees with the condition.		
8)	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.	PP agrees with the condition.		
9)	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.	D.G Sets with acoustic enclosures have been provided.		
	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.	PP agrees with the condition.		
	c) Industry should make efforts to bring down noise level due to DG set, outside industrial premises, within ambient	The D.G sets will only be used in case of power failure.		

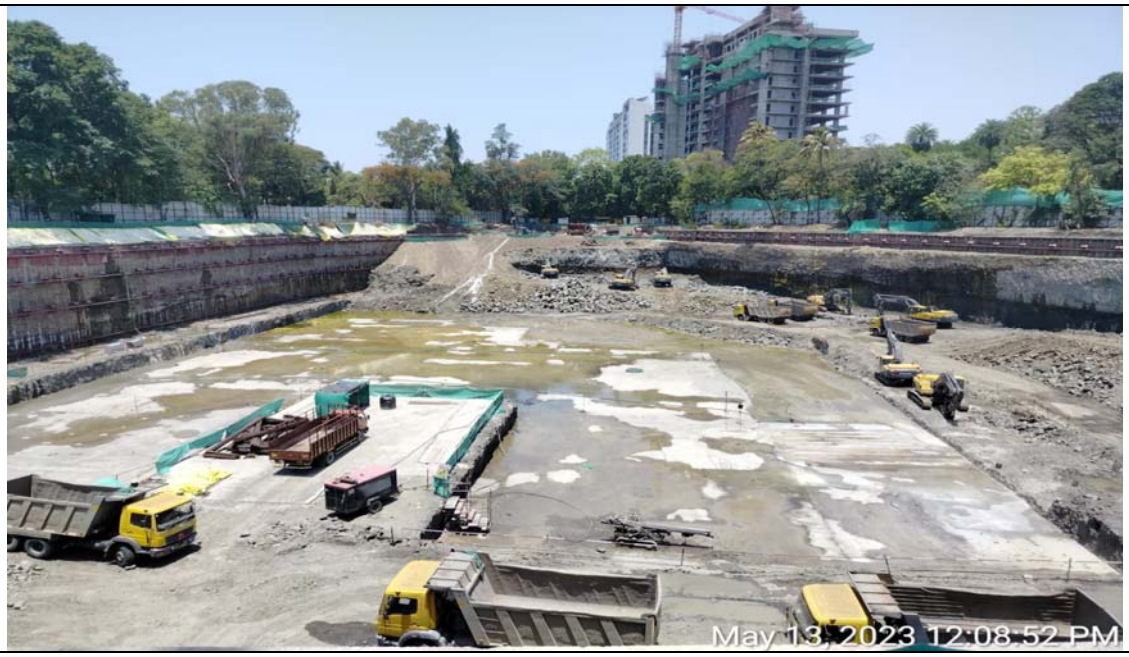
	noise requirements by proper sitting and control measures.			
	d) Installation of DG Set must be strictly in compliance with recommendations of DG Set manufacturer.	D.G sets were installed as per the recommendations of the manufacturer.		
	e) A proper routine and preventive maintenance procedure for 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.	PP will comply with the condition		
	f) D.G. Set shall be operated only in case of power failure.	The D.G sets will only be used in case of power failure.		
	g) The applicant should not cause any nuisance in the surrounding area due to operation of D. G. Set.	PP agrees with the condition.		
	h) The applicant shall comply with the notification of MoEFCC, India on Environment (Protection) second Amendment Rules Vide GSR 371€ dated 17.05.2002 and its amendments regarding noise limit for generator sets run with diesel.	PP will comply with the condition.		
10)	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.	PP agrees with the condition.		
11)	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.	Noted by PP.		
12)	Applicant shall submit official e-mail address and any change will be duly informed to the MPCB.	Noted by PP.		
13)	The treated sewage shall be disinfected using suitable disinfection method.	The treated sewage will be disinfected by using a suitable disinfection method.		
14)	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.	PP has submitted Environmental Statement Report i.e. Form V every year regularly. Form V is attached below.	√	
15)	The applicant shall obtain Consent to Operate from Maharashtra Pollution Control Board before commissioning of the project.	Noted by PP.		

ANNEXURE I

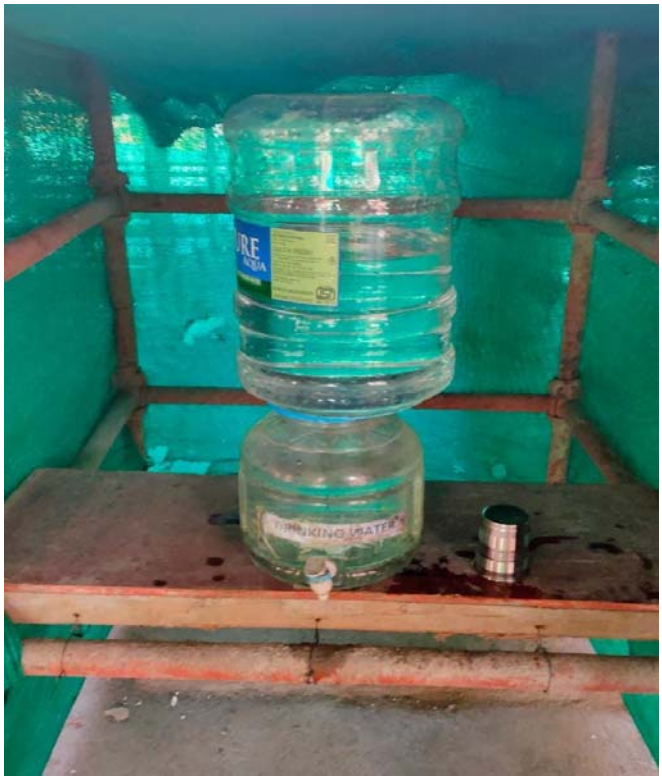
SITE PHOTOGRAPHS

Entry- Exit gate

Excavation Work

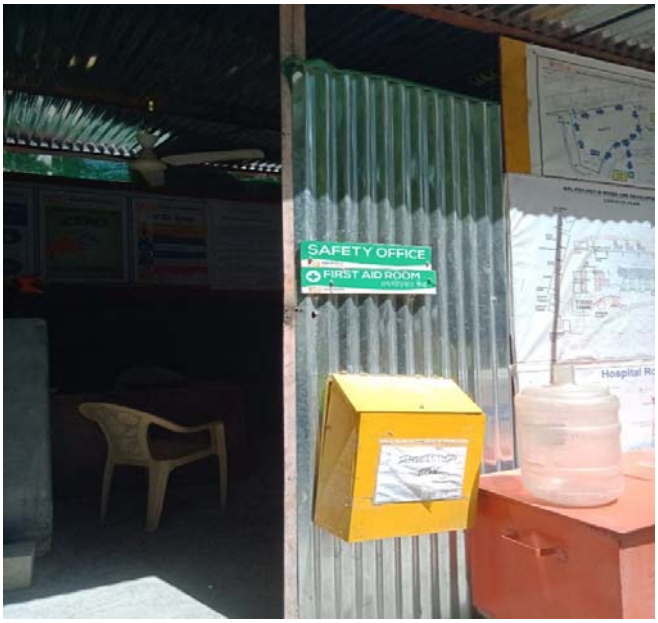


Drinking Water Facility



Sanitary Facility

First Aid Room



Trees

Fire Extinguisher Equipment

ENVIRONMENTAL CLEARANCE

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

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

To,

The Voice President
AVANTE SPACES LIMITED
Office No. 801, 8 th Floor, Cello Platina, Fergusson College Road, Shivajinagar, Pune -411005

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

Sir/Madam,

This is in reference to your application for Environmental Clearance (EC) in respect of project submitted to the SEIAA vide proposal number SIA/MH/MIS/211930/2021 dated 14 Feb 2022. The particulars of the environmental clearance granted to the project are as below.

