

Action taken report of the Joint Committee as per the direction of the Hon'ble NGT passed in OA No.33 of 2022 (SZ) relating to the encroachment into the water bodies while developing the land by the 8th respondent – The Managing Partner, M/s. DS-Max Properties Private Limited with respect to the Multi-storeyed residential apartment project in the name of DS Max Sangam Grand at Sy.no.92/3, 92/4, 92/5, 92/6 of Seegehalli Village, Bidarahalli Hobli, Bengaluru East Taluk, Benagluru Urban District

Preamble:

Sri. J.Jagan Kumar, resident of Bengaluru has filed application at Hon'ble National Green Tribunal, Southern Zone (SZ), Chennai with regard to the encroachment into the water bodies while developing the land by the 8th respondent – The Managing Partner, M/s. DS-Max Properties Private Limited with respect to the Multi-storeyed residential apartment project in the name of DS Max Sangam Grand at Sy.no.92/3, 92/4, 92/5, 92/6, Seegehalli Village, Bidarahalli Hobli, Bengaluru East Taluk, Benagluru Urban District. The builder/Developer is constructing apartment building, swimming pool and other permanent structures within the stream/water body buffer zone by encroaching the buffer zone of stream/water body, dumping construction waste/debris into and along the stream/water body, constructing additional basement floor, i.e., 2 Basement floors and reduced the set back/passage to approximate 3 meters on either side and exploiting using huge groundwater for their construction activities in blatant and deliberate violation of sanctioned plan approval and Environmental Clearance in broad day light for their personal gain without the fear of the Authorities and Law and hence the same has been admitted in Hon'ble NGT (SZ) in the name of Original Application No.33 of 2022(SZ).

The Hon'ble National Green Tribunal, Southern Zone, Chennai has passed an order dated 16.03.2022 with respect to Original Application No.33 of 2022 regarding to the encroachment into the water bodies while developing the land by the 8th respondent. In the said order, Hon'ble NGT has appointed a Joint Committee comprising of **Deputy Commissioner/District Collector, Bengaluru Urban Distric or his nominee not below the rank of Assistant Commissioner or Sub Divisional Magistrate as deputed by him, a Senior Officer from Ministry of Environment, Forest and Climate Change (MoEF & CC), Integrated Regional Office Bengaluru, a Senior Officer from State Level Environment Impact Assessment Authority-Karnataka (SEIAA), a Senior Officer from Bangalore Development Authority, Bengaluru (BDA) and a Senior Officer from Karnataka State Pollution Control Board (KSPCB), Bengaluru** as deputed by its Chairman and has directed this Joint Committee to inspect the area in question and submit a factual as well as action taken report, if there is any

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violation found and also Karnataka State Pollution Control Board has been made as Nodal Agency for co-ordination and for providing necessary logistics for this purpose.

In order to implement the Hon'ble NGT (SZ) order dated: 16.03.2022, the Karnataka State Pollution Control Board had issued an Office Memorandum vide no.PCB/01/Infra/GEN/22/337 dated 13.04.2022 w.r.t constitution of Joint Committee consisting of the following Departments: Copy of OM is herewith annexed as **Annexure-I**.

1. The Deputy Commissioner, Bengaluru Urban Dist as Joint Committee Chairman.
2. Dr. Murali Krishna Chimata, Scientist 'E', Senior Officer from the Regional Office, MoEF and CC, South Zone, Bengaluru nominated as member.
3. Senior Officer (SEIAA) as member
4. Senior Officer (BDA) as member
5. Sri.Shivappa Naik, The Zonal Senior Environmental Officer, Bengaluru East, KSPCB, nominated as member.
6. Sri D.P.Mahendra, Regional Officer, Regional Office-Mahadevapura, KSPCB, nominated as Convener.

Accordingly, SEIAA & BDA has nominated the Officers vide letters dated 18.04.2022 & 20.04.2022 viz., Sri.Mahadevagowda, Executive Engineer from BDA and Sri.Suhas.H.S, Scientific Officer Grade-1, Forest, Ecology and Environment Department from SEIAA respectively. Copy of the nomination letters of SEIAA & BDA is herewith annexed **Annexure-II**.

Further, as per the instructions of the Deputy Commissioner (Bengaluru Urban Dist), the spot inspection of DS Max Sangam Grand apartment located at Sy.no.92/3, 92/4, 92/5, 92/6, Seegehalli Village, Bidarahalli Hobli, Bengaluru East Taluk, Bengaluru Urban District was carried out by the Joint Committee on 19.04.2022 wherein following Officers were accompanied for inspection to ascertain the ground reality.

1. Sri.Shivanna, Assistant Commissioner, Bengaluru North.
2. Sri.Ajith Rai, Tahsildar, Bengaluru East Taluk
3. Dr. Murali Krishna Chimata, Scientist 'E', Senior Officer from the Regional Office, MoEF and CC, South Zone, Bengaluru.
4. Sri.Santhosh, Assistant Director of Land Records (ADLR), Bengaluru East Taluk
5. Sri.Shivappa Naik, Zonal Senior Environmental Officer, Bengaluru East, KSPCB
6. Sri D.P.Mahendra, Regional Officer, Regional Office-Mahadevapura, KSPCB
7. Sri.Mahadevagowda, Executive Engineer, BDA

The photographs taken during inspection are herewith annexed **Annexure -III**. The observation of the joint committee and action taken report, as per the direction of the Hon'ble NGT has been mentioned in detail and in this regard separate table is prepared as below.



TABLE

Directions No	Subject of Directions	Observations of Joint Committee	Action taken report
9 (i)	Whether there was any encroachment into the water bodies by the 8 th respondent as alleged in the application and if so, what is the nature of encroachment and what is the nature of action taken by the regulators,	There is an existing Rajakaluve towards Southern side of DS Max Sangam Grand apartment project. As per building plan approved by BDA, the Sewage Treatment Plant (STP) location has been marked towards North-West side of the building in basement floor. However, as observed during inspection, STP has been constructed towards South-West side of the building. Hence, The Assistant Director of Land Records (ADLR) was directed to undertake a survey of the project area viz., Sy.no. 92/3, 92/4, 92/5, 92/6 and submit the survey sketch of buffer zone details showing the distance between the rajakaluve to project building retaining wall and to the STP.	ADLR has submitted the survey sketch of buffer zone in Sy.no. 92/3, 92/4, 92/5, 92/6, Shigehalli village, Bidarahalli Hobli as per which the distance from the center of Rajakaluve to STP is 66.40 meters and distance from the center of Rajakaluve to the building retaining wall is 72.20 meters. Also, it is stated in the said sketch that, there is a canal on the northern side of Sy.no. 92/3, 92/4, 92/5, 92/6 as per survey records and it is an existing public road as per the actual spot. Copy of the sketch is herewith annexed as Annexure-IV .
9 (ii)	Whether there are any violations of the conditions imposed in the Environmental Clearance (EC) and the permit plan for the project committed by the 8 th respondent, if so, what is nature of violation committed and what is the impact of that violation on environment	<p>DS Max Properties Pvt. Ltd has obtained Environmental Clearance (EC) from SEIAA vide no:SEIAA 45 CON 2018 dated 09.05.2018. Copy is herewith annexed as Annexure-V.</p> <p>Further, on the day of inspection, STP was not installed, which was supposed to be installed prior to completion of second floor itself and got to be certified by an independent expert, which is a violation of EC condition.</p> <p>On the day of inspection, two borewells were also</p>	<p>The Executive Engineer, BDA has submitted a letter dated 21.04.2022 stating that, during site inspection on 20.04.2022, it is observed that, the set backs are as per sanctioned plan, but there is small basement construction observed which covered very permissible area as per site condition, for which builder have applied for modified plan. The modified plan within the regulation of RMP-2015, authority may permit with penalty fee and regularization can be possible. Copy of BDA letter is herewith annexed as Annexure-VI.</p> <p>The project authorities have not submitted half yearly</p>

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2022/04/22

		seen in the project site and project authority has not produced copies of permissions obtained for drawl of groundwater from Central/State Ground Water Authority, which is a violation of EC condition.	compliance reports to the Regional Office of the Ministry which is a mandatory EC condition. In the absence of said compliance reports, it is not possible to ascertain the status of compliance of any EC conditions.
9 (iii)	Whether the 8 th respondent had obtained necessary permission/ clearances from the Tamil Nadu Pollution Control Board and other environmental laws and complying with the conditions imposed.	DS Max Properties Pvt. Ltd has obtained Consent for Establishment (CFE) order from KSPCB vide no.CTE-314482 dated 28.08.2019 with validity co-terminus with the validity of EC. Copy is herewith annexed as Annexure-VII .	
9 (iv)	If there is any encroachment into the water body what is the nature of remedial measures to be taken to restore the water body to its original position,	There is no encroachment into the Rajakaluve. Except Rajakaluve on Southern side of the project, there is no other water body present.	Not applicable
9 (v)	To assess the environmental damage	There is no encroachment into the Rajakaluve and no environmental damage caused.	Not applicable

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caused and also assess the environmental compensation for the violation committed, if any, by 8 th respondent including the cost required for restoration of damage caused to the environment to its original position.		
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Hence, we submit this report along with Annexure I to VII before the Hon'ble National Green Tribunal (South Zone) for kind consideration.

