

# MAHARASHTRA POLLUTION CONTROL BOARD

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Mumbai - 400022

Consent order No: - Format 1.0/BO/CAC-Cell/EIC-MU-6413-14/E/CAC-1994  
Date- 11/02/2016

To,  
M/s. Apex Developers,  
C.S. No.80, 1/80, 2/80, 58(pt), 1/58  
of Lower Parel Division 375, G/South Ward, N.M.Joshi Marg, Mumbai-400011

Subject: Consent to Establish for Housing Construction-redevelopment project under Orange category.

Ref :

1. Environmental clearance granted by Environment Department, GoM vide no.SEAC-2212/CR-164/TC-2 dated 28.4.2014.
2. Your Application approved in 10<sup>th</sup> CAC meeting of 2015-2016 held on 23.11.2015

Your application CE1412000341  
Dated: 05.12.2014

For: Consent to Establish for Housing Construction-redevelopment project under Section 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 is granted for a period up to commissioning of the project of 5 years whichever is earlier.
2. The proposed capital investment of the project is Rs. 500 Crs (As per documents submitted by project proponent)
3. The Consent to Establish is valid for Housing Construction-redevelopment project named as "Mangal Bhavan", of M/s. Apex Developers at C.S. No.80, 1/80, 2/80, 58(pt), 1/58 of Lower Parel Division 375, G/South Ward, N.M. Joshi Marg, Mumbai-400011 on Total Plot Area of 8,371 sq.m. and Total Construction BUA of 90,165.94 sq.m. 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	N.A.
2.	Domestic effluent	216	As per Schedule -I	The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, firefighting etc. and remaining shall be connected to the sewerage system provided by local body.

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 set 200 KVA	1	As Per Schedule -II
2	DG set 1250KVA	1	As Per Schedule -II
3	DG set 75 KVA	1	As Per Schedule -II
4	DG set 50 KVA	1	As Per Schedule -II
5	DG set 250 KVA	1	As Per Schedule -II

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

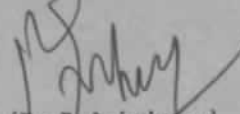
Sr. No.	Type Of Waste	Quantity	UOM	Treatment	Disposal
1	Wet Garbage	0.92	MT/A	Organic Waste Converter	use as manure
2	Dry Garbage	0.78	MT/A	-	Hand over to local body or sale for recycle
3	STP sludge	0.35	MT/A	-	use as manure

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

Sr. No.	Type Of Waste	Quantity	UOM	Treatment	Disposal
1	Waste Oil	1460	lit/year	--	Sale to the authorized recycler

- The Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
- This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government authorities.
- PP shall submit the affidavit within 15 days in the prescribed format regarding the compliance of conditions of EC and C to E.
- The applicant shall comply with the conditions stipulated in Environmental clearance granted by GoM vide no. SEAC-2212/CR-164/TC-2 dated 28.4.2014..

For and on behalf of the  
Maharashtra Pollution Control Board

  
(Dr. P. Anbalagan)  
(Member Secretary)

Received Consent fee of -

Sr. No.	Amount(Rs.)	DD. No.	Date	Drawn On
1	9,00,100/-	163404	01 Dec 2014	Bharat Co-op
2	1,00,000/-	167002	23.12.2015	Bharat bank

Copy to:

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

Schedule-I

Terms & conditions for compliance of Water Pollution Control:

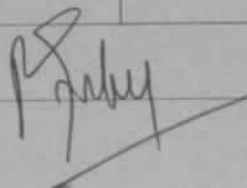
- 1) A) As per your application, you have proposed to install two Rotating Media Bio-reactor based Sewage Treatment Plants (STPs) with the design capacity of 75 CMD & 175 CMD.  
B) The Applicant shall operate the effluent treatment plant (STP) to treat the sewage so as to achieve the following standards 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 27oC )	10
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 etc. and remaining shall be connected to the sewerage system provided by local body.
- 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) In case, the water consumption of the project is not covered under the water consumption of local body, in that situation, the project proponent shall submit the CESS Returns in the prescribed format given under the provision of Water (Prevention & Control of Pollution) Cess Act, 1977 and Rules made there under for various category of water consumption.

In case the water consumption is duly assessed under the quantity of water consumption of local body, the project proponent shall submit certificate to that effect from the concern local body with the request not to assess CESS on their water consumption, being already assessed on the water consumption of local body.

