

**STATE ENVIRONMENTAL IMPACT ASSESSMENT AUTHORITY
(SEIAA)-DELHI**

OFFICE OF DELHI POLLUTION CONTROL COMMITTEE
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F.No. DPCC/SEIAA-III/C-241/DL/2016/ 3428 - 3434

Dated: 29/04/2016

Environmental Clearance No.: SEIAA-D/ C241/EC-326/2016.

To,

The Asstt. Vice President,
M/s Reliance Ambit Trade Pvt.Ltd.,
A-3, Mohan Co-op. Industrial Estate,
Mathura Road, New Delhi-44.

Sub: Amendment in Environmental Clearance for the "Commercial Building, Plot No. 1, City Centre, Sector 13, Dwarka, New Delhi-110078" by M/s Reliance Ambit Trade Pvt. Ltd.

This has reference to your application submitted on 18.11.2015 for seeking Environmental Clearance under Environmental Impact Assessment Notification dated 14.09.2006 amended as on date for Amendment in Environmental Clearance for the "Commercial Building, Plot No. 1, City Centre, Sector 13, Dwarka, New Delhi-110078" by M/s Reliance Ambit Trade Pvt. Ltd. and subsequent presentation given before the State Level Expert Appraisal Committee (SEAC) for seeking prior environmental clearance for subject cited project as required under the EIA Notification, 2006. The proposal has been appraised in the meetings of SEAC as per procedure prescribed under the provisions of EIA Notification dated 14.09.2006 on the basis of the documents submitted with the application viz., Form-1, I-A, conceptual plan and the additional clarifications furnished in response to the observations of the State Level Expert Appraisal Committee.

It is inter-alia noted that the proposal is for the grant of Amendment in Environmental Clearance for the "Commercial Building, Plot No. 1, City Centre, Sector 13, Dwarka, New Delhi-110078" by M/s Reliance Ambit Trade Pvt. Ltd. at Plot No. 1, City Centre, Sector 13, Dwarka, New Delhi-110075. The total plot area is 11619 sq.m. The total built-up area (FAR + Non FAR) as per previous EC was 30.192 sq m. Revised data for amended EC is as under:

authority. The Rules on the Solid Waste Management including Construction waste issued by MoEF&CC as amended will be applicable.

4. Construction spoils, including bituminous material and other hazardous materials, must not be allowed to contaminate watercourses and the dump sites for such material must be secured so that they should not leach into the ground water.
5. Any hazardous waste generated during construction and operation phase should be disposed off as per applicable rules and norms with necessary approvals to the Delhi Pollution Control Committee.
6. During the construction Phase for control of dust pollution all precautionary measure should be ensured in compliance of Hon'ble National Green Tribunal order dated 4.12.2014 & 10.04.2015 in O.A. No.21 of 2014 and O.A. No. 95 of 2014 in the matter of Vardhaman Kaushik Vs. Union of India & others and Sanjay Kulshreshtha Vs Union of India & ors.
7. Vehicles hired for bringing construction material to the site and other machinery to be used during construction should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards and should be operated only during non-peak hours. The material loaded or unloaded should be covered (especially sand, excavated soil) before transportation to avoid fugitive emissions etc.
8. Techniques like, air extraction equipment, and covering scaffolding, hosing down road surfaces, reducing the speed of vehicle, use of covering sheets for vehicles carrying construction materials and cleaning of vehicles to reduce dust and vapour emissions. Measures should include appropriate containment around bulk storage tanks and materials stores to prevent spillages entering watercourses.
9. The Diesel Generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environment Protection Rules prescribed for air and noise emission standards.
10. The diesel required for operating DG sets shall be stored in underground tanks and if required, clearance from Chief Controller of Explosives shall be taken.
11. Ambient noise levels should conform to prescribed standards both during day and night. Adequate measures should be made to reduce ambient air and noise level during construction and operation phase, so as to conform to the norms stipulated by CPCB/DPCC. Ambient air and noise monitoring should be done by an accredited lab and data should also be submitted, on six monthly bases, with DPCC & Regional Office of MoEF&CC. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase.

