



File No: SEAC/GJ/INFRA2/548478/153109/2025

Government of India

Ministry of Environment, Forest and Climate Change

(Issued by the State Environment Impact Assessment Authority(SEIAA),  
GUJARAT)

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Dated: 22/11/2025



To,

DR. ANIL KUMAR TRIVEDI  
ADANI PORTS AND SPECIAL ECONOMIC ZONE LIMITED  
Adani Corporate House, Shantigram, Near Vaishnodevi Circle, S.G. Highway, Khodiyar  
AHMEDABAD 382421., Ahmedabad , AHMADABAD, GUJARAT, , 382421  
environment.mundra@adani.com

**Subject:** Grant of EC under the provision of the EIA Notification 2006-regarding\_PLOT\_D

**Sir/Madam,**

This is in reference to your application for Grant of EC under the provision of the EIA Notification 2006-regarding in respect of project “Workmen Accommodation – Plot D” Building Construction Project by “Adani Ports and Special Economic Zone Limited” submitted to Ministry vide proposal number SIA/GJ/INFRA2/548478/2025 dated 23/08/2025.

2. The particulars of the proposal are as below:

(i) EC Identification No.	EC25C3801GJ5488791N
(ii) File No.	SEAC/GJ/INFRA2/548478/153109/2025
(iii) Clearance Type	EC
(iv) Category	B2
(v) Project/Activity Included Schedule No.	8(a) Building / Construction
(vii) Name of Project	“Workmen Accommodation – Plot D” Building Construction Project by “Adani Ports and Special Economic Zone Limited”
(viii) Name of Company/Organization	ADANI PORTS AND SPECIAL ECONOMIC ZONE LIMITED
(ix) Location of Project (District, State)	KACHCHH, GUJARAT
(x) Issuing Authority	SEIAA
(xi) Applicability of General Conditions	no
(xii) Applicability of Specific Conditions	no

**Plot/Survey Khasra Nos.:** Unsurveyed Land

3. In view of the particulars given in the Para 1 above, the project proposal interalia including Form-1(Part A and B) were submitted to the Ministry for an appraisal by the State Environment Impact Assessment Authority(SEIAA) Appraisal Committee (SEIAA) in the Ministry under the provision of EIA notification 2006 and its subsequent amendments.
4. The above-mentioned proposal has been considered by State Environment Impact Assessment Authority(SEIAA) Appraisal Committee of SEIAA in the meeting held on 29/10/2025. The minutes of the meeting and all the Application and documents submitted [(viz. Form-1 Part A, Part B, Part C EIA, EMP)] are available on PARIVESH portal which can be accessed by scanning the QR Code above.
5. The brief about configuration of plant/equipment, products and byproducts and salient features of the project along with environment settings, as submitted by the Project proponent in Form-1 (Part A, B and C)/EIA & EMP Reports/presented during SEIAA are annexed to this EC as Annexure (1).
6. The SEIAA, in its meeting held on 29/10/2025, based on information & clarifications provided by the project proponent and after detailed deliberations recommended the proposal for grant of EC under the provision of EIA Notification, 2006 and as amended thereof subject to stipulation of specific and general conditions as detailed in Annexure (2).
7. The SEIAA has examined the proposal in accordance with the Environment Impact Assessment (EIA) Notification, 2006 & further amendments thereto and after accepting the recommendations of the State Environment Impact Assessment Authority(SEIAA) Appraisal Committee hereby decided to grant EC for instant proposal of M/s. DR. ANIL KUMAR TRIVEDI under the provisions of EIA Notification, 2006 and as amended thereof.
8. The Ministry reserves the right to stipulate additional conditions, if found necessary.
9. The EC to the aforementioned project is under provisions of EIA Notification, 2006. It does not tantamount to approvals/consent/permissions etc. required to be obtained under any other Act/Rule/regulation. The Project Proponent is under obligation to obtain approvals /clearances under any other Acts/ Regulations or Statutes, as applicable, to the project.
10. This issues with the approval of the Competent Authority.

#### Annexure 1

##### Standard EC Conditions for (Building / Construction)

##### 1. Statutory Compliance

S. No	EC Conditions
1.1	The project proponent shall obtain all necessary clearance/ permission from all relevant agencies including town planning authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
1.2	The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of firefighting equipment etc. as per National Building Code including protection measures from lightening etc.
1.3	The project proponent shall obtain forest clearance under the provisions of Forest (Conservation) Act, 1980, in case of the diversion of forest land for non-forest purpose involved in the project.
1.4	The project proponent shall obtain Consent to Establish / Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the concerned State Pollution Control Board/ Committee.

S. No	EC Conditions
1.5	The project proponent shall obtain the necessary permission for drawl of ground water / surface water required for the project from the competent authority.
1.6	A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
1.7	All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
1.8	The provisions of the Solid Waste Management Rules, 2016, e-Waste (Management) Rules, 2016, and the Plastics Waste Management Rules, 2016, shall be followed.
1.9	The project proponent shall follow the ECBC/ECBC-R prescribed by Bureau of Energy Efficiency, Ministry of Power strictly.

2.

S. No	EC Conditions
2.1	A detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies in this 05 Kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./ competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments.

Annexure 2

#### Details of Products & By-products

Name of the product /By-product	Product / By-product	Quantity	Unit	Mode of Transport / Transmission	Remarks (eg. CAS number)
Built up area	Built up area	42134.81	Sq. meter	--	This is a Building and Construction Project.

