

BPCL OFFICE BUILDING

At

**Plot C-8(A), G Block, Bandra Kurla
Complex, Village-Kolekalyan, Tal.-Andheri
(E), Mumbai Suburban District,
Maharashtra- 400051**

By

**M/s. Bharat Petroleum Corporation
Ltd.**

**Six Monthly Post EC Compliance Report
July to December 2024**

Submitted To

Ministry of Environment Forest & Climate Change
Regional Office (WCZ), Ground Floor,
East Wing, New Secretariat Building,
Civil Line, Nagpur-440001

11/11/2024

To,
Shri. Kanwarjit Singh, IFS,
Additional Principal Chief Conservator of Forest,
Ministry of Environment Forest & Climate Change,
Regional Office (WCZ), Ground Floor,
East Wing, New Secretariat Building,
Civil Line, Nagpur – 440001
Tel. No. 0712-2531318, Fax: 0712-2531318
Email: apccfcentral-ngp-mef@gov.in

Sub: Submission of Six Monthly Compliance Report for the period of July to Dec 2024

Dear Sir,

As per the conditions mentioned in Environmental Clearance No. EC23B038MH126836 dated 21.07.2023 we are herewith submitting the following;

Sr. No.	Particulars	Description
1.	Name of the Project	BPCL Office Building at Plot C-8(A), G Block, Bandra Kurla Complex, Village- Kolkalyan, Tal.- Andheri (E), Mumbai Suburban District, Maharashtra- 400051
2.	Project Proponent	M/s. Bharat Petroleum Corporation Ltd. Bharat Bhavan, 4&6 Currimbhoy Road, Ballard Estate, Mumbai – 400001
3.	Current Status of the Project	Excavation in progress
4.	Contact Details of the Nodal Officer	M G Sabari Jit mgsabarijit@bharatpetroleum.in
5.	Project Information Sheet	Annexure - I
6.	Compliance	Annexure - II

We hope the above information is in line with your requirement.

Thanking You,
Yours Faithfully,
For, M/s. Bharat Petroleum Corporation Ltd.



M G Sabari Jit
Sr. Mgr. Admin Fac (HRS) West
Encl. Post EC Compliance Report
CC.



1. Environment Department, Govt. of Maharashtra, Room No. 207, 2nd Floor, Mantralay Annex. Mumbai – 400032
2. Member Secretary, Maharashtra Pollution Control Board, Sion, Mumbai
3. SRO, Mumbai II

PROJECT INFORMATION SHEET

1.	Project type: River Valley / Mining / Industry / Thermal / Nuclear / Others (specify)	:	8(a) Building Construction Project
2.	Name of the Project	:	Commercial Office Building
	Site Address		Plot C-8(A), G Block, Bandra Kurla Complex, Village-Kolekalyan, Tal.- Andheri (E), Mumbai Suburban District, Maharashtra-400051
	Developers Name		Bharat Petroleum Corporation Ltd.
3.	Clearance letter (s) / OM No. and date	:	EC23B038MH126836 Dated: 21.07.2023
4.	Location		
	a) District (s)	:	Mumbai
	b) State (s)	:	Maharashtra
	c) Location latitude / longitude	:	Latitude 19°3.559'N Longitude 72°51.732'E
5.	Address for Correspondence		Mr. Mahendra Kumar K
	a) Address of the Concerned Project Chief Engineer (with Pin code & Telephone / Telex / Fax Numbers)	:	Bharat Bhavan, 4 & 6 Currimbhoy Road, Ballard Estate, Mumbai, Maharashtra – 400001 mahendrakumark@bharatpetroleum.in
6.	Salient features	:	One commercial building having 3 Basements + Ground + 12 Upper Floor +Terrace
	a) of the Project		
	b) of the Environmental Management Plans		Environment Management Plan Includes- <ul style="list-style-type: none"> • Green belt development (Plantation with mostly indigenous plant species) • Measures to avoid noise pollution (Use of PPE, maintenance of machinery) • Water Environment (STP, Recycle & Reuse) • Solid waste management (Segregation at source, organic waste-composting, inorganic waste-recycle/reuse/ resource recovery & proper disposal) • Rain water harvesting plan • Storm water drainage • Energy conservation plan (use of natural resources & non-conventional energy sources) • Risk assessment & Disaster management plan • Firefighting system
7.	Break up of the Project Area	:	
	a) Submergence area: forest & non forest		N.A.
	b) Others		Plot area- 4556.50 m ² Total Built up area- 32771.03 Sq. Mt.
8.	Break up of the project affected population with the enumeration of those losing Houses / Dwelling units only, Agricultural Land & Landless Laborers / Artisans:	:	Project land is owned by project proponent. So no population is affected
	a) SC, ST / Adivasi	:	N.A.
	b) Others	:	N.A.

	(please indicate whether these figures are based on any scientific and systematic survey carried out or only provisional figures, if a survey is carried out give details & year of survey)		
9 a)	Financial Details: Project cost as originally planned and subsequent revised estimates and the year of price reference	:	Total Project Cost – 222.80 Crores Revised cost – 272.11 Crores - 2023
b)	Allocation made for environmental management plans with item wise and year wise breakup	:	During Construction Phase: Rs. 20 Lakhs During Operation Phase: Capital Cost: Rs. 408.8 Lakh Recurring Cost: Rs. 48.0 Lakh per Year
c)	Benefit cost ratio/Internal rate of Return and the year of assessment	:	N.A.
d)	Whether (c) includes the cost of environmental management as shown in the above	:	N.A
e)	Actual expenditure incurred on the project so far	:	Rs. 13.1 Cr.
f)	Actual expenditure incurred on the environmental management plans so far	:	Rs. 1 lakh
10	Forest Land Requirement		
a)	The status of approval for diversion of forest land for non-forestry use	:	N.A
b)	The status of clearing felling	:	N.A.
c)	The status of compensatory afforestation, if any comments on the viability & sustainability of compensatory afforestation program in the light of actual field experience so far	:	N.A
11	The status of clear felling in non-forest areas (such as submergence area or reservoir, approach roads.), if any with quantitative information required.	:	N.A.
12	Status of construction (Actual &/or planned):	:	Excavation in progress
a)	Date of commencement (Actual &/or planned):	:	10-Dec-23 (Site Commencement)
b)	Date of completion (Actual &/or planned)	:	30-Jun-2027 (Planned)
13	Reasons for the delay if the project is yet to start	:	NA
14	Dates of Site Visits		
a)	The dates on which the project was monitored by the Regional Office on previous occasions, if any	:	NA
b)	Date of site visits for this monitoring report	:	NA

