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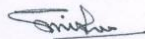
STATE LEVEL EXPERT APPRAISAL COMMITTEE – DELHI
OFFICE OF DELHI POLLUTION CONTROL COMMITTEE
4th FLOOR, ISBT BUILDING, KASHMERE GATE, DELHI-6
visit us at : <http://dpcc.delhigovt.nic.in>

F.No. DPCC/MS/SEAC/10/ 471

Dated 14/11/2012

Sub: Minutes of Meeting Dated 16.10.2012

Please find enclosed herewith the minutes of the 47th meeting of the **State Level Expert Appraisal Committee (SEAC)** held on **16-10-2012 at 10:00 A.M. in the Conference Room of DPCC, at 4th Floor, ISBT Building, Kashmere Gate, Delhi-06** for information and necessary action if any.



(Sandeep Mishra)
Member Secretary, SEAC

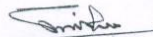
To:

1. Dr. C.R. Babu, (Chairman, SEAC), Professor Emeritus, Center for Environmental Management of Degraded Ecosystems, School of Environment Studies, University of Delhi-110007.
2. Dr. R.K. Khandal, (Member, SEAC), Vice Chancellor, Institute of Engineering & Technology (IET) Campus, Sitapur Road, Lucknow (U.P) -226021.
3. Sh. Amarjeet Singh, (Member, SEAC), House No. 98 A, Pocket- AP, Pitampura, Delhi-110034.
4. Prof. Subir Saha, (Member, SEAC), G-1329 (Ground Floor), Chittaranjan Park, New Delhi – 110019.
5. Dr. (Mrs.) P. Malarvizhi, (Member, SEAC), Professor – Accounting and Finance, IILM – Institute for Higher Education, No.-3, Lodhi Institutional Area, Lodhi Road, New Delhi - 110003.
6. Dr. Mihir Deb, (Member, SEAC), C- 1/1157, Vasant Kunj, New Delhi- 110070.

Copy to:

1. Sh. Kaushal Kumar Mathur, Chairman (SEIAA), 4, Defence Enclave, Vikas Marg, Delhi - 110092.
2. PS to Chairman (DPCC) cum Secretary (Environment), for kind information.
3. SEE (IT) (DPCC) for necessary action regarding uploading the minutes on the website.

RE(17)



(Sandeep Mishra)
Member Secretary, SEAC

Minutes of the 47th meeting of State Level Expert Appraisal Committee (SEAC) held on 16.10.2012
from 10:00 am to 6:00 pm in the Conference Room of DPCC

**Minutes of the 47th meeting of State Level Expert Appraisal Committee (SEAC) held on
16.10.2012 from 10:00 am to 6:00 pm in the Conference Room of DPCC at 4th Floor,
ISBT, Kashmere Gate, Delhi-06**

The 47th meeting of State Level Expert Appraisal Committee (SEAC) was held on 16/10/2012 in the Conference Room of DPCC under the Chairmanship of Prof. C.R. Babu. The members of SEAC present in the meeting were:

- | | | |
|-----------------------------|---|------------------|
| 1. Dr. C.R. Babu | - | Chairman |
| 2. Dr. R.K. Khandal | - | Member |
| 3. Dr. (Mrs.) P. Malarvizhi | - | Member |
| 4. Professor Subir Saha | - | Member |
| 5. Dr. Mihir Deb | - | Member |
| 6. Shri Amarjeet Singh | - | Member |
| 7. Shri Sandeep Mishra | - | Member Secretary |

Dr. M.P. George (Scientist D, DPCC) also attended the meeting. Shri P.S Pankaj (Environment Engineer, DPCC) and Shri N.K Joshi (Environment Engineer, DPCC) assisted the Committee.

The minutes of the 46th meeting of the SEAC were confirmed by the members.

With due permission of the Chairman, cases were considered as per the approved agenda.

Case No. 37

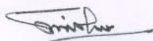
Project Name : Proposed Expansion of Hotel "The Grand" at Vasant Kunj- Phase- II,
Nelson Mandela Road, New Delhi.