Shreea.M.G
Assistant Commissioner
(Bengaluru North)
and Chairman of the Joint Committee

Dr. P. Pradi Krishna
Scientist 'E', Senior Officer, Regional Office,
MoEF and CC, South Zone, Bengaluru &
Joint Committee Member

Dr.
Senior Environmental Officer, Bengaluru
East, KSPCB,
& Joint Committee Member

Asst
Environmental Officer, Regional Office-
Mahadevapura KSPCB, Bengaluru and
Member Convener

Dr. S. S. S. S.
Executive Engineer
BDA &
Joint Committee Member

Dr. S. S. S. S.
Deputy Commissioner
Bengaluru Urban District
Bengaluru

ಫ್ಯಾಕ್ಸ್ / Fax : 080-25586321

ಈಮೇಲ್ / E-mail : ho@kspcb.gov.in

ವೆಬ್‌ಸೈಟ್ / Website : http://kspcb.gov.in



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25588151, 25588270
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ಕರ್ನಾಟಕ ರಾಜ್ಯ ಮಾಲಿನ್ಯ ನಿಯಂತ್ರಣ ಮಂಡಳಿ
Karnataka State Pollution Control Board

“ಪರಿಸರ ಭವನ”, 1 ರಿಂದ 5ನೇ ಮಹಡಿಗಳು, ನಂ. 49, ಚರ್ಚ್ ಸ್ಟ್ರೀಟ್, ಬೆಂಗಳೂರು - 560 001, ಕರ್ನಾಟಕ, ಭಾರತ
“Parisara Bhavana”, 1st to 5th Floor, # 49, Church Street, Bengaluru - 560 001, Karnataka, INDIA

NO. PCB/01/Infra/GEN/22/ 337

Date: 13 APR 2022

OFFICE MEMORANDUM

Sub: Constitution of Joint Committee to obtain the present status regarding the encroachment into the water bodies while developing the Multi-storeyed residential Apartment by D.S. Max Sangam Grand in the Sy no. 92/3, 92/4, 92/5, 92/6 of Seegehalli Village, Bidarahalli Hobli, Bengaluru East Taluk, Bangalore Urban District- reg.

Ref: The Hon'ble National Green Tribunal, Southern Zone, Chennai order dated 16.03.2022 in respect of OA No. 33 of 2022 (SZ).

Preamble:

The Hon'ble National Green Tribunal, Southern Zone, Chennai has passed an order Dated: 16.03.2022 regarding the encroachment into the water bodies while developing the Multi-storeyed residential Apartment by D.S. Max Sangam Grand in the Sy no. 92/3, 92/4, 92/5, 92/6 of Seegehalli Village, Bidarahalli Hobli, Bengaluru East Taluk, Bangalore Urban District

In view of the above, the Hon'ble National Green Tribunal, Southern Zone, Chennai appointed a Joint Committee consisting of Officers from the following Departments;

Sl. No.	Name & Designation	Details	Members
1.	The Deputy Commissioner, Bangaluru Urban District, KG Road, Near District Registrar Office Ambedkar Veedhi, Sampangi Rama Nagara, Bengaluru, Karnataka 560009.	Chairman	Chairman
2.	Senior Officer from Regional Office, Ministry of Environment, Forest and Climate Change, South Zone Office, 4 th Floor, E&F Wing, Kendriya Sadan, 17 th Main Road, II Block, Koramangala, Bengaluru - 560 034.	Member	Dr. Murali Krishna Chjmata, Scientist 'E' Cell - 9654684977
3.	Senior Officer, (SEIAA)	Member	
4.	Senior Officer, (BDA)	Member	
5.	The Zonal Senior Environmental Officer- Bengaluru East, KSPCB, Nisarga Bhavan, Thimmaiah Road, 7th D Main Rd, Shivanagar, Bengaluru, Karnataka 560079	Member	Sri. Shivappa Naik nominated by KSPCB Cell - 9845040321

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6.	The Environmental Officer, Regional Officer – Mahadevapura, KSPCB, Nisarga Bhavan, Thimmaiah Road, 7th D Main Rd, Shivanagar, Bengaluru, Karnataka 560079	Convener	Sri. D.P. Mahendra, Regional Officer nominated by KSPCB Cell - 9845373757
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The Committee shall inspect the area to ascertain as per the directions of NGT as mentioned below:

- Whether there was any encroachment in into the water bodies by the 8th respondent as alleged in the application and if so, what is the name of encroachment and what is the nature of action taken by the regulator,.
- Whether there are any violations of the conditions imposed in the Environmental Clearance (EC) and the permit plan for the project committed by the 8th respondent, if so, what is the nature of violation committed and what is the impact of that violation on environment,
- Whether the 8th respondent had obtained necessary permission/clearances from the Tamil Nadu Pollution Control Board and other environmental laws and complying with the conditions imposed,
- If there is any encroachment into the water body what is the nature of remedial measures to be taken to restore the water body to its original position,
- To assess the environmental damage caused and also assess the environmental compensation for the violation committed, if any, by the 8th respondent including the cost required for restoration of damage caused to the environment to its original position.

It is requested to nominate the Officers from your department to conduct inspection. The matter may be treated as 'most urgent'. Is required to submit the **Joint Inspection report within 13.04.2022, the same shall be submitted to the Hon'ble NGT on or before 22.04.2022.**

Encl.: NGT order dated: 16.03.2022 in respect of OA No. 33 of 2022 (SZ).

Sd/-

Member Secretary
Karnataka State Pollution Control Board

To

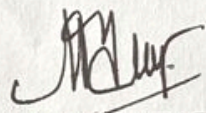
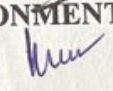
1. The Deputy Commissioner,
Bangaluru Urban District,
Bangaluru.
2. Senior Officer from Regional Office,
Ministry of Environment, Forest and Climate Change,
South Zone Office, 4th Floor, E&F Wing,
Kendriya Sadan, 17th Main Road, II Block,
Koramangala, Bengaluru – 560 034.

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- 3 Senior Officer, (SEIAA).
4. Senior Officer (B.D.A)
5. The Zonal Senior Environmental Officer,
Bengaluru East, KSPCB, Nisarga Bhavan,
Thimmaiah Road, 7th D Main Rd, Shivanagar,
Bengaluru, Karnataka 560079.
6. The Environmental Officer, Regional Officer,
Mahadevapura, KSPCB, Nisarga Bhavan,
Thimmaiah Road, 7th D Main Rd, Shivanagar,
Bengaluru, Karnataka 560079

Copy to:

1. The Zonal Senior Environmental Officer, Bengaluru South instructed to co-ordinate for conducting the Joint inspection along with representatives of above organizations immediately and to submit the Joint inspection report on top priority and since it is required to forward it to the Hon'ble NGT within the stipulated time has made KSPCB as nodal Officer in the committee. You are directed to adhere to timelines & comply with the NGT directions.
- ✓ 2. The Environmental Officer, Regional Office, Mahadevapura, Karnataka State Pollution Control Board, is instructed to co-ordinate with the ZSEO, Bengaluru South for conducting Joint inspection along with all the Departments mentioned above to submit the report within **13.04.2022**.
3. CEO – 1 for information & further needful.
4. Law Officer KSPCB, Bengaluru for information.
5. Case File


SENIOR ENVIRONMENTAL OFFICER




ಬೆಂಗಳೂರು ಅಭಿವೃದ್ಧಿ ಪ್ರಾಧಿಕಾರ Bangalore Development Authority

ಸಂಖ್ಯೆ: ಬೆಂಆ/ಆಯುಕ್ತರು/ಅಸ/ಟಿ-

/2019-20

ದಿನಾಂಕ:

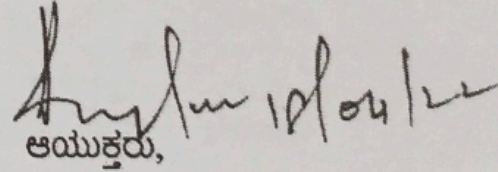
ಕಛೇರಿ ಆದೇಶ

ವಿಷಯ:- ಮಾನ್ಯ ಎನ್.ಜಿ.ಟಿ. ನ್ಯಾಯಾಲಯದ ದಿನಾಂಕ.16.3.2022 ರ ಆದೇಶದಂತೆ ಜಂಟಿ ಪರಿಶೀಲನೆಗಾಗಿ ಅಧಿಕಾರಿಗಳನ್ನು ನೇಮಿಸುವ ಬಗ್ಗೆ.