POST EC COMPLIANCE

Sr. No.	EC Conditions	Compliance
Specific Conditions		
A.	SEAC Conditions	
1.	PP to submit IOD/IOA/Concession Document/ Plan approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions as per the circular dtd. 30.01.2014 issued by the Environment Department, Govt. of Maharashtra	: Submitted Plan approval: TCP(P-2)/BKC-27(CC)/G/C-8A/BPCL/182/2023 dtd. 27 th Feb 2023
2.	PP to obtain Tree NOC	: Obtained vide letter No. DYSG/2.III/10/TA/CC dtd. 13/06/2023
3.	PP to submit receipt of payment of scrutiny fee as mentioned in government resolution dtd. 18.06.2018	: Justification submitted to SEAC
4.	PP to submit revised layout of STP with area provided & % of open to sky	: Justification submitted to SEAC
5.	PP to provide monetary provision for DMP in construction and operation phase & include the same in EMP of construction & operation phase	: Justification submitted to SEAC
6.	PP to submit revised energy calculation with shadow free terrace area & ensure minimum 5% energy saving from renewable sources and 20% overall energy saving in the project; PP to submit details of proposed overall 47% energy saving	: Justification submitted to SEAC
7.	PP to relocate UGT to the 1 st basement such that tops of the UGTs are flushed to the ground level & accordingly submit cross section of UGTs	: Justification submitted to SEAC
8.	PP to relocate OWC to the ground level & submit revise location & layout of OWC	: Justification submitted to SEAC
9.	PP to submit RG area calculation with triangular method; PP to convert minimum 5% of total RG area in to Miyawaki plantation & include the cost of same in EMP; PP to revise tree list including trees to be planted in Miyawaki plantation	: Justification submitted to SEAC
10.	PP to use advanced technologies like foggers for dust suppression in addition to sprinkling of water in construction phase & include the cost of same in construction phase EMP	: Agreed and the same shall be followed
11.	PP to provide portable STP during construction phase & include the cost of same in construction phase EMP, PP to provide basement ventilation and air cleaning system in the EMP and	: Agreed and the same shall be followed

	accordingly submit revised EMP of construction & operation phase		
B.	SEIAA Conditions		
1.	PP has provided mandatory RG area of 455.06 m ² on ground. Local planning authority to ensure the compliance of same	:	Noted
2.	This EC is restricted up to 57.5 m height as per CFO NOC	:	Noted
3.	EC is also restricted up to 51.06 m height as per Civil Aviation NOC	:	Noted
4.	PP to keep open space unpaved so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement	:	Agreed and the same shall be followed
5.	PP to achieve at least 5% of total energy requirement from solar/other renewable sources	:	Justification submitted to SEIAA
6.	PP shall comply with Standard EC conditions mentioned in Office Memorandum issued by MoEF&CC vide F. No. 22-34/2018-IA.III dt. 04.01.2019	:	Agreed
7.	SEIAA after deliberation decided to grant EC for FSI- 19531.72 m ² , Non FSI- 13239.31 m ² , Total BUA- 32771.03 m ² . (Plan approval No. TCP(P-2)/BKC-27(CC)/G/C-89/BPCL/182/2023 dtd. 27.02.2023	:	Agreed
General Conditions			
Construction Phase			
1.	The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed off to the approved sites for land filling after recovering recyclable material.	:	Shall be complied
2.	Disposal of muck 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.	:	Noted & the same shall be complied
3.	Any hazardous waste generated during construction phase should be disposed off as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.	:	Noted & the same shall be followed
4.	Adequate drinking water and sanitary facilities should be provided for construction workers at the	:	Arrangement of same shall be made

	site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.		
5.	Arrangement shall be made that waste water and storm water do not get mixed.	:	Shall be complied
6.	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.	:	Agreed and the same shall be followed
7.	The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.	:	There is no ground water source within the project site
8.	Permission to draw ground water and construction of basement if any shall be obtained from the competent Authority prior to construction / operation of the project.	:	Shall be complied
9.	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.	:	Shall be complied
10.	The Energy Conservation Building Code shall be strictly adhered to	:	Noted and the same shall be followed
11.	All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.	:	Agreed & the same shall be followed.
12.	Additional soil for leveling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.	:	Agreed
13.	Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.	:	Complied. Soil Monitoring reports attached as annexure. No source of ground water available within the project site.
14.	PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance	:	Noted
15.	The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.	:	Shall be complied
16.	Vehicles hired for transportation of raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport &	:	Shall be complied

	Highways Department. The vehicle shall be adequately covered to avoid spillage/ leakages.		
17.	Ambient noise levels should conform to 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 should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.	:	Ambient Noise monitoring results attached as annexure. Measures to reduce ambient air and noise levels shall be followed as per EMP.
18.	Diesel power generating sets proposed as source of backup power for elevators and common area illumination during operation phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.	:	Shall be complied
19.	Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell/ designated person.	:	Shall be complied
B.	Operation Phase		
1.	<ul style="list-style-type: none"> a) The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the premises. c) Dry/inert solid waste should be disposed outside the premises d) Dry/inert solid waste should be disposed off to the approved sites for land filling after recovering recyclable material. 	:	Shall be complied
2.	E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.	:	Shall be complied.
3.	a) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and	:	Shall be complied