Project Proponent : Shri Umesh Saraf, Managing Director, M/s Unison Hotels Pvt. Ltd.,
Vasant Kunj - Phase II, Nelson Mandela Road, New Delhi-110070.

E-mail : info@unisonhotels.com

Telephone : 011-26705042

Fax No. : 011-26705891

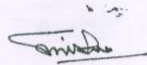


Project Consultant: M/s Grass Roots Research & Creation India (P) Ltd.

The proposal is for the Environmental Clearance for the Expansion of Hotel "The Grand" at Vasant Kunj- Phase II, Nelson Mandela Road, New Delhi. The total plot area is 40000 sq.mt. The existing built-up area is 56841.179 sq.mt. The proposed built-up area will be 83928.18 sq.mt. The total built-up area is 139143.30 sq.mt. The area proposed to be demolished is 1626.67 sq.mt. The permissible ground coverage is 16000 sq.mt. The existing ground coverage is 8350 sq.mt. and the total proposed ground coverage is 6093.77 sq.mt. The total permissible FAR is 90000 sq.mt. The FAR of existing area is 29790 sq.mt and proposed additional FAR is 59940.61 sq.mt. The total basement area is 35709.99 sq.mt (existing: 16162 sq.mt + proposed: 19547.99 sq.mt). The total parking provision is for 2396 ECS [(surface: 225 ECS + basement 1(triple stack): 521 ECS + basement1 (double stack): 631 ECS + basement 2: 627 ECS + basement 3: 392 ECS)]. The total green area is 14240 sq.mt. In Dry season, the total water requirement is 1786 KLD (existing: 444 + proposed: 1341.77 KLD), out of which the fresh water requirement is 1199 KLD. The source of water-supply for existing area is met by the bore well, while for the expansion project it will be supplied by DDA. The wastewater generation of 1016.6 KLD will be treated in STP of 1170 KLD capacity. The treated wastewater of 813 KLD will be used for Flushing (225 KLD), Horticulture (100 KLD), Basement mopping (7 KLD), DG cooling (31 KLD), HVAC (448KLD) and Road washing (2 KLD). In monsoon season, the treated wastewater of 813 KLD will be used for flushing (225 KLD), Basement mopping (7 KLD), DG cooling (31 KLD), HVAC (448KLD) and Discharge to sewer (100 KLD). The total solid waste generation from the proposed project will be 2260.98-Kg/day. The total power requirement is 9877 KVA (4373 KVA for the proposed expansion and 5504 KVA for the existing buildings) and will be met from BSES Rajdhani Power Limited. The existing DG sets provided for power backup are 3 x 1250 KVA each and DG set of 3 x 1875 KVA are proposed for power back up during power failure. The total number of Rain Water Harvesting Pits is 4. The total expected cost of the expansion project will be approx. Rs. 131 Crores which includes the land cost of 32 Crores & rest as cost of construction, services and external development etc.

The above project was considered by SEAC in its earlier meetings held on 20.03.2009, 15.05.2009, 29.03.2010, 29.07.2010, 06.08.2010 & 20.12.2010. Several changes have been made in the project details as evident from the documents submitted from time to time.

After taking into consideration the Hon'ble Supreme Court's Judgment delivered on the Malls located in the Constraint Area at Vasant Kunj (W.P. No. 202/1995) and the recommendations



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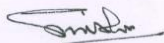
made by the Expert Appraisal Committee of Ministry of Environment & Forests, Govt. of India, vide, the minutes of 25th EAC meeting held on 28-29th July 2006. The SEAC in its 26th meeting held on 20.12.2010 decided not to appraise the project for Environmental Clearance as the project site is an Ecologically Sensitive Area and any construction activity is against the recommendations of the MoEF Committee which were approved by the Hon'ble Supreme Court of India. The Committee had also suggested that the project proponent may approach the Central Empowered Committee for prior permission before it is considered for Environmental Clearance. The project was finally delisted by the SEIAA in its meeting held on 04.01.2011.