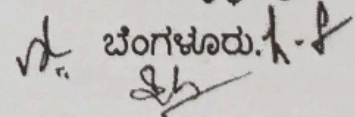
ಉಲ್ಲೇಖ:- ಕರ್ನಾಟಕ ರಾಜ್ಯ ಮಾಲಿನ್ಯ ನಿಯಂತ್ರಣ ಮಂಡಳಿ, ಮಹದೇವಪುರ ಬೆಂಗಳೂರು ರವರ ದಿನಾಂಕ.18.04.2022 ರ ಇ-ಮೇಲ್ ಸಂದೇಶ

ಮೇಲ್ಕಂಡ ವಿಷಯಕ್ಕೆ ಸಂಬಂಧಿಸಿದಂತೆ, ರಿಜಿನಲ್ ಆಫೀಸರ್, ಮಹದೇವಪುರ, KSPCB ರವರು ಉಲ್ಲೇಖದನ್ವಯ ಇ-ಮೇಲ್ ಸಂದೇಶವನ್ನು ಸಲ್ಲಿಸಿ, ಮಾನ್ಯ ರಾಷ್ಟ್ರೀಯ ಹಸಿರು ನ್ಯಾಯಾಧಿಕರಣದ ಆದೇಶ ಸಂಖ್ಯೆ.OA ಸಂಖ್ಯೆ.33 ರ 2022 (SZ), ದಿನಾಂಕ.16.03.2022 ರವರ ಆದೇಶದಂತೆ ಮೆ: ಡಿ.ಎಸ್. ಮಾರ್ಕ್ಸ್ ಸಂಗಮ್ ಗ್ರಾಂಡ್, ಶಿಗೇಹಳ್ಳಿ ಗ್ರಾಮ, ಬಿದರಹಳ್ಳಿ ಹೋಬಳಿ, ಬೆಂಗಳೂರು ರವರು ನಿರ್ಮಿಸುತ್ತಿರುವ ಬಹುಮಹಡಿ ವಸತಿ ಕಟ್ಟಡದ ಪ್ರದೇಶವು ಜಲಮೂಲವನ್ನು ಅತೀಕ್ರಮಣ ಮಾಡಿರುವುದರ ಬಗ್ಗೆ ಜಂಟಿ ಪರಿವೀಕ್ಷಣೆ ಮಾಡಲು ಬೆಂಗಳೂರು ಅಭಿವೃದ್ಧಿ ಪ್ರಾಧಿಕಾರದಿಂದ ಒಬ್ಬ ಅಧಿಕಾರಿಯವರನ್ನು ನೇಮಿಸಲು ಕೋರಿದ್ದು, ಸದರಿ ಪರಿವೀಕ್ಷಣೆ ವರದಿಯನ್ನು ಗೌರವಾನ್ವಿತ ರಾಷ್ಟ್ರೀಯ ಹಸಿರು ನ್ಯಾಯಾಮಂಡಳಿಗೆ ದಿನಾಂಕ.22.04.2022 ರ ಒಳಗಾಗಿ ನೀಡಬೇಕಾಗಿರುವುದೆಂದು ತಿಳಿಸಿರುತ್ತಾರೆ.

ಈ ಹಿನ್ನೆಲೆಯಲ್ಲಿ ಬೆಂಗಳೂರು ಅಭಿವೃದ್ಧಿ ಪ್ರಾಧಿಕಾರದ ವತಿಯಿಂದ ಶ್ರೀ.ಮಹದೇವಗೌಡ, ಕಾರ್ಯಪಾಲಕ ಅಭಿಯಂತರರು(ಪೂರ್ವ) ರವರನ್ನು ಸದರಿ ಜಂಟಿ ಪರಿವೀಕ್ಷಣೆಗಾಗಿ ಅಧಿಕಾರಿಯನ್ನು ನೇಮಿಸಿ ಆದೇಶ ನೀಡಲಾಗಿದೆ.


ಆಯುಕ್ತರು,

ಬೆಂಗಳೂರು ಅಭಿವೃದ್ಧಿ ಪ್ರಾಧಿಕಾರ,


ಬೆಂಗಳೂರು.1-8



सत्यमेव जयते

State Level Environment Impact Assessment Authority-Karnataka

(Constituted by MoEF, Government of India, under section 3(3) of E(P) Act, 1986)

No. SEIAA 04 EAA 2022

Date: 20.04.2022

To,

The Member Secretary,
Karnataka State Pollution Control Board
49, Parisara Bhavan,
Church Street, Karnataka,
Bangalore - 560001.

Sir,

Sub:- Nomination to the represent SEIAA, Karnataka to the committee constituted by the Hon'ble NGT in the matter of OA No. 33 of 2022 (SZ) order dated 16.03.2022.

Ref:- Letter No. PCB/01/Infra/GEN/22/337 dated 13.04.2022 of Member Secretary, KSPCB, Bangalore.

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With reference to the subject above, Shri. Suhas H. S, Scientific Officer, Grade-1, SEIAA, Technical Cell, Department of Ecology and Environment, 7th Floor, M.S. Building, Bangalore is hereby nominated to represent SEIAA, Karnataka in the committee constituted by the Hon'ble NGT in the matter of OA No. 33 of 2022 (SZ) order dated 16.03.2022. His contact details are provided hereunder:

Name	Shri. Suhas H. S.
Designation	Scientific Officer Grade-1, Forest, Ecology and Environment Department
Telephone No. (Land Line)	080- 22032497
Mobile No.	83102 34837
e-mail ID	suhasecolnenv@gmail.com

This is for your information and further needful

Yours faithfully,

(Vijay Mohan Raj V)
Member Secretary,
SEIAA.

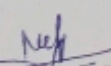
6/04/22

Copy to:

1. Sri. D P Mahendra, Regional Officer, Mahadevapura, KSPCB, Nisarga Bhavan, Thimmaiah Road, 7th D Main Road, Shivanagar, Bengaluru, Karnataka - 560079.
2. Shri. Suhas H. S, Scientific Officer Grade-1, SEIAA, Technical Cell, Department of Ecology and Environment, 7th Floor, M.S. Building, Bangalore to represent the SEIAA in the Committee constituted by Hon'ble NGT and to participate inspections/meetings to be held in this regard and updating the developments to the Member Secretary, SEIAA.

Photographs taken during Joint Committee inspection on 19.04.2022



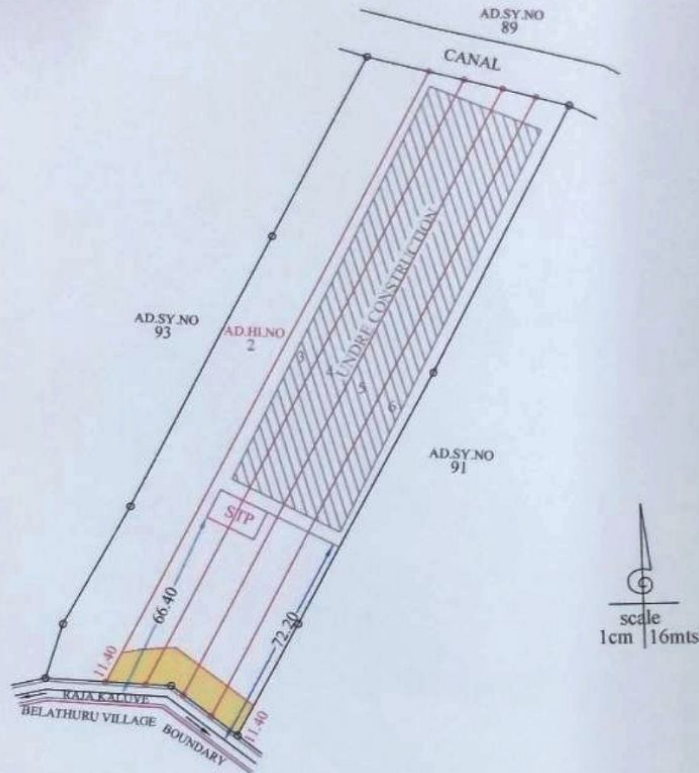

Environmental Officer
Regional Office-Mahadevapura
KSPCB, Bengaluru

VILLAGE:- SHIGEHALLI

HOBLI:- BIDARAHALLI

TALUK:- BENGALURU EAST

Sketch showing Sy.No. 92/3,4,5,6 Buffer Zone sketch



1. The sketch of Buffer Zone in Sy No-92/3,4,5,6 of Shigehalli Village, Bidarahalli Hobli, is prepared as per the Order Dated-16.03.22 of O.A /33/2022 (SZ) of Hon'ble National Green Tribunal South Zone and Letter of Pollution Control Board PCB/01/INFRA/GEN/ 22/337 and Office Memorandum ADLR (P)MISC/32/22/23 of ADLR Office, Bangalore East Taluk.
2. The area marked by this colour, measures 11.40m which is the existing Rajakaluve and it is not shown in the Survey Records.
3. The Line marked by —66.40— this colour is the line showing the distance from the center of the Rajakaluve to S.T.P, and it measures 66.40 Mts.
4. The Line marked by —72.20— this colour, is the line showing distance from the center of the Rajakaluve to the building retaining wall and it measures 72.20 Mts.
5. There is Canal on the northern side of the Survey No 92/3,4,5,6 as per Survey Records and it is an 'existing public road' as per the actual spot.