	<p>Environment department before the project is commissioned for operation. Discharge of this unused treated effluent, if any should be discharge in the sewer line. Treated effluent emanating from STP shall be recycled/refused to the maximum extent possible. Discharge of this unused treated effluent, if any should be discharge in the sewer line. Treatment of 100% gray water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP.</p> <p>b) PP to give 100% treatment to sewage/ liquid waste and explore the possibility to recycle at least 50% of water, Local authority to ensure this</p>		
4.	<p>Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement</p>	:	Shall be complied
5.	<p>The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.</p>	:	Noted
6.	<p>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.</p>	:	Shall be complied
7.	<p>PP to provide adequate electric charging points for electric vehicles (EVs)</p>	:	Shall be complied
8.	<p>Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.</p>	:	Shall be complied
9.	<p>A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.</p>	:	Shall be complied

10.	Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes.	:	Shall be complied
11.	The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at parivesh.nic.in.	:	Complied. Copy of advertisement attached as annexure.
12.	A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.	:	Shall be complied
13.	The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM. SO ₂ , NO _x (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.	:	Shall be complied
C.	General EC Conditions		
1.	PP has to strictly abide by the conditions stipulated by SEAC & SEIAA.	:	Agreed
2.	If applicable Consent for Establishment" shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy shall be submitted to the Environment department before start of any construction work at the site.	:	Complied. Copy of CTE attached as Annexure.
3.	Under the provisions of Environment (Protection)	:	Noted.

	Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.		EC obtained vide Letter No. EC23B038MH126836 Dated: 21.07.2023
4.	The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in hard copies as well as by e-mail) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.	:	Shall be complied
5.	The environmental statement for each financial year ending 31 st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.	:	Shall be complied
6.	No further expansion or modifications, other than mentioned in EIA Notification, 2006 and its amendments, shall be carried out without prior approval of the SEIAA. In case of deviations or alterations in the project proposal from those submitted to SEIAA for clearance, a fresh reference shall be made to the SEIAA as applicable to assess the adequacy of conditions imposed and to add additional Environmental protection measures required, if any	:	Noted and the same shall be followed
7.	This environmental clearance is issued subject to obtaining NOC from Forestry & Wild life angle including clearance from the standing committee of the National Board for Wild life as if applicable & this environment clearance does not necessarily implies that Forestry & Wild life clearance granted to the project which will be considered separately on merit.	:	Noted



Government of India
Ministry of Environment, Forest and Climate Change
(Issued by the State Environment Impact Assessment
Authority(SEIAA), MAHARASHTRA)

To,

The Sr. Manager (E&E)
BHARAT PETROLEUM CORPORATION LIMITED
BHARAT PETROLEUM CORPORATION LTD. REFINERY
MAHUL,CHEMBUR, MUMBAI -400074

Subject: Grant of Environmental Clearance (EC) to the proposed Project Activity under the provision of EIA Notification 2006-regarding

Sir/Madam,

This is in reference to your application for Environmental Clearance (EC) in respect of project submitted to the SEIAA vide proposal number SIA/MH/INFRA2/411783/2022 dated 25 Jan 2023. The particulars of the environmental clearance granted to the project are as below.

1. EC Identification No.	EC23B038MH126836
2. File No.	SIA/MH/INFRA2/411783/2022
3. Project Type	New
4. Category	B
5. Project/Activity including Schedule No.	8(a) Building and Construction projects
6. Name of Project	BPCL Office Building
7. Name of Company/Organization	BHARAT PETROLEUM CORPORATION LIMITED
8. Location of Project	MAHARASHTRA
9. TOR Date	N/A

The project details along with terms and conditions are appended herewith from page no 2 onwards.

Date: 21/07/2023

(e-signed)
Pravin C. Darade , I.A.S.
Member Secretary
SEIAA - (MAHARASHTRA)

Note: A valid environmental clearance shall be one that has EC identification number & E-Sign generated from PARIVESH. Please quote identification number in all future correspondence.

This is a computer generated cover page.

PARIVESH

(Pro-Active and Responsive Facilitation by Interactive,
and Virtuous Environmental Single-Window Hub)



STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

No. SIA/MH/INFRA2/411783/2023
Environment & Climate Change
Department
Room No. 217, 2nd Floor,
Mantralaya, Mumbai- 400032.

To
Bharat Petroleum Corporation LTD,
Plot C-8(A), G Block, Bandra Kurla Complex,
Village, Kolkalyan, Tal. -Andheri (E), Mumbai.

Subject : Environment Clearance for proposed Commercial Project "BPCL Office Building" at Plot C-8(A), G Block, Bandra Kurla Complex, Village, Kolkalyan, Tal. -Andheri (E), Mumbai Suburban by Bharat Petroleum Corporation LTD.

Reference : Application no. SIA/MH/INFRA2/411783/2023

This has reference to your communication on the above-mentioned subject. The proposal was considered by the SEAC-2 in its 203rd meeting under screening category 8 (a) B2 as per EIA Notification, 2006 and recommend to SEIAA. Proposal then considered in 261st (Day-3) meeting of State Level Environment Impact Assessment Authority (SEIAA) held on 14.06.2023.

2. Brief Information of the project submitted by you is as below:-

Sr. No.	Description	Details	
1.	Proposal Number	SIA/MH/INFRA2/411783/2023	
2.	Name of Project	BPCL Office Building	
3.	Project category	8(a)- Building Construction, B2	
4.	Type of Institution	Public Sector Company	
5.	Project Proponent	Name	Mr. Mahendra Kumar K
		Regd. Office address	Bharat Bhavan, 4 & 6 Currimbhoy Road, Ballard Estate, Mumbai, Maharashtra - 400001.
		E-mail	mahendrakumark@bharatpetroleum.in
6.	Consultant	MITCON Consultancy & Engineering Services 1402/1403, 14th Floor, Dalamal Towers, Free Press Journal Marg, 211 Nariman Point, Mumbai, Maharashtra 400021	
7.	Applied for	New Construction Project	
8.	Location of the project	Plot C-8(A), G Block, Bandra Kurla Complex, Village-Kolkalyan, Tal. -Andheri (E), Mumbai Suburban District, Maharashtra-400051	
9.	Latitude and Longitude	Latitude 19° 3.559'N Longitude 72° 51.732'E	
10.	Total Plot Area (m ²)	4556.50	