The project proponent vide letter dated 10.07.2012 made a representation to the Chairman, SEIAA on the issue of Environmental Clearance. The Chairman, SEIAA decided in the 17th meeting of SEIAA held on 20.07.2012 that the case may be reconsidered by the SEAC on its merit in view of clarification given by the project proponent.

It was informed to the Committee that the proposal for expansion of The Hotel Grand was delisted in the meeting of SEIAA held on 04.01.2011 and the Project Proponent submitted another application for reconsideration to the SEIAA. The Member Secretary requested the project proponent to provide additional information other than what was submitted earlier. The project proponent gave the information relating to court rules, MoEF's letter and DDA's letter as additional support for reconsideration of the project by SEAC. Accordingly, the case was placed in the agenda for the 45th SEAC meeting dated 31.08.2012, but the Committee deferred the case on the request of Project Proponent.

The case was reconsidered in 47th SEAC meeting held on 16.10.2012 on the request from the project proponent vide letter dated- 18.09.2012.

The Committee, after discussing the issue in the light of Hon'ble Supreme Court orders on the matter (W.P. No. 202/1995) & clarification from the Member Secretary (Infra-structure), Ministry of Environment & Forests, Government of India (personal communication with the Member Secretary), SEAC decided that the project proponent should either approach the Central Empowered Committee as recommended earlier or the Member Secretary (Infra-structure), Ministry of Environment & Forest, Government of India, for clarification whether, further development is permissible in the constraint area mentioned in the above mentioned Hon'ble Supreme Court orders.



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Case No. 145

Project Name : "District Court", New Delhi, Promoted by Govt. of NCT, Delhi.

Project Proponent : Mr. Hridesh Kumar, Executive Engineer,
PWD, Building Project Division, B-111, Vikas Bhawan-II,
1st Floor, 'A' Block Near Metcalf House,
Civil Lines, Delhi- 110054.

E-mail : info@enkayenviro.com

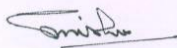
Telephone : 0141-2363996

Fax No. : 0141- 5118996

Project Consultant : M/s Enkay Enviro Services.

The project was earlier considered by the SEAC in its meeting held on 31/08/2012. The proposal is for grant of Environmental Clearance for the Construction of District Court Complex, New Delhi. The project is promoted by Govt. of NCT, Delhi. The total plot area is 20,240 sq.mt. The total built up area will be 74,056.13 sq.mt. The permissible FAR area is 40,480 sq.mt. The proposed FAR is 40,421.63 sq.mt. The permissible Ground Coverage area is 6,072 sq.mt. The proposed Ground Coverage area is 5,801.64sq.mt. The maximum height of proposed building is 29.35 m (up to terrace level) and 33.95 m (up to machine room roof). The total number of blocks is 2 (Admin block 1: 2B+G+7 & Utility block 2: G+1). The number of floors will be (G+7 of admin block 1 & G+1 of utility block 2). The proposed parking area is for 779 ECS (Lower basement: 362 ECS + Upper basement: 362 ECS + 55 ECS). The total estimated population is 4365 persons (Pre construction: 50 persons + Construction: 300 persons + Post construction: 4015). The total proposed landscape area is 5,389.15 sq.mt. The total water requirement will be 285 KLD, out of which fresh water requirement will be 145 KLD. The source of water supply will be ground/municipal water. The wastewater generation of 147 KLD will be treated in STP of capacity 180 KLD based on MBR technology. The treated wastewater of 140 KLD will be used in Flushing (44 KLD), Landscaping & General washing (26 KLD) and Make up water for chillers (70 KLD). The total solid waste generation will be 2,007 kg/day. The maximum power demand will be 3662 KW and the total power requirement will be 5445 KW and will be met from Delhi Electricity Board. DG sets of 4x1500 KVA & 1x500 KVA are proposed for power backup. 5 Number of Rainwater Harvesting Pits are proposed.