12. Fly ash should be used as building material in the construction as per the provisions of Fly Ash Notification of September, 1999 and amended to date.
13. Ready Mix Concrete must be used in building construction.
14. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices preferred.
15. Proponent shall obtain prior permission for ground water withdrawal from Delhi Jan Board, in compliance of notification dated 12.07.2010.
16. 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.
17. Construction/provision of the STP, DG Sets, Utilities etc, earmarked by the project proponent on the layout plan, should be made in the earmarked area only. In any case the position/location of these utilities should not be changed later-on.
18. Health and safety norms of CPWD should be followed during construction.
19. Soil and water samples of the site should be tested by the proponent through DPCC recognized laboratory to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants, on quarterly basis for inclusion in the six monthly report.
20. Adequate steps shall be taken to conserve energy by limiting the use of glass up-to 40% to reduce the electricity consumption and load on air-conditioning. If necessary, use high quality double glass with special reflective coating in windows, provision of proper thermal insulation and taking measures as prescribed under the Energy Conservation Building Code.
21. Energy Conservation Building Code to be strictly adopted in all aspects of building design and construction.
22. 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 all surroundings.

III. OPERATION PHASE

1. Consent to Operate shall be obtained from DPCC under Air (Prevention & Control of Pollution) Act, 1981 and Water (Prevention & Control of Pollution) Act, 1974 and a copy of the same shall be submitted to the Ministry of Environment & Forests / State Level Environment Impact Assessment Authority, before operation, failing which the Environmental Clearance herein shall be deemed to be withdrawn.

Total Built up area is 30517.67 sq.m. The maximum permissible FAR is 11.619 sq.m. The total FAR is 11.089.89 sq m & Non FAR is 19,427.78 sq m. The max permissible ground coverage is 4061.9 sq.m. The total ground coverage is 4023.75 sq m, No. of trees required are 145. The maximum height of the building is 18 m. Total Nos. of floors is 3B+G+3 floors. The total parking required is 350 ECS. Parking provided is 354 ECS [(Area & Basement parking: basement1 - 3256 sq.m (102 ECS), basement2 - 3384sq.m (106 ECS) & basement3 - 3840 sq.m (120 ECS), Surface -26 ECS)]. The total water requirement during operation phase is 153 KLD. The total fresh water requirement during operation phase is 80 KLD. The total wastewater generation is 106 KLD. The wastewater generated will be treated in 127 KLD STP through MBBR. Treated waste water generation will be 95 KLD. The total reuse of treated water during operational phase is 73 KLD in premises. The treated waste water will be used for flushing 38 KLD, DG cooling-20.6 KLD, HVAC-0.5 KLD, Filter backwash-3.6 KLD & Horticulture/Gardening-10 KLD. Excess treated water-22.3 KLD will be utilised for horticulture purposes in nearby area through fixed pipe line laid and properly distributed by the project proponent.

The total numbers of RWH pits proposed are 3. The total solid waste generation is 0.544 MT/Day. The total power requirement will be 2211 KVA. The source of power supply will be BSES Rajdhani Power Limited Delhi. Cost of the project is 326 Crores. Cost proposed for CSR is Rs 25 Laes towards capital one time grant at time of construction and Rs 20 laes towards annual recurring expenditure.

The requirements of the project have been taken into account by SEAC during the appraisal of project. The SEIAA took account of the discussions and environmental conditions imposed during the consideration of the project in the SEAC meetings held on 16.01.2016, 27.02.2016 & 09.04.2016.

The State Level Environment Impact Assessment Authority, Delhi (SEIAA-Delhi) in its 31st meeting held on 19.04.2016 hereby accords the Environmental Clearance to the above said project as per provisions of Environment Impact Assessment Notification, 2006 and its subsequent amendments, subject to the strict compliance of the terms and conditions as follows:

PART A – SPECIFIC CONDITIONS:

I. PRE-CONSTRUCTION PHASE

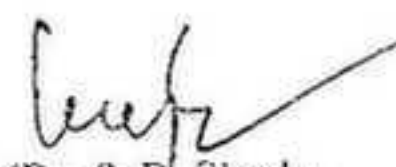
1. "Consent to establish" shall be obtained from Delhi Pollution Control Committee (DPCC) under Air (Prevention & Control of Pollution) Act, 1981 and Water (Prevention & Control of Pollution) Act, 1974 and a copy of the same shall be submitted to the regional office of Ministry of Environment