11.	Deductions (m ²)	Nil					
12.	Net Plot area (m ²)	4556.50					
13.	Ground coverage (m ²) & %	2251.71 m ²					
14.	Proposed FSI area (m ²)	19,531.72					
15.	Proposed non-FSI area (m ²)	13,239.31					
16.	Proposed TBUA (m ²)	32,771.03					
17.	TBUA (m ²) approved by Planning Authority till date	32,771.03					
18.	Earlier EC details with Total Construction area, if any	Not Applicable					
19.	Construction completed as per earlier EC (FSI + Non FSI) (sq.m.)	Not Applicable.					
20.	Previous EC / Existing Building			Proposed Configuration			Reason for Modification / Change
	Building Name	Configuration	Height (m)	Building Name	Configuration	Height (m)	
		NA		BPCL Office Building	3 Basements + Ground + 12 Upper Floor +Terrace	62.50	
21.	Total number of tenements	Not Applicable as proposed project is Commercial Building Construction Project.					
22.	Total Population	2281					
23.	Total Water Requirements CMD	126.14					
24.	Under Ground Tank (UGT) location	Basement 03					
25.	Source of water	Brihanmumbai Municipal Corporation (BMC)					
26.	STP Capacity & Technology	85 CMD, MBR					
27.	STP Location	STP starts in second basement and extend till first basement.					
28.	Sewage Generation CMD & % of sewage discharge in sewer line	84.06 CMD 3.2% of water will be released in sewer line.					
29.	Solid Waste Management during Construction Phase	Type	Quantity (Kg/d)	Treatment / disposal			

		Dry waste	15	Shall be handed over to authorized vendor
		Wet waste	7	Treated in OWC
		Construction waste	Total 46614 CUM excavated earth is disposed of to the authorized vendor.	
30.	Solid Waste Management during Operation Phase	Type	Quantity (Kg/d)	Treatment / disposal
		Dry waste	274	Shall be handed over to authorized vendor
		Wet waste	182	Treated in OWC
		E waste	0.25	Shall be handed over to authorized vendor
		STP sludge (Dry)	3.2	Used as manure
31.	R.G. Area in sq.m.	RG required Sq.m	455.65	
		RG provided on Mother earth/Ground Sq.m.	455.65	
		Total Sq.m.	455.65	
		Existing trees on plot	None	
		Number of trees to be planted	55	
		a) In RG area Sq.m.	455.65	
		b) In Miyawaki Plantation (with area);	No Miyawaki Plantation is planned being the project is commercial and space constraints.	
32.	Power requirement:	Source of power supply:	Tata Power	
		During Construction Phase (Demand Load):	250 KVA	
		During Operation phase (Connected load):	1718 KW	
		During Operation phase (Demand load):	680 KW	
		Transformer:	1x1000kVA (W) +1x1000kVA (S)	
		DG Set:	1x320kVA +1x500kVA	
		Fuel used:	80 Ltrs/hrs for 320kVA & 110Ltrs/Hrs for 500kVA	
33.	Energy Efficiency	a) Total Energy saving (%): 47% b) Solar energy (%): 4.20%		
34.	DG Set	1x320kVA +1x500kVA		
35.	No. of 4-W & 2-W Parking with 25% EV	4 W Parking: 251 No. Transport Vehicles 7.38 No.		
36.	No. & capacity of Rain water harvesting tanks /Pits	Size and no of RWH tank(s) and Quantity:	1 Tank of 100 m3	
		Quantity and size of recharge pits:	NA.	

		Details of UGT tanks if any:	Rain water Harvesting Tank: 100 m3		
37.	Total Project Cost	222.80 Cr.			
38.	Environmental Management plan Budget during Operation phase	Component	Details	Capital Cost (Lakhs)	O&M Cost (Lakhs/Yr.)
		Storm Water	Development of storm water line	-	-
		Sewage treatment	STP	50	4
		Water treatment	-	-	-
		RWH	RWH with storage tank	35	4
		Swimming Pool	Swimming Pool	-	-
		Solid Waste	Solid Waste Management	20	4
		Hazardous waste	-	-	-
		E-waste	E-waste Management	-	-
		Green belt development	Landscape / Greenbelt Development	44.80	5
		Energy saving	Energy saving	55	5.0
		Environmental Monitoring	Environmental Monitoring of Air, Water, Noise & Soil	-	4.0
		Disaster Management	Disaster Management	204.00	22.00
39.	CER as per MoEF & CC circular dated 01/05/2018	CER cost of 3.34 Cr. Shall be implemented as a part of EMP as recommended by SEAC/SEIAA as mentioned in OM F. No. 22-65/2017-IA.III dated September 30, 2020 and its clarifications thereof.			
40.	Details of Court cases / litigations w.r.t. the project and project location if any	NA			

3. The proposal has been considered by SEIAA in its 261st (Day-3) meeting held on 14.06.2023 and decided to accord Environment Clearance to the said project under the provisions of Environment Impact Assessment Notification, 2006 subject to implantation of following terms and conditions-

Specific Conditions:

A. SEAC Conditions-

1. PP to submit IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions as per the Circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.
2. PP to obtain Tree NOC.
3. PP to submit receipt of payment of scrutiny fee as mentioned in government resolution dated 18/06/2018.
4. PP to submit revised layout of STP with area provided & % of open to sky area.
5. PP to provide monetary provision for DMP in construction & operation phase & include the same in EMP of construction & operation phase.
6. PP to submit revised energy calculation with shadow free terrace area & ensure minimum 5% energy saving from renewable sources and 20% overall energy saving in the project; PP to submit details of proposed overall 47% energy saving.
7. PP to relocate UGT to the 1st basement such that tops of the UGTs are flushed to the ground level & accordingly submit cross section of UGTs.
8. PP to relocate OWC to the ground level & submit revised location & layout of OWC.
9. PP to submit RG area calculation with triangular method; PP to convert minimum 5% of total RG area in to Miyawaki plantation & include the cost of same in EMP; PP to revise tree list including trees to be planted in Miyawaki plantation.
10. PP to use advanced technologies like foggers for dust suppression in addition to sprinkling of water in construction phase & include the cost of same in construction phase EMP.
11. PP to provide portable STP during construction phase & include the cost of same in construction phase EMP; PP to provide basement ventilation and air cleaning system & include cost of basement ventilation and air cleaning system in the EMP and accordingly submit revised EMP of construction & operation phase.

