

# MAHARASHTRA POLLUTION CONTROL BOARD

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Kalpataru Point, 3rd & 4th floor, Sion- Matunga  
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Sion Circle, Sion (E),  
Mumbai - 400 022

Consent order No :- Format 1.0/BO/CAC-cell/EIC-MU-6189-14/E/CAC-2365  
Date- 02/03/2015

To,  
M/s. Raheja Universal Pvt. Ltd,  
Raheja Centre Point, 294 CST Road, Kalina,  
Kalina, Santacruz (E)  
Mumbai- 400098

Subject: Consent to Establish for Proposed Residential Building project in orange category.  
Ref :

1. EC granted by GOM vide no-SEAC-2012/CR-115//TC-2 DT: 25.03.2014
2. Your application approved in 24th CAC meeting of 2014-15 held on 21.1.2015

Your application CE1409000433

Dated: 04.09.2014

For: Consent to Establish

under Section 25 of the Water (Prevention & Control of Pollution) Act, 1974 & under Section 21 of the Air (Prevention & Control of Pollution) Act, 1981 and Authorization under Rule 5 of the Hazardous Wastes (M, H & T M) Rules 2008 is considered and the consent is hereby granted subject to the following terms and conditions and as detailed in the schedule I, II, III & IV annexed to this order:

1. The Consent to Establish is granted for a period up to commissioning of the project or 5 years whichever is earlier.
2. The proposed capital investment of the project is Rs. 450 Crs. (As per undertaking submitted by PP).
3. The Consent to Establish is valid for construction of Proposed Residential Development project (club house and a ground +1 unit) named as "Raheja Imperia" of M/s. M/s Raheja Universal Ltd, Plot A of property bearing new CS no. 434 (old C.S. no. 1/433, 434, 435, 1/435, 470, 471, 472) of Lower Parel division, situated at Shankar Rao Naram path, Lower Parel, Mumbai on total plot area 22065.28 Sq.mtrs. and total Construction area (FSI+Non-FSI) 91272.59 sq.mtrs including utilities and services as per construction commencement certificate issued by local body.
4. Conditions under Water (P&CP), 1974 Act for discharge of effluent:

Sr. no.	Description	Permitted quantity of discharge (CMD)	Standards to be achieved	Disposal
1.	Trade effluent	NIL	NA	NA
2.	Domestic effluent	159.03	As per Schedule - I	60% recycle for flushing, gardening and remaining discharge to municipal sewer line.

5. Conditions under Air (P & CP) Act, 1981 for air emissions:

Sr. no.	Description of stack / source	Number of Stack	Standards to be achieved
1.	DG sets (5 x 750KVA)	5	As per Schedule -II

## Schedule-I

### Terms & conditions for compliance of Water Pollution Control:

1) A] As per your application, you have proposed to install Sewage Treatment Plant (STP) with the design capacity of 160 CMD .

B] The Applicant shall operate the sewage treatment plant (STP) to treat the sewage so as to achieve the following standards prescribed by the Board or under EP Act, 1986 and Rules made there under from time to time, whichever is stringent.

Sr No.	Parameters	Standards prescribed by Board
		Limiting Concentration in mg/l, except for pH
01	BOD (3 days 27°C )	30
02	Suspended Solids	50
03	COD	100
04	Residual Chlorine	1ppm

C ) The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, firefighting, on land for gardening etc and remaining shall be discharged in to the municipal sewerage system.

D] Project proponent shall operate STP for five years from the date of obtaining occupation certificate.

- 2) The Board reserves its rights to review plans, specifications or other data relating to plant setup for the treatment of waterworks for the purification thereof & the system for the disposal of sewage or trade effluent or in connection with the grant of any consent conditions. The Applicant shall obtain prior consent of the Board to take steps to establish the unit or establish any treatment and disposal system or and extension or addition thereto.
- 3) The industry shall ensure replacement of pollution control system or its parts after expiry of its expected life as defined by manufacturer so as to ensure the compliance of standards and safety of the operation thereof.
- 4) The Applicant shall comply with the provisions of the Water (Prevention & Control of Pollution) Cess Act, 1977 and as amended, by installing water meters, filing water cess returns in Form-I and other provisions as contained in the said act.