[Signature]
19/4/2022
ಅಧಿಕಾರಿಗಳು
ಬೆಂಗಳೂರು ಪೂರ್ವ ತಾಲ್ಲೂಕು
ಕೆ.ಆರ್.ಎಂ.

[Signature]
19/4/2022
ಅಧಿಕಾರಿಗಳು
ಬೆಂಗಳೂರು ಪೂರ್ವ ತಾಲ್ಲೂಕು
ಕೆ.ಆರ್.ಎಂ.

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19/4/2022
ಅಧಿಕಾರಿಗಳು
ಬೆಂಗಳೂರು ಪೂರ್ವ ತಾಲ್ಲೂಕು
ಕೆ.ಆರ್.ಎಂ.



Received
venkates
4/7/18

State Level Environment Impact Assessment Authority-Karnataka

(Constituted by MoEF, Government of India, under section 3(3) of E(P) Act, 1986)

No. SEIAA 45 CON 2018

Date: 09-05-2018

To,

Miss. M.H. Maya
D/o Mr. Mudakanna,
No.26, 2nd Main, Vasanthanagar,
Bangalore - 560 052.
and

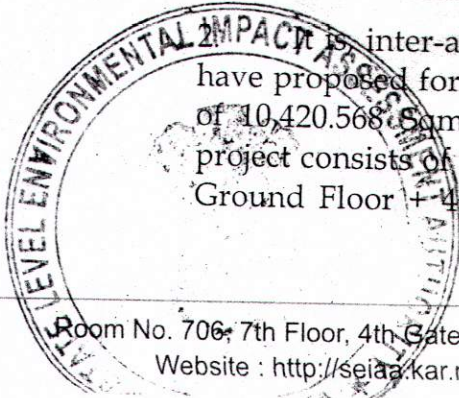
Mr. Raghu Nandan M.H.,
S/o Mr. Mudakanna,
No.26, 2nd Main, Vasanthanagar,
Bangalore - 560 052.

Sir,

Sub: Construction of Residential Apartment Projects at
E. Khatha No.150200401700525012, Site No. (VP No.)
638/92/3/92/4/92/5/92/6, Sy.Nos.92/3, 92/4, 92/5 &
92/6 of Seegehalli Village, Bidarahalli Hobli, Bengaluru
East Taluk, Bengaluru Urban District by Miss. M.H. Maya
& Mr. Raghu Nandan M.H. - Issue of Environmental
Clearance - Reg.

This has reference to your online application dated 2nd March 2018 bearing proposal No.SIA/KA/NCP/73287/2018 addressed to SEIAA, Karnataka and subsequent letters addressed to SEIAA/SEAC Karnataka furnishing further information/seeking prior Environmental Clearance for the above project under the EIA Notification, 2006. The proposal has been appraised as per the prescribed procedure in light of the provisions under the EIA Notification, 2006 on the basis of the mandatory documents enclosed with the application viz., the Form 1, Form 1A, conceptual plans and the additional clarifications furnished in response to the observations of the SEAC, Karnataka. SEAC has recommended for issue of Environmental Clearance in their meeting held on 27th March 2018.

inter-alia, noted that Miss. M.H. Maya & Mr. Raghu Nandan M.H. have proposed for construction of Residential Apartment Project on a plot area of 10,420.568 Sqm. The total built up area is 26,448.54 Sqm. The proposed project consists of 343 Numbers of Residential units having 1 Basement Floor + Ground Floor + 4 Upper Floors + Terrace Floor. Total water consumption is



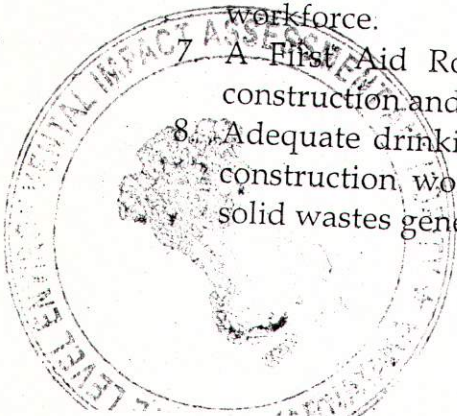
239.27 KLD (Fresh water + Recycled water). The total wastewater discharge is 227.30 KLD. It is proposed to construct Sewage Treatment Plant with a capacity of 233 KLD. The project cost is Rs.25 Crores.

3. The SEIAA Karnataka after due consideration of the relevant documents submitted by the project proponent, additional clarifications furnished in response to its observations and the recommendation of the SEAC have in their meeting held on 2nd May 2018 and decided to accord Environmental Clearance in accordance with the provisions of Environmental Impact Assessment Notification-2006 and its subsequent amendments, subject to strict compliance of the following terms and conditions: -

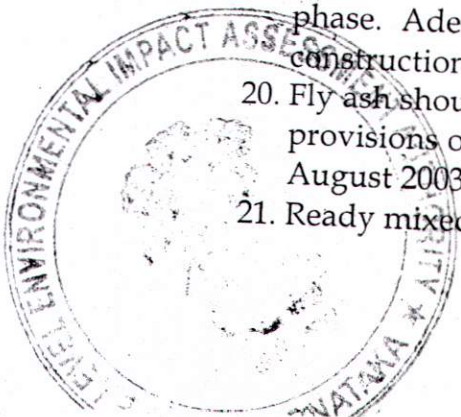
Part A- SPECIFIC CONDITIONS

I. Construction Phase

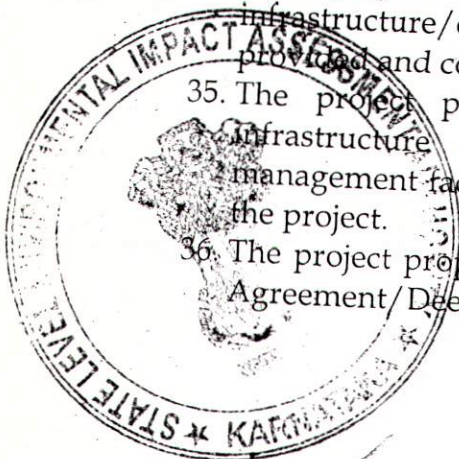
1. Set up an environment management cell and ensure that the cell manages/maintains all the environmental aspects such as sewage treatment, solid waste disposal, maintenance of green belt areas, etc., and in case the commercial space is sold/leased, then enter into an agreement with the prospective buyers to ensure that they maintain the cell and take care of all environment concerns during the operation phase of the project. In addition, sufficient fees should be levied so as to raise a corpus fund to maintain the Environment cell.
2. Appoint an Environment and safety engineer during the construction phase to take care of environment and safety aspects.
3. The project proponent should ensure that during the construction phase utmost care is taken to ensure that there is no noise nuisance, no air and water pollution and no disturbance to the nearby inhabitants. In case of violation, the project construction activity may have to be directed to be stopped.
4. The project proponent should cover the project site from all sides by raising sufficiently tall barricades with sheets to ensure that pollutants do not spill to the surroundings.
5. Provide at the main entrances bell gates, which are located at least 12' inside the boundary of the project to enable smooth flow of traffic on the main road leading to the entrance.
6. All required sanitary and hygienic measures should be in place before starting construction activities and to be maintained throughout the construction phase. Sufficient number of toilets/bathrooms shall be provided with required mobile toilets, mobile STP for construction workforce.
7. A First Aid Room should be provided in the Project both during construction and operation of the project.
8. Adequate drinking water and sanitary facilities should be provided for construction workers at the site. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.



9. Provision shall be made for the housing of construction labourers within the site with all necessary infrastructures. The housing may be in the form of temporary structures to be removed after the completion of the project. The facilities shall include the crèche.
10. Provision should be made for the supply of fuel (kerosene or cooking gas); utensils such as pressure cookers etc. to the labourers during construction phase.
11. All the labourers to be engaged for construction should be screened for health and adequately treated before engaging them to work at the site and detailed report submitted to SEIAA. Safety standards as per National Building Code (NBC) should be ensured.
12. For dis-infection of wastewater which is not meant for recycling for toilet flushing, use ultraviolet radiation and not chlorination. For treated wastewater meant for reuse for toilet flushing, disinfect by using chlorination.
13. All the topsoil excavated during construction activities should be stored for use in horticulture/landscape development within the project site.
14. Disposal of muck, construction debris during construction phase should not create any adverse effect on the neighboring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in approved sites with the approval of competent authority.
15. Soil and groundwater samples should be tested at the project site during the construction phase to ascertain that there is no threat to groundwater quality by leaching of heavy metals and or other toxic contaminants and report submitted to SEIAA.
16. Construction spoils, including bituminous material and other hazardous materials, must not be allowed to contaminate watercourses and the dumpsites for such material must be secured so that they should not leach into the groundwater.
17. The diesel generator sets to be used during construction phase should be of low sulphur diesel type and should conform to E (P) Rules prescribed for air and noise emission standards.
18. Vehicles hired for bringing construction material to the site should be in good condition and should conform to the applicable air and noise emission standards and should be operated only during non-peak hours.
19. Ambient noise levels should conform to the 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 to reduce air and noise pollution during construction keeping in mind CPCB norms on noise limits.
20. Fly ash should be used as building material in the construction as per the provisions of Fly Ash Notification of September 1999 and amended as on August 2003.
21. Ready mixed concrete must be used in building construction.