B. SEIAA Conditions-

1. PP has provided mandatory RG area of 455.65 m² on ground. Local planning authority to ensure the compliance of the same.
2. This EC is restricted up to 57.5 m height as per CFO NOC.
3. EC is also restricted up to 51.06 m height as per Civil Aviation NOC.
4. PP to keep open space unpaved so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.
5. PP to achieve at least 5% of total energy requirement from solar/other renewable sources.
6. PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF & CC vide F.No.22-34/2018-IA.III dt.04.01.2019.
7. SEIAA after deliberation decided to grant EC for – FSI – 19,531.72 m², Non FSI- 13,239.31 m², Total BUA- 32,771.03 m². (Plan approval No. TCP(P-2)/BKC-27 (CC)/G/C-89/BPCL/182/2023, dated-27.02.2023)

General Conditions:

a) Construction Phase :-

- I. The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. Disposal of muck, Construction spoils, including bituminous material during construction phase should not create any adverse effect on the neighbouring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in the approved sites with the approval of competent authority.
- III. Any hazardous waste generated during construction phase should be disposed of as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.
- IV. Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.
- V. Arrangement shall be made that waste water and storm water do not get mixed.
- VI. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.
- VII. The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.
- VIII. Permission to draw ground water for construction of basement if any shall be obtained from the competent Authority prior to construction/operation of the project.
- IX. 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.
- X. The Energy Conservation Building code shall be strictly adhered to.
- XI. All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
- XII. Additional soil for levelling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.
- XIII. Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.
- XIV. PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance.
- XV. The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.
- XVI. Vehicles hired for transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport & Highways Department. The vehicle shall be adequately covered to avoid spillage/leakages.
- XVII. Ambient noise levels should conform to 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 should be made to

reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.

- XVIII. Diesel power generating sets proposed as source of backup power for elevators and common area illumination during construction phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel is preferred. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.
- XIX. Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell /designated person.

B) Operation phase:-

- I. a) The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the premises. c) Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.
- III. a) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Treated effluent emanating from STP shall be recycled/ reused to the maximum extent possible. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP. b) PP to give 100 % treatment to sewage /Liquid waste and explore the possibility to recycle at least 50 % of water, Local authority should ensure this.
- IV. Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement.
- V. The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.
- VI. 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.
- VII. PP to provide adequate electric charging points for electric vehicles (EVs).
- VIII. Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.
- IX. A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.
- X. Separate funds shall be allocated for implementation of environmental protection

measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes.

- XI. The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at parivesh.nic.in
- XII. A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.
- XIII. The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, SO₂, NO_x (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.

C) General EC Conditions:-

- I. PP has to strictly abide by the conditions stipulated by SEAC & SEIAA.
- II. If applicable "Consent for Establishment" shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy shall be submitted to the Environment department before start of any construction work at the site.
- III. Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.
- IV. The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in hard copies as well as by e-mail) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.
- V. The environmental statement for each financial year ending 31st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.
- VI. No further Expansion or modifications, other than mentioned in the EIA Notification, 2006 and its amendments, shall be carried out without prior approval of the SEIAA. In case of deviations or alterations in the project proposal from those submitted to SEIAA for clearance, a fresh reference shall be made to the SEIAA as applicable to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.
- VII. This environmental clearance is issued subject to obtaining NOC from Forestry & Wild life angle including clearance from the standing committee of the National Board

for Wild life as if applicable & this environment clearance does not necessarily implies that Forestry & Wild life clearance granted to the project which will be considered separately on merit.

4. The environmental clearance is being issued without prejudice to the action initiated under EP Act or any court case pending in the court of law and it does not mean that project proponent has not violated any environmental laws in the past and whatever decision under EP Act or of the Hon'ble court will be binding on the project proponent. Hence this clearance does not give immunity to the project proponent in the case filed against him, if any or action initiated under EP Act.
5. This Environment Clearance is issued purely from an environment point of view without prejudice to any court cases and all other applicable permissions/ NOCs shall be obtained before starting proposed work at site.
6. In case of submission of false document and non-compliance of stipulated conditions, Authority/ Environment Department will revoke or suspend the Environment clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.
7. Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification, 2006, amended from time to time.
8. The above stipulations would be enforced among others under the Water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention and Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986 and rules there under, Hazardous Wastes (Management and Handling) Rules, 1989 and its amendments, the public Liability Insurance Act, 1991 and its amendments.
9. Any appeal against this Environment clearance shall lie with the National Green Tribunal (Western Zone Bench, Pune), New Administrative Building, 1st Floor, D-Wing, Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.



Pravin Darade
(Member Secretary, SEIAA)

Copy to:

1. Chairman, SEIAA, Mumbai.
2. Secretary, MoEF & CC, IA- Division MOEF & CC
3. Member Secretary, Maharashtra Pollution Control Board, Mumbai.
4. Regional Office MoEF & CC, Nagpur
5. District Collector, Mumbai Suburban.
6. Commissioner, Municipal Corporation of Greater Mumbai.
7. Regional Officer, Maharashtra Pollution Control Board, Mumbai.

Signature Not Verified

Digitally signed by Shri Pravin C.
Darade , I.A.S.
Member Secretary

Date: 7/21/2023 5:21:59 PM

MAHARASHTRA POLLUTION CONTROL BOARD

Tel: 24010706/24010437
Fax: 24023516
Website: <http://mpcb.gov.in>
Email: cac-cell@mpcb.gov.in



Kalpataru Point, 2nd and
4th floor, Opp. Cine Planet
Cinema, Near Sion Circle,
Sion (E), Mumbai-400022

Infrastructure/ORANGE/L.S.I

No:- Format1.0/CC/UAN No.0000174584/CE/2310000863

Date: 11/10/2023

To,
M/s. BPCL Office Building, Plot C-8(A), G
Block, Bandra Kurla Complex, Village-
Kolekalyan, Tal.-Andheri (E), Mumbai.



