Whispering Heights Real Estate Private Limited

CIN : U70109MH2016PTC286771
Regd. Off. : Raheja Tower, Plot No.C-30, Block 'G', Bandra Kurla Complex, Bandra (E), Mumbai - 400 051.
Phone : +91-22-2656 4000 Fax : +91-22-2656 4004 Website : www.whisperingheights.co.in

Date: 18th May 2026

To,
The Chief Conservator of Forest,
Ministry of Environment, Forests & Climate
Regional Office (WCZ), Ground Floor, East Wing,
New Secretariat Building, Civil Lines, Nagpur- 440001

Sub: Submission of Six-Monthly Environmental Clearance Compliance Status Report for the period of **October 2025 – March 2026**.

Ref.:
1. Environmental Clearance Letter granted for proposed IT & ITES / Commercial building project vide Clearance Letter No. SEIAA-EC-0000000397 Dated – 1st September 2018.
2. Environmental Clearance for proposed Amendment & Expansion in EC for Commercial project vide Clearance Letter F. No. SEIAA-EC-0000002080 dtd. 27th January 2020.
3. Environment Clearance for Proposed Amendment & Expansion in Environmental Clearance obtained vide no. EC23B038MH186963 dated 18.05.2023.

Dear Sir,

With reference to the above, we wish to inform you that we have been granted Environmental clearance for our proposed Commercial Project at Plot No 130 of Worli Scheme No. 52, CS No. 1618 of Lower Parel division, Mumbai by Environment Department.

We are submitting six monthly Environmental Clearance Compliance Status Report for the months **October 2025 – March 2026** along with the relevant document needed for the submission as mentioned below:

- Data sheet
- Compliance Status report
- Post Monitoring Report (October 2025 – March 2026)

Hope the above is in compliance with your requirement.

Thanking You,
Yours faithfully,
For M/s. Whispering Height Real Estate Pvt. Ltd.

N. K. Mehta

Nikhil Mehta
Encl: a/a

CC to:

- **The Member Secretary, Maharashtra Pollution Control Board, 3rd Floor, Kalpataru Point, Sion, Mumbai- 400 022.**
- **Central Pollution Control Board, Parivesh Bhavan, Opp. VNC word office No. 10, Subhanpura, Vadodara.**

MONITORING THE IMPLEMENTATION OF ENVIRONMENTAL SAFEGUARDS

MINISTRY OF ENVIRONMENT & FORESTS
REGIONAL OFFICE (W), NAGPUR
Monitoring Report
PART – I
DATA SHEET

1.	Project type: River –Valley/ Mining/ Industry/ Thermal/ Nuclear/ other (specify)	:	**Commercial Project**
2.	Name of the project	:	Proposed Commercial Project on Plot bearing Plot No. 130 of Worli Scheme No 52, CS No. 1618 of Lower Parel division, Mumbai
3.	Clearance letter (s)/OM no. and date	:	• Environmental Clearance is granted from Environment Department vide letter No. SEIAA-EC-0000000397 dated: 1st September 2010. • Environment Clearance for Proposed Amendment & Expansion in Environmental Clearance obtained vide no. SEIAA-EC-0000002080 dated 27th January 2020. • Environment Clearance for Proposed Amendment & Expansion in Environmental Clearance obtained vide no. EC23B038MH186963 dated 18.05.2023. • Corrigendum in Environment Clearance vide no. SIA/MH/MIS/304940/2023 dated 05.02.2024
4.	Location		
	(a) District	:	Mumbai
	(b) State	:	Maharashtra
	(c) Latitude / Longitude	:	Latitude: 19⁰0' 20.91" North Longitude: 72⁰ 49' 14.87" East
5.	(a) Address for correspondence		
	(b) Address of Executive Project Engineer/ Manager (with pin code / Fax)	:	Mr. Sudipta Ray **M/s. Whispering Height Real Estate Pvt. Ltd.** Plot No 130 of Worli Scheme No. 52, CS No. 1618 of Lower Parel division, Mumbai
6.	Salient Features		
	(a) Of the project	:	Total Plot Area (sq. m.): 11,996.96 m² Deduction: 7,63.07 m² Net Plot area 11,232.93 m²

Whispering Heights Real Estate Private Limited

			Proposed Built-up Area (FSI & Non-FSI): FSI area (sq. m.): 76,304.11 m² Non FSI area (sq. m.): 85,201.69 m² Total BUA area (sq. m.): 1,61,505.80 m²
	(b) Of Environmental Management Plans	:	1) Implementation of Rainwater harvesting tanks (2 nos.). 2) Implementation of Solar lights for common areas. 3) Installation of Solid Waste Composting Plant 4) Use of Ready-Mix Concrete. 5) Implementation of Sewage Treatment Plant
7.	Break up of the project area		
	(a) Submergence area: forest & non forest.	:	Nil
	(b) Others	:	The entire project area is non-agricultural land.
8.	Break up of the project affected population with enumeration of those losing houses /dwelling units only, agricultural land only, both dwelling units & agricultural land & landless labourers /artisan.	:	Nil
	(a) SC, ST /Adivasis	:	Nil.
	(b) Others (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 and years of survey)	:	Nil.
9.	Financial details		
	(a) Project cost as originally planned and sub-sequent revised estimates and the year of price reference.	:	Estimated Cost of Project- Rs. 1385 Cr
	(b) Allocation made for environmental management plans with item wise and year wise break-up.	:	Capital Cost - Rs. 1275 Lakh O & M Cost – Rs. 114.5 Lakh/ Annum
	(c) Benefit cost ratio/Internal rate of Return and the year of assessment	:	Yet to finalize
	(d) Whether (c) include the cost of environmental management as shown in the above.	:	Not applicable since (c) is yet to be finalized.
	(e) Actual expenditure incurred on the project so far	:	Rs. 2385.12 Cr.
	(f) Actual expenditure incurred on	:	Rs. 7.29 Cr.

	the environmental management plans so far		
10.	Forest land requirement.	:	The land is a non-forest land
	(a) The status of approval for diversion of forest land for non-forestry use	:	Not applicable.
	(b) The status of clearing felling	:	Not applicable.
	(c) The status of compensatory afforestation, if any	:	Not applicable.
	(d) Comments on the viability & sustainability of compensatory afforestation programme in the light of actual field experience so far	:	Not applicable.
11.	The status of clear felling in non-forest areas (such as submergence area of reservoir, approach roads), if any with quantitative information	:	Nil.
12.	Status of construction.	:	Part OC received till 32nd Office floor.
	a) Date of commencement (Actual and / or planned)	:	December 2018
	b) Date of completion (Actual and/ or planned)	:	June 2024
13.	Reason for the delay if the project is yet to start.	:	Not applicable
14.	Dates of site visits		
	(a) The dates on which the project was monitored by the Regional Office on previous occasions, if any	:	Nil
	(b) Date of site visit for this monitoring report	:	October 2025 – March 2026
15.	Details of correspondence with project authorities for obtaining action plans / information on status of compliance to safeguards other than the routine letters for logistic support for site visits. The first monitoring report may contain the details of all the letters issued so far, but the later reports may cover only the letters issued subsequently.	:	• Environmental Clearance Letter No. SEIAA-EC-0000000397 Dated: 01.09.2018 and • Amendment & Expansion in EC vide SEIAA-EC-0000002080 dated 27th Jan'2020 • Amendment & Expansion in Environmental Clearance obtained vide no. EC23B038MH186963 dated 18.05.2023. • Corrigendum in Environment Clearance vide no. SIA/MH/MIS/304940/2023 dated 05.02.2024

Whispering Heights Real Estate Private Limited

HALF YEARLY COMPLIANCE STATUS REPORT

Ref	• Environmental Clearance is granted from Environment Department vide letter No. SEIAA-EC-0000000397 dated: 1st September 2018. **Annexure – II (A)** • Environment Clearance for Proposed Amendment & Expansion in Environmental Clearance obtained vide no. SEIAA-EC-0000002080 dated 27th January 2020. **Annexure - II (B)** • Environment Clearance for Proposed Amendment & Expansion in Environmental Clearance obtained vide no. EC23B038MH186963 dated 18.05.2023. **Annexure III(C)** • Corrigendum in Environment Clearance vide no. SIA/MH/MIS/304940/2023 dated 05.02.2024. **Annexure III(D)**
To	M/s. Whispering Heights Real Estate Private Limited.
For	Proposed Commercial Project located at plot no 130 of Worli Scheme No 52, CS No 1618 of Lower Parel division, Mumbai by Whispering Heights Real Estate Pvt. Ltd.
Status	Part OC received till 32nd Office floor. **(Annexure III)**

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 thereunder as per the circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.	The plan is approved by Municipal Corporation of Greater Mumbai vide No. MCGM vide No. CHE/CTY/1808/G/S/337 (NEW)/337/7/Amend dated. 28.11.2022. The copy of the Approved plan enclosed as **Annexure IV.**
2.	PP to submit following updated NOCs & remarks: a)CFO NOC; b) Tree NOC; c) HRC NOC.	Yes we have obtained updated NOCs & remarks. Copy of CFO NOC is enclosed as **Annexure V** Copy of Tree NOC is enclosed as **Annexure VI** Copy of HRC NOC is enclosed as **Annexure VII**
3.	PP to submit Architect certificate mentioning FSI, Non-FSI wise, configuration wise construction done on site as per earlier ECs received to the project.	Architect Certificate mentioning FSI, Non-FSI wise, configuration wise construction done on site as per earlier ECs is enclosed as **Annexure VIII.**
4.	PP to submit latest certified compliance report of earlier EC from Regional Office, MoEF&CC, Nagpur.	We have obtained the certified compliance report of earlier EC from Regional Office, MoEF&CC, Nagpur. Copy of the Certified

		Compliance Report enclosed as **Annexure IX.**
5.	PP to submit revised water balance chart.	Revised water balance chart is enclosed as **Annexure X.**
6.	PP to provide basement ventilation and air cleaning system & include cost of basement ventilation and air cleaning system in the EMP and submit revised EMP.	We hereby confirm that, we will provide basement ventilation and air cleaning system in the project. Cost (Capital Cost Rs. 350 Cr. & O & M Cost Rs. 3.5 Lakhs / Annum) of the same is already included in EMP.
7.	PP to ensure that the energy savings from renewable sources shall be minimum 5 % or submit registered power purchase agreement with green energy supplier for utilizing 10% green energy within the project site.	Undertaking regarding purchase of 10% green energy during operation phase of the project is enclosed as **Annexure XI**
D.	**SEIAA Conditions-**	
1.	This EC is restricted up to 177.60 m height as per HRC NOC.	Noted. Copy of HRC NOC is enclosed as **Annexure VII**
2.	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.	Noted.
3.	PP to achieve at least 5% of total energy requirement from solar/other renewable sources.	Undertaking regarding purchase of 10% green energy during operation phase of the project is enclosed as **Annexure XI.**
4.	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.	Noted.
5.	SEIAA after deliberation decided to grant EC for — FSI —76304.08 m2, Non FSI-85,201.69 m2, Total BUA-1,61,505.77 m2. (Plan approval No.	Noted.

	CHE/CTY/1808/G/S /337(NEW) /33/7/7/Amend, dated-28.1.1.2022)	
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.	The construction debris will be disposed as per Construction and Demolition and Desilting Waste (Management and Disposal) Rules 2016
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.	The quantity of sub-stratum removed during excavation for building foundation will be disposed to backfill as per approval received from MCGM & SWM. SWM NOC is enclosed as **Annexure – XII.** Proper debris management plan will be in place during excavation.
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.	Hazardous waste generated will be disposed of as per MPCB norms. Copy of Hazardous Waste Return (Form – IV) 2024-2025 is enclosed herewith as **Annexure – XIII** for your ready reference.
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.	Noted. Adequate drinking water and sanitary facilities are provided for construction workers at the site. Source of water will be MCGM.
V.	Arrangement shall be made that wastewater and storm water do not get mixed.	Arrangement will be made such as dual / separate plumbing lines for wastewater and storm water to avoid possible mixing of same.
VI.	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.	The measures such as, use of ready-mix concrete, curing compound, admixture is being used to reduce water demand during construction phase.

VII.	The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.	There is no ground water source at site.
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.	Not applicable as there is no ground water source at site.
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.	Yes, low flow rate fixtures and low flush cisterns will be used during operation phase to minimize loss of water.
X.	The Energy Conservation Building code shall be strictly adhered to.	Yes we will adhere to Energy Conservation Building code.
XI.	All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.	There was an existing building at site which was demolished. Topsoil cannot be used for horticulture purposes
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.	Additional soil for leveling of the proposed site will be generated within the site.
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.	Regular monitoring of soil is carried out at site. Please refer Post Monitoring Reports enclosed as **Annexure – I**. There is no ground water source at site.
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.	Yes we will 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.

Whispering Heights Real Estate Private Limited

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.	Noted, currently we are not using DG at construction site.
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.	The vehicles hired for bringing construction material at site are thoroughly checked with valid PUC certificate & operated only during daytime.
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.	Quarterly Noise monitoring is done. Environmental monitoring report is enclosed as **Annexure - I.**
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.	DG sets will be used as backup, care is taken that adequate acoustic is provided to prevent noise and should conform to rules made under the Environment (Protection) Act 1986, prescribed for air and noise emission standards.
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	Regular supervision of the above and other measures for monitoring is being ensured by company officials. Monitoring is carried out throughout construction

<table>
<tr><td></td><td>surroundings by a separate environment cell /designated person.</td><td>phase to avoid disturbance to the surroundings.</td></tr>
<tr><td></td><td></td><td></td></tr>
<tr><td></td><td>B) Operation phase:-</td><td></td></tr>
<tr><td>I.</td><td>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.</td><td>Solid Waste Management during operation Phase is as under:
<table>
<tr><th>Type</th><th>Qty.</th><th>Disposal</th></tr>
<tr><td>Dry Waste</td><td>1,018 kg/d</td><td>Handed over to local body</td></tr>
<tr><td>Wet Waste</td><td>1,528 kg/d</td><td>1 Mechanical Composting Unit of capacity 1600 kgs/day</td></tr>
</table></td></tr>
<tr><td></td><td></td><td></td></tr>
<tr><td>II.</td><td>E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.</td><td>Currently there is no generation of E-Waste. If there is any generation of E-Waste within the site, it will be disposed of through an authorized vendor.

We have also submitted E- Waste Return (Form – III) for the year 2024-2025. A copy of E- Waste Return submitted is enclosed herewith as Annexure – XIV for your ready reference.</td></tr>
<tr><td></td><td></td><td></td></tr>
<tr><td>III.</td><td>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 give100 % treatment to sewage /Liquid waste and explore the possibility to recycle at least 50 % of water, Local authority should ensure this.</td><td>One STP will be provided with a capacity of 600 m^3/day.

The wastewater generated 541 m^3/day will be treated in sewage treatment plant with (tertiary level treatment facility) and after treatment this water will be reused for flushing and gardening. There will be no discharge of treated water outside plot and if any, will be maintain the norms and standards prescribed by Maharashtra State Pollution Control Board.</td></tr>
</table>

Whispering Heights Real Estate Private Limited

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.	Yes, all the facilities will be in place prior to occupation of the building.
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.	Yes, agreed. All the facilities such as drinking water, connectivity of sewer line, disposal facility for treated water will be in place prior to application for OC.
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.	Parking is planned in such a way that there will not be any congestion issue. Parking will be fully internalized.
VII.	PP to provide adequate electric charging points for electric vehicles (EVs).	Charging point provided.
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.	Yes, Agreed. Development of Green belt will be carried out as per CPCB guidelines including selection of plant species and in consultation with the DFO/Agricultural Dept.
IX.	A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.	Yes, a separate environmental management cell with qualified staff will be provided.

Whispering Heights Real Estate Private Limited

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.	Yes, break up of Environmental Management Plan is as given below: Capital Cost - Rs. 1275 Lakh O & M Cost – Rs. 114.5 Lakh/ Annum
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	Yes, we had published advertisement in two local newspapers, copy of same is enclosed as **Annexure – XV.**
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.	Noted & agreed. EC has been uploaded on the company's website. Link for same is as given below: https://www.mindspaceindia.com/notices/Altimus/EC-2023.pdf
XII.	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, NOx (ambient levels as well as stack emissions) or critical sector parameters indicated for the project	Yes, said condition is noted