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18/07/17

F.No.10-26/2014-IA-III
Government of India
Ministry of Environment, Forest and Climate Change
(IA.III Section)



Indira Paryavaran Bhawan,
Jor Bagh Road, New Delhi - 3

Date: 11th July, 2017

To,

The Member Secretary and Project Consultant
M/s Central Armed Police Forces Institute of
Medical Sciences (CAPFIMS), Ministry of Home Affairs,
East Block No. 9, Level-4, Sector-1
R. K. Puram, New Delhi
E Mail : capfims@gmail.com, Fax : 011-2619136

1398/EIA
29/07/17

Subject: "CAPFIMS" Central Armed Police Forces Institute of Medical Sciences Along with its Referral & Research Hospital & Allied Institutes at Maidan Garhi, New Delhi by Central Armed Police Forces Institute of Medical Sciences – Environmental Clearance reg.

Sir,
This has reference to your online proposal no. IA/DL/NCP/24671/2014 dated 29th December, 2016 along with project documents including Form I, IA, Conceptual Plan and EIA Report regarding above mentioned project and subsequent transfer of project file from SEIAA, Delhi vide their letter no DPCC/SEAC/2016/85/4612-15 dated 22.02.2017.

The Ministry of Environment, Forest and Climate Change has examined the application. It is noted that proposal is for development of "CAPFIMS" Central Armed Police Forces Institute of Medical Sciences along with its Referral & Research Hospital & Allied Institutes at Maidan Garhi, New Delhi. The land is allotted by DDA vide allotment letter no. F.22 (3)10/IL/1429 dated 27/7/12 & no. F.22 (3)2010/IL/1581 dated 05/08/14 for development of Hospital & Academic zone and Residential zone. It will be developed with an objective to provide best medical care to troops and families of forces like CRPF, BSF, CISF, ITBP, SSB, NSG and Assam Rifles as well as to Central Police Organizations which function under the Union Home Ministry.

3. The project will be located at Latitude 28°28'28.61" N and longitude 77°12'54.83" E. The total plot area is 2,08,009.30 sqm. Out of which 17.75 acres of the project site falls under southern ridge/geo-morphological ridge. It is proposed that no construction will be done on 17.75 acres. Cost of the project is Rs. 1071 Crore. The project will comprise of Super Specialty R&R Hospital (800 bedded), Academic zone, Residential zone (residential campus + Hostels for doctors, nurses, nursing & paramedical hostel), Auditorium, utility block and religious shrine. FAR area will be 3,33,400 sqm and total construction/ built up area will be 372504.44 sqm. Maximum height of the building will be 51m. Building configuration of the project is as given below:

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No of stories & Level (Residential Zone)		
Block No.	No of Storey	Maximum Ht. Of Tower
Block-B1	G+14	47.08 Mt.
Block-B2	G+14	47.08 Mt.
Block - B3	G+14	47.08 Mt.
Block - B4	G+14	47.08 Mt.
Block - B5	G/S+14	47.08 Mt.
Block - B6	G/S+13	45.85 Mt.
Block - B7	G/S+14	47.08 Mt.
Block - B8	G+13	45.85 Mt.
Block - B9	G/S+14	51.00 Mt.
Block - B10	G/S+14	51.00 Mt.
Block - B11	G/S+13	47.80 Mt.
No. of Stories & Levels (Hospital & Academic Zone)		
Block No.	No of Storey	Maximum Ht. Of Tower
Block-B12	G/S+14	51.00 Mt.
Block-B13	G+9	36.40 Mt.
Block -B14	G	20 Mt.
Block - B15	G+7	40.00 Mt.
Block-B16	G+10	50.50 Mt.
Block-B17	G+2	12.00 Mt.
Block-B18	G	9.00 Mt.
Block-B19	G	7.00 Mt.
Block-B20	G	7.00 Mt.
Block-B21	G	7.0 t.

A total of 6684 ECS will be provided in basement, stilt, surface and Multi-Level Stack Parking.