Sub: Consent to Establish for Proposed Commercial Construction Project.

- Ref:**
1. Application Submitted by SRO-Mumbai-II
 2. Minutes of 15th CC meeting dtd-21.09.2023.

Your application NO. MPCB-CONSENT-0000174584

For: grant of 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 / Renewal of Authorization under Rule 6 of the Hazardous & Other Wastes (Management & Transboundary Movement) Rules 2016 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 upto commissioning of project or up to 5 year whichever is earlier.**
2. **The capital investment of the project is Rs.345.5015 Cr. (As per C.A Certificate submitted by industry).**
3. **The Consent to Establish is valid for Proposed Commercial Construction Project named as M/s. BPCL Office Building, Plot C-8(A), G Block, Bandra Kurla Complex, Village-Kolekalyan, Tal.-Andheri (E), Mumbai on Total Plot Area of 4556.50 Sq.Mtrs for construction BUA of 32,771.03 Sq.Mtrs as per EC granted dated-21.07.2023 including utilities and services**

Sr.No	Permission Obtained	Plot Area (SqMtr)	BUA (SqMtr)
1	Environmental Clearance issued dtd-21.07.2023	4556.50	32771.03

4. **Conditions under Water (P&CP), 1974 Act for discharge of effluent:**

Sr No	Description	Permitted (in CMD)	Standards to	Disposal
1.	Trade effluent	Nil	NA	NA
2.	Domestic effluent	84.06	As per Schedule - I	The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, 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:**

Stack No.	Description of stack / source	Number of Stack	Standards to be achieved
S-1	DG Set- 320 KVA	1	As per Schedule -II
S-2	DG Set- 500 KVA	1	As per Schedule -II

6. **Conditions under Solid Waste Rules, 2016:**

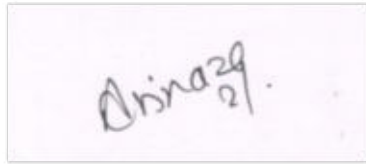
Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Biodegradable waste	182 Kg/Day	OWC	use as manure
2	Non-Biodegradable waste	274 Kg/Day	Segregation	Handed over to local recycler for recycling
3	STP Sludge	6 Kg/Day	drying	use as manure

7. **Conditions under Hazardous & Other Wastes (M & T M) Rules 2016 for Collection, Segregation, Storage, Transportation, Treatment and Disposal of hazardous waste:**

Sr No	Category No.	Quantity	UoM	Treatment	Disposal
1	5.2 Used or spent oil	5	Ltr/M	Collection	Sale to authorized Recycler

8. This 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 agencies.
10. PP shall provide STP so as to achieve the treated domestic effluent standard for the parameter BOD-10 mg/lit.
11. The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be utilized on land for gardening.
12. PP shall extend/submit BG to from total sum of Rs. 10 Lakhs towards compliance of EC and consent to establish condition.
13. Project Proponent shall install online monitoring system for the parameter pH, SS, BOD and flow at the outlet of STP.
14. Project Proponent shall provide Organic waste digester with composting facility or biodigester with composting facility.
15. Project Proponent shall comply the Construction and Demolition Waste Management Rules, 2016 which is notified by Ministry of Environment, Forest and Climate Change dtd.29/03/2016.
16. The project proponent shall make provision of charging of electric vehicles in atleast 30 % of total available parking area.

17. The project proponent shall take adequate measures to control dust emission and noise level during construction phase.
18. The Project Proponent shall comply with the Environmental Clearance obtained dtd-21.07.2023 for construction project having total plot area of 4556.50 Sq.mtrs and total construction BUA of 32771.03 Sq.mtrs as per specific condition of EC.
19. PP shall submit an affidavit in Boards prescribed format within 15 days regarding compliance of C to E & Environmental Clearance/CRZ Clearance.



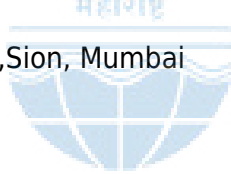
Signed by: **Dr. Avinash Dhakne**
 Member Secretary
 For and on behalf of
Maharashtra Pollution Control Board
 ms@mpcb.gov.in
 2023-10-11 22:45:32 IST

Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	691003.00	MPCB-DR-20055	06/07/2023	NEFT

Copy to:

1. Regional Officer, MPCB, Mumbai and Sub-Regional Officer, MPCB, Mumbai II
 - They are directed to ensure the compliance of the consent conditions.
 - They are directed to obtained B.G. of Rs.10.0 Lakhs towards compliance of consent condition & E.C. Compliance.
2. Chief Accounts Officer, MPCB, Sion, Mumbai



SCHEDULE-I

Terms & conditions for compliance of Water Pollution Control:

- 1) A] As per your application, you have proposed to provide MBBR Technology based Sewage Treatment Plants (STPs) of combined capacity **85 CMD for treatment of domestic effluent of 84.06 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	Limiting concentration not to exceed in mg/l, except for pH
1	pH	5.5-9.0
2	BOD	10
3	COD	50
4	TSS	20
5	NH4 N	5
6	N-total	10
7	Fecal Coliform	less than 100

- C] The treated domestic effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be utilized on land for gardening and 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) **The Applicant shall comply with the provisions of the Water (Prevention & Control of Pollution) Act,1974 and as amended, 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	0.00
2.	Domestic purpose	126.14
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

- 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.

SCHEDULE-II

Terms & conditions for compliance of Air Pollution Control:

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

Stack No.	Source	APC System provided/proposed	Stack Height(in mtr)	Type of Fuel	Sulphur Content(in %)	Pollutant	Standard
S-1	DG Set-320 KVA	Acoustic Enclosure	30.00	HSD 67.2 Kg/Hr	1	SO ₂	32.25 Kg/Day
S-2	DG Set-500 KVA	Acoustic Enclosure	30.00		1	SO ₂	32.25 Kg/Day

- 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.