22. Stormwater control and its re-use as per CGWB and BIS standards for various applications.
23. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.
24. Only tertiary treated water shall be used for construction as per G.O. No. FEE 188 ENV 2003 dated 14.08.2003 and in terms of the orders of the Principal Bench of Hon'ble National Green Tribunal, New Delhi dated 4th May 2016 in original application No.222 of 2014. The project proponent shall identify a suitable source of treated water for construction and submit an MOU/Agreement with such suppliers. If so the supplier identified shall be responsible for treatment of water with appropriate technology to the standards required for construction purpose.
25. No groundwater is to be drawn without permission from the Central /State Ground Water Authority.
26. Separation of grey and black water should be done by the use of dual plumbing line for separation of grey and black water.
27. Treatment of 100% grey water by decentralized treatment should be done.
28. 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.
29. Use of glass shall not exceed 40% of exposed area to reduce the electricity consumption and load on air conditioning. If necessary, use high quality double glass with special reflective coating in windows.
30. The provision of Energy Conservation Building code, 2007 shall be fully complied with.
31. Roof should meet prescriptive requirement as per Energy Conservation Building Code, 2007 by using appropriate thermal insulation material.
32. Opaque wall should meet prescriptive requirement as per Energy Conservation Building Code, 2007 which is proposed to be mandatory for all air conditioned spaces while it is optional for non-air conditioned spaces by use of appropriate thermal insulation material to fulfill requirement.
33. Facilities such as ramps and separate parking shall be provided for the benefit of physically challenged.
34. The project shall be made operational only after necessary infrastructure/connection for water supply and sewerage line is provided and commissioned by the Competent Authorities
35. The project proponent shall maintain and operate the common infrastructure facilities created including STP and solid waste management facility for a period of at least 5 years after commissioning the project.
36. The project proponent shall incorporate a suitable condition in the Sale Agreement/Deed to be made with the buyers that the occupier/buyer

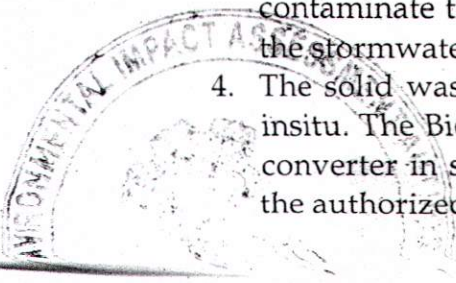


- holds the responsibilities jointly with other users to maintain common infrastructure facilities created including STP and solid waste management facility.
37. The Project Proponent shall obtain the construction material such as stones and jelly etc. only from the approved quarries and other construction material shall also be procured from the authorized agencies/traders.
 38. The Project proponent shall obtain approval from the competent authorities for structural safety of the building due to earthquake, adequacy of fire fighting equipment etc. as per the National Building Code (NBC) including protection measures for lightening etc.
 39. The project proponent shall ensure that no water bodies are polluted due to project activities.
 40. Safety standards as per National Building Code (NBC), 2005 should be followed and ensured.
 41. The project proponent shall ensure that the National Building Code, 2005 is fully complied with and adhered to.
 42. The project proponent shall not use Kharab land if any for any purpose and keep available to the general public duly displaying a board as public property. No structure of any kind be put up in the Kharab land and shall be afforested and maintained as green belt only.
 43. The project proponent shall obtain NOC before commencement of the construction activity and clearance after the completion of the construction from the Fire and Emergency Services Department, if Applicable.
 44. The project proponent shall ensure the time specification prescribed by the Honourable High Court of Karnataka in WP. No. 1958/2011 (LB - RES - PIL) on 04.12.2012 for different activities involved in construction work.
 45. The proponent shall take up the construction activity only after obtaining NOC from BWS&SB or clearance from the competent authority for assured supply of water as the case may be.
 46. The project proponent shall ensure that the construction activity is undertaken strictly in accordance with the approved site plan/layout drawing annexed to this Environmental Clearance letter. However, it is subject to compliance to the provisions of local authorities regarding setbacks, FAR etc. Shall be adhered to.
 47. The existing water body, canals and rajakaluve and other drainage and water bound structures shall be retained unaltered with due buffer zone as applicable and maintained under tree cover.
 48. The project proponent shall leave a buffer of 50 Meters from Primary Rajakaluve, 35 Meters from Secondary Rajakaluve and 25 Meters from Tertiary Rajakaluve in Accordance with the order of the Principal Bench of Hon'ble National Green Tribunal, New Delhi dated 4th May 2016 in original application No.222 of 2014 in addition to sufficient

- buffer from the other water bodies in Accordance of law. The buffer so maintained shall be developed as Greenbelt planting with indigenous tree species such as Neem, Akash Mallige, Mahagoni, Honge, Kadamba Ficus, etc. and maintained as green belt. No construction activity shall be undertaken in the said buffer zone.
49. The natural sloping pattern of the project site other than the area excavated for the purpose of construction of proposed building shall remain unaltered and the natural hydrology of the area be maintained as it is to ensure natural flow of stormwater
 50. Lakes and other water bodies within and/or at the vicinity of the project area shall be protected and conserved.
 51. The Project proponent shall build in infrastructure required for use of Piped Natural Gas (PNG) such as pipelines and space for installation of PNG distribution equipment for both domestic/commercial purpose and DG set and shall ensure that PNG is supplied for both commercial and for DG sets instead of other type of fuels.
 52. The project proponent shall provide parking facility for at least 343 number of cars.
 53. The project proponent shall undertake activities under corporate environmental responsibility (CER) in accordance with the O.M. F. No.22-65/2017-IA.III dated 1st May 2018 and report be submitted to the Authority along with the details of activity, budget and time frame.

II. Operation Phase.

1. The installation of the Sewage Treatment Plant (STP) of total capacity 233 KLD should be carried out before the construction of the second floor of the main structure is commenced and the plant shall be got certified by an independent expert and a report in this regard should be submitted to the SEIAA immediately. Discharge of treated wastewater shall conform to the norms & standards of the Karnataka State Pollution Control Board. Treated wastewater should be used for flushing, gardening, etc. as proposed, using dual plumbing line.
2. Rainwater harvesting for roof run-off with 200 Cum capacity of tanks at ground level for rainwater collection and also surface run-off harvesting as per the plan submitted should be implemented with 31 Numbers recharge pits and pre-treatment must be done to remove suspended matter, oil and grease before recharging the surface runoff.
3. Ensure that the excess runoff rainwater from the greenbelt area, which is irrigated by treated water, does not get into recharge pits and contaminate the groundwater. Such excess flow should be safely let into the stormwater drains.
4. The solid waste generated should be properly collected and segregated insitu. The Biodegradable organic waste be composted by installing bio-converter in site and used. The non-biodegradable waste is disposed to the authorized recyclers.



5. Any hazardous waste including biomedical waste should be disposed-off as per the applicable Rules and norms with necessary approvals of the Karnataka State Pollution Control Board.
6. The project proponent shall develop a minimum of 33 % of the total project site i.e., minimum 3,220.72 Sqm area for green belt. The proponent shall undertake plantation of heavy foliage indigenous tree species such as Mahagoni, Honge, Neem, Akash Mallige, Kadamba, Ficus and Ashoka, etc at an espacement of 3 mts x 3 mts i.e. 1111 plants/hectare.

The green belt design along the periphery of the plot shall achieve attenuation factor confirming to the day and night noise standards prescribed for residential land use. The open spaces inside the plot should be suitably landscaped and covered with vegetation of indigenous variety.

7. Incremental pollution loads on the ambient air quality; noise and water quality should be periodically monitored after commissioning of the project.
8. Application of solar energy should be incorporated for illumination of common areas, lighting for gardens and street lighting in addition to provision for solar water heating. A hybrid system or fully solar system for the complex should be provided. Details in this regard should be submitted to the SEIAA.
9. 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.
10. A Report on the energy conservation measures confirming to energy conservation norms finalized by the Bureau of Energy Efficiency should be prepared incorporating details about building materials & technology, R & U Factors etc and submit to the SEIAA in three months time.
11. All toilets should have dual plumbing line for using treated water and no wastewater is discharged from the unit.
12. The Environment Management Plan including the human health and Safety management plan and Fire Safety and Protection plan proposed by the proponent shall be strictly implemented.
13. The proposed building shall have D.G. Set of 1 No's X 1500 KVA as an alternate power supply source as proposed.