4. It is reported that Asola Wildlife Sanctuary is at 0.2 km N, E, S (around the project). Central Empowered Committee vide letter no. F.No. 2/80/CEC/SC/2016 dated 1st February, 2017 has granted no objection to the execution of the project.
5. During the construction phase, the essential services like water supply and sanitation facilities shall be provided to the labours and the same will be maintained without any adverse impact on the environment. During the construction phase, soak pits and septic tanks will be provided for disposal of waste water.
6. During operation phase, total water requirement for proposed complex shall be 2199 KLD. Out of which, fresh water requirement from Ground water source will be 1031 m³/day and remaining water requirement (1168 m³/day) will be met from recycled/treated effluent. Water shall be used mainly for domestic, flushing, Gardening, Cooling, Lab & OT, & miscellaneous purposes. Total quantity of wastewater generation shall be 1380 m³/day (1236 from domestic uses & 144 m³/day from Laboratories & Operation Theater). The 1236 m³/day of generated sewage shall be treated in STP of 1800 m³/day (2 modules of 900 m³/day each). 144 m³/day of wastewater generated from Lab & OT shall be treated in effluent treatment plant (ETP) of 175 KLD. The treated water generation from STP will be 1211 m³/day out of which 1168 m³/day will be reused for flushing, cooling, gardening etc. Excess treated effluent from STP (43 m³/day) and ETP (130 m³/day) will be discharged to Municipal sewer line.

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7. Solid waste generation will be 4455 Kg/ day. Out of which, the biodegradable waste (3118 Kg/ day) will be treated in organic waste convertor (OWC) and the recyclable waste (1337 Kg/day) will be handed over to authorized local vendor/recycler. Bio-medical waste 230 kg/day will be generated from the complex and treated as per Bio-medical waste (management and handling) rules, 2016. Rainwater of buildings will be collected in 5 RWH pits of dia. 6.7 m & depth 7.0 m for recharging the ground water.

8. The total power requirement during construction phase will be met by obtaining temporary connection from BSES and for backup, DG set will be kept of 125 KVA and total power requirement during operation phase will be 14162.3 KW and will be met from BSES. D.G. sets of capacity of 4 x 1010 KVA, 6 x 750 KVA and 2 x 500 KVA for power back up is proposed. Energy saving measures will be provided such as insulated walls with cavity, solar PV generation of 1 MW, LED lighting, energy efficient glass and compliance of ECBC norms.

9. Proposed project falls under item no. 8 (b) i.e. Township and area development projects of the schedule of the EIA Notification, 2006. As per amended notification dated 9.12.2016, covering an built up area more than 3,00,000 sqm, proposal is categorized as Category 'A' and appraised by EAC.

10. The proposal was considered by the Expert Appraisal Committee (Infrastructure-2) in its meetings held during 6th- 7th January, 2015 and 23rd-25th January, 2017 respectively. Project Proponent and the EIA Consultant namely M/s Perfect Enviro Solutions Pvt. Ltd. have presented EIA / EMP report as per the TOR. EAC has found the EIA / EMP Report and additional information to be adequate and in consonance with the presented TORs. The Committee recommended the proposal for environmental clearance.

11. Based on the information submitted by the project proponent, the Ministry of Environment, Forest and Climate Change hereby accords environmental clearance to above project under the provisions of EIA Notification dated 14th September 2006 for implementation of the project over an area of 33.65 acres (51.4 - 17.75 = 33.65 acres) only. The decision on surrender/ management of Southern ridge area/ geomorphological ridge of 17.75 acres will be communicated separately. The environmental clearance is subject to the compliance of the following Specific and General Conditions:

PART A – SPECIFIC CONDITIONS:

I. Construction Phase

- (i) The Projects Proponents shall obtain all necessary clearance / permission from all relevant agencies including town planning authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
- (ii) No construction shall be done on 17.75 acres land of southern ridge/geomorphological ridge.
- (iii) Conditions envisaged in NBWL clearance be implemented in letter and spirit.