The proposal is for Environmental Clearance for the “**Workmen Accommodation – Plot D**” at **FP No: No, TP No: No, Village: Mundra, KACHCHH develop by Adani Workmen Accommodation – Plot D.**

This is a proposed building construction project having plot area of **42510.78 m<sup>2</sup>** and the proposed FSI area of the project is **38497.32 m<sup>2</sup>** with proposed built up area of **42134.81 m<sup>2</sup>**. As the built-up area is >20,000 m<sup>2</sup> and <1,50,000 m<sup>2</sup>, it falls in the category 8(a) of the Schedule of EIA Notification, 2006.

The project will comprise of 05 numbers of buildings. No. of Blocks: 05 Scope of buildings/blocks are: No. of basement 0 + Ground floor/ Hollow plinth +2, 2, 2, 2, 2, 2, 2 floors and No.& size of residential Units are: 1050. Project cost is 198.52 cr.

**SEAC deliberated & observed that Adani Ports and Special Economic Zone Limited, Village: Tunda, Kutch applied for EC fresh in their SEZ premises. SEAC also deliberated on parking provision & DMP. It is mentioned that PP provided 8502.95 m<sup>2</sup> area for parking purpose as per GDCR. SEAC stated that existing parking design is sufficient. The proposal was discussed in detail before committee & SEAC has recommended to grant EC to SEIAA.**

**Authority also reviewed that proponent applied of four different EC application for construction purpose in SEZ premises. All above 4 Projects are nearer to each other but having different land parcels separated by common infrastructures, road or other land parcels in between.**

The project activity is covered in 8(a) and falls in Category 'B'. Since the proposed project is in item no.8 of the EIA notification, 2006, it does not need Public Consultation as per Para 7(i) III. Stage (3) (d) – Public Consultation of EIA Notification, 2006.

The proposal was discussed in SEAC meeting conducted on 16/09/2025 and SEAC recommended to Grant EC-Fresh. The Recommendation received to this office on 14/10/2025.

After careful consideration, the SEIAA hereby accords Environmental Clearance to above project under the provisions of EIA Notification dated 14<sup>th</sup> September, 2006 subject to the compliance of the following conditions.

#### **A. PROJECT SPECIFIC CONDITIONS:**

1. EV charging point at least 64 in place of 10nos.
2. Total water requirement shall be of 582.98 KLD met from APSEZ desalination plant of SEZ area.
3. **Proponent strictly shall not carry out any construction activity in CRZ area as per CRZ notification 2011, in any case.**
4. **Proponent shall obtain fire opinion from Competent Authority & submit copy to this office as proposed construction project is located in SEZ area.**
5. **Generated Sewage shall be treated in proposed STP having capacity of 480 KL/ day on MBBR technology instead of ASP technology for better treatment.**
6. PP shall provide recycling facilities of 205 KL/Day treated domestic wastewater with necessary storage tanks along-with pipeline infrastructure and adequate sprinklers.
7. Unit shall provide total Car parking area of 326 Cars and also provide electric charging points of 20% of CPS & increase visitor parking of 43 Nos.
8. Proposed CER (Rs. 300 Lakh) shall be part of EMP as per OM of MOEF & CC dated 30.9.2020, shall be implemented as per given plan, shall be restricted to the affected area around the project, which shall be monitored and monitoring report shall be submitted to the Regional office of MoEF & CC as a part of half-yearly compliance report and to District Collector. The monitoring report shall be posted on the website of the project proponent. Proponent shall also carryout CER activities on Water conservation measures as well as Desalination plant.
9. Proponent shall comply National Building code of India 2016 (NBC 2016) as amended as well as the Gujarat Occupational Safety Health & working condition Rule 2025 as amended.
10. No ground water should be tapped without obtaining permission from CGWA.
11. Unit shall provide Green belt area at least 10 % of their total plot area, to be developed in premises.
12. Proponent shall obtain fire insurance policy for entire infrastructure, fire protection and safety measures to take care of fire and explosive, to be assessed for prevention of fire and submit copy to this office.
13. Proponent must provide copy of Environmental clearance to all concerned authorities like corporation / urban development authority & others etc for CER activity, EMP implementation in given time period, as proposed by proponent in their application.
14. Concerned Municipal Corporation/ Urban Development Authority shall ensure for compliance of all EC conditions by proponent, before issuance of Building Use (BU) Permission. Proponent shall provide copy of EC to concerned Municipal Corporation / Urban Development Authority.
15. Proponent may carry out mock-drill periodically and notify the status in Notice board of society.
16. If trees cutting at proposed project site, project proponent must obtain prior tree cutting permissions from competent office and