17. These stipulations would be enforced among others under the provisions of Water (Prevention and Control) Pollution Act, 1974, the Air (Prevention and Control) Act 1981, the Environment (Protection) Act, 1986, the Public Liability (Insurance) Act, 1991 and EIA Notification, 2006.
18. Status of compliance to the various stipulated environmental conditions and environmental safeguards will be uploaded by the project proponent in its website.
19. 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 & soft copies) to Regional Office, Ministry of Environment, Forests & Climate Change, Govt. of India, SEIAA-Delhi and Delhi Pollution Control Committee.
20. This environmental clearance will be valid for a period of Seven years from the date of its issue.
21. It will be the responsibility of the project proponent to obtain prior clearances/approval & ensure compliances under all other relevant Acts/ Rules/ Regulations/ guidelines/ instructions/Court Orders/Tribunal Orders as applicable to this project before starting of the project.
22. Any appeal against this clearance shall lie with the National Green Tribunal, if preferred, within a period of 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.


 (Dr. S. D. Singh)
 Member Secretary
 SEIAA-Delhi

Copy to:

1. Sh. Krishan Mohan Sahni, Chairman, State Level Environment Impact Assessment Authority-Delhi, 38, Pocket-2, Jaspal Vihar, New Delhi.
2. The Secretary (Environment)-cum-Chairman DPCCA, Department of Environment, Govt. of NCT Delhi, Secretariat Building, 6th Level, C-Wing, I.P. Estate, New Delhi-02.
3. The Vice Chairman, DDA, Vikas Sadan, INA, New Delhi.
4. The Commissioner, South Delhi Municipal Corporation, 4th floor, Dr. S.P.M. Civic Centre, JLN Marg, New Delhi-02
5. The Additional Principal Chief Conservator of Forests (C), Regional Office (Central), Ministry of Environment, Forests & Climate Change, Govt. of India, Kendriya Bhawan, 5th Floor, Sector-H, Aliganj, Lucknow-226024, Uttar Pradesh.
6. The Director, Impact Assessment Division, Monitoring Cell, Ministry of Environment, Forests & Climate Change, Govt. of India, Indira Paryavaran Bhawan, Jorbagh, New Delhi-110003.


 (Dr. S. D. Singh)
 Member Secretary
 SEIAA-Delhi

2. The Zero wastewater discharge condition to be achieved with installation of on-site Sewage Treatment Plant & treated effluent shall conform to the norms and standards prescribed by Delhi Pollution Control Committee. The STP should be certified by an independent expert and adequacy report in this regard should be submitted to Delhi Pollution Control Committee & State Level Environment Impact Assessment Authority before the project is commissioned for operation. Necessary measures should be made to mitigate the odour problem from STP.
3. The project proponent shall provide electromagnetic flow meter at the inlet & outlet of the water supply, Inlet & outlet of the STP and any pipeline to be used for re-using the treated wastewater back into the system for cooling, flushing and for horticulture purpose/green etc. and shall maintain a record of readings of each such meter on daily basis.
4. The quantity of fresh water usage and water recycling shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Delhi Pollution Control Committee, State Level Environment Impact Assessment Authority & Regional Office, MoEF&CC along with six monthly Monitoring reports.
5. The treated wastewater shall be recycled and reused for Cooling, flushing & for Horticulture/landscape purposes to reduce the demand of fresh water as committed.
6. The Operation and Maintenance of STP shall be made in the MoU with STP supplier. Project Proponent shall ensure regular operation and maintenance of the STP.
7. Rain water harvesting, as per plan submitted, for roof top run-off and surface run-off should be implemented. Before recharging the surface run-off, pre-treatment must be done to remove suspended matter, oil and grease. The depth of the bore for rainwater recharging should be kept in consultation with DJB/CGWA. No wastewater (such as sewage, trade effluent, backwash of treatment unit, floor washing wastewater etc) should be discharged into the rainwater harvesting structure in order to avoid groundwater contamination.
8. The ground water drawl from existing/proposed bore well during construction and operation phase should be done only with the prior permission of DJB. The ground water level and its quality should also be monitored regularly.
9. The position / location of the STP, DG Sets & other Utilities etc, installed by the project proponent as per the provisions made in the layout plan, should not be changed later-on under any circumstances.