1.	**EC Identification No.**	**EC22B039MH172173**
2.	**File No.**	SIA/MH/MIS/211930/2021
3.	**Project Type**	Expansion
4.	**Category**	B1
5.	**Project/Activity including Schedule No.**	8(b) Townships and Area Development projects.
6.	**Name of Project**	Proposed expansion of “Mixed Use Development” Project at S. No. 156A, 13/1B/C/D/13A, 12/2, 12/5 CTS No. 702, 677, 678, 679, 680,670 at Village Kothrud, Taluka Haveli, Pune by Avante Spaces Ltd.
7.	**Name of Company/Organization**	AVANTE SPACES 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: 30/08/2022

(e-signed)
Manisha Patankar Mhaiskar
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.

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STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

No. SIA/MH/MIS/211930/2021
Environment & Climate
Change Department
Room No. 217, 2nd Floor,
Mantralaya, Mumbai- 400032.

To
M/s.Avante Spaces Limited,
S. No. 156A, 13/1B/C/D/13A, 12/2, 12/5
CTS No.702, 677, 678, 679, 680,670,
Village Kothrud, Taluka Haveli, District Pune.

Subject : Environmental Clearance for Proposed expansion of "Commercial (Mixed use)" project at S. No. 156A, 13/1B/C/D/13A, 12/2, 12/5 CTS No.702, 677, 678, 679, 680,670, Village Kothrud, Taluka Haveli, District Pune by M/s.Avante Spaces Limited

Reference : Application no. SIA/MH/MIS/211930/2021

This has reference to your communication on the above-mentioned subject. The proposal was considered by the SEAC-3 in its 140th meeting under screening category 8 (b) B1 as per EIA Notification, 2006 and recommend to SEIAA. Proposal then considered in 248th (Day-2) meeting of State Level Environment Impact Assessment Authority (SEIAA).

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

1	Proposal Number	**SIA/MH/MIS/211930/2021**	
2	Name of Project	Proposed expansion in EC of "Commercial (Mixed use)" project at S. No. 156A, 13/1B/C/D/13A, 12/2, 12/5 CTS No.702, 677, 678, 679, 680,670, Village Kothrud, Taluka Haveli, District Pune by Avante Spaces Limited	
3	Project Category	8(b) B1 Category	
4	Type of Institution	Private	
5	Name of Project Proponent	Name	Avante Spaces Limited Mr. Lokesh Gupta
		Regd. Office address	801, 8th Floor, Cello Platina, FC Road, Pune-411005
		Contact number	+91 9958444788
		Email ID	Lokesh.Gupta@kirloskar.com
6	Consultant	Mahabal Enviro Engineers Pvt. Ltd.	
7	Applied for	Expansion in Environmental Clearance	
8	Details of previous EC	We have received Environment Clearance from SEIAA, Maharashtra vide file no. SIA/MH/MIS/151544/2020 dated 25th March, 2021	

9	Location of project	S. No. 156A, 13/1B/C/D/13A, 12/2, 12/5 CTS No. 702, 677, 678, 679, 680,670 at Village Kothrud, Taluka Haveli, Pune-411005
10	Latitude and Longitude	Latitude From 18°30'4.89"N to 18°30'6.42"N Longitude From 73°49'3.34"E to 73°49'11.12"E
11	Total Plot area (m^2)	39,394.85 m^2
12	Deductions (m^2)	14,080.45 m^2
13	Net Plot Area (m^2)	25,314.40 m^2
14	Proposed FSI Area (m^2)	1,44,089.92 m^2
15	Proposed Non-FSI Area (m^2)	1,19,987.34 m^2
16	Proposed Total BUA area (m^2)	2,64,077.26 m^2
17	TBUA (m^2) approved by Planning Authority till date	2,64,077.26 m^2 Building approval plan received from Pune Municipal Corporation vide no. CC/3053/21dated 31.12.2021.
18	Total ground coverage (m^2) & %	12,868.67 m^2 (51%) of total net plot area
19	Total project cost (Rs.)	Rs.1,015 Crore
20	CER as per MoEF & CC circular dated 01/05/2018	

CER Activity	Details of CER activity and Place of Implementation	Name/address of implementing agency	Total Amount (Rs.)	Duration
DP road development	20 m wide DP road at Kothrud will be developed.	PMC	1,87,75,000/-	4 year
Nala beautification	Nala beautification at Kothrud- Screening of waste, Water channelizing landscape beautification	PMC	75,00,000/-	2 year
Total			2,53,75,000/-	

21	Details of Building Configuration	Sr.	Building Name	Configuration	Height (m)
			Mixed-use development project	B4 + B4 MEZZ + B3 + B2 + B1 + GR + P1 + P2 + P3 + P4 + P5 + 13 floors	81.1
22	Total number of tenements	Not application			
23	**Total Water Requirement**				

		Dry Season	Wet Season
	Freshwater	475 m^3/day	475 m^3/day

	(in m^3/day)		
	Recycled water (Flushing)	322 m^3/day	322 m^3/day
	Recycled water (Gardening)	41 m^3/day	19 m^3/day
	Recycled water (Cooling Tower make up water)	202 m^3/day	202 m^3/day
	Swimming pool	NA	NA
	Total water requirement	1086 m^3/day	1045 m^3/day
	Wastewater generation	93 m^3/day	114 m^3/day
24	**Water Storage Capacity for Firefighting**		
	Firefighting (Underground water tank)	340 m^3	340 m^3
	Firefighting (Overhead water tank)	100 m^3	100 m^3
25	**Source of water**	Pune Municipal Corporation (PMC)	
26	**Rain Water Harvesting (RWH)**		
	i) Level of the groundwater table	Groundwater table: Summer season - 2 m to 5.5 m (Average 4 m) Rainy season - 1 m to 4 m (Average 2 m) Winter season - 1.5 m to 5 m (Average 3 m)	
	ii) Size and no of RWH tank(s) and Quantity	2 nos. of RWH tank having a total capacity of 280 m^3	
	iii) Quantity and size of recharge pits	8 nos. of recharge pit Size 2.5 m x 2.5 m x 2 m	
	iv) Details of UGT tanks if any:	Domestic UG tank capacity: 480 m^3 Flushing UG tank capacity: 362 m^3 Fire UG tank capacity: 340 m^3 Cooling tower make up water tank: 202 m^3	
27	**Sewage and wastewater Demand**	i) Sewage generation in KLD	702 m^3/day
		ii) STP technology	SBR
		iii) No. and Capacity of STP	1 no. x 725 m^3/day
28	**Solid Waste Management during Construction phase**: 30 kg/day		
29	**Solid Waste Management during operation Phase:**		

Type	Quantity (kg/day)	Treatment/disposal
Total waste generation	4,500 kg/day	
Wet waste	1,800 kg/day	Through Organic Waste Converter. Generated manure will be used for gardening.
Dry waste	2,686 kg/day	Handed over to the authorized recycling agency
Hazardous waste	NA	NA
Biomedical waste	NA	NA
STP sludge (dry)	7 kg/day	will be used as manure
E-waste	13 kg/day	Authorized Recyclers

30 **Green Belt Development**

Total RG area	2,331.94 m^2
Existing trees on plot	481 nos.
Number of trees to be planted	194 nos.
No of trees to be retained	122 nos.
Number of trees to be transplanted/cut	359 nos.