17. PP shall provide Environmental Cell details with staff, for implementation of submitted time bound Environment Management Plan for construction and operation phase, with relevant details of this office.
18. PP shall prepare the Air Pollution Control Action Plan and shall implement it in true letter and spirit and shall publish it at the main entrance of the unit.
19. Wherever essential permission is required for the use of government property to carry out proposed any CER activity, all requisite prior permissions of Govt. of Gujarat/ local body shall be obtained by proponent.
20. The EC order should neither be considered to prove legal rights nor it can be used as an evidence for claiming any other benefit by the proponent and it is solely for purpose of responsible compliance of conditions laid in Environment Clearance so as to mitigate the effect of degradation of environment.
21. Project proponent shall inform to all concerned authorities including Municipal Corporation and district collector about environment clearance order accorded and give wide publicity through advertisement in minimum two local newspapers within seven days. Copy of EC shall be display at the site in prominent area for public.
22. Proponent shall obtain Registration of establishment under Building and other construction workers (regulation of employment & condition of service before commencement of construction and inform to SEIAA.
23. Project proponent shall appoint a key person in organization who shall be responsible for compliance of above condition fully on behalf of the proponent. It will not mean that appointing a key person will exempt the project proponent from the responsibility of compliance. Any change in key person shall immediately be informed to SEIAA and all concerned authorities.
24. This EC order should not be used as supportive evidence in regard of legal evidence in case of any dispute in ownership. This is only given for purpose of Environmental Compliances and mitigation of Environmental Impact.
25. In case of violation reported upon, the project proponent shall be responsible for all the legal actions as per Environment Protection Act, 1986 including SEIAA may cancel, withdraw or keep in abeyance, the environment clearance accorded.
26. Grant of Environmental Clearance by the SEIAA to the project/activity is strictly under the provisions of the EIA Notification 2006 and its subsequent amendments. It does not tantamount/construe to approvals/consent/permissions etc. required to be obtained or standards/conditions to be followed under any other Acts/Rules/Subordinate legislations etc., as may be applicable to the project.
27. As per the MoEF&CC Office Memorandum dated 14-06-2024, PP shall upload Half-Yearly EC Compliance report strictly through the dedicated module of Parivesh 2.0.
28. As per the MoEF&CC Office Memorandum dated 24-07-2024, PP shall do plantation of saplings in the earmarked greenbelt area as a part of the tree plantation campaign "Ek Ped Ma Ke Naam" and the details of the same shall be uploaded in the MeriLiFE Portal (<https://merilife.nic.in>).
29. PP shall comply with the provisions of Gujarat Occupational Safety, Health and Working Conditions Rules 2025.
30. Requisite Fire & Safety arrangements shall be place at any cost by PP. Periodic mock-drill shall also be carried out as per the prevailing norms. Competent Authority shall ensure that Fire & Safety arrangements are provided and functional at all the time.
31. Adequacy of provided EMS may be checked while issuance of CC&A by GPCB, if applicable.

#### **A.1 CONSTRUCTION PHASE:**

##### **A.1.1 WATER:**

32. Fresh water requirement during the construction phase shall not exceed 24.5 KLD and it shall be met through APSEZ desalinated Plant. No ground water shall be tapped during the construction phase.
33. Sewage generated during the construction phase shall be disposed of through APSEZ drainage.
34. Explore possibilities of provision of mobile toilets in construction phase.

##### **A.1.2 HEALTH & SAFETY:**

35. Project Proponent shall obtain Fire opinion/provisional fire NOC from the concern authority as per the prevailing Rules / Gujarat Fire Prevention and Life Safety Measures Act, 2016.
36. The project proponent shall obtain registration of the establishment under the Building and other Construction Workers' (Regulation of Employment & Conditions of Service) Act 1996 and shall comply with the provisions of the Act for the safety, health and welfare of construction workers.
37. The project proponent shall obtain registration of the construction workers as beneficiaries with the Gujarat Building and Other Construction Workers Welfare Board.

#### **A.2 OPERATION PHASE:**

##### **A.2.1 WATER**

38. Total water requirement during the operation phase shall not exceed 582.98 KLD, out of which fresh water requirement of 377.98 KLD shall be met through APSEZ desalinated Plant and the remaining 205.00 KLD of water requirement shall be met through treated sewage. No ground water shall be tapped during the operation phase. Metering of the water shall be done and its records shall be maintained.
39. Sewage generation during operation phase shall not exceed 396 KLD which shall be treated in the proposed onsite Sewage Treatment Plant.

40. The unit shall install and efficiently operate STP of adequate capacity for treating the sewage to be generated during operation phase to achieve the GPCB norms at the STP outlet. Treated sewage conforming to GPCB norms shall be utilized within premises for gardening & flushing purpose at the maximum extent possible. Only remaining quantity of treated sewage shall be disposed of through drainage line of APSEZ drainage.
41. A proper logbook of STP operation and also showing the quantity of treated sewage utilization within premises & quantity of treated sewage discharged into the drainage line shall be maintained and furnished to the GPCB from time to time.
42. Dual plumbing system with separate tanks and lines shall be provided for utilization of treated sewage for flushing.
43. No bore well shall be constructed and existing bore well/s, if any, shall be either sealed or converted into the recharge well.
44. Rain water harvesting from rooftop and paved areas and ground water recharge through 11 nos. of percolation wells shall be carried out as per the details submitted. Before recharging the runoff, pre-treatment must be done to remove suspended matter.

#### **A 2.2 SOLID WASTE:**

45. The solid waste generated shall be properly collected and segregated at source. The biodegradable waste shall be converted into useful end product by treating it into the proposed onsite Organic Waste Converter and the recyclable waste shall be sold to vendors whereas the other garbage shall be disposed off properly as per the provisions made by the APSEZ.