- (iv) Construction site should be adequately barricaded before the construction begins.
- (v) The building envelope for all air conditioned buildings / spaces shall be complied with the ECBC. Roofs and opaque walls should comply with the maximum assembly U factor or the minimum insulation R-value as well as lighting systems and equipment shall comply with the provisions of Energy conservation building Code.
- (vi) Use of water saving devices/ fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators etc) for water conservation shall be incorporated in the building plan.
- (vii) Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc and other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, conditioning etc. shall be done.
- (viii) Bio-medical waste shall be managed as per the latest Bio-medical waste (management and handling) rules, 2016.
- (ix) Radioactive waste shall be handled, stored and managed as per the guidelines of Atomic Energy Regulatory Board.
- (x) Sewage shall be treated in the STP based on MBBR technology (with tertiary treatment Ultra Filtration). The treated effluent from STP shall be recycled/re-used for flushing, horticulture & DG cooling. As proposed, wastewater from laboratory and operation theatre will be treated in the 175 KLD ETP.
- (xi) As proposed, 5 RWH pits of dia. 6.7 m & depth 7.0 m for artificial ground water recharge shall be installed as per CGWB guidelines.
- (xii) Grey and black water should be separately collected, treated and reused.
- (xiii) Solid waste shall be segregated into wet garbage and inert materials. Wet garbage shall be composted in Organic Waste Converter. As proposed, 200 sqm. of area shall be provided for solid waste management within the premises which will include area for segregation, composting. The inert waste from project site will be sent to Municipal dumping site.
- (xiv) Solar based electric power shall be provided to each flat for at least two bulbs/light and one fan. As proposed, central lighting and street lighting shall also be based on solar power.
- (xv) A First Aid Room will be provided in the project both during construction and operations of the project.
- (xvi) All the top soil excavated during construction activities should be stored for use in horticulture/ landscape development within the project site.
- (xvii) Disposal of muck 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 approved sites with the approval of competent authority.

- (xviii) The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environmental (Protection) prescribed for air and noise emission standards.
- (xix) Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
- (xx) The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of firefighting equipment etc as per National Building Code including protection measures from lightening etc.
- (xxi) Any hazardous waste generated during construction phase, should be disposed off as per applicable rules and norms with necessary approvals of the State Pollution Control Board.
- (xxii) Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards be operated only during non-peak hours.
- (xxiii) Ambient noise levels should conform to residential standards both during day and night as per Noise Pollution (Control and Regulation) Rules, 2000. 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 / SPCB.
- (xxiv) Fly ash should be used as building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003. Ready mixed concrete must be used in building construction.
- (xxv) As proposed, no ground water shall be used during construction phase of the project.

II. Operational Phase

- (i) The gaseous emissions from DG set shall be dispersed through adequate stack height as per CPCB standards. Acoustic enclosure shall be provided to the DG sets to mitigate the noise pollution. Low sulphur diesel shall be used. The location of the DG sets may be decided with in consultation with State Pollution Control Board.
- (ii) Fresh water requirement from ground water source shall not exceed 1031 m³/day. Prior permission shall be obtained CGWA/SGWA for ground water drawl.



- (iii) The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.
- (iv) 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 Ministry before the project is commissioned for operation. Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problem from STP.
- (v) No sewage or untreated effluent water would be discharged through storm water drains.
- (vi) Solid waste management shall be collected, treated disposed in accordance with the Solid Waste Management Rules, 2016.
- (vii) Rain water harvesting structure for roof run-off and surface run-off, as plan submitted should be implemented. Before recharging the surface run off, pre-treatment must be done to remove suspended mater, oil and grease. The borewell for rainwater recharging should be kept at least 5 mts. above the highest ground water table.
- (viii) Solar power shall be used for lighting in the apartment to reduce the power load on grid. Separate electric meter shall be installed for solar power.
- (ix) Energy conservation measures like installation of CFLs/ LED for the lighting the area outside the building should be integral part of the project design and should be in place before project commissioning. Used CFLs, TFL and LED should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/rules of the regulatory authority to avoid mercury contamination.
- (x) The green belt of the adequate width and density preferably with local species along the periphery of the plot shall be raised so as to provide protection against particulates and noise.