Based on the information furnished, presentation made and discussions held, the Committee sought the following information from the Project Proponent for further consideration of the project:



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- (i) The layout plan of the site showing the location of individual trees of each species and their girth sizes.
- (ii) Revised layout plans of the building.
- (iii) Revised landscape layout plan showing large trees that are retained as a part of the final landscape.
- (iv) Details of Traffic Circulation Plan.

Case No. 147

Project Name : Group Housing "Metro Park" (Amendment in Environmental Clearance).

Project Proponent : Mr. Mehtab Khan, Sr. Manager, M/s Uppal Housing Pvt. Ltd., 5th Floor, South Tower, NBCC Place, Bhishma Pitamah Marg, Pragati Vihar, Lodhi Road, New Delhi.

E-mail : info@uppal.co.in

Telephone : 011- 41070707

Fax No. : 011- 41070708

Project Consultant : M/s Perfect Enviro Solutions Pvt. Ltd.

The project was earlier considered by the SEAC in its meeting held on 31/08/2011. The proposal is for grant of amendment in the already accorded Environmental Clearance for "Expansion of Group Housing Park" Metro Park, New Delhi by State Level Environment Impact Assessment Authority (SEIAA), Delhi vide no. 75/DPCC/MS/SEIAA-SEAC/10/1243-47 dated 04.08.2010. The Project Proponent proposed to enhance FAR from 1.99 to 2.28 and the built-up area from 77504.699 sq.mt to 84196.28 sq.mt. Details of the amendments sought by the project proponent are given below alongwith the details of EC issued by MoEF and EC issued by SEIAA.

S. No	Project Features	Values in accorded EC by MoEF on dated 17.05.2007	Values in accorded EC by SEIAA, Delhi on dated 04.08.2010	Amendment Sought/Proposed Area Details	Impact on Environment
1.	Total Plot Area	21936.814 sq.mt	21936.814 sq.mt.	21936.814 sq.mt.	-
2.	Permissible Ground Coverage@33.3%	---	7274.978 sq.mt	7274.978 sq.mt	-
3.	Proposed Ground Coverage	5372.05 sq.mt (24.48%)	4779.005(21.78%)	4674.203(21.39%)	2.24 % less
4.	Proposed FAR	34129.84(1.55)	43688.658(1.99)	50071.28(2.28) FAR-42945.732	Increased

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				sq.mt. EWS-7125.548 sq.mt.	
5.	Total Basement area	15520 sq.mt.	29990.905 sq.mt.	29990.905 sq.mt.	None
6.	Built-up Area	49649.84 sq.mt.	77504.699 sq.mt.	84196.28 sq.mt.	7.9 % increase
7.	If earlier EWS added in FAR than built-up area		FAR-43688.658 sq.mt. EWS-7215.548 sq.mt. Non FAR: 3145.171 sq.mt. Basement area: 29990.905 sq.mt. Built-up Area: 84040.282 sq.mt.	FAR-42945.732 sq.mt. EWS-7215.548 sq.mt. Non FAR: 4135 sq.mt. Basement area: 29990.905 sq.mt. Built-up Area: 84196.28 sq.mt.	0.18 % increase
8.	Green Area	11231.83 sq.mt.	8500 sq.mt.	12166.215 sq.mt.	Increase
9.	Max. Height of Building	33.0 m	40.2 m	38.7 m	Reduced
10.	Max. No. of Floors	2B+S+8	3B+S+13	3B+S+12	Reduced
11.	No. of Dwelling Unit	208	364	360	Reduced
12.	No. of EWS Unit	48	164	164	Nil
13.	Total Population	1422 persons (Residents: 1040 persons EWS: 96 persons Staff: 86 persons Visitors: 200 persons). Total: 1422 persons	2802 persons (Residents: 2124 persons EWS: 328 persons Staff: 50 persons Visitors: 300 persons). Total: 2802 persons	2478 persons (Residents: 1800 persons EWS: 328 persons Staff: 50 persons Visitors: 300 persons). Total: 2478 persons	Reduced
14.	Total Electric Load	2400 KW	2900 KW	3077 KW	5.7 % increased
15.	Total No. of DG Sets	2x 1000 KVA, 1x 500 KVA	4x 625 KVA	1x 1000 KVA, 2x 750 KVA	Nil
16.	Total water requirement	340 KLD	308 KLD	320 KLD	12 KLD water requirement increased.
17.	Total Fresh water requirement	182 KLD	130 KLD	158 KLD	28 KLD water requirement increased.
18.	Total waste water Discharged.	224 KLD	209 KLD	193 KLD	16 KLD less wastewater will be