PART - B. GENERAL CONDITIONS:

1. The Environmental safeguards contained in the application should be implemented in letter and spirit.
2. All commitments made by the proponents in their application, and subsequent letters addressed to the SEAC/SEIAA should be accomplished before the construction work of the project is completed.

3. Half yearly monitoring reports should be submitted to the SEIAA and the APCCF, Regional Office, MoEF, Bengaluru.
4. Officials from the Department of Environment and Ecology, Bengaluru / APCCF, Regional Office of MoEF, Bengaluru who 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 / SEIAA should be forwarded to the APCCF, Regional Office of MoEF, Bengaluru / Department of Environment and Ecology, Bengaluru.
5. In the case of any change(s) in the scope of the project, the project would require a fresh appraisal by this Authority.
6. Concealing factual data or submission of false/fabricated data and failure to comply with any of the conditions mentioned above may result in withdrawal of this clearance and attract action under the provisions of Environmental (Protection) Act, 1986.
7. The Authority reserves the right to add additional safeguard measures subsequently, if found necessary, and to take action including revoking of the environmental clearance under the provisions of the Environment (Protection) Act, 1986, to ensure effective implementation of the suggested safeguard measures in a time bound and satisfactory manner.
8. All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department, Forest Conservation Act, 1980 and Wildlife (Protection) Act, 1972 etc. shall be obtained, as applicable by project proponents from the competent authorities.
9. The project proponent should 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 Karnataka State Pollution Control board and may also be seen on the website of the SEIAA, Karnataka at <http://seiaa.karnataka.gov.in> or <http://environmentclearance.nic.in> The advertisement should be made within 7 days from the day of issue of the clearance letter and a copy of the same should be forwarded to the APCCF, Regional Office of the MoEF at Bengaluru/ Department of Environment and Ecology, Bengaluru.
10. The project proponent should display the conditions prominently at the entrance of the project on a suitable size board for the information of the public.
11. Any appeal against this environmental 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.

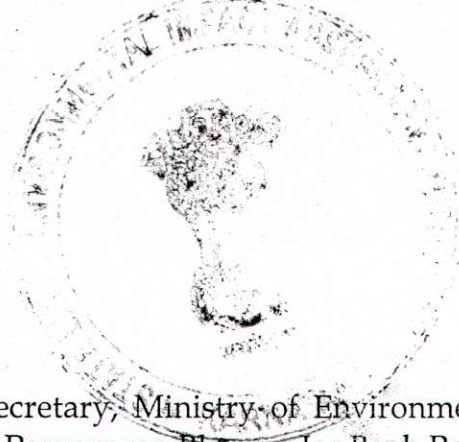
State Level Environment Impact Assessment Authority-Karnataka

(Constituted by MoEF, Government of India under section 3(3) of E(P) Act, 1986)

SEIAA 45 CON 2018

Construction of Residential Apartment Project
of Miss. M.H. Maya & Mr. Raghu Nandan M.H.

12. These stipulations would be enforced among others under the provisions of 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 EIA Notification, 2006.
13. Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it is found that construction of the project has been started without obtaining environmental clearance.
14. The issuance of Environment Clearance doesn't confer any right to the project proponent to operate/run the project without obtaining Statutory clearances/sanctions from all other concerned authorities.



Yours faithfully,

[Signature]
(RAMACHANDRA) 9/5/18
Member Secretary,
SEIAA, Karnataka.

Copy to:

1. The Secretary, Ministry of Environment, Forests and Climate Change, Indira Paryavaran Bhavan, Jor Bagh Road, Aliganj, New Delhi - 110 003.
2. The Commissioner, Bruhat Bengaluru Mahanagara Palike (BBMP), N.R. Square, Bangalore - 560 002.
3. The Member Secretary, Karnataka State Pollution Control Board, Bengaluru.
4. The APCCF, Regional Office, Ministry of Environment & Forests (SZ), Kendriya Sadan, IV Floor, E & F wings, 17th Main Road, Koramangala II Block, Bengaluru - 560 034.
5. Guard File.



ಬೆಂಗಳೂರು ಅಭಿವೃದ್ಧಿ ಪ್ರಾಧಿಕಾರ
Bangalore Development Authority

No: BDA/EE(E)/ 45 /2022-23

Office of the Executive Engineer
East Division,
BDA, HSR BDA Complex
Bangalore. Date: 21.04.2022

To,

The Member Secretary,

Karnataka State Pollution Control Board,
Parasara Bhavan, 1st to 5th Floor, No 49, Charch Street,
Bangalore – 560001

Dear Sir,

Sub : Reply for NGT order No: 33 of 2022 (SZ)

Ref : 1) National Green Tribunal Southern Zone, Chennai, No:
33/2022 dated: 16.03.2022.

2) KSPCB Office Memorandum No: PCB/01/Infra/
GEN/22/337 date: 13.04.2022)

* * * * *

With reference to above subject, we would like to submit that as per NGT direction vide letter under reference, the site inspection carried out on 20.04.2022. During the site inspection we have observed the set backs as per sanctioned plan, but there is small basement construction observed which covered very permisiabale area as per site condition, for which builder have applied for modified plan. The modified plan within the regulation of RMP – 2015, authority may permit with penalty fee and regularisation can be possible.

For kind submission.

Yours faithfully

Executive Engineer,

East Division,

(A) BDA, Bangalore

DS Max Properties
NO. PCB/09/CNP/19

DATE:

ANNEXURE – I

Sub: Consent for establishment to construct Residential Apartment with 343 units having total built up area of 26,448.54 Sq.m located at Sy. No. 92/3, 92/4, 92/5 & 92/6 of Sheghehalli Village, Bidarahalli Hobli, Bengaluru East Taluk, Bengaluru by **M/s. DS Max Properties Pvt Ltd.,**

Ref: 1. Application for consent for establishment received at Regional Office, KSPCB, **Mahadevapura** on 05.04.2019.
2. Inspection of the proposed project site by Officer of the Regional Office, KSPCB, **Mahadevapura** on 04.05.2019.
3. E.C. issued vide No. SEIAA 45 CON 2018 dated 09.05.2018.
4. Proceedings of CCM held on 25.05.2019.
5. Proceedings of CCM held on 13.08.2019 & 16.08.2019.



With reference to the above, it is to be informed that this Board hereby accords Consent for Establishment under the Water (Prevention & Control of Pollution) Act 1974 to construct **Residential Apartment with 343 units having total built up area of 26,448.54 Sq.m** located at Sy. No. 92/3, 92/4, 92/5 & 92/6 of Sheghehalli Village, Bidarahalli Hobli, Bengaluru East Taluk, Bengaluru by **M/s. DS Max Properties Pvt Ltd.,** subject to the following conditions.

1. This consent for establishment shall be valid for a period of Co-terminus with the validity of Environmental Clearance (EC) issued by SEIAA, Karnataka vide dated 09.05.2018.
2. The applicant shall not take expansion/diversification without the prior consent of the Board.
3. The applicant shall obtain necessary licence/clearance from their relevant agencies before taking up construction.
4. The applicant shall obtain NOC from the Board before handing over of apartment to residents Association.


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5. The applicant shall maintain utilities including STP for a minimum period of five years.
6. The applicant shall use treated sewage for secondary purposes including construction.
7. This CFE is issued only from the point of water pollution control only and does not have any relevance over land dispute, any pending cases with any Departments/Hon'ble Courts.
8. Sewage Treatment Plant (STP) and Solid waste processing facility (for organic) shall be provided and operated satisfactorily by the project proponent himself before it is handed over to Association/Company.

I. Environmental Aspects and Management during the course of construction:

- a) The applicant should cover the project site from all sides by raising sufficiently tall barricades with sheets to ensure that pollutants should not spill to the surroundings.
- b) The applicant shall arrange services like housing facility, water supply, sewage facilities on a temporary basis at construction site and same shall be maintained without any adverse impact on the environment.
- c) The applicant shall control the movement of vehicles carrying construction materials in order to avoid noise pollution in the surrounding.
- d) The project proponent shall strictly adhere to the conditions stipulated in the Environmental clearance issued from the State Level Environment Impact Assessment Authority-Karnataka vide No. SEIAA 45 CON 2018 dated 09.05.2018.
- e) The applicant shall adhere to the zonal regulations of RMP-2015 as per The Hon'ble Supreme Court Of India Judgment dated 05.03.2019 in respect of Civil Appeal No.5016 of 2016.
- f) The applicant shall submit final approved plan from competent authority to the Board before taking up any construction activities.
- g) The applicant shall seek extension through a letter 45 days in advance of the expiry of validity period of CFE/CFExpn order with proper reasons for seeking such extension if required.

II. WATER CONSUMPTION:

1. The project authorities shall use BWSSB tertiary treated water for construction works.
2. The water consumption shall not exceed **232 KLD**. There shall not be drawal of ground water without obtaining permission from CGWA.