#### **A 2.3 SAFETY AND WELFARE:**

46. Project Proponent shall obtain fire safety certificate / Fire No-Objection Certificate (NOC) from the concern authority as per the prevailing Rules / Gujarat Fire Prevention and Life Safety Measures Act, 2016.
47. Firefighting facilities in the operation phase shall be as under:  
**"These are low rise buildings having G, 1 or maximum two floors. Fire extinguishers will be provided at several places"**  
 Capacity of Underground fire water tank is **250000** liters and Capacity of Overhead fire water tank is **100000** liters.
48. Proposed Staircase provisions shall be as under:

Type & no. of buildings	No. of floors	Area for each Floor(m2)	No. of staircase	Width of the staircase (m)				No of Lift (Passenger)-A	No of Lift (Fire)-B	Total no of Lifts-C (A+B=C)	Travel distance (m)
1	2	2757.06	3	1.5	1.5	1.5		0	0	0	20
2	2	2757.06	3	1.5	1.5	1.5		0	0	0	20
3	2	2757.06	3	1.5	1.5	1.5		0	0	0	20
4	2	2757.06	3	1.5	1.5	1.5		0	0	0	20
5	1	1610.97	0					0	0	0	0

49. All the staircases shall open out at ground level from the highest point of building [with access from each floor] for emergency evacuation.
50. Provision for adequate air changes per hour in the basement shall be made so as to avoid build-up of CO in the area.
51. Car park exhaust system equipped with CO (Carbon Monoxide) sensor shall be provided to ensure operation of exhaust fans as CO concentration levels.
52. Clear peripheral margin space of adequate width, in accordance with the concerned local bye-laws, shall be provided for unobstructed & easy movement of vehicles in case of emergency.
53. Sanitation facilities, drinking water & tap water, sewage disposal facility, first aid box, free medicines, doctor service, adequate PPEs etc. shall be provided for workers.

#### **A2.4 PARKING / TRAFFIC CONGESTION:**

54. Minimum parking space of 7502.95 m<sup>2</sup> (326.00 CPS) [7502.95 m<sup>2</sup> in open area] shall be provided as proposed.
55. Project proponent shall provide the height of Basement greater than 4.5 m to accommodate futuristic parking demand through Mechanical Parking.
56. Project proponent shall prepare Operation and Management plan for Mechanical parking if proposed and provide necessary D G Set facilities to facilitate the Mechanical parking. (if applicable).

#### **A 2.5 ENERGY CONSERVATION:**

57. Energy conservation measures viz. maximum use of natural lighting through architectural design, energy efficient motors & pumps, water efficient taps, solar lights in open & solar street light, **421.2 KW** solar power generation, use of aerated blocks & RMC, use of LED lighting fixtures and low voltage lighting, roof-top thermal insulation etc. shall be implemented as proposed.

#### **A 2.6 GREEN BELT:**

58. Green belt area of **4251.1** m<sup>2</sup> comprising of **2552** m<sup>2</sup> tree covered area with **1063 nos.** trees within premises shall be developed as proposed. The other open spaces inside the plot shall be suitably landscaped and covered with vegetation of indigenous tree species.

#### **A 2.7 CORPORATE ENVIRONMENTAL RESPONSIBILITY:**

59. The project proponent shall allocate the separate fund of Rs. **300** Lakhs as committed before SEAC for activities like Rainwater harvesting structure & pond deepening, Development of gardens & Tree plantation, Installation of RO plant in government school / panchayat office, Providing Dust Bins/ Waste Management, Surplus Kept for Unplanned Activities.
60. Activities proposed under Corporate Environment Responsibility (CER) shall be part of Environment Management Plan (EMP) as per the MoEF&CC's OM no. F. No. 22-65/2017-IA.III dated 30.09.2020.

62. The CER shall be monitored and the monitoring report shall be submitted to the regional office of MoEF&CC as a part of half-yearly compliance report and to the District Collector. The monitoring report shall be posted on the website of the project proponent.