31 **Power requirement**

Source of power supply	MSEDCL
During Construction Phase (Demand Load)	660 kVA
During Operation phase (Connected Load)	20,725 kVA
During Operation phase (Demand Load)	16,119 kVA
Transformer	10 nos. X 2000 kVA
DG set	10 nos. X 2000 kVA
Fuel Used	Diesel

32 **Details of Energy saving**

Energy Conservation Measures	**Quantity**
Energy-saving due to use of solar PV panels	1.45%
Energy-saving due to CFL Lamp	5.22%
Energy-saving due to LED Lamp	18.40%
Energy-saving due to Electronic Ballast	3.52%
Energy savings due to VFD	16.51%
Overall energy saving	45.10%

33 **Environmental Management plan budget during Construction phase**

Component	**Parameter**	**Cost (Rs. In Lakhs)**
Air Environment	Water for dust suppression	110
	Water utilization for tree planted along with the plot boundary	73
	Vehicle maintenance, washing area, tyre cleaning	10
	Safety net	42
Water Environment	Site sanitation, Toilets, STP, safe drinking water	33
	Environment Monitoring	12
	Stormwater management	240
Socio-Economics Environment	Disinfection at site	155
Health & Safety	Health check-ups for workers, first aid kit	
Noise Environment	Site fencing & noise barrier	50
	Traffic management	60
Training and awareness	Safety personal protective equipment & training programs	4

	Total	**789**
34	**Environmental Management plan budget during Operation phase**	

Sr.	Component	Details	Capital cost (Rs. In Lakh)	O&M cost (Rs. In Lacs/year)
1.	Storm water management	Laying of storm & Sewer line up to final disposal point	115.45	11.54
2.	Sewage Treatment Plant	1 no. of STP having capacity 725 m^3/day	126	75
3.	Rain Water Harvesting	8 nos. of recharge pits having size 2.5 m x 2.5 m x 2 m Total RWH tank capacity 280 m^3	14	56
4.	Solid Waste Management	Cost for Treatment of biodegradable garbage in OWC (1 no.)	55	8
5.	Landscape development	Tree Plantation	354	5.74
6.	Energy Conservation	Solar PV panels for electricity generation, LED etc.	147	4.41
7.	Environmental Monitoring	Monitoring and analysis of Air, Water, Noise, Soil, surface water, STP treated water etc.	MoEF Approved Lab	3
8.	Firefighting system	Installation and operation of Fire Fighting system	1,871	75
9.	Disaster Management		3,145	183.77
	Total		5,827.45	422.46

35	**Traffic Management:**	**Type**	**Required as per DCR**	**Actual Provided**	**Area per parking (m^2)**
		4 -wheeler	1,545 nos.	1,545 nos.	35,587
		2 -wheeler	6,164 nos.	6,164 nos.	35,587
		Total			**82,717**
36	Details of Court cases / litigations w.r.t. the project and project location if any.	No, there is no court case against the project.			

3. Proposal is an expansion of existing construction project. PP has obtained earlier Environment Clearance vide letter dated 25th March, 2021 for total plot area 24,464 Sq.mt comprising total built up area 1,47,123 Sq.mt. (FSI- 72,952 Sq.mt + Non FSI area 74,171 Sq.mt).Proposal has been considered by SEIAA in its 248th (Day-2) meeting and decided to accord Environment Clearance to the said project under the provisions of Environment Impact

Assessment Notification, 2006 subject to implantation of following terms and conditions-

Specific Conditions:

A. SEAC Conditions-

1. PP to submit Certified Compliance report from Regional Office MoEFCC Nagpur.
2. It is noted that, STP is proposed in basement, PP to ensure that STP should be 40% open to sky for proper ventilation.
3. PP to submit the MoD NoC. Alternatively CCZM map showing it's non requirement.
4. PP to submit the year-wise carbon foot print report.
5. PP to submit the basement dewatering plan.
6. It is noted that big nalla is very near to site & PP proposes the 4 basement, hence, PP to submit the detail hydrology report along with precautionary measures proposes to prevent flooding of basements.
7. PP to submit the co-ordinated layout.

B. SEIAA Conditions-

1. This EC is restricted up to 80.493 m height till PP obtains revised MOD NOC. Once PP obtains revised MOD NOC the height restriction will be as per revised MOD NOC.
2. There are 481 trees existing on site and out which PP has proposed to cut / transplant 359 trees. PP to plant as many trees as cumulative age of trees to be cut and transplanted. SEIAA also asked PP to strictly comply with amended Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975.
3. 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.
4. PP to achieve at least 5% of total energy requirement from solar/other renewable sources.
5. 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.
6. SEIAA after deliberation decided to grant EC for – FSI –144089.92 m2, Non FSI-119987.34 m2, Total BUA- 264077.26 m2. (Plan approval No.CC/3053/21, dated 31.12.2021).

General Conditions:

a) Construction Phase :-

I. The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.

II. Disposal of muck, Construction spoils, including bituminous material during construction phase should not create any adverse effect on the neighbouring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in the approved sites with the approval of competent authority.

III. Any hazardous waste generated during construction phase should be disposed of as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.

IV. Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.

V. Arrangement shall be made that waste water and storm water do not get mixed.

VI. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.

VII. The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.

VIII. Permission to draw ground water for construction of basement if any shall be obtained from the competent Authority prior to construction/operation of the project.

IX. Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor based control.

X. The Energy Conservation Building code shall be strictly adhered to.

XI. All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.

XII. Additional soil for levelling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.

XIII. Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.

XIV. PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance.

XV. The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.

XVI. PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance.

XVII. Vehicles hired for transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport & Highways Department. The vehicle shall be adequately covered to avoid spillage/leakages.

XVIII. Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.

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

XX. Regular supervision of the above and other measures for monitoring should be in place

all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell /designated person.

B) Operation phase:-

I. a) The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the premises. c) Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.

II. E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.

III. a) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Treated effluent emanating from STP shall be recycled/ reused to the maximum extent possible. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP. b) PP to give100 % 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

XII. Project management should submit half yearly compliance reports in respect of the stipulated prior environment clearance terms and conditions in hard & soft copies to the MPCB & this department, on 1st June & 1st December of each calendar year.

XIII. A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.

XIV. The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM. SO2, NOx (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, 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.

30/8/2022

Manisha Patankar Mahajan
(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.

MAHARASHTRA POLLUTION CONTROL BOARD

Tel: 24010706/24010437
Fax: 24023516
Website: http://mpcb.gov.in
Email: cac-cell@mpcb.gov.in

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

Infrastructure/RED/L.S.I
No:- Format1.0/CAC-CELL/UAN No.0000139589/CE/2211000521

Date: 07/11/2022

To,
Avante Spaces Ltd., S. No. 156A, 13/1B/C/D/13A. CTS No. 702, 677, 678, 679, 680, 670, Kothrud, Tal. Haveli, Dist. Pune.

Your Service is Our Duty

Sub: Consent to Establish for Expansion for IT Park project under Red/LSI category.

Ref:

1. Environment Clearance for IT Park project accorded vide letter SIA/MH/MIS/151544/2020 dtd. 25/03/2021.
2. Consent to Establish for construction of proposed IT Park project accorded by the Board vide letter Format1.0/CC/UAN No. 0000113330/CE- 2110000046 dtd. 01/10/2021.
3. Transfer of Environmental Clearance granted vide letter No. SIA/MH/MIS/256987/2022 dtd. 30/04/2022.
4. Minutes of Consent Appraisal Committee meeting held on 30/08/2022.

Your application NO. MPCB-CONSENT-0000139589

For: Grant of Consent to Establish for Expansion 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:

1. **The Consent to Establish is granted for a period upto commissioning of project or up to 5 year whichever is earlier.**
2. **The capital investment of the project is Rs.469 Cr. (As per undertaking submitted by pp).**
3. **The Consent to Establish for Expansion is valid for IT Park project named as Avante Spaces Ltd., S. No. 156A, 13/1B/C/D/13A. CTS No. 702, 677, 678, 679, 680, 670, Kothrud, Tal. Haveli, Dist. Pune on Total Plot Area of 14,930.85 SqMtrs (Existing TPA of 24,464 SqMtrs + proposed 14,930.85 SqMtrs = 39,394.85 SqMtrs) for Construction BUA of 1,16,954.26 SqMtrs (Existing BUA of 1,47,123 SqMtrs + proposed 1,16,954.26 SqMtrs = 2,64,077.26 SqMtrs) as per EC granted dated 25/03/2021 including utilities and services**

Sr.No	Permission Obtained	Plot Area (SqMtr)	BUA (SqMtr)
1	EC- dtd. 25/03/2021	24646.00	147123.00
2	C to E- dtd. 01/10/2021	24464.00	147123.00
3	EC Transfer- dtd. 30/04/2022	24464.00	147123.00

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

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

Sr No	Description	Permitted	Standards to	Disposal
2.	Domestic effluent	314	As per Schedule - I	The treated sewage shall be 60% recycled for secondary purposes and remaining shall be utilized on land for gardening and/ or connected to local body sewer line with water metering system.