SENIOR ENVIRONMENTAL OFFICER

III. WATER POLLUTION CONTROL:

1. The quantity of sewage shall not exceed **208 KLD** and shall be treated in the sewage treatment plant (STP) of capacity **210 KLD** with the treatment scheme as submitted in the STP proposal to meet the standards stipulated below before utilizing for Urban Reuse viz., landscape irrigation, vehicle washing, toilet flushing building construction use in fire protection and commercial air conditioners. STP shall be constructed on modular basis to cater to phase-wise development. The STP shall be installed above ground level & shall be easily accessible for the inspecting officer.

Table-I		
Sl. No	Parameter	Parameters Limit.
01.	pH	6.5 – 9.0
02.	BOD (mg/l)	Not more than 10
03.	COD (mg/l)	Not more than 50
04.	TSS (mg/l)	Not more than 20
05.	NH ₄ -N (mg/l)	Not more than 5
06.	N-Total (mg/l)	Not more than 10
07.	Fecal Coliform (MPN/100 ml).	Less than 100

2. If the treatment plant do not achieve the effluent standards stipulated under conditions (1) above or if it is found to be inadequate, then the applicant shall have to modify the units so as to meet the standards with prior consent of the Board.
3. All the treatment units shall be made impervious and there shall not be any discharge of sewage outside the premises.
4. The applicant shall provide separate energy meter to liquid waste treatment plant & STP and also shall provide flow meters. A log book of readings shall be maintained.
5. The applicant should make provisions for dual piping system to use the treated sewage water for toilet flushing, gardening and other purposes.
6. The applicant shall dispose excess treated sewage i.e. left after using for secondary purposes, to authorized BWSSB transporters for discharge into nearby BWSSB STP. The applicant shall maintain log book and vehicle details in this regard and submit daily disposed details every month to the Regional Office without fail.
7. The project proponent shall apply & obtain the NOC from BWSSB immediately.

IV. AIR POLLUTION CONTROL:

1. The applicant during construction shall ensure that the Ambient Air Quality in its premises shall conform to the National Ambient Air Quality Standards specified in Environment (Protection) Rules.


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2. The applicant shall provide acoustic measures to the DG Sets as per Sl. No. 94 in Schedule-I of Environment (Protection) Rules.
3. The applicant shall provide dust suppression systems with water sprinkling system during construction period.

V. NOISE POLLUTION CONTROL:

1. The applicant shall ensure that the ambient noise levels and ambient air quality within its premises during construction and after construction shall not exceed the limits specified in the Environment (Protection) Rules, i.e. 55 dB(A) Leq during day time and 45 dB(A) Leq during night time during and after construction.

VI. SOLID WASTE & HAZARDOUS WASTE DISPOSAL:

1. The applicant shall collect, treat and dispose off all solid waste generated during construction i.e. Muck, and Garbage after construction if any in such manner so as not to cause environmental pollution.
2. The applicant shall apply and obtain authorization for management & handling of waste oil under Hazardous & other Waste (Management & Transboundary Movement) Rules, 2016.
3. The applicant shall earmark sufficient place for segregation and processing and convert the bio-degradable solid waste generated from unit into compost within their premises with scientific method.
4. The applicant shall strictly follow the Government Notification No. FEE 17 EPC 2012 Bangalore dated 11.03.2016 with regard to plastics ban.
5. The applicant shall strictly follow Construction & Demolition Waste Management Rules, 2016. The applicant shall comply with the following conditions stipulated by MoEF & CC, GoI Notification No. G.S.R. 94 (E) dated 25.01.2018.
 - (a) No building or infrastructure project requiring Environmental Clearance shall be implemented without approved Environmental Management plan inclusive of dust mitigation measures.
 - (b) Roads leading to or at construction sites must be paved & blacktopped (ie., metallic roads).
 - (c) No excavation of soil shall be carried out without adequate dust mitigation measures in place.
 - (d) No loose soil or sand or Construction & Demolition waste or any other construction material that causes dust shall be left uncovered.


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- (e) Wind – breaker of appropriate height i.e., 1/3rd of the building height & maximum up to 10m shall be provided.
- (f) Water sprinkling system shall be put in place.
- (g) Dust mitigation measures shall be displayed prominently at the construction site for easy public viewing.
- (h) Grinding & cutting of building materials in open area shall be prohibited.
- (i) Construction material & waste should be stored only within earmarked area & road side storage of construction material & waste shall be prohibited.
- (j) No uncovered vehicles carrying construction material & waste shall be permitted.
- (k) Construction & Demolition waste processing & disposal site shall be identified & required dust mitigation measures be notified at the site.

VII. HEALTH & SAFETY:

1. The applicant shall provide all necessary healthcare facilities to workers and shall carry out routine health survey among workers..
2. The applicant shall provide all safety measures including personal protective equipments to workers during construction.

VIII. GENERAL :

1. The applicant shall maintain natural nallah & other such feature as in Revenue Survey map & adopting regulations of the concerned Planning authorities.
2. The applicant must create structure/storage facility for rain water harvesting and ground water recharge.
3. The applicant should make provisions for dual piping system to use the treated sewage water for toilet flushing, gardening and other purposes.
4. The applicant shall arrange for alternate power supply in the form of D.G.Set to run and operate the essential units of sewage treatment plant, in event of brake down of regular supply from Electricity Board.
5. The applicant shall implement the Environmental Management Plan during construction and after construction as given under EMP report.
6. The applicant shall not change or alter (a) No. of flats (b) building plan (c) the quality, quantity or rate of discharge/ emissions and (d) install/replace/alter the water or air pollution control measures without the prior approval of the Board.


SENIOR ENVIRONMENTAL OFFICER

7. The applicant shall immediately report to the Board of any accident or unforeseen act or event resulting in release of discharge of effluents or emissions or solid wastes etc., in excess of the standards stipulated, and the applicant shall immediately take appropriate corrective and preventive actions under intimation.
8. Exact date of commissioning of the sewage treatment plant shall be informed to this Board 45 days in advance so as to make necessary inspection of the plant and the pollution control measures provided by the applicant.
9. The applicant shall appoint a qualified Environmental Engineer/ Scientist for the Management of Environmental aspects and also establish Environmental Cell to oversee the operation of STP.
10. The Board reserves the right to review, impose additional condition or conditions, revoke, change or alter the terms and conditions.
11. This CFE does not give any right to the Party/Project Authority to forego any legal requirement, which is necessary for setting/operation of the project.
12. The application shall adopt Eco-sanitation system in the project.
13. The applicant is liable to reinstate or restore, damaged or destroyed elements of environment at his cost, failing which, the applicant/occupier as the case may be shall be liable to pay the entire cost of remediation or restoration and pay in advance an amount equal to the cost estimated by Competent Agency or Committee.
15. The project authorities shall dispose scientifically Bio-Medical waste and electronic waste to authorized common disposal facility and authorized recyclers respectively by entering into agreement as per new Bio Medical Waste Management Rules, 2016 and E- Waste (Management) Rules, 2016.
16. The project authorities shall adopt green building concept.
17. The project authorities shall establish Environmental Cell during operation phase to comprehensively manage environment related issues.
18. Suitable local tree species shall be selected for greenery and minimum three rows of plant saplings shall be planted all-along the periphery of the site.
19. The applicant shall take all necessary steps not to cover the storm water drains within the vicinity of the project site & are desilted & kept clean at all times.
20. No sewage, solid waste and C & D waste should be put in the storm water drains and these drain should be encroachment free.
21. The project proponent shall provide necessary electrical charging facilities for battery operated vehicles in the car parking area.


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SENIOR ENVIRONMENTAL OFFICER 

Please note that separate consents of the Board for discharge of liquid effluent and the emissions to the air shall have to be obtained by remitting prescribed consent fee. The application for consent has to be made 45 days in advance to the completion of construction work of project. Issue of consent will be considered only after completion of Water pollution control measures, solid waste management facilities and installing air pollution control measures.

The receipt of this letter may please be acknowledged.

For and on behalf of
Karnataka State Pollution Control Board


SENIOR ENVIRONMENTAL OFFICER





Consent Order No. CTE-314482 PCB ID: 78452 Date. 28/08/2019

To,
The Applicant
Ds Max Properties Pvt.Ltd.
#1854, 17th Main, 30th "B"
Cross, HBR Layout, 1st Stage,
5thBlock, Bangalore -5

Sir,

Sub: Consent to Establish under the Water (Prevention & Control of Pollution) Act, 1974 & the Air (Prevention & Control of Pollution) Act, 1981-reg.,

Ref: 1. CFE application submitted by the industry/organization on 11/04/2019 at Regional Office

2. Inspection of the project site by Regional Officer Bangalore on 03/05/2019
Mahadevapura

3.Proceedings of the CCM dated 21/08/2019 ,held on 13/08/2019

With reference to the above, Karnataka State Pollution Control Board hereby accords **Consent for Establishment** for new Activity under the Water (Prevention & Control of Pollution) Act, 1974 & the Air (Prevention & Control of Pollution) Act, 1981 at the location indicated below subject to the following terms & conditions.

Location:

Name of the Applicant: Ds Max Properties Pvt.Ltd.