**B. GENERAL CONDITIONS:**

**B1. PRE –CONSTRUCTION AND CONSTRUCTION PHASE:**

63. Mitigation of flood measures shall be undertaken. Height of the plinth and ramps will be increased so that flood water does not enter basement.
64. Project proponent shall explore possibilities to reuse the treated waste water for gardening and floor washing.
65. Roads leading to or at construction site must be paved and blacktopped (i.e. – metallic roads).
66. No excavation of soil shall be carried out without adequate dust mitigation measures in place.
67. Grinding and cutting of building materials in open area shall be prohibited.
68. Construction material and waste should be stored only within earmarked area and road side storage of construction material and waste shall be prohibited.
69. Construction and demolition waste processing and disposal site shall be identified and required dust mitigation measures be notified at the site.
70. Various dust mitigation measure shall be displayed prominently at the construction site for easy public viewing.
71. Environment Management Cell shall be formed, which shall supervise and monitor the environment related aspects of the project during construction and operational phases in addition to observance of Gujarat Building and other Construction Workers '(Regulation of Employment & Conditions of Service) Rules 2003.
72. Prior permission from the competent authority shall be obtained for cutting of the existing trees before site preparation work is commenced.
73. Water demand during construction shall be reduced by use of curing agents, super plasticizers and other best construction practices.
74. Wind – breaker of appropriate height i.e. 1/3<sup>rd</sup> of the building height and maximum up to 10 meters shall be provided. Individual building within the project site shall also be provided with barricades.
75. Regular water sprinkling shall be carried out in vulnerable areas for controlling dusting/ fugitive emissions.
76. No uncovered vehicles carrying construction material and waste shall be permitted.
77. No loose soil or sand or construction & demolition waste or any other construction material that cause dust shall be left uncovered. Uniform piling and proper storage of sand to avoid fugitive emissions shall be ensured.
78. Structural design of the project shall strictly adhere to the seismic zone norms for earthquake resistant structures.
79. The planning, designs and construction of all buildings shall be such as to ensure safety from fire.
80. The project proponent shall ensure maximum employment given to the local people nearby site area.
81. All required sanitary and hygienic measures shall be provided before starting the construction activities and to be maintained throughout the construction phase.
82. Provision shall be made for housing of construction labor within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical healthcare, crèches, electricity & ventilation, canteen, rest rooms, safe disposal system for garbage, first aid, medical and emergency facilities etc. to ensure that they do no ruin the existing environmental condition. The housing may be in the form of temporary structures to be removed after completion of the project.
83. Adequate personal protective equipment's shall be provided to the construction workers to ensure their safety and the project proponent shall ensure its usage by the labours.
84. First Aid Box shall be made readily available in adequate quantity at all the times.
85. Training shall be given to all workers on construction safety aspects.
86. The project proponent shall strictly comply with the Building and other Construction Workers'(Regulation of Employment & Conditions of Service) Act 1996 and Gujarat rules made there under and their subsequent amendments.
87. The overall noise level in and around the project area shall be kept well within the prescribed standards by providing noise control measures including acoustic insulation, hoods, silencers, enclosures vibration dampers etc. on all sources of noise generation.
88. Ambient Noise levels shall conform to Residential standards both during day and night. Incremental pollution load on the ambient air and noise quality shall be closely monitored during construction phase
89. The noise generating equipments, machinery and vehicles shall not be operated during the night hours and shall be maintained properly to avoid generation of high noise due to wear and tear.
90. Use of diesel generator sets during construction phase shall be strictly with acoustic enclosure and shall conform to the EPA Rules for air and noise emission standards.
91. Safe disposal of wastewater and municipal solid wastes generated during the construction phase shall be ensured.
92. All top soil excavated during construction activity shall be used in horticultural / landscape development within the project site.
93. Construction materials and debris shall be properly stored and handled to avoid negative impacts such as air pollution and public nuisances by blocking the roads and public passages.



94. Construction debris shall be reused in construction of roads, levelling the site etc. Waste packaging material (like used cement bags, waste paper, cardboard packing material), metal scraps etc. shall be sold to recyclers or shall be sent to the nearest municipal solid waste landfill site.
95. Excavated earth to be generated during the construction phase shall be utilized within the premises to the maximum extent possible and balance quantity of excavated earth shall be disposed off with the approval of the competent authority after taking the necessary precautions for general safety and health aspects. Disposal of the excavated earth during construction phase shall not create adverse effect on neighbouring communities.
96. Provisions of Construction & Demolition Waste Management Rules-2016 shall be strictly adhered to.
97. Vehicles hired for bringing construction material at the site shall be in good conditions and conform to applicable air and noise emission standards and shall be operated only during day time and non-peak hours.
98. Project proponent shall ensure use of eco-friendly building materials including fly ash bricks, fly ash paver blocks, Ready Mix Concrete [RMC] and lead free paints in the project.
99. Fly ash shall be used in construction, wherever applicable as per provisions of Fly Ash Notification under the E.P. Act, 1986 and its subsequent amendments from time to time.
100. Use of glass shall be minimal and only low emissive glass shall be used in the project to reduce the electricity consumption and load on air conditioning.

### **B2. OPERATION PHASE AND LIFE TIME:**

101. In case, if it comes to notice to SEAC/SEIAA, that PP has violated EC norms by starting construction before obtaining Environmental Clearance, necessary action shall be taken as per the provisions of OM of MoEF& CC, New Delhi dated 7.7.2021.
102. Project Proponent shall submit CER plan each year wise to respective Collectors, DDO and Municipal Commissioner/Urban Development Authority and implement of CER activities under intimation and guidance of the respective authorities.
103. PP shall take all required mitigation measures to comply with ambient noise levels standards of the residential area during day and night time as per Noise Pollution (Control and Regulation) Rules, 2000.
104. Necessary permission for drawing of water from concerned Corporation/ Authority shall be obtained.
105. Necessary permission for discharging of treated domestic wastewater in Drainage of concerned Corporation/ Authority has to be obtained.
106. Concerned Municipal Corporations/ Urban Development authority shall ensure the compliance of conditions given in the EC order.
107. Project proponent shall provide suitable storm water drainage facilities to avoid water logging.
108. This EC order should not be used as supportive evidence in regard of legal evidence in case of any disputes. This is only given for the purpose of Environmental Compliances and mitigation of various environmental Impact.
109. Project proponent or the maintenance society to whom the project has been handed over shall ensure allocation of parking to each and every member of the society as per the rules as soon as possible not later than 3 months and display the same in the society notice board
110. PP shall also comply EC conditions and inform to the local authorities like Municipal Corporation, UDA, RERA/ SEIAA and also ensure proper parking without fail. Basement parking should always maintain clean, free from hanging electric wires and provide adequate light and ventilation.
111. Proponent shall maintain traffic system within the premises to avoid congestion and unsafe parking in the premises, particularly safety parameters including fire, safety, installation of fire equipments, house pipes etc for regular maintenance check-up and hold mock drills from time-to-time. Any damage to the greenbelt area must be avoided.
112. Project proponent shall comply with all provisions of GDCR and its amendment for constructing Building.
113. The PP shall also ensure notarized undertaking from the maintenance society at the time of hand over to comply with all the conditions of EC scrupulously.
114. As regards obtaining for fire safety permissions, proponent have to inform to SEIAA before obtaining BU permissions from competent authority.
115. Proponent shall obtain Registration of the establishment under the Building and other construction workers (regulation of employment & condition of service before commencement of construction and inform to SEIAA.
116. Provision of fire lift may be provided; additional lift may be provided in high rise building for safety.
117. All vibrating parts will be checked periodically and serviced to reduce the noise generation and sound producing equipment. Further, Regular maintenance of leakages of water and wastewater shall be carried out.
118. The competent authority like Municipal Corporation / Urban development authority / District collector / RERA or any other authority or officer authorized by MoEF&CC can inspect the site, all facilities, for verification of compliances of Environmental Clearances conditions and ensure its compliance before issuance of any permission given by competent authority.
119. Construction activities will be allowed only during daytime period.