Sr. no.	Purpose for water consumed	Water consumption quantity (CMD)
1.	Industrial Cooling, spraying in mine pits or boiler feed	00
2.	Domestic purpose	112 (fresh) and 95 ( recycled)
3.	Processing whereby water gets polluted & pollutants are easily biodegradable	00
4.	Processing whereby water gets polluted & pollutants are not easily biodegradable and are toxic	00

- 5) The Applicant shall provide Specific Water Pollution control system as per the conditions of EP Act, 1986 and rule made there under from time to time.



6. Conditions under Municipal Solid Waste (Management and Handling) Rule, 2000:

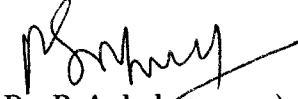
Sr. no.	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Bio degradable waste	428 Kg/Day	OWC	Use as manure
2	Non Biodegradable	267 kg/Day	Segregation	Sale to authorized vendor
3	STP sludge	0.127 Kg/day		Use as manure

7. Conditions under Hazardous Waste (MH & TM) Rules, 2008 for treatment and disposal of hazardous waste:

Sr. No.	Type Of Waste	Category	Quantity	UOM	Treatment	Disposal
1.	Waste Oil / Spent Oil from DG set	33.3	0.6	MT/Y	-	Authorised recycler/ reprocessor

8. The Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
9. This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government authorities.
10. PP shall submit the affidavit within 15 days in the prescribed format regarding the compliance of conditions of EC clearance and C to E
11. The applicant shall comply with the conditions stipulated in Environmental clearance granted by GOM vide no- SEAC-2012/CR-115//TC-2 DT: 25.03.2014.
12. PP shall submit Board Resolution from company Board, towards starting of construction work without obtaining consent to establish from the MPC Board thus violated the provisions of Environmental Laws and in future, they will not do such violations and shall submit BG of Rs. 2 lakh within 15 days of issue of consent towards submission of Board resolution within 30 days of issue of consent.

For and on behalf of the  
Maharashtra Pollution Control Board

  
( Dr. P. Anbalagan, IAS )  
Member Secretary

Received Consent fee of -

Sr. No.	Amount(Rs.)	DD. No.	Date	Drawn On
1.	9,00,100/-	079636	2.9.2014	HDFC Bank Ltd

Copy to:

1. Regional Officer -Mumbai and Sub-Regional Officer-Mumbai I, MPCB,  
-- They are directed to ensure the compliance of the consent conditions.
2. Chief Accounts Officer, MPCB, Mumbai.
3. CC/CAC desk- for record & website updation purposes.

**Schedule-II**

**Terms & conditions for compliance of Air Pollution Control:**

1. As per your application, you have proposed to install Air pollution control (APC) system and also proposed to erect following stack (s) and to observe the following fuel pattern-

Sr. No	Stack Attached To	APC System	Height in Mtrs.	Type of Fuel	Quantity & UoM	S %	SO <sub>2</sub> Kg/Day
1	DG sets (5 x 750KVA)	Acoustic enclosure	5.5* each	HSD	163.2 Liters/Hr each	1	78.336 each

\* Above roof of building in which it is installed or the nearest tallest building.

2. The Applicant shall provide Specific Air Pollution control equipments as per the conditions of EP Act, 1986 and rule made there under from time to time.
3. The applicant shall operate and maintain above mentioned air pollution control system, so as to achieve the level of pollutants to the following standards:

Particulate matter	Not to exceed	150 mg/Nm <sup>3</sup> .
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4. The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacement alteration well before its life come to an end or erection of new pollution control equipment.
5. The Board reserves its rights to vary all or any of the condition in the consent, if due to any technological improvement or otherwise such variation (including the change of any control equipment, other in whole or in part is necessary).