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

Stack No.	Description of stack / source	Number of Stack	Standards to be achieved
S-1 to S-10	DG Sets of 2000 kVA x 10	10	As per Schedule -II

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

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Bio-degradable Waste	1800 Kg/Day	OWC followed by composting facility.	Used as Manure.
2	Non-biodegradable Waste	2371 Kg/Day	Segregation	Handed over to Auth. Vendor.
3	STP Sludge	07 Kg/Day	Drying	Used as Manure.
4	Inert Waste	315 Kg/Day	Segregation	Handed over to Auth. Vendor.

7. **Conditions under Hazardous & Other Wastes (M & T M) Rules 2016 for treatment and disposal of hazardous waste:**

Sr No	Category No.	Quantity	UoM	Treatment	Disposal
1	5.1 Used or spent oil	2000	Ltr/A	Recycle	Handed over to Auth. reprocessor.

8. **Conditions under E-Waste Management:**

Sr No	Type of Waste	Quantity	UoM	Disposal Path
1	E-Waste	13.00	Kg/Day	Handed over to Auth. recycler.

9. This Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
10. This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government agencies.
11. PP shall provide STP of adequate capacity to achieve the treated domestic effluent standard for the parameter BOD-10 mg/lit including disinfection facility.
12. The treated sewage 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/ or connected to local body sewer line with water metering system.
13. PP shall provide organic waste digester along with composting facility/bio-digester (biogas) for the treatment of wet garbage.
14. PP shall make provision of charging ports for electric vehicles at least 40% of total available parking slots.

15. PP shall submit BG of Rs. 25 Lakh towards compliance of EC and Consent conditions.
16. This Consent is issued with overriding effect on earlier Consent vide Format1.0/CC/UAN No. 0000113330/CE- 2110000046 dtd. 01/10/2021

. This consent is issued as per communication letter dated 03/11/2022 which is approved by competent authority of the board.

Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	938000.00	TXN2205003374	31/05/2022	Online Payment

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 provided Sewage Treatment Plant of designed capacity 325 CMD with SBR technology for the treatment of 314 CMD of sewage.

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 sewage 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/ or connected to local body sewer line with water metering system.

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	660.00
3.	Processing whereby water gets polluted & pollutants are easily biodegradable	0.00
4.	Processing whereby water gets polluted & pollutants are not easily biodegradable and are toxic	0.00

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

SCHEDULE-II

Terms & conditions for compliance of Air Pollution Control:

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

Stack No.	Source	APC System provided/proposed	Stack Height(in mtr)	Type of Fuel	Sulphur Content(in %)	Pollutant	Standard
S-1 to S-10	DG Sets of 2000 kVA x 10	Acoustic Enclosure	30.00	HSD 1680 Ltr/Hr	1	SO2	806.40 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/Nm3

3) The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacemenalteration 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:-**

a) The kitchen shall be provided with exhaust system chimney with oil catcher connected to chimney through ducting.

b) The toilet shall be provided with exhaust system connected to chimney through ducting.

c) The air conditioner shall be vibration proof and the noise shall not exceed 68 dB(A).

d) The exhaust hot air from A.C. shall be attached to Chimney at least 5 mtrs. higher than the nearest tallest building through ducting and shall discharge into open air in such a way that no nuisance is caused to neighbors.

SCHEDULE-III

Details of Bank Guarantees:

Sr. No.	Consent(C2E/C2O /C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	Consent to Establish	Rs. 25 Lakh	15 days	Towards Compliance of EC & C to E conditions.	Monthly	Commissioning of the project or 5 years whichever is earlier.

** 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

Srno.	Consent (C2E/C2O/C2R)	Amount of BG imposed	Submission Period	Purpose of BG	Amount of BG Forfeiture	Reason of BG Forfeiture
NA						

BG Return details

Srno.	Consent (C2E/C2O/C2R)	BG imposed	Purpose of BG	Amount of BG Returned
NA				

SCHEDULE-IV

Conditions during construction phase

A	During construction phase, applicant shall provide temporary sewage and MSW treatment and disposal facility for the staff and worker quarters.
B	During construction phase, the ambient air and noise quality shall be maintained and should be closely monitored through MoEF approved laboratory.
C	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. Consumers or bulk consumers of electrical and electronic equipment listed in Schedule I shall ensure that e-waste generated by them is channelised through collection centre or dealer of authorised producer or dismantler or recycler or through the designated take back service provider of the producer to authorised dismantler or recycler
2. Bulk consumers of electrical and electronic equipment listed in Schedule I shall maintain records of e-waste generated by them in Form-2 and make such records available for scrutiny by the concerned State Pollution Control Board
3. Consumers or bulk consumers of electrical and electronic equipment listed in Schedule I shall ensure that such end-of-life electrical and electronic equipment are not admixed with e-waste containing radioactive material as covered under the provisions of the Atomic Energy Act, 1962 (33 of 1962) and rules made there under;
4. Bulk consumers of electrical and electronic equipment listed in Schedule I shall file annual returns in Form-3, to the concerned State Pollution Control Board on or before the 30th day of June following the financial year to which that return relates. In case of the bulk consumer with multiple offices in a State, one annual return combining information from all the offices shall be filed to the concerned State Pollution Control Board on or before the 30th day of June following the financial year to which that return relates.
5. 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.
6. 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.

7 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.

8 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.

9 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 sitting 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.

10 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.

11 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.

12 Applicant shall submit official e-mail address and any change will be duly informed to the MPCB.

13 The treated sewage shall be disinfected using suitable disinfection method.

14 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.

15 The applicant shall obtain Consent to Operate from Maharashtra Pollution Control Board before commissioning of the project.

This certificate is digitally & electronically signed.

Mahabal Enviro Engineers Pvt. Ltd.

PLOT NOS. 13,14,17,18, GRAMPANCHAYAT BOKHARA, CHHINDWARA ROAD, KORADI, NAGPUR, MAHARASHTRA, INDIA
Phone: **0712-2612162/2612212** email: **nagpur@mahabal.com**

REPORT-NA-06020

TEST REPORT

Report No.:	ME-NG06020-230421-SA-ASL-PUNE	Date: 21.04.2023
ULR No.:	TC748723000005490F	

Name and Address of Customer	**AVANTE SPACE LIMITED at Kothrud, Tal.Haveli, Dist.Pune Project at S.No.156A, 131/B/C/D/13 A, CTS No.702, 677,678,679,680 Vill.Kothrud, Tal.Taluka, Dist.Pune**		WO No.: Verbal WO Date: -
Sample Description / Type	Ambient Noise		
Date of Sampling	30.03.2023	Sampling Procedure	IS 9876:1981

Sr. No.	Location	Time in h	Sound Level L_{eq} dB (A) Fast Response	Sound Level L_{eq} dB (A) Slow Response
	Discipline: Chemical Testing; Product Group: Atmospheric Pollution (Ambient Noise)			
1	Project Site	09:00	53.4	52.1
		22:00	41.3	40.0

As per The Noise Pollution (Regulation & Control) Rules, 2000 (Rules 3(1) and 4(1))			
Area Code	Area Type	Limits in dB (A) weighted scale	
		Day Time (6:00a.m. to 10:00 p.m.)	Night Time (10:00 p.m. to 6:00 a.m.)
A	Industrial Area	75	70
B	Commercial Area	65	55
C	Residential Area	55	45
D	Silence Zone	50	40

END OF REPORT

Note:
1. The result listed refers only to the tested sample(s) and applicable parameter(s).
2. This report is not to be reproduced except in full, without the written approval of the laboratory.
3. Any complaint pertaining to the report can be addressed to mahabalreports@gmail.com

Harish Mendhi
Technical Manager
Chemical Testing

MEEPL

MAHABAL ENVIRO ENGINEERS PVT. LTD.

TC-7487

Mahabal Enviro Engineers Pvt. Ltd.