[Signature]

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					discharged then before
19	Treated water	---	178 KLD	162 KLD	Total wastewater will be treated and reuse
20	Capacity of STP	200 KLD	250 KLD	270 KLD	STP capacity will be increased
21	Parking Provision	485	1005 ECS	1090 ECS	85 ECS increased
22	Cost of Project	Rs. 185.58 Crores	Rs. 210 Crores	Rs. 210 Crores.	Nil

Based on the information furnished, presentation made and further discussions held, the Committee recommends the project to SEIAA for EC.

The following conditions should be laid down at the time of issuing EC.

- 1) DG sets should be provided for essential load only.
- 2) Essential load should be 30% of total load only.

Case No. 149

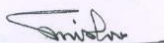
Project Name : Expansion of Maharishi Valmiki Hospital at Pooth Khurd, Delhi.

Project Proponent : Dr. Kirti Bhushan, MD, Medical Superintendent, Maharishi Valmiki Hospital, Pooth Khurd, Delhi- 110039

E-mail : Nil
Telephone : 011- 27761522
Fax No. : 011- 27761523

Project Consultant : M/s Ind-Tech House Consult.

The project was earlier considered by the SEAC in its meeting held on 13/07/2012. The proposal is for grant of Environmental Clearance for Expansion of Maharishi Valmiki Hospital at Pooth Khurd, Delhi. The total plot area is 37000 sq.mt. and the net plot area available is 34775.2 sq.mt. The total built-up area is 36001.48 sq.mt. (Existing + Proposed). The permissible Ground Coverage is 10432.56 sq.mt. The existing Ground Coverage is 7286.43 sq.mt. and proposed Ground Coverage is 1273.52 sq.mt. Total Ground Coverage is 8559.95 sq.mt. The permissible FAR is 69550.40 sq.mt. The existing FAR is 25062.10 sq.mt. & proposed FAR is 10939.38 sq.mt. Total FAR is 36001.48 sq.mt. The total green area is 13087.65 sq.mt. The maximum permissible height is 37 mt. The proposed height of building is 30 mt. AB+G+7 ward block will be constructed as the expansion of the hospital. The existing total number of bed is 100. The parking provisions will be



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provided in open area and the total open parking provision will be 456 ECS. The total water requirement, after proposed expansion, will be 323.2 KLD, out of which fresh water requirement will be 177.2 KLD. The source of water supply will be Municipal Water Supply. An on-site ETP of 135 KLD capacity is proposed for treatment of 94 KLD of effluent generated from hospital block (for patients) and laundry. The total wastewater generation will be 190.4 KLD (which include 94 KLD of treated effluent from ETP) and will be treated in an on-site STP of capacity 120 KLD. From the treated wastewater of 190.4 KLD, 64.4 KLD will be used in flushing (37.4 KLD+ 27 KLD), 6.3 KLD in HVAC, 9.9 KLD in DG Cooling, 65.4 KLD in Horticulture and 44.4 KLD treated wastewater from ETP will be discharge into the drain. The total municipal solid waste generation from hospital will be approx. 617 kg/day and the bio-medical waste generation will be 40 kg/day. The total power requirement will be 3000 KVA (Existing: 2000 KVA + Proposed: 1000 KVA). The source of power supply will be NDPL. The existing DG sets provided for power backup are 1 x 250 KVA and 1 x 1500 KVA. DG sets of 2 x 500 KVA are proposed for power backup. 8 Number of Rainwater Harvesting Pits are proposed.

Based on the information furnished, presentation made and discussions held, the Committee sought the following information from the Project Proponent for its further consideration:

- (i) Revised Layout Plan.
- (ii) Revised Landscape Plan with list of trees to be planted.
- (iii) Revised Traffic Circulation Plan.