120. If height of the building/block from the ground level is above 12.65 meters, then PP shall provide lift in building/block as per GDCR Rules.
121. PP shall provide one regular lift and one fire lift, if floor area of the block/building exceeds 497.61 sq mtrs.
122. Project proponent shall provide and operate necessary recycling facilities for reuse of treated domestic wastewater within premises.
123. Project proponent shall obtain all NA permission for all survey Nos before installation and commissioning of activities.
124. The project proponent shall provide water pumping arrangement and especially when the discharge into municipal drainage, for annual inspection and cleaning to avoid inundation and surface water pollution and health hazard.
125. The project proponent shall ensure the distance criteria is properly followed while undertaking construction in consistence with the existing directions of local self-government bodies.
126. The orders shall mention the limit of floors given in the proposal. Any deviation from that by the proponent changing the number of floors could attract withdrawal of the EC as a violation case.
127. Prior EC granted is subject to the proponent receiving all statutory permission / clearances / certificates and membership of respective agencies / authorities failing, which this provisional EC will stand withdrawn.
128. Proponent shall inform progress from time to time, in six monthly compliance report to MOEFCC / SEIAA / SEAC.
129. The above conditions are also applicable to the ECs already been accorded to Projects. This should be checked by respective agencies entrusted with the task of inspection and action.
130. Bore well water shall be drawl only after obtaining necessary permission from CGWA.
131. Project Proponent shall prominently display the copy of Environment Clearance at site.
132. Project proponent shall comply with all environmental facilities and requirement as per GDCR/Urban Development Authority.
133. Regular maintenance of leakages of water and wastewater shall be carried out.
134. All construction activities will be allowed only during daytime period.
135. Lubrication will be carried out periodically for all plant machinery.
136. The project proponent shall prepare, display at prominent place in the construction site and implement the fire and safety SOPs for fall protection, ladders and staircase, scaffolds, trenching and excavation, electrical safety, crane operations, occupational noise mitigation procedure, welding and cutting including provision of PPE kits etc.
137. When the property is handed over to society, the proponent should ensure by notarized undertaking to abide by all the conditions of EC and copy of the such transfer letter with notarized undertaking shall send to SEAC & SEIAA.
138. The proponent shall ensure that the occupants of the society are allotted parking space as approved in EC order and put-it on display the allotment of parking to the occupants in the society maintenance of it.
139. If there is Basement parking in proposed in the project then they should always maintain clean, free from hanging electric wires and provide adequate light.
140. Separate Entries and Exits shall be provided to the project on the approach road.
141. PP shall provide Electric vehicle charging points in the parking area.
142. Project Proponent shall provide adequate fund for Environment Monitoring and Staff training in the Environment Management Plan.
143. Builder/Maintenance Society shall take all required mitigation measures to comply with ambient noise levels standards of Residential area during day and night time as per Noise Pollution (Control and Regulation) Rules, 2000.
144. This EC order should not be used as supportive evidence in regard of legal evidence in case of any dispute in ownership. This is only given for the purpose of Environmental Compliances and mitigation of Environmental Impact.
145. Project proponent or maintenance society to whom the project has been handed over shall ensure allocation of parking to each and every member of the society as per the rules as soon as possible and display the same in the society notice board
146. Builder/Maintenance Society shall maintain basement parking area, which should be clean, free from hanging electric wires and provide adequate lighting and ventilation at site.
147. Builder/Maintenance Society shall maintain traffic system within the premises to avoid congestion and unsafe parking in the premises, particularly safety parameters including fire, safety, installation of fire equipments, house pipes etc for regular maintenance check-up and hold mock drills from time-to-time. Any damage to the greenbelt area must be avoided.
148. Builder/Maintenance Society shall ensure that entry as well as exit gate of site shall be open all the time, failing which necessary action shall be taken by Competent Authority like Corporation/Urban Development Authority as per the provisions of GDCR/NBC.
149. Builder/Maintenance Society shall strictly ensure to comply with all the conditions of EC scrupulously failing which necessary action shall be taken by Competent Authority like Corporation/Urban Development Authority as per the provisions of GDCR/NBC.
150. Builder/Maintenance Society shall ensure that all residents shall carry out necessary segregation & timely disposal at source of solid waste