PLOT NOS. 13,14,17,18, GRAMPANCHAYAT BOKHARA, CHHINDWARA ROAD, KORADI, NAGPUR, MAHARASHTRA, INDIA
Phone: **0712-2612162/2612212** email: **nagpur@mahabal.com**

REPORT-AA-06019

TEST REPORT

Report No.:	ME-NG06019-230409-SA-ASL-PUNE	Date: 09.04.2023
ULR No.:	TC748723000005489F	

Name and Address of Customer	**AVANTE SPACE LIMITED at Kothrud, Tal.Haveli, Dist.Pune Project at S.No.156A, 131/B/C/D/13 A, CTS No.702, 677,678,679,680 Vill.Kothrud, Tal.Taluka, Dist.Pune**		WO No.: Verbal WO Date: -
Sample Description / Type	Ambient Air	Sample Collected by	Laboratory
Sampling Location	Project Site	Sample Quantity / Packing	PM_{10}, B(a), Ni, As, Pb: Filter Paper 1 X 3 No. $PM_{2.5}$: Filter Paper 1 X 1 No. SO_2:30 mL X 6 No. PVC Bottle NO_2:30 mL X 6 No. PVC Bottle NH_3:10 mL X 24 No. PVC Bottle O_3:10 mL X 24 No. PVC Bottle Charcoal Tubes: 1 X 6 No. CO:2L X 3No. Gas Bladder
Date of Sampling	30.03.2023 to 31.03.2023	Date of Receipt of Sample	01.04.2023
Sampling Procedure	As per method reference		
Date of Start of Analysis	01.04.2023	Date of Completion of Analysis	09.04.2023

Sr. No.	Parameter	Unit	Result	#NAAQS	Method Reference
	Discipline: Chemical Testing; Product Group: Atmospheric Pollution (Ambient Air)				
1	Sulphur Dioxide (SO_2)	µg/m³	7.9	80	CPCB Guidelines for the Measurement of Ambient Air Pollutants, Volume I, 2012-13, Page No.1-6
2	Nitrogen Dioxide (NO_2)	µg/m³	10.1	80	CPCB Guidelines for the Measurement of Ambient Air Pollutants, Volume I, 2012-13, Page No.7-10
3	Particulate Matter (size less than 10µm) or PM_{10}	µg/m³	54	100	CPCB Guidelines for the Measurement of Ambient Air Pollutants, Volume I, 2012-13, Page No.11-14
4	Particulate Matter (size less than 2.5µm) or $PM_{2.5}$	µg/m³	23	60	CPCB Guidelines for the Measurement of Ambient Air Pollutants, Volume I, 2012-13, Page No.15-30
5	Ozone (O_3)	µg/m³	21.0	180	CPCB Guidelines for the Measurement of Ambient Air Pollutants, Volume I, 2012-13, Page No.31-34

Harish Mendhi
Technical Manager
Chemical Testing

TC-7487

Mahabal Enviro Engineers Pvt. Ltd.

PLOT NOS. 13,14,17,18, GRAMPANCHAYAT BOKHARA, CHHINDWARA ROAD, KORADI, NAGPUR, MAHARASHTRA, INDIA
Phone: **0712-2612162/2612212** email: **nagpur@mahabal.com**

REPORT-AA-06019

TEST REPORT

Report No.:	ME-NG06019-230409-SA-ASL-PUNE	Date: 09.04.2023
ULR No.:	TC748723000005489F	

Sr. No.	Parameter	Unit	Result	#NAAQS	Method Reference
6	Lead (as Pb)	µg/m³	BQL (LOQ:0.02)	01	CPCB Guidelines for the Measurement of Ambient Air Pollutants, Volume I, 2012-13, Page No.48-55
7	Carbon Monoxide (CO)	mg/m³	0.96	04	CPCB Guidelines for the Measurement of Ambient Air Pollutants Volume-II, 2012-13, Page No. 16-22, (NDIR method)
8	Ammonia (NH_3)	µg/m³	BQL (LOQ:20)	400	CPCB Guidelines for the Measurement of Ambient Air Pollutants, Volume I, 2012-13, Page No.35-39
9	Benzene (C_6H_6)	µg/m³	1.11	05	IS 5182 (Part 11): 2006 RA 2017
10	Benzo(a)Pyrene (Particulate phase only)	ng/m³	BQL (LOQ:0.5)	01	CPCB Guidelines for the Measurement of Ambient Air Pollutants, Volume I, 2012-13, Page No.40-47
11	Arsenic (as As)	ng/m³	BQL (LOQ:0.3)	06	CPCB Guidelines for the Measurement of Ambient Air Pollutants, Volume I, 2012-13, Page No.48-55
12	Nickel (as Ni)	ng/m³	3.22	20	CPCB Guidelines for the Measurement of Ambient Air Pollutants, Volume I, 2012-13, Page No.48-55

END OF REPORT

Note:
1. BQL: Below Quantification Limit.
2. LOQ: Limit of Quantification.
3. TWA: Time Weighted Average
4. Duration of sampling: 24h
5. NAAQS: National Ambient Air Quality Standard
6. #- NAAQS specified as: 24 h. TWA in case of Sulphur Dioxide, Nitrogen Dioxide, PM_{10}, $PM_{2.5}$, Lead and Ammonia; 1 h. TWA in case of Carbon Monoxide, Ozone; Annual TWA in case of Benzene, Benzo (a) Pyrene, Arsenic and Nickel.
7. The result listed refers only to the tested sample(s) and applicable parameter(s).
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Harish Mendhi
Technical Manager
Chemical Testing

MEEPL

MAHABAL ENVIRO ENGINEERS P. LTD.

TC-7487

Mahabal Enviro Engineers Pvt. Ltd.

PLOT NOS. 13,14,17,18, GRAMPANCHAYAT BOKHARA, CHHINDWARA ROAD, KORADI, NAGPUR, MAHARASHTRA, INDIA
Phone: **0712-2612162/2612212** email: **nagpur@mahabal.com**

REPORT-GW-06021

TEST REPORT

Report No.:	ME-NG06021-230421-SA-ASL-PUNE	Date: 21.04.2023
ULR No.:	TC748723000005491F	

Name and Address of Customer	**AVANTE SPACE LIMITED at Kothrud, Tal.Haveli, Dist.Pune Project at S.No.156A, 131/B/C/D/13 A, CTS No.702, 677,678,679,680 Vill.Kothrud, Tal.Taluka, Dist.Pune**		WO No.: Verbal WO Date: -
Sample Description / Type	Ground water	Sample Collected by	Laboratory
Sampling Location	Surrounding Area	Sample Quantity / Packing	2L X 1 No. PVC Can 500 mL X 1 No. PVC Can 250 mL X 1 No. Sterilized Glass Bottle
Date of Sampling	31.03.2023	Date of Receipt of Sample	01.04.2023
Sampling Procedure	IS:3025(Part 4):1987 RA 2019; APHA 23rd Ed. 2017, 1060-B, 1-40		
Date of Start of Analysis	01.04.2023	Date of Completion of Analysis	21.04.2023

Sr. No.	Parameter	Unit	Result	Method Reference
	Discipline: Chemical Testing; Product Group: Water (Ground Water)			
1.	Colour	Hazen	BQL (LOQ:1)	APHA 23rd Ed. 2017, 2120-B, 2-6
2.	Odour	-	Agreeable	IS 3025 (Part 5):1984, Reaffirmed 2018
3.	Turbidity	NTU	0.3	APHA 23rd Ed. 2017, 2130-B, 2-13
4.	pH	-	7.4	APHA 23rd Ed. 2017, 4500-H+-B, 4-95
5.	Total Dissolved Solids	mg/L	231	IS 3025 (Part 16):1984 RA 2017, Ed.2.1 (1999-12)
6.	Total Alkalinity (as CaCO3)	mg/L	120	APHA 23rd Ed. 2017, 2320-B, 2-36
7.	Total Hardness (as CaCO3)	mg/L	150	APHA 23rd Ed. 2017, 2340-C, 2-48
8.	Chloride (as Cl)	mg/L	37.0	APHA 23rd Ed. 2017, 4500-Cl-B,4-75
9.	Sulphate (as SO_4)	mg/L	14.1	APHA 23rd Ed. 2017, 4500- SO_4-E, 4-199
10.	Nitrate (as NO_3)	mg/L	12.4	APHA 23rd Ed. 2017, 4500-NO_3, B 4-127
11.	Calcium (as Ca)	mg/L	38.5	APHA 23rd Ed. 2017, 3500-Ca-B, 3-69
12.	Magnesium (as Mg)	mg/L	13.1	APHA 23rd Ed. 2017, 3500-Mg-B, 3-86
13.	Fluoride (as F)	mg/L	0.41	APHA 23rd Ed. 2017, 4500-F-D, 4-90
14.	Cyanide (as CN)	mg/L	BQL (LOQ:0.001)	APHA 23rd Ed. 2017, 4500-CN, C & E, 4-44 & 4-46