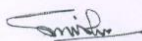
The following conditions should be laid down at the time of issuing EC.

- 1) The wetland located at South Eastern side should not be used for waste disposal and it should be conserved.
- 2) No discharge of effluents from the hospital into the surrounding low lying areas which are recharging sites.

Case No. 151

Project Name : Expansion of PG Block for Delhi Institute of Pharmaceuticals Science and Research(DIPSAR), Pushp Vihar, M.B. Road, New Delhi.

Project Proponent : Shri Bishamber Dass, Executive Engineer,
Building Project Division B-112, PWD, A-Block, First Floor, Vikas
Bhawan-1, Near Metcalf House, Civil lines-110054.



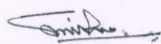
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E-mail : b112@pwddelhi.com
Telephone : 011-23813802
Fax No. : 011-23813802

Project Consultant : M/s Perfect Enviro Solutions Pvt.Ltd.

The project was earlier considered by the SEAC in its meeting held on 13/07/2012. The proposal is for grant of Environmental Clearance for Expansion of PG Block for Delhi Institute of Pharmaceuticals Science and Research (DIPSAR), Pushp Vihar, M.B. Road, New Delhi. The total plot area is 37028.73 sq.mt. The net plot area is 34614.71 sq.mt. The existing built-up area is 12844.88 sq.mt. & proposed built-up area is 23132.67 sq.mt. Total built-up area is 35977.55 sq.mt. The permissible Ground Coverage is 12115.155 sq.mt. The existing Ground Coverage is 4150.09 sq.mt. & proposed Ground Coverage is 2331.93 sq.mt. Total Ground Coverage is 6482.02 sq.mt. The permissible FAR is 51922.10 sq.mt. The existing FAR is 10819.89 sq.mt. & proposed FAR are 17403.07 sq.mt. Total FAR is 228222.48 sq.mt. The maximum number of floors will be B+G+7 floors. The total number of blocks is 11 (existing: 10 + proposed: 1). The total basement area is 2729.6 sq.mt. The total green area is 14765 sq.mt. The maximum permissible height of building is 37 m. The existing height of building is 15 m and proposed height of building is 33.8 m. The total population, after proposed expansion, will be 1243 persons (existing: 828 persons + proposed: 415 persons). The existing parking is 145 ECS and the proposed parking is 233 ECS (basement parking: 85 ECS + surface parking: 148 ECS). The total parking provision, after proposed expansion, is 378 ECS (existing: 145 ECS + proposed: 233 ECS). The total water requirement, after proposed expansion, will be 105 KLD, out of which fresh water requirement will be 61 KLD. The source of water supply will be DJB. The total wastewater generation will be 58 KLD which will be treated in STP of capacity 70 KLD based on MMR technology. The treated wastewater of 44 KLD will be used in Flushing (23 KLD), and Horticulture (21 KLD). An ETP of 15 KLD capacity is proposed for treatment of 11 KLD of effluent generated from laboratory and treated effluent water will be used for roadside plantation. The total municipal solid waste generation after proposed expansion will be 269 kg (existing: 186 kg + proposed: 83 kg). Total hazardous waste generation, after proposed expansion, is 2 kg/day (existing: 1 kg/day + proposed: 1 kg/day). The total sanctioned power demand for proposed expansion is 792 KW (existing: 292 KW + proposed: 500 KW). The power supply is met from BSES. The existing DG sets provided for power backup are 1 x 250 KVA. DG sets of 2x 350 KVA are proposed for power backup. The total number of Rain Water Harvesting Pits is 5 (existing: 3 + proposed: 2). The total estimated cost of the project is Rs. 47.36 Crores.

Based on the information furnished, presentation made and further discussions held, the Committee recommends the project to SEIAA for EC.



The following conditions should be laid down at the time of issuing EC.