Address: Sy No.92/3,92/4,92/5,92/6, Seegenahalli village, Bidarahalli hobli, Bangalore East Taluk

Industrial Area: Not In I.A., Seegehalli village.,

Taluk: Not in BBMP Area, District: Bangalore Urban

Conditions:

1. This consent for establishment is valid up to 27/08/2024 from the date of issue.
2. The applicant shall not undertake expansion/diversification without the prior consent of the Board.
3. The applicant shall obtain necessary license/clearance from other relevant statutory agencies as required under the law.
4. This consent is granted considering the following activities:

Sr	Product Name	Applied Qty/Month	Unit
1	residential apartment of 343flats with tbua of 26448.54sqm	343.0000	NOS

I. WATER CONSUMPTION:

1. The source of water shall be from Local Body and total water consumption shall be as below.

Particulars	Water consumption(KLD)
Domestic Purpose	232.0

II. WATER POLLUTION CONTROL:

- 1.The discharge from the premises of the applicant shall pass through the terminal manhole/manholes where from the Board shall be free to collect samples in accordance with the provisions of the Act or Rules made there under.
2. The applicant shall treat the domestic wastewater from the factory in septic tank with soak pit. No overflow from the soak pit is allowed. The septic tank and soak pit shall be designed as per IS 2470 Part - I and Part- II
3. The applicant shall treat the domestic wastewater in the Sewage Treatment Plant (STP) as per the proposal submitted. It shall meet the standards specified in Annexure-I & shall be used on land for gardening/greenbelt within the factory premises.
4. The quantity of domestic waste water and trade effluent generated from the proposed industry shall not exceed the permitted quantity as indicated below

Discharge of effluents under the Water Act:

Sl. No.	Description	Permitted Quantity of discharge in KLD	Mode/Place of disposal
1	Domestic Purpose	208.000	flushing/gardening

5. The applicant shall treat the trade effluent in proposed ETP which consists of the following;

STP & ETP details

SINo	ETP/STP NO	ETP Code	Category Name	Capacity (Meter Cubic)	Units	Remarks
1	STP1	BS-	Bar Screen	1.00	1	
2	STP1	COL	P-Collection Tank	140.00	1	
3	STP1	EQU	P-Equalization Tank	94.00	1	
4	STP1	FTP	P-Filter Press	1.00	1	
5	STP1	AER	S-AERATION TANK	184.00	1	
6	STP1	CLS	S-Sec Clarifier	47.00	1	
7	STP1	SHT	S-SLUDGE HOLDING TANK	10.00	1	
8	STP1	CFL	T-CARBON FILTER	1.00	1	
9	STP1	SFL	T-SAND FILTER	1.00	1	

6. The applicant shall ensure that the ETP will treat the effluent to the stipulated standards as indicated in Annexure-I
7. The applicant shall not discharge any effluent outside the industry premises.
8. The applicant shall provide separate flow meter for inflow & outflow of effluents through ETP and separate energy meter and shall maintain a logbook for hourly record of meter reading for the verification of inspecting officers
9. The applicant shall discharge the effluents only to the place mentioned in the Consent order.

III. AIR POLLUTION CONTROL:

1. The Source of emission, Stack height & Air Pollution Control (APC) measures shall be as specified in ANNEXURE-II.
2. The applicant shall provide port holes for sampling of emission, access platforms for carrying out stack sampling, electrical points and all other necessary arrangements including ladder as indicated in Annexure-II.
3. The applicant shall upgrade/modify/replace the control equipment with prior permission of the Board.

IV. NOISE POLLUTION CONTROL:

1. The applicant shall ensure that the ambient noise levels within its premises shall not exceed the limits i.e. 75 dB(A) Leq during day time and 70 dB(A) Leq during night time as specified in the Environment (Protection) Rules.

V. SOLID WASTE (OTHER THAN HAZARDOUS WASTE) DISPOSAL:

1. The applicant shall collect, treat and dispose off all solid waste generated from the process other than wastes covered under the Hazardous and other Wastes (Management & Transboundary Movement) Rules 2016, in such manner so as not to cause environmental pollution.
2. The details of solid waste generated from the proposed plant and mode of disposal shall be as below.

Sr	Solid Waste Name/Type	Qty-Unit	Mode of Disposal
1	STP Sludge	0.3000 - M.T	LAN
2	Solid Waste=772.0 kg/day	0.0000 - M.T	LAN
3	Inorganic waste	9.2000 - M.T	LAN, OTH
4	Organic waste	13.5000 - M.T	LAN

VI. HAZARDOUS AND OTHER WASTES (MANAGEMENT & TRANSBOUNDRY MOVEMENT) RULES 2016:

1. The applicant shall apply and obtain authorization under Hazardous and Other Wastes (Management & Transboundary Movement) Rules 2016, and comply with the provisions of the said Rules.

VII. GENERAL:

- The applicant shall transport and store the raw materials in a manner so as not to cause any damage to environment, life and property. The applicant shall be solely responsible for any damages to environment.
- The applicant shall not commission the proposed plant for trial or regular production unless necessary Water & air pollution control equipments are installed as specified in the Consent Order.
- The applicant shall ensure that the treatment plant and control equipments are completed and commissioned simultaneously along with construction of the factory and erection of machineries.
- The applicant shall not change or alter (a) raw materials or manufacturing process, (b) change the products or product mix (c) the quality, quantity or rate of discharge/emissions and (d) install/replace/alter the water or air pollution control equipments without the prior approval of the Board.
- The applicant shall immediately report to the Board of any accident or unforeseen act or event resulting in release of discharge of effluents or emissions or solid wastes etc. in excess of the standards stipulated. And the industry shall immediately take appropriate corrective and preventive actions under intimation to the Board.
- The Board reserves the right to review, impose additional condition or conditions, revoke, change or alter the terms and conditions.
- This CFE does not give any right to the Party/Project Authority/Industry to forego any other legal requirement, that is necessary for setting/operation of the plant.
- The applicant shall furnish pointwise compliance to the conditions given under this consent for establishment along with the application for Consent to operate.
- The applicant is liable to reinstate or restore, damaged or destroyed elements of environment at his cost, failing which, the applicant/occupier as the case may be shall be liable to pay the entire cost of remediation or restoration in advance an amount equal to the cost estimated by Competent Agency or Committee.
- The applicant shall comply with all the Conditions and guidelines issued from time to time.
- The applicant must create structure/facility for rain water harvesting and ground water recharge.
- The applicant shall develop extensive green belt within the periphery of the plant.
- This consent is issued without prejudice to Court Cases pending in any Hon'ble Court.

Please note that this is only consent for establishment issued to you to proceed with the formalities for establishment of the industry and does not give any right to proceed with trial/regular production. For this purpose, separate consents of the Board for discharge of liquid effluent and the emissions to the air shall have to be obtained by remitting prescribed consent fee. The application for consent has to be made 45 days in advance of commissioning for trial production of the plant.

The receipt of this letter may please be acknowledged.

Consent Fee paid : Rs. 50000

Note:

The Conditions Nil mentioned in the schedule are not applicable.

Additional Conditions:

II(2),(6), III(2), IV(1), V(1), VI(1) & VII(4) these conditions are not applicable.

The project authorities shall strictly comply with the conditions stipulated in Annexure I contains 07 pages.

The CFE is issued as per the recommendations of the Consent Committee Meeting held on 13.08.2019 & duly approved by Member Secretary & Hon'ble Chairman.

COPY TO:

1. The Environmental Officer, KSPCB, Regional Office, Bangalore Mahadevapura for information and to inspect the industry during your next visit to the area.
2. Master copy (Dispatch).
3. Office copy.

ANNEXURE- II

LOCATION OF SAMPLING PORTHOLES, PLATFORMS, ELECTRICAL OUTLET.

1. Location of Portholes and approach platform:

Portholes shall be provided for all chimneys, stacks and other sources of emission. These shall serve as the sampling points. The sampling point should be located at a distance equal to atleast eight times the stack or duct diameters downstream and two diameters upstream from source of low disturbance such as a Bend, Expansion, Construction Valve, Fitting or Visible Flame or rectangular stacks, the equivalent diameter can be calculated from the following equation.

$$\text{Equivalent Diameter} = \frac{2 (\text{Length} \times \text{Width})}{(\text{Length} + \text{Width})}$$

2. The diameter of the sampling port should not be less than 100mm dia". Arrangements should be made so that the porthole is closed firmly during the non sampling period.
3. An easily accessible platform to accommodate 3 to 4 persons to conveniently monitor the stack emission from the portholes shall be provided. Arrangements for an Electric Outlet Point of 230 V 15 A with suitable switch control and 3 Pin Point shall be provided at the Porthole location.
4. The ladder shall be provided with adequate safety features so as to approach the monitoring location with ease.

FOR AND ON BEHALF OF KARNATAKA POLLUTION CONTROLBOARD

Signature Not Verified

Digitally signed by
Date: 2019.08.28 16:48:53 +05:30