Harish Mendhi
Technical Manager
Chemical Testing

Shital Lakhorkar
Group In-charge
Biological Testing

TC-7487

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Phone: **0712-2612162/2612212** email: **nagpur@mahabal.com**

REPORT-GW-06021

TEST REPORT

Report No.:	ME-NG06021-230421-SA-ASL-PUNE	Date: 21.04.2023
ULR No.:	TC748723000005491F	

Sr. No.	Parameter	Unit	Result	Method Reference
15.	Anionic detergents as MBAS	mg/L	BQL (LOQ:0.1)	APHA 23rd Ed. 2017, 5540-C, 5-55
16.	Phenolic Compounds (as C_6H_5OH)	mg/L	BQL (LOQ:0.001)	APHA 23rd Ed. 2017, 5530- B & C, 5-49, 5-50
	Residues in water (Trace metal Element)			
17.	Iron (as Fe)	mg/L	0.053	APHA 23rd Ed. 2017, 3111-B, 3-20
18.	Manganese (as Mn)	mg/L	BQL (LOQ:0.01)	IS 3025(Part 2): 2019
19.	Lead (as Pb)	mg/L	BQL (LOQ:0.008)	IS 3025(Part 2): 2019
20.	Zinc (as Zn)	mg/L	0.029	IS 3025(Part 2): 2019
21.	Copper (as Cu)	mg/L	BQL (LOQ:0.01)	IS 3025(Part 2): 2019
22.	Cadmium (as Cd)	mg/L	BQL (LOQ:0.0027)	IS 3025(Part 2): 2019
23.	Hexavalent Chromium (as Cr^{+6})	mg/L	BQL (LOQ:0.02)	APHA 23rd Ed. 2017, 3500- Cr-B, 3-71
24.	Arsenic (as As)	mg/L	BQL (LOQ:0.007)	IS 3025(Part 2): 2019
25.	Mercury (as Hg)	mg/L	BQL (LOQ:0.0005)	APHA 23rd Ed. 2017, 3112-B, 3-25
	Discipline: Biological Testing; Product Group: Water (Ground water)			
26.	Total Coliforms	MPN/ 100 mL	1.1	APHA 23rd Ed. 2017, 9221–B, 9-69
27.	*Escherichia coli*	MPN/ 100 mL	Absent	APHA 23rd Ed. 2017, 9221–B, E & G, 9-69, 9-77 & 9-80

END OF REPORT

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TC-7487

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REPORT-SE-06022

TEST REPORT

Report No.:	ME-NG06022-230428-SA-ASL-PUNE	Date: 28.04.2023
ULR No.:	TC748723000005492F	

Name and Address of Customer	**AVANTE SPACE LIMITED at Kothrud, Tal.Haveli, Dist.Pune Project at S.No.156A, 131/B/C/D/13 A, CTS No.702, 677,678,679,680 Vill.Kothrud, Tal.Taluka, Dist.Pune**		WO No.: Verbal WO Date: -
Sample Description / Type	Soil	Sample Collected by	Laboratory
Sampling Location	Project Site	Sample Quantity / Packing	1 kg X 1 No. Polythene Bag
Date of Sampling	31.03.2023	Date of Receipt of Sample	01.04.2023
Sampling Procedure	Manual of Soil Testing, Department of Agriculture & Cooperation, Ministry of Agriculture, Govt. India		
Date of Start of Analysis	12.04.2023	Date of Completion of Analysis	27.04.2023

Sr. No.	Parameter	Unit	Result	Method Reference
	Discipline: Chemical Testing; Product Group: Pollution & Environment (Soil)			
1.	pH (1+5)	-	8.0	FAO 1976, Sec.III,1, Page No. 65
2.	Moisture Content	%	11.0	IS 2720 (Part II): 1973, RA 2002, Ed. 3.1
3.	Organic Carbon	%	0.414	Manual of Soil Testing, Department of Agriculture & Cooperation, Ministry of Agriculture, Govt. India, Sec.4-17, Page No 83.
4.	Total Phosphorous	mg/kg	621	Manual for method of water, Soil and Plant analysis WL II, Page No 16
5.	Total Cadmium	mg/kg	BQL (LOQ:2)	USEPA/SW 846 Method 3050B, Rev.2: Dec.1996 and 7000B, Rev.2, Feb 2007
6.	Total Chromium	mg/kg	20.5	USEPA/SW 846 Method 3050B, Rev.2: Dec.1996 and 7000B, Rev.2, Feb 2007
7.	Total Lead	mg/kg	10.8	USEPA/SW 846 Method 3050B, Rev.2: Dec.1996 and 7000B, Rev.2, Feb 2007
8.	Total Zinc	mg/kg	56.0	USEPA/SW 846 Method 3050B, Rev.2: Dec.1996 and 7000B, Rev.2, Feb 2007
9.	Total Copper	mg/kg	170	USEPA/SW 846 Method 3050B, Rev.2: Dec.1996 and 7000B, Rev.2, Feb 2007

END OF REPORT

Harish Mendhi
Technical Manager
Chemical Testing

TC-7487

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REPORT-SE-06022

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TC-7487

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Phone: **0712-2612162/2612212** email: **nagpur@mahabal.com**

TEST REPORT

REPORT-SE-06022

Report No.:	ME-NG06022N-230428-SA-ASL-PUNE	Date: 28.04.2023
ULR No.:	-	

Name and Address of Customer	**AVANTE SPACE LIMITED at Kothrud, Tal.Haveli, Dist.Pune Project at S.No.156A, 131/B/C/D/13 A, CTS No.702, 677,678,679,680 Vill.Kothrud, Tal.Taluka, Dist.Pune**		WO No.: Verbal WO Date: -
Sample Description / Type	Soil	Sample Collected by	Laboratory
Sampling Location	Project Site	Sample Quantity / Packing	1 kg X 1 No. Polythene Bag
Date of Sampling	31.03.2023	Date of Receipt of Sample	01.04.2023
Sampling Procedure	Manual of Soil Testing, Department of Agriculture & Cooperation, Ministry of Agriculture, Govt. India		
Date of Start of Analysis	12.04.2023	Date of Completion of Analysis	27.04.2023

Sr. No.	Parameter	Unit	Result	Method Reference
	Discipline: Chemical Testing; Product Group: Pollution & Environment (Soil)			
1.	Total Nitrogen	mg/kg	377	Manual of Soil Testing, Department of Agriculture & Cooperation, Ministry of Agriculture, Govt. India, Sec.4 -17, Page No 88
2.	Chloride	mg/kg	124	USEPA/SW 846 Method 9253:1996
3.	Sulphate	mg/kg	60.9	IS 2720 (Part XXVII):1977, Reaffirmed 2001.
4.	Oil & Grease	mg/kg	BQL (LOQ:5)	CPCB (HW) manual, Page No. 156

END OF REPORT

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MAHABAL ENVIRO ENGINEERS PVT. LTD.