Total Particular matter	Not to exceed	150 mg/Nm ³
-------------------------	---------------	------------------------

- 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).
- 5) **Conditions for utilities like Kitchen, Eating Places, Canteens:-**
- The kitchen shall be provided with exhaust system chimney with oil catcher connected to chimney through ducting.
 - The toilet shall be provided with exhaust system connected to chimney through ducting.
 - The air conditioner shall be vibration proof and the noise shall not exceed 68 dB(A).
 - The exhaust hot air from A.C. shall be attached to Chimney at least 5 mtrs. higher than the nearest tallest building through ducting and shall discharge into open air in such a way that no nuisance is caused to neighbors.

SCHEDULE-III

Details of Bank Guarantees:

Sr. No.	Consent(C2E/C2 O/C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	Consent to Establish	10 Lakhs	within 15 days	Towards compliance of consent condition	upto commissioning of unit or five years	upto commissioning of unit or five years

** 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.
Existing BG obtained for above purpose if any may be extended for period of validity as above.

BG Forfeiture History

Srno.	Consent (C2E/C2O/C2R)	Amount of BG imposed	Submission Period	Purpose of BG	Amount of BG Forfeiture	Reason of BG Forfeiture
NA						

BG Return details

Srno.	Consent (C2E/C2O/C2R)	BG imposed	Purpose of BG	Amount of BG Returned
NA				

SCHEDULE-IV

Conditions during construction phase

A	During construction phase, applicant shall provide temporary sewage and MSW treatment and disposal facility for the staff and worker quarters.
B	During construction phase, the ambient air and noise quality shall be maintained and should be closely monitored through MoEF approved laboratory.
C	Noise should be controlled to ensure that it does not exceed the prescribed standards. During night time 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 Solid Waste Management Rule 2016, 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) Industry 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) Industry should make efforts to bring down noise level due to DG set, outside industrial 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 MoEFCC, India on Environment (Protection) second Amendment Rules vide GSR 371(E) dated 17.05.2002 and its amendments 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 Solid Waste Management Rule 2016 & 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.

This certificate is digitally & electronically signed.



Format No. EME/LAB/Format 7.8/TR

Test Report

Report Number : MITCON/2024-25/November/11571

Issue Date: 28/11/2024

Client's Name & Address	Sample Details	
BPCI Bharat Bhavan ,4 & 6 currimbhoy road, Ballard estate,Mumbai Site Name & Address: Plot C-8 (A) G block ,Bandra kurla complex Village kolekalyan Andheri east mumbai	Sample Code	MITCON/2024-25/November/11571/1
	Name of Sample	Water
	Sample Details	Drinking Water
	Sample container Details	2 lit plastic can +100 ml sterile bottle
	Sample Collected By	MITCON
	Method of sampling	IS 3025(Part I)
	Sample Collected On	21/11/2024
	Date of Sample Receipt	22/11/2024
	Analysis Start Date	22/11/2024
	End Date of Analysis	28/11/2024

ANALYSIS RESULTS

Sr. No.	Parameters	Results	Unit	IS:10500:2012 Required Standards	Test Methods
CHEMICAL POTABILITY					
1.	pH at 25 °C	7.32	-	6.50 to 8.50	APHA 4500 H+, A, 4-95 23 rd Ed 2017
2	Turbidity	<1	NTU	≤ 1	IS: 3025 Part-10 (Rev.1,RA:2012)
3	Total Dissolved Solids	64.10	mg/l	≤ 500	APHA 2540 C, 2-69 to 2-70 , 23 rd Ed 2017
4	Total Hardness as CaCO ₃	32.10	mg/l	≤ 200	APHA 2340 C ,2-48to 2-50,23 rd Ed 2017
5	Calcium as Ca	6.54	mg/l	≤ 75	APHA 3500 Ca B, 3.-69 to 3-70,23 rd Ed 2017
6	Magnesium as Mg	4.28	mg/l	≤ 30	APHA 3500 Mg B, 3.-86 ,23 rd Ed 2017
7	Chloride as Cl ⁻	7.14	mg/l	≤ 250	APHA 4500 Cl B,4-75 to 4-76,23 rd Ed 2017
8	Sulphate as SO ₄	<5	mg/l	≤ 200	APHA 4500 SO ₄ -E,4-199 to 4-200 23 rd Ed 2017.
9	Nitrate as NO ₃	<1	mg/l	≤ 45	APHA 4500 NO ₃ - B 4-127 23 rd Ed 2017
10	Iron (as Fe)	<0.05	mg/l	≤ 0.3	APHA 3111 B, 3-18 to 3-21, 23 rd Ed 2017(AAS)
BACTERIOLOGICAL POTABILITY					
01	Total Coliforms	<2	MPN/100ml	Absent	IS: 15185:2016
02	Fecal Coliforms	<2	MPN/100ml	N.S	IS: 1622 (R.A 1 2009)

REMARKS / OBSERVATIONS:

For MITCON Consultancy & Engineering Services Ltd.

Checked By

(Mrs. Kadambari Deshmukh)



40

Authorized Signatory

Dr. Sandeep Jadhav
Quality Manager/HOD

- This Report is valid for tested sample only.
- This Report shall not be reproduced except in full & with written permission of MITCON.
- This Report should not be used for advertisement / judicial purpose.
- Customer complaint register is available in the laboratory.