**Schedule-III**  
**Details of Bank Guarantees**

Sr. No.	Consent (C to E/O/R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
<b>Proposed</b>						
1	Consent to Establish	Rs. 10 lakh	15 days from date of issue of consent	Towards compliance of consent conditions	Upto Commissioning or 5 years which ever is earlier	Five years from date of issue of consent
2		Rs. 2 lakh		Towards submission of Board Resolution with 30 days of issue of consent	30 days from issue of consent	Till submission of Board Resolution

*M. J. J.*  
Maharashtra Pollution Control Board

### Schedule-IV

#### **Conditions during construction phase:**

a	During construction phase, applicant shall provide temporary sewage disposal and MSW facility for staff and worker quarters.
b	During construction phase, the ambient air and noise quality should be closely monitored to achieve Ambient Air Quality Standards and Noise by the project proponent through MoEF approved laboratory.
c	Noise should be controlled to ensure that it does not exceed the prescribed standards. During nighttime the noise levels measured at the boundary of the building shall be restricted to the permissible levels to comply with the prevalent regulations.

#### **General Conditions:**

- 1) The applicant shall provide facility for collection of environmental samples and samples of trade and sewage effluents, air emissions and hazardous waste to the Board staff at the terminal or designated points and shall pay to the Board for the services rendered in this behalf.
- 2) Industry should monitor effluent quality, stack emissions and ambient air quality monthly/quarterly.
- 3) The applicant shall provide ports in the chimney/(s) and facilities such as ladder, platform etc. for monitoring the air emissions and the same shall be open for inspection to/and for use of the Board's Staff. The chimney(s) vents attached to various sources of emission shall be designated by numbers such as S-1, S-2, etc. and these shall be painted/ displayed to facilitate identification.
- 4) Whenever due to any accident or other unforeseen act or even, such emissions occur or is apprehended to occur in excess of standards laid down, such information shall be forthwith Reported to Board, concerned Police Station, office of Directorate of Health Services, Department of Explosives, Inspectorate of Factories and Local Body. In case of failure of pollution control equipments, the production process connected to it shall be stopped.
- 5) The applicant shall provide an alternate electric power source sufficient to operate all pollution control facilities installed to maintain compliance with the terms and conditions of the consent. In the absence the applicant shall stop, reduce or otherwise, control production to abide by terms and conditions of this consent.
- 6) The firm shall submit to this office, the 30th day of September every year , the Environmental Statement Report for the financial year ending 31st March in the prescribed Form-V as per the provisions of rule 14 of the Environment (Protection) (Second Amendment) Rules, 1992.
- 7) The industry should comply with the Hazardous Waste (M,H & TM) Rules, 2008 and submit the Annual Returns as per Rule 5(6) & 22(2) of Hazardous Waste (M,H & TM) Rules, 2008 for the preceding year April to March in Form-IV by 30<sup>th</sup> June of every year.
- 8) An inspection book shall be opened and made available to the Board's officers during their visit to the applicant.
- 9) **The applicant shall obtain Consent to Operate from Board before commissioning of the project.**
- 10) Industry shall strictly comply with the Water (P&CP) Act, 1974, Air (P&CP) Act,1981 and Environmental Protection Act,1986 and industry specific standard under EP Rules 1986 which are available on MPCB website([www.mpcb.gov.in](http://www.mpcb.gov.in)).
- 11) The industry shall constitute an Environmental cell with qualified staff/personnel/agency to see the day to day compliance of consent condition towards Environment Protection.
- 12) The applicant shall install a separate meter showing the consumption of energy for operation of domestic and industrial effluent treatment plants and air pollution control system. A register showing consumption of chemicals used for treatment shall be maintained.
- 13) Conditions for D.G. Set
  - a) Noise from the D.G. Set should be controlled by providing an acoustic enclosure or by treating the room acoustically.