Maharashtra Pollution Control Board
महाराष्ट्र प्रदूषण नियंत्रण मंडळ

FORM V
(See Rule 14)
Environmental Audit Report for the financial Year ending the 31st March 2023

Unique Application Number	Submitted Date
MPCB-ENVIRONMENT_STATEMENT-0000053424	26-05-2023

PART A

Company Information

Company Name	Application UAN number	
Avante Spaces Limited	0000139589/CE/2211000521	
Address		
S. No. 156A, 13/1B/C/D/13A, 12/2, 12/5		
Plot no	**Taluka**	**Village**
CTS No. 702, 677, 678, 679, 6780, 670	Haveli	Kothrud
Capital Investment (In lakhs)	**Scale**	**City**
54600	Red	Pune
Pincode	**Person Name**	**Designation**
411005	Mr. Lokesh Gupta	Vice president
Telephone Number	**Fax Number**	**Email**
9958444788	0	Lokesh.Gupta@kirloskar.com
Region	**Industry Category**	**Industry Type**
SRO-Pune I	Red	O21 Building and construction project more than 20,000 sq. m built up area
Last Environmental statement submitted online	**Consent Number**	**Consent Issue Date**
no	MPCB-CONSENT-0000139589	2022-11-07
Consent Valid Upto	**Establishment Year**	**Date of last environment statement submitted**
2027-11-07	2021	May 26 2023 12:00:00:000AM
Industry Category Primary (STC Code) & Secondary (STC Code)		

Product Information

Product Name	Consent Quantity	Actual Quantity	UOM
Mixed-use development project	0	0	Nos./Y

By-product Information

By Product Name	Consent Quantity	Actual Quantity	UOM
Mixed-use development project	0	0	Nos./Y

Part-B (Water & Raw Material Consumption)

1) Water Consumption in m3/day

Water Consumption for	Consent Quantity in m3/day	Actual Quantity in m3/day

Process	0.00	0.00
Cooling	0.00	0.00
Domestic	660.00	0.00
All others	0.00	0.00
Total	660.00	0.00

2) Effluent Generation in CMD / MLD

Particulars	***Consent Quantity***	***Actual Quantity***	***UOM***
Domestic effluent	314	0	CMD

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

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

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

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

4) Fuel Consumption

Fuel Name	***Consent quantity***	***Actual Quantity***	***UOM***
NA	0	0	Ltr/Hr

Part-C

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

[A] Water

Pollutants Detail	***Quantity of Pollutants discharged (kL/day)***	***Concentration of Pollutants discharged(Mg/Lit) Except PH,Temp,Colour***	***Percentage of variation from prescribed standards with reasons***		
	Quantity	***Concentration***	***%variation***	***Standard***	***Reason***
Domestic Waste water	0	0	0	0	0

[B] Air (Stack)

Pollutants Detail	***Quantity of Pollutants discharged (kL/day)***	***Concentration of Pollutants discharged(Mg/NM3)***	***Percentage of variation from prescribed standards with reasons***		
	Quantity	***Concentration***	***%variation***	***Standard***	***Reason***
Sulphar Dioxide	0	0	0	80	0
Nitrogen Dioxide	0	0	0	80	0
Particulate Matter (PM10)	0	0	0	100	0
Particulate Matter (PM 2.5)	0	0	0	60	0
Ozone	0	0	0	180	0
Carbon Monoxide	0	0	0	04	0
Lead	0	0	0	01	0
Ammonia	0	0	0	400	0
Benzene	0	0	0	05	0

Benzo(a)Pyrene	0	0	0	01	0
Arsenic	0	0	0	06	0
Nickel	0	0	0	20	0

Part-D

HAZARDOUS WASTES

1) From Process

Hazardous Waste Type	*Total During Previous Financial year*	*Total During Current Financial year*	*UOM*
0	0	0	Ltr/A

2) From Pollution Control Facilities

Hazardous Waste Type	*Total During Previous Financial year*	*Total During Current Financial year*	*UOM*
0	0	0	Ltr/A

Part-E

SOLID WASTES

1) From Process

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

2) From Pollution Control Facilities

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

3) Quantity Recycled or Re-utilized within the unit

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

Part-F

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

1) Hazardous Waste

Type of Hazardous Waste Generated	*Qty of Hazardous Waste*	*UOM*	*Concentration of Hazardous Waste*
0	0		0

2) Solid Waste

Type of Solid Waste Generated	*Qty of Solid Waste*	*UOM*	*Concentration of Solid Waste*
NA	0	Kg/Annum	0

Part-G

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

Description	Reduction in Water Consumption (M3/day)	Reduction in Fuel & Solvent Consumption (KL/day)	Reduction in Raw Material (Kg)	Reduction in Power Consumption (KWH)	Capital Investment(in Lacs)	Reduction in Maintenance(in Lacs)
NA	0	0	0	0	0	0

Part-H

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

[A] Investment made during the period of Environmental Statement

Detail of measures for Environmental Protection	Environmental Protection Measures	Capital Investment (Lacks)
Barricading, Safety measures	SPM, Noise, Disinfection of waste water	789

[B] Investment Proposed for next Year

Detail of measures for Environmental Protection	Environmental Protection Measures	Capital Investment (Lacks)
Plot Barricading, Safety measures Disinfection and sanitation	Construction of SWD and barriers	422.46

Part-I

Any other particulars for improving the quality of the environment.

Particulars

Environmental norms prescribed by the Central & State Govt. statuority empowered to do so, is strictly observed in design, construction & operation of all the facilities of the Company. Work environment in the operation areas is conductive to safe, healthy working condition.

Name & Designation

Mr. Lokesh Gupta

UAN No:

MPCB-ENVIRONMENT_STATEMENT-0000053424

Submitted On:

26-05-2023

Annexure VI

Environmental Status Report

As per EC condition (LIV)

October 2022 to March 2023

for

“Commercial (Mixed Use)” project by Avante Spaces Limited

at

Village Kothrud, District Pune, Maharashtra

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Environmental Status Report

Introduction

Avante Spaces Limited is developing "Mixed Use Development" project at Sr. No 156A, 13/1B/C/D/13A. 12/2, 12/5 CTS No. 702, 677, 678, 679, 680, 670 at village-Kothrud, Taluka- Havili, District-Pune, Maharashtra.

Application for Environmental Clearance under Office Memorandum dated 28.01.2022 issued by the Ministry of Environment, Forest and Climate Change (MoEFCC), New Delhi vide F. No.22-21/2022.IA.III have submitted to MoEF as violation case having proposal no. SIA/MH/MIS/211930/2021 dated 14.02.2022 having plot area of 39,394.85 m^2 and total built up area of 2,64,077.26 m^2

Project proponent information

Name	**Avante Spaces Limited.** **Mr. Lokesh Gupta**
Address	801, 8th floor, Cello Platina, FC Road, Pune-411005
Telephone	-
Mobile	+91 9958444788
Email ID	Lokesh.Gupta@kirloskar.com

Construction area details

Details	Total	Unit
Total Plot area	39,394.85	m^2
Proposed FSI Area	1,44,089.92	m^2
Proposed Non-FSI area	1,19,987.34	m^2
Total Construction area	2,64,077.26	m^2

Present status

PP have started the construction in 2022 as per Sanctioned plan No. CC/3053/21 dated 31.12.2021. Construction details are given below,

Building Name	Configuration	Height	Construction status
Mixed-use development project	B4 + B4 MEZZ +B3 + B2 +B1 + GR + P1 + P2 + P3 + P4 + P5 +13 floors	81.1 m	Construction is ongoing on site.

Construction activity

Table 1: Environmental Services progress status

Sr.	Details	Status
1.	DG set	PP will provide 10 nos X 2000 kVA DG set.

2.	Landscape area	The landscape plan is in developing phase.
3.	Tree plantation	Existing trees on plot - 481 nos No. of trees to be planted – 194 nos. No. of trees to be retained – 122 nos No. of trees to be transplanted/cut – 359 nos
4.	STP work	PP will provide 1 no X 725 KLD STP.
5.	Solid waste management: OWC details	PP will provide OWC for solid waste management.
6.	Parking	PP will provide parking as per DCR requirement.
7.	Labour camp	Provided
8.	Excavation details	Excavated material utilized within the premises for plot levelling and landscaping
9.	Debris details and its management	The excavated material is used for backfilling.
10.	Groundwater recharge: Rainwater harvesting	PP will provide rainwater harvesting.
11.	Stormwater harvesting	PP will provide stormwater harvesting.
12.	RMC plant and brick details	RMC is outsourced

Construction facility on site

PP have provided following facilities at site:

- Material storage area
- DG set during construction phase
- Personal Protective equipment's for workers
- Safety Nets for buildings
- RMC procured from outside
- Steel yard
- Barricades
- Waste material storage area

Facility provided on site for Labour

Labour camp has been provided for the labours with the all necessities like sanitary

facilities it includes 4 no of toilets, drinking water facility includes approx. 15 jar per day, and health check-up for workers. First aid room with well-equipped first aid box is provided to the workers. Crèche facility for workers children is provided with all necessary facility.