151. **The above conditions are also applicable to the ECs already been accorded to Projects. This should be checked by respective agencies entrusted with the task of inspection and action.**
152. **Society shall display visitor's parking facility at suitable location at site.**
153. **Looking to the traffic management, at no point of time entry gate should be closed except reasons of security as may be directed by competent authorities.**
154. **To stop emission of PM10, the builders shall ensure the paving of the dusty edges of the bitumen road.**
155. **The builder and the maintenance society shall ensure the cleanliness and disposal of garbage and waste all the time and give wide publicity to environmental measures time to time.**
156. **Annual maintenance certificate of Lift shall be displayed on notice board at all the time.**
157. In Municipal Corporation before approval of plan layout it shall be ensure that the project proponent has projected the space for tree plantation with tree guard in a space between municipal road & their premises.
158. The project proponent shall take written undertaking from the society association to maintain compliance of conditions pertaining to tree plantation, maintaining hygienic condition in and around the premises for building construction projects.
159. Notwithstanding the provision of EMP/CER, the proponent shall incur full expenditure as may be required at the time of execution of the project.
160. The project proponent shall take written undertaking from the Society Association to ensure compliance of environment conditions when it is handed over to them.
161. Project proponent shall take proper maintenance of electrification with respect to human safety.
162. Tree Plantation prescribed in the EC shall be maintained by the Society Association.
163. Proponent as well as successor society shall maintain hygienic conditions and cleanliness in and around the project site all the time.
164. The design of building has to be earthquake resistant & duly certified by competent structural engineer of competent authority.
165. The project proponent shall explore the possibilities & adopt mitigation measures to minimize the impact of project with reference to Urban Heat Island (UHI) Phenomena.
166. The project proponent shall allocate funds as may be required for the compliance of Environment Management plan & CER activity proposed at the time of execution of the project.
167. Project proponent shall adopt the 4R concept of Reduce, Reuse, Recycle and Restore, while handing over the project to Maintenance Society shall ensure the compliances as required.
168. Low water consuming devices shall be provided. Fixtures for showers, toilet, flushing and drinking shall be of low flow either by use of aerators/ diffusers or pressure reducing devices etc.
169. A water meter shall be installed on rain water harvesting & ground water recharge well system & compliance report of the same shall be submitted to concerned authorities.
170. Used oil shall be sold only to the registered recycler.
171. Provisions of Solid Waste Management Rules-2016 shall be strictly adhered to.
172. Requisite fire fighting facilities as per the requirement of NBC and Gujarat Fire Prevention and Life Safety Measures Act-2013 along with the rules & regulations made there under shall be provided.
173. Underground fire water storage tanks and terrace water storage tanks as well as storage of treated domestic waste water of adequate capacity shall be provided as proposed. Adequate provision shall be made to ensure that water from the Fire Water Tank shall not be used for any other purpose.
174. Dedicated power back up system shall be provided in the case of power failure & emergency of fire water pumps.
175. First Aid Box shall be made readily available in adequate quantity at all the times.
176. Main entry and exit shall be separate and clearly marked in the facility
177. Necessary emergency lighting system along with emergency power back up system shall be provided. Further, necessary auto glow signage at all appropriate places shall be provided to guide the people towards exits and assembly points during emergency.
178. Sufficient peripheral open passage shall be kept in the margin area for free movement of fire tender/ emergency vehicle around the premises.
179. The overall noise level in and around the project area shall be kept well within the prescribed standards by providing noise control measures including acoustic insulation, hoods, silencers, enclosures vibrations dampers etc. on all sources of noise generation including D.G. Sets. The ambient noise levels shall confirm to the standards prescribed under the Environment (Protection) Act and Rules.
180. The area earmarked for the parking shall be used for parking only. No other activity shall be permitted in this area.
181. Traffic congestion near the entry and exit points from the roads adjoining the proposed project site shall be avoided. No public space including the service road shall be used or blocked for the parking.
182. The project proponent shall install energy efficient devices, appliances, motors, and pumps conforming to the Bureau of Energy Efficiency norms.
183. The transformers and motors shall have minimum efficiency of 85%.
184. Only variable frequency motor drives shall be used in project.

185. Application of solar energy shall be incorporated for illumination of common areas, lighting for gardens and street lighting. In addition the provision for solar water heating system shall also be provided.
186. Use of glass shall be minimal to reduce the heat island effect as well as to reduce the electricity consumption.
187. The area earmarked as green area shall be used only for plantation and shall not be altered for any other purpose.
188. Drip irrigation/low volume, low angle sprinkler system shall be used for the lawns and other green area including tree plantation.
189. The project proponent shall inform to SEAC / SEIAA regarding the transfer of management responsibility to the Society / Association to be formed for the proposed project with all the supporting documents. The Society / Association formed for further management of the proposed project shall be responsible for compliance of all the conditions stipulated in the Environmental Clearance order.
190. Environmental Clearance granted for the project on the basis of documents related to land possession submitted shall become invalid in case the actual land for the project site turns out to be different from the land considered at the time of appraisal of the project and mentioned in the EC.
191. All other statutory clearances such as N.A. permission, Fire NOC from Department, permission from Airports Authority of India, BU permissions, Development permissions etc including approvals for storage of diesel from concern authority shall be obtained by the project proponent from the competent authorities before commissioning of Project.
192. All the conditions as may be stipulated in the N.A. order, Development permission, Building Use permission, NOC obtained from Fire Department etc. shall be strictly complied with.
193. The project management shall also comply with all the environment protection measures, risk mitigation measures and safeguards proposed by them.
194. All commitments / undertakings given to the SEAC during the appraisal process for the purpose of environmental protection and management shall be strictly adhered to.
195. The project proponent shall also comply with any additional condition that may be imposed by the SEAC or by SEIAA or any other competent authority for the purpose for the environmental protection and management.
196. All the terms & conditions prescribed in the amendment of EIA Notification 2006 published by the MoEF&CC vide its Notification No. S.O. 3999(E) dated 9th December, 2016 shall be complied with letter & spirit.
197. The project proponent shall strictly comply with the Gujarat Building and other Construction Workers' (Regulation of Employment & Conditions of Service) Rules 2003 as well as Gujarat Lifts & Escalators Rules as amended from time to time.
198. No further expansion or modifications in the project likely to cause environmental impacts shall be carried out without obtaining prior Environment Clearance from the concerned authority.
199. The above conditions shall be enforced, inter-alia under the provisions of the water (Prevention & Control of Pollution) Act, 1974, Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act 1986 and the Hazardous Wastes (Management Handling and Tran boundary) Rules, 2008, Building and Other Construction Workers' (Regulation of Employment & Conditions of Service) Act-1996, The Gujarat Lifts and Escalators Act-2000 along with their amendments and rules.
200. The project proponent shall obtain the requisite permissions / clearance under the provisions of the Indian Forest Act 1927, Forest Conservation Act 1980 and Wildlife (Protection) Act 1972.