Sr. no.	Purpose for water consumed	Water consumption quantity (CMD)
1.	Industrial Cooling, spraying in mine pits or boiler feed	0.00
2.	Domestic purpose	241 (Fresh water: 138.2 CMD, Recycled water for : Flushing-92.4 CMD, Gardening-6.84 CMD, Car washing-3.83 CMD)
3.	Processing whereby water gets polluted & pollutants are easily biodegradable	0.00
4.	Processing whereby water gets polluted & pollutants are not easily biodegradable and are toxic	0.00



Schedule-II

Terms & conditions for compliance of Air Pollution Control:

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

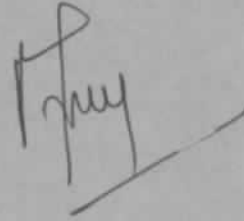
Sr. No.	Stack Attached To	APC System	Height in Mtrs.	Type Of Fuel	Quantity	UOM	S%	SO2
1	DG set 200 KVA	Acoustic enclosure	2.8*	HSD	36	Kg/Hr	1	
2	DG set 1250KVA	Acoustic enclosure	7*	HSD	165	Kg/Hr	1	
3	DG set 75 KVA	Acoustic enclosure	1.7*	HSD	25	Kg/Hr	1	
4	DG set 50 KVA	Acoustic enclosure	1.4*	HSD	18	Kg/Hr	1	
5	DG set 250 KVA	Acoustic enclosure	3.2*	HSD	48	Kg/Hr	1	

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

2. 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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3. 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.
4. 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++
1	C to E	Rs. 10 lakh	15 days from date of issue of consent	Toward compliance of consent and EC condition	COU or 5 years whichever is earlier	Validity of this consent + 4 months

\*\* The above Bank Guarantee(s) shall be submitted by the applicant in favour of Regional Officer at the respective Regional Office within 15 days of the date of issue of Consent.

++ The Bank Guarantee(s) shall be valid for a period upto: Validity of consent + 4 months

  
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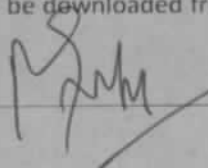
Schedule-IV

**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 samples of 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) The firm shall strictly comply with the Water (P&CP) Act, 1974, Air (P&CP) Act, 1981 and Environmental Protection Act 1986 and Municipal Solid Waste (Management & Handling) Rule 2000, Noise (Pollution and Control) Rules, 2000 and E-Waste (Management & Handling) Rule 2011.
- 3) Drainage system shall be provided for collection of sewage effluents. Terminal manholes shall be provided at the end of the collection system with arrangement for measuring the flow. No sewage shall be admitted in the pipes/sewers downstream of the terminal manholes. No sewage shall find its way other than in designed and provided collection system.
- 4) Vehicles hired for bringing construction material to the site should be in good condition and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.
- 5) 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.
  - b) Applicant should provide acoustic enclosure for control of noise. The acoustic enclosure/ acoustic treatment of the room should be designed for minimum 25 dB (A) insertion loss or for meeting the ambient noise standards, whichever is on higher side. A suitable exhaust muffler with insertion loss of 25 dB (A) shall also be provided. The measurement of insertion loss will be done at different points at 0.5 meters from acoustic enclosure/room and then average.
  - c) Applicant should make efforts to bring down noise level due to DG set, outside their premises, within ambient noise requirements by proper siting and control measures.
  - d) Installation of DG Set must be strictly in compliance with recommendations of DG Set manufacturer.
  - e) A proper routine and preventive maintenance procedure for DG set should be set and followed in consultation with the DG manufacturer which would help to prevent noise levels of DG set from deteriorating with use.
  - f) D.G. Set shall be operated only in case of power failure.
  - g) The applicant should not cause any nuisance in the surrounding area due to operation of D.G. Set.
  - h) The applicant shall comply with the notification of MoEF dated 17.05.2002 regarding noise limit for generator sets run with diesel.
- 6) Solid Waste – The applicant shall provide onsite municipal solid waste processing system & shall comply with Municipal Solid Waste (Management & Handling) Rule 2000 & E-Waste (M & H) Rule 2011.
- 7) Affidavit undertaking in respect of no change in the status of consent conditions and compliance of the consent conditions the draft can be downloaded from the official web site of the MPCB.



- 8) Applicant shall submit official e-mail address and any change will be duly informed to the MPCB.
- 9) The treated sewage shall be disinfected using suitable disinfection method.
- 10) The firm shall submit to this office, the 30th day of September every year, the environment statement report for the financial year ending 31st march in the prescribed Form-V as per the provision of rule 14 of the Environmental (Protection) Second Amended rule 1992.
- 11) **The applicant shall obtain Consent to Operate from Maharashtra Pollution Control Board before commissioning of the project.**

A handwritten signature in black ink, appearing to be 'MS July', is written over a horizontal line.

Maharashtra Pollution Control Board