Format No. EME/LAB/Format 7.8/TR

Test Report

Report Number : MITCON/2024-25/November/11571

Issue Date: 28/11/2024

Client's Name & Address	Sample Details	
BPCL Bharat Bhavan ,4 & 6 currimbhoy road, Ballard estate,Mumbai Site Name & Address: Plot C-8 (A) G block ,Bandra kurla complex Village kolekalyan Andheri east mumbai	Sample Code	MITCON/2024-25/November/11571/2
	Name of Sample	Soil
	Sample Details	Project Site Soil
	Sample Collected By	MITCON
	Sample Collected On	21/11/2024
	Date of Sample Receipt	22/11/2024
	Analysis Start Date	22/11/2024
	End Date of Analysis	28/11/2024

ANALYSIS RESULTS

Sr. No.	Parameters	Results	Unit	Test Method
01	Texture	Silty Loam	-	EME/SOP/SOIL/TEXTURE
02	Percentage Of Different Components			
	Sand	37	%	EME/SOP/SOIL/TEXTURE
	Silt	20	%	
	Clay	43	%	
03	Soil Moisture	8.15	%	IS 2720 Part II1973
04	Bulk Density	1.10	gm/cm ³	EME/LAB/SOIL/Bulk Density
05	Organic Matter	0.38	%	IS 2720(part22)1972,Rev1,2015
06	Calcium (as Ca)	89.90	mg/kg	EME/LAB/SOIL/Calcium
07	Magnesium (as Mg)	51.43	mg/kg	EME/LAB/SOIL/Magnesium
08	Available Nitrogen	91.16	kg/ha	EME/LAB/SOIL/Available nitrogen
09	Phosphorous (as P)	8.12	kg/ha	EME/LAB/SOIL/Phosphate
10	Potassium (as K)	141.16	kg/ha	EME/LAB/SOIL/Potassium
11	Iron (as Fe)	0.59	mg/kg	EME/LAB/SOIL/Micronutrients/AAS
12	Zinc (as Zn)	0.21	mg/kg	EME/LAB/SOIL/Micronutrients/AAS
13	Copper (as Cu)	0.27	mg/kg	EME/LAB/SOIL/Micronutrients/AAS
14	Sodium	35.8	mg/kg	EME/LAB/SOIL/Micronutrients/AAS
15	Manganese (as Mn)	<0.05	mg/kg	EME/LAB/SOIL/Micronutrients/AAS
16	Total Chromium (as Cr)	<0.05	mg/kg	EME/LAB/SOIL/Micronutrients/AAS
17	Nickel (as Ni)	<0.02	mg/kg	EME/LAB/SOIL/Micronutrients/AAS
18	Cadmium (as Cd)	<0.05	mg/kg	EME/LAB/SOIL/Micronutrients/AAS
19	Lead (as Pb)	<0.1	mg/kg	EME/LAB/SOIL/Micronutrients/AAS
20	pH	8.19	--	IS 2720 (Part 26) 1987,Rev..2,Reaff 2011
21	Conductivity	714.2	µs/cm	IS 14767,2000,Reaff 2016
22	Organic Carbon	0.22	%	C.A.Black Agronomy

For MITCON Consultancy & Engineering Services Ltd.

Checked By

(Mrs. Kadambari Deshmukh)



Authorized Signatory

Dr. Sandeep Jadhav

Quality Manager/HOD

- This Report is valid for tested sample only.
- This Report shall not be reproduced except in full & with written permission of MITCON.
- This Report should not be used for advertisement / judicial purpose.
- Customer complaint register is available in the laboratory.

Format No. EME/LAB/Format 7.8/TR

Test Report

Report Number : MITCON/2024-25/November/11571

Issue Date: 28/11/2024

Client's Name & Address	Reference No.	MITCON/2024-25/November/11571/3
BPCL Bharat Bhavan ,4 & 6 currimbhoy road, Ballard estate,Mumbai	Date of Monitoring	21/11/2024
	Type of Monitoring	Ambient Air
	Test Location	Main Gate
	Monitoring Done By	MITCON
Site Name & Address: Plot C-8 (A) G block ,Bandra kurla complex Village kolekalyan Andheri east mumbai	Date of Analysis	22/11/2024

RESULT

Sr. No.	Description	Unit	Results	NAAQ Standards
01	Sulphur Dioxide (SO ₂)	µg/M ³	9.78	≤ 80
02	Oxides of Nitrogen (NOx)	µg/M ³	15.45	≤ 80
03	Particulate Matter PM ₁₀ micron	µg/M ³	59.10	≤ 100
04	Particulate Matter PM _{2.5} micron	µg/M ³	38.44	≤ 60

REMARKS/OBSERVATIONS:

All above results are within National Ambient Air Quality standards

For MITCON Consultancy & Engineering Services Ltd.


Checked By

(Mrs. Kadambari Deshmukh)



Authorized Signatory

Dr. Sandeep Jadhav

Quality Manager/HOD



- This Report is valid for Tested sample only.
- This Report shall not be reproduced except in full & with written permission of MITCON.
- This Report should not be used for advertisement / judicial purpose.
- Customer complaint register is available in the laboratory.

Format No. EME/LAB/Format 7.8/TR

Test Report

Report Number : MITCON/2024-25/November/11571

Issue Date: 28/11/2024

Client's Name & Address	Reference No.	MITCON/2024-25/November/11571/4
BPCL Bharat Bhavan ,4 & 6 currimbhoy road, Ballard estate,Mumbai Site Name & Address: Plot C-8 (A) G block ,Bandra kurla complex Village kolekalyan Andheri east mumbai	Date of Monitoring	21/11/2024
	Type of Monitoring	Ambient Noise
	Monitoring Done By	MITCON
	Duration Of Monitoring	24 Hrs.

READINGS

Sr. No.	Test Location	Unit	Day Time 06:00 am to 10:00 pm	Limits as per MPCB Day Time	Night Time 10:00 pm to 06:00 am	Limits as per MPCB Night Time
01	Project Site	dB(A)	51.7	≤55	41.2	≤45

For MITCON Consultancy & Engineering Services Ltd.

Kadambari
Checked By

(Mrs. Kadambari Deshmukh)

SD

Authorized Signatory

Dr. Sandeep Jadhav

Quality Manager/HOD



- This Report is valid for tested sample only.
- This Report shall not be reproduced except in full & with written permission of MITCON.
- This Report should not be used for advertisement / judicial purpose.
- Customer complaint register is available in the laboratory.