10. 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 and for water conservation.
11. Separation of grey and black water should be done by the use of dual plumbing line. Treatment of 100% grey water by decentralized treatment should be done.
12. All the pipelines carrying water/ waste water should be distinguished using colour coding on raw & potable water pipes, grey water, black water, reuse lines of treated water for flushing, cooling & Horticulture etc.
13. Utilization of Diesel power generating sets is subject to power failure condition only. The DG sets proposed as a source of power back up during operation phase should be of enclosed type, low sulphur diesel run and conform to rules made under the Environment (Protection) Act, 1986. The DG sets should be subjected to periodic noise and stack monitoring. Waste/used diesel should be stored and managed as per Hazardous and Other Wastes (Management and Transboundary Movement) Rules, 2016.
14. 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.
15. Energy Conservation measures such as solar lighting for common areas, solar water heating system, LEDs for lighting of areas, signage, solar inverters etc should be adopted.
16. Used CFLs/ LEDs should be properly collected and disposed off/ sent for recycling as per the prevailing guidelines/rules of the regulatory authority.
17. A Report on energy conservation measures conforming to energy conservation norms finalized by Bureau of energy Efficiency should be prepared incorporating details about building materials and technology, R & U factors etc and submit a copy to Ministry of Environment & Forests, Regional Office, Lucknow and DPCC in three months time with intimation to SEIAA.
18. Thick green belt of the adequate width and density with local species, as per plan submitted, shall be raised along the periphery of the plot so as to provide protection against particulates and noise. The open spaces inside the plot should be suitably landscaped and covered with vegetation of indigenous species/variety.

19. Traffic congestion near the entry and exit points from the roads adjoining the project site must be avoided. Parking should be fully internalized and no public space should be utilized.

IV. ENTIRE LIFE:

1. Renewal of "Consent to operate" shall be obtained Delhi Pollution Control Committee, from time to time and a copy of the same shall be submitted to the Regional Office of Ministry of Environment & Forests & State Level Environment Impact Assessment Authority.
2. The project proponent will be responsible for the operation, maintenance and implementation of environmental safeguards for the project.
3. Environmental Management Cell shall remain functional to supervise and monitor the environment related aspects of the project.
4. The project proponent shall operate and maintain the installed Sewage Treatment Plant to achieve the Zero wastewater discharge condition & treated effluent shall conform to the norms and standards prescribed by Delhi Pollution Control Committee.
5. The project proponent shall properly maintain the installed electromagnetic flow meters and the quantity of fresh water usage and water recycling shall be measured and recorded to monitor the water balance. The record shall be submitted to the Delhi Pollution Control Committee, State Level Environment Impact Assessment Authority & Regional Office, MoEF&CC along with six monthly Monitoring reports.
6. The ground water drawl from existing/proposed bore well should be done only with the prior permission of DJB.
7. Rainwater harvesting system shall be properly maintained and kept functional and periodical cleaning of the same shall be undertaken specifically including the period before onset of the monsoon.
8. Incremental pollution loads on the ambient air quality, noise, stack and water quality should be periodically monitored.
9. Thick green belt of the adequate width and density with local species, as per plan submitted, shall be maintained.
10. Traffic congestion near the entry and exit points from the roads adjoining the project site must be avoided. Parking should be fully internalized and no public space should be utilized.

- & Forests & State Level Environment Impact Assessment Authority before the start of any construction work at site.
2. The Project Proponent shall obtain all other necessary requisite clearances/ permissions from concerned authorities/ agencies before commencement of work.
3. 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.
4. A first aid room to be provided in the project both during construction and operation phase of the project.
5. The Approval of competent authority shall be obtained for structural safety of the building due to earthquake, adequacy for fire fighting equipments etc as per National Building Code including protection measures from lightening etc.
6. All required sanitary and hygienic measures should be in place before starting construction activities and to be maintained throughout the construction phase.
7. Provision shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche etc. The housing may be in the form of temporary structures to be removed after completion of the project.

II.CONSTRUCTION PHASE:

1. The Project Proponent shall ensure that the guidelines issued by Ministry of Environment, Forests & Climate Change (MoEF&CC), vide OM No. 19-2/2013-IA.III dated 09.06.2015, to be followed for building and construction projects to ensure sustainable environmental management in pursuance of Notification No. 3252 (E) dated 22. 12.2014 under the EIA Notification, 2006, as applicable, are followed in this project.
2. All the top soil excavated during construction activities should be stored for horticulture/landscape development within the project site.
3. Disposal of muck during construction phase should not create any adverse effect on the neighbouring communities and be disposed off after taking the necessary precautions for general safety and health aspects of people, only in approved sites with the approval of competent