Land Excavation details

The top soil being used for backfilling. To minimize disruption of soil and for the conservation of topsoil, the contractor will take out the topsoil separately and stockpile it. After the construction activity is over, topsoil will be utilized for land levelling activity.

Water details

Construction phase

PP has provided the drinking water facility includes approx. 15 jar per day for drinking water to the labour at project site.

Operational phase

Source of water supply to the project is from Pune Municipal Corporation. PP is doing regular water monitoring through MoEF and NABL accredited Lab. Reports submitted along with Compliance Report.

Sewage Treatment Plant details

Construction phase

Total no. of workers on site will be 80. Therefore, a labour camp will be set up on project site. Total water requirement will be 475 m^3 per day. Total sewage generation will be 702 m^3/day. Sewage generated will be hand over to authorized person.

Operational phase

PP will provide 1 no of STP for treatment of wastewater generated from project site. The STP Capacity for 725 KLD. The treated water from STP will use for flushing and gardening purpose.

Storm Water Drain

PP will provide a proper stormwater drainage layout within the project area. The rainwater harvesting recharge pits will provide for rainwater harvesting

PP will construct storm water drainage line up to the municipal line.

Rain Water Harvesting

PP will provide rainwater harvesting (8 nos of recharge pit having size 2.5 m x 2.5 m x 2 m). To prevent leaves and debris from entering the system, mesh filters will provide at the mouth of the drainpipe.

For rainwater collected from ground surface following actions are usually taken:

- Cleaning of surface of vegetation, organic and loose materials.
- Smoothening the surface by mechanical compaction or surface binding treatment.
- Checking that the surface is free from all such chemical and organic material, which may cause chemical/bacterial contamination of harvested water.

Solid Waste Disposal

Construction phase

Waste generated from labour camps is mainly comprise of household domestic waste, which is collected and composted on site. Generated waste will be handed over to an authorized vendor.

Operational phase

PP will provide an Organic waste converter facility at project site. The waste from project site is being collected and segregated into wet and dry waste. Wet waste will be treated in OWC unit and converted into manure. Manure from OWC facility will be used for landscaping purpose. The recyclable waste will be sold to authorized recycler.

Power Supply and consumption

Construction phase

PP have received the power supply connection from MSEB.

Operational phase

Connected Load is 20,725 kVA

PP have provided DG set backup Environmental infrastructures such as STP, OWC etc. and common lighting, Lifts, Fire pump etc.

Roads, Traffic and Transport details

Construction phase

PP had provided roads with proper connectivity and access during construction

phase. All incoming and outgoing vehicles during construction phase are having direct access from the main road to project site, so there is no disturbance to existing traffic movement.

Operational phase

PP has proposed proper connectivity to main road.

Vehicle emission controls

Adequate informatory signage's/Speed control devices are installed within premises near entry/exit gates to regulate and control the speed of outgoing/incoming traffic. Regular maintenance of the vehicles is mandatory for all the vehicles being parked in the building premises. Security persons at entry and exit point to insure the smooth traffic movement.

Housing and Slums provision

PP has provided labour camp with all necessary sanitary facilities at site.

Slum provision is not applicable to this project.

Air Environment

PP is monitoring the ambient air quality every month through MoEF and NABL accredited and six-monthly report have been sent to MoEF, Nagpur and RO & HQ of MPCB offices with the EC compliance condition.

Dust

Water sprinkling on road during construction phase. Road side plantation along the boundary of the proposed construction site and within the project site. GI Sheet Barricading along the construction site.

Periodic maintenance of construction equipment. And use the good quality of fuels and use of personal protective equipment.

Noise Environment

PP is monitoring the Noise level monitoring through MoEF and NABL accredited Lab every month and six-monthly report have sent to MoEF, Nagpur and RO & HQ of MPCB offices with the EC compliance condition.

No construction work is being done during night time.

Construction equipment are well maintained to reduce the noise pollution as per the standard limits.

PP has provided the earplugs, muffs to the construction staff.

Health facility

PP have provided first aid room for workers within project area. Workers are provided with facility health check-up through annual camps.

During operation phase PP have provided Club house facility with Gymnasium with first aid facility and indoor games. The project site is having all necessary facility such as market, banks, and hospitals within 1 km radius.

Other Facility

The project site is having all necessary facility such as market, banks, and hospitals within 1 km radius.

Biological Environment

Plantation & Landscaping

Selection of the plant species has been done based on their adaptability to the existing geographical conditions and the vegetation composition of the region. During the development of the green belt within the project area, emphasis has been given to a selection of plant species like nitrogen-fixing species, species of ornamental values, species of very fast growth with good canopy cover, etc.

Landscape development plan

In the proposed project, the area allotted for landscaping is 2331.94 m^2. There are 359 nos of trees proposed to be cut/transplanted, out of these 194 trees have already been cut and transplanted. The trees are planted along the compound wall and along the road with adequate space between them so that their growth is not hampered. Plantation has to be taken up randomly and landscaping aspects could be taken into consideration.

Environment Monitoring Cell

Environmental management cell is being formed headed by an Environment Manager supported by adequate number of personnel having sufficient educational and professional qualification and experience to discharge number of personnel having sufficient educational and professional qualification and experience to discharge responsibilities related to environmental management including statutory compliance, pollution prevention, environmental monitoring, preventive maintenance of pollution control equipment and green belt development & maintenance of pollution control equipment and green belt development & maintenance. The head of the cell is directly report to the top management. This cell is the nodal agency to co-ordinate and provide necessary services on environmental issues during construction and operation of the project. This department will interact with MPCB, MoEF, CPCB and Other environment regulatory

agencies. The cell will be effective till handing over of the project to society.

Environmental Management Audits:

The management audits are to determine whether the activities are conforming to the environmental management systems and effective i n implanting the

environmental policy. They may be internal or external, but carried out impartially and effectively by a person properly trained for it. Broad knowledge of the environmental process and expertise in relevant disciplines is also required. Appropriate audit programs and protocols will be established.

Table 2: Organization & Environment Management Cell

Sr.	Level	Designation	Purpose
1	Honorary	Director / Managing Committee	Policy
2	Manager	Environmental Scientist /Chemist	Job (*)
3	Executive	Supervisor, contractor, Engineers	Implement
4	Third Party	Environmental sampling, analysis will be done through external agency **approved by** MoEFCC / MPCB	Monitoring, testing

PUNE
THURSDAY
SEPTEMBER 08, 2022

Hindustan Times | MY INDIA

07

Public Notice
As per EC Condition (B-XI)

Our proposed "Mixed Use Development Project" located at Kothrud, Haveli, Pune, Maharashtra was accorded the Environmental Clearance on 30.08.2022 from the Environmental & Climate Change Department, Government of Maharashtra, Mumbai. The copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at website at http://parivesh.nic.in

Avante Spaces Limited
(Formerly known as
Wellness Space Developers Limited)

केसरी

संमिश्र

पुणे, ८ सप्टेंबर २०२२ ७

जाहीर सूचना
EC अटी प्रमाणे (B-XI)

आमचा प्रस्तावित "मिक्सड यूज डेव्हलपमेंट प्रकल्प", कोथरुड, पुणे, महाराष्ट्र, या प्रकल्पाला पर्यावरण व वातावरणीय बदल विभाग, महाराष्ट्र शासन, मुंबई यांच्याकडून पर्यावरण विषयक मंजुरी दिनांक ३०.०८.२०२२ रोजी देण्यात आली आहे. सदर पर्यावरण विषयक मंजुरीची प्रत महाराष्ट्र प्रदूषण नियंत्रण मंडळ यांच्या कार्यालयामध्ये आणि http://parivesh.nic.in या संकेतस्थळावर उपलब्ध आहे.

अवांते स्पेसेस लिमिटेड
(पूर्वीची वेलनेस स्पेस डेव्हलपर्स लिमिटेड)