### **B3. OTHER:**

201. The project authorities shall earmark adequate funds to implement the conditions stipulated by SEIAA as well as GPCB along with the implementation schedule for all the conditions stipulated herein. The funds so provided shall not be diverted for any other purpose.
202. The project proponent shall adhere to provisions made for Corporate Environment Responsibility "CER" in Office Memorandum dated 01/05/2018 by Ministry of Environment, Forests & Climate Change and its amendments from time to time in a letter and spirit.
203. The applicant shall inform the public that the project has been accorded environmental clearance by the SEIAA and that the copies of the clearance letter are available with SEIAA and may also be seen at the Website of SEIAA/ SEAC.
204. It shall be mandatory for the project management to upload half yearly compliance report on website of Gujarat Real Estate Regulatory Authority, on 1st June and 1st December of each calendar year.
205. The project authorities shall inform the GPCB, Regional Office of MoEF&CC and SEIAA about the date of financial closure and final approval of the project by the concerned authorities and the date of start of the project.
206. The SEIAA may revoke or suspend the clearance, if implementation of any of the above conditions is not found satisfactory. **This environmental clearance is valid for Seven years from the date of issue.**
207. Submission of any false or misleading information or data which is material to screening or scoping or appraisal or decision on the application makes this environment clearance cancelled.

### **B4. COMPLIANCE OF ENVIRONMENT CLEARANCE/REPORTING/ADMINISTRATION/APPEAL:**

208. Project proponent shall inform to all the concerned authorities including Municipal Corporation and district collector and shall also give wide publicity through advertisement in minimum two local newspapers within seven days, about the environment clearance order accorded. Copy of EC shall be display at the site in prominent area for the public.



209. Project proponent shall appoint a key person in the organization who shall be responsible for compliance of above condition fully on behalf of the proponent. It will not mean that appointing a key person will exempt the project proponent from the responsibility of compliance. Any change in key person shall immediately be informed to SEIAA and all concerned authorities.
210. Designated key person shall submit six monthly compliance report to SEIAA/SEAC, MOEF&CC, GPCB and Nodal Department of the Government.
211. The Nodal Department or any authority or officer authorized by MOEF&CC/SEIAA can inspect the site of the project and all the facilities, for verification of compliances of environment clearance conditions.
212. In case of violation reported upon, the project proponent shall be responsible for all the legal actions as per Environment Protection Act, 1986 including SEIAA may cancel, withdraw or keep in abeyance, the environment clearance accorded.
213. Any person including the project proponent affected by this environment clearance order may file appeal to Honorable National Green Tribunal West Zone branch, Pune, preferably within a period of thirty days from the date of issue of environment clearance as prescribe under section 16 of National Green Tribunal Act 2010.
214. All complains and public grievance or representations may be addressed to SEIAA/SEAC in the email addresses [msseiaaqj2024@gmail.com](mailto:msseiaaqj2024@gmail.com) & [seacgujarat@gmail.com](mailto:seacgujarat@gmail.com).

**Copy to:-**

1. The Secretary, SEAC, C/O. G.P.C.B. Gandhinagar - 382010.
2. The Additional Chief Secretary, Forests & Environment Department, Govt. of Gujarat, Block 14, 8<sup>th</sup> floor, Sachivalaya, Gandhinagar-382010.
3. The Chairman, Central Pollution Control Board, Parivesh Bhavan, CBD -cum-Office Complex, East Arjun Nagar, New Delhi-110032
4. Scientist C, Integrated Regional Office, Ministry of Environment and Forests, Aranya Bhavan, Sector-10, Gandhinagar – 382010.
5. Monitoring Cell, Ministry of Environment and Forests, Paryavaran Bhavan, CGO Complex, New Delhi-110003.
6. The Member Secretary, Gujarat Pollution Control Board, Paryavaran Bhavan, Sector-10 A, Gandhinagar-382010
7. Secretary, Gujarat Real Estate Regulatory Authority, 4th Floor, Sahyog Sankul, Sector-11, Gandhinagar-382010.....for information & necessary action please.
8. Select File