PART B - GENERAL CONDITIONS

- (i) 'Consent to Establish' shall be obtained from State Pollution Control Board under the Air (Prevention and Control of Pollution) Act, 1981 and the Water (Prevention and Control of Pollution) Act, 1974.
- (ii) A copy of the environmental clearance letter shall also be displayed on the website of the concerned State Pollution Control Board. The EC letter shall also be displayed at the Regional Office, District Industries centre and Collector's Office/ Tehsildar's office for 30 days.
- (iii) The funds earmarked for environmental protection measures shall be kept in separate account and shall not be diverted for other purpose. Year-wise expenditure shall be reported to this Ministry and its concerned Regional Office.

- (iv) Officials from the Regional Office of MoEF&CC would be monitoring the implementation of environmental safeguards should be given full cooperation, facilities and documents/data by the project proponents during their inspection. A complete set of all the documents submitted to MoEF&CC shall be forwarded to the APCCF, Regional Office of MoEF&CC.
- (v) In the case of any change(s) in the scope of the project, the project would require a fresh appraisal by this Ministry.
- (vi) The Ministry reserves the right to add additional safeguard measures subsequently, if found necessary, and to take action including revoking of the environment clearance under the provisions of the Environmental (Protection) Act, 1986, to ensure effective implementation of the suggested safeguard measures in a time bound and satisfactory manner.
- (vii) All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department, the Forest Conservation Act, 1980 and the Wildlife (Protection) Act, 1972 etc. shall be obtained, as applicable by project proponents from the respective competent authorities and conditions envisaged in those clearances/permissions be implemented in letter and spirit.
- (viii) These stipulations would be enforced among others under the provisions of the Water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention and Control of Pollution) Act 1981, the Environment (Protection) Act, 1986, the Public Liability (Insurance) Act, 1991 and the EIA Notification, 2006.
- (ix) The project proponent shall advertise in at least two local Newspapers widely circulated in the region, one of which shall be in the vernacular language informing that the project has been accorded Environmental Clearance and copies of clearance letters are available with the State Pollution Control Board and may also be seen on the website of the Ministry of Environment, Forest and Climate Change at <http://www.envfor.nic.in>. The advertisement shall be made within Seven days from the date of receipt of the Clearance letter and a copy of the same shall be forwarded to the Regional Office of this Ministry at Lucknow.
- (x) 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.
- (xi) A copy of the clearance letter shall be sent by the proponent to concerned Panchayat, Zilla Parishad/Municipal Corporation, Urban Local Body 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.
- (xii) 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&CC, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, SO₂, NO_x (ambient levels as well as stack emissions) or critical sectoral 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.

- (xiii) The environmental statement for each financial year ending 31st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF&CC by e-mail.

12. This issues with the approval of the Competent Authority.


(Kushal Vashist)
Director

Copy to:

- 1) The Secretary, Department of Environment, Government of NCT of Delhi.
- 2) The Addl. Principal Chief Conservator of Forests (C), Ministry of Environment, Forests and Climate Change, Kendriya Bhavan, 5th Floor, Sector-H, Aliganj, Lucknow-226024.
- 3) The Chairman, Central Pollution Control Board Parivesh Bhavan, CBD-cum-Office Complex, East Arjun Nagar, New Delhi - 110 032.
- 4) The Member Secretary, Delhi pollution Control Committee, Kashmiri Gate, ISBT, Delhi.
- 5) Monitoring Cell, MoEF&CC, Indira Paryavaran Bhavan, New Delhi.
- 6) Guard File/ Record File/ Notice Board.


(Kushal Vashist)
Director