- (i) ETP should be located elsewhere from the proposed site which is close to rain water harvesting pit to avoid mixing.
- (ii) DG sets should be installed only to meet essential load.
- (iii) Rain water harvested should be stored in underground water storage tank.
- (iv) Energy conservation measures should be followed as per building code.
- (v) Adequate staff should be recruited to maintain the green area.
- (vi) Zero discharge of effluents.

Case No. 153

Project Name : Expansion of Hotel Complex "Lemon Tree & Red Fox Hotel" at Asset no- 6, Hospitality District, DIAL, IGI Airport, New Delhi.

Project Proponent : Mr. Kuldeep Singh Bhamra, M/s Hyacinth Hotels Pvt. Ltd., B6/17, Safdarjung Enclave, New Delhi-110029.

E-mail : Nil

Telephone : 011-41650101, 9971121342

Fax No. : 011- 41652666

Project Consultant : M/s Perfect Enviro Solutions Pvt. Ltd.

An EC was already granted for Construction of Hotel Building for Lemon Tree Hotel and Red Fox Hotel at Asset no. 6, Hospitality District, DIAL, IGI Airport, Delhi vide no. 51/DPCC/MS/SEIAA-SEAC/10/840 dated 09.02.2010. Due to constraint of space available, building plans were altered after EC was issued. This resulted in the construction of 3 basements floors instead of 2 leading to increased built up area. The built-up area has increased from 32906.584 sq.mt to 35863.392 sq.mt. The proponent, therefore, submitted revised documents & revised layout plan with changes in area statement and the proposal is for grant of Environmental Clearance for Expansion of Hotel Complex "Lemon Tree & Red Fox Hotel" at Asset no- 6, Hospitality District, DIAL, IGI Airport, New Delhi. The total plot area is 9579.02 sq.mt. The net plot area is 7891.80 sq.mt. The expansion of Hotel Complex is of two Hotels one is "Lemon Tree Hotel" which is a Three Star Category Hotel and the other one is "Red Fox Hotel" which is a Two Star Category Hotel. The existing built-up area is 32906.584 sq.mt. The proposed built-up area is 35863.392 sq.mt. The permissible Ground Coverage is 3710.00 sq.mt. Proposed Ground Coverage is 3604.76 sq.mt. The permissible FAR is 21553.33 sq.mt. Proposed FAR is 21502.55 sq.mt. The maximum number of floors will be 3B+G+6 floors. The total basement area is 14310.0621 sq.mt. The maximum height of building is 28.02 mts.

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The total population, after proposed expansion, will be 2730 persons (guest room: 730 persons + staff: 700 persons+ visitors: 1300-persons). Proposed parking provision is for 324 ECS. The total proposed green area is 2390.903 sq.mt. The total water requirement will be 344 KLD, out of which fresh water requirement will be 175 KLD. The source of water supply will be Delhi International Airport Pvt. Ltd (DIAL). The total wastewater generation will be 181 KLD which will be treated in STP of capacity 220 KLD. The treated wastewater of 169 KLD will be used in Flushing (54 KLD), Horticulture (13 KLD), Cooling Towers (90 KLD), Boiler (2 KLD) and Miscellaneous & Back wash (10 KLD). The total municipal solid waste generation will be approx. 629 kg/day. The existing Power requirement is 4542 KW (3451 KW for Lemon Tree Hotel + 1091 KW for Red Fox Hotel). The total power requirement for proposed project will be 3666 KW (2573 KW for Lemon Tree Hotel + 1093 KW for Red Fox Hotel). The power supply is met from Delhi International Airport Pvt. Ltd (DIAL). The existing DG sets provided for power backup are 1x 1010 KVA, 1x 750 KVA, 1x 500 KVA and 2 x 380 KVA. DG sets of 3x 1010 KVA and 1x 750 KVA are proposed for power backup. The total number of Rain Water Harvesting Pits is 2. The total estimated cost of Project is Rs. 27800 Lakhs.

During discussion it was observed that the construction was completed and the building plans were altered as per by laws of building. Necessary clearances from other regulatory agencies were obtained before the construction of the building. However, the changes in building plans including two basements were not reported to SEAC/SEIAA for amendments in the EC already issued vide no. 51/DPCC/MS/SEIAA-SEAC/10/840 dated 09.02.2010.

In any case the project proponent should provide an explanatory note for not applying for amendments in EC w.r.t. changes made in building plans before construction. The Committee also suggested to the project proponent to apply for amendment to EC which was already issued and submit the details of changes made in the building plans and their impacts on resource utilization for further consideration of the case.

Case No. 154

Project Name : Proposed Addition/Alteration for ISPAT CGHS, Ltd. at Plot no.29, Sector-4, Dwarka, Delhi.

Project Proponent : Shri Manjit Singh, Member Secretary, M/s Ispat Co-operative Group Housing Society Limited, Plot no. 29, Sector-04, Dwarka, New Delhi-110075

E-mail : manjit@sail-steel.com

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Telephone : 011-41650101, 9968605615
Fax No. : 011-41652666
Project Consultant : Project presented by the Project Proponent himself.

Ispatika Apartments belong to ISPAT CGHS Ltd. The land was allotted in the year 1992 and construction was started in the year 1996 and possession of flats was handed over to members by DDA in the presence of the registrar of CGHS, Govt. of Delhi in December 1999. Presently the area is utilized as a Co-operative group Housing Society for the employees of Steel Authority of India Ltd. (SAIL). The proposal is for grant of Environmental Clearance for Proposed Addition/Alteration for ISPAT Co-operative Group Housing Society (CGHS) Limited, at Plot no. 29, Sector-4, Dwarka, Delhi. The total plot area is 14112.44 sq.mt. The existing built-up area is 22329.211 sq.mt. The total proposed built-up area is 25864.711 sq.mt. The permissible Ground Coverage is 4703.68 sq.mt (33.33 % of the plot area). The existing Ground Coverage is 3839.826 sq.mt. (27.21 % of the plot area). Proposed Ground Coverage is 3839.826 sq.mt. The permissible FAR is 23567.774 sq.mt. The existing FAR is 20884.87 sq.mt. Proposed FAR is 22493.62 sq.mt. The total number of dwelling units is 195. The maximum number of floors will be G+7 floors. The total number of blocks is 7 (A block: 28 Flats, B block: 27 Flat, C block: 28 Flats, D block: 28 Flats, E block: 28 Flats, F block: 28 block, G block: 28 Flats). The maximum height of building is 23.91 mts (stilt level to terrace level). The total parking provision is for 249 ECS (195 ECS in open + 54 ECS in stilt). The total green area is 3902.60 sq.mt. The total water requirement will be 127.45 KLD. The source of water supply will be DJB/Municipal water supply and outside water tankers. Approx. 90.16 KLD of domestic sewage is generated from the society which is disposed off into Municipal sewer system in the housing society. The total municipal solid waste generation will be approx. 371.5 kg/day. The total power requirement will be 1220 KW. The power supply is met from BSES. DG sets of 2x 320 KVA are proposed for power backup. The total number of Rain Water Harvesting Pits is 2. The total estimated cost of Project is Rs. Four Crores Eighty seven Lakh and Fifty Thousand only.

Based on the information furnished, presentation made and discussions held, the Committee sought the following information from the Project Proponent for its further consideration.

- (i) *Re-submission of Form 1 & IA along with fresh application for EC.*
- (ii) *Details of Disaster Management plan with command system.*
- (iii) *Baseline data on air and water quality and noise-levels (from secondary source).*
- (iv) *Details of solid waste management.*
- (v) *Details of Environmental Management Plan with budget.*
- (vi) *Details of power load.*

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The following conditions should be laid down at the time of issuing EC.

- 1) Rain water harvested should be stored in underground storage tank, if feasible.
- 2) No extraction of ground water without prior approval of DJB.
- 3) Treated waste water from nearby STP should be used for horticulture, if available.
- 4) Biodegradable waste should be converted into compost.

The Committee decided that the 48th meeting of SEAC will be held on November 30th, 2012.

The meeting ended with vote of thanks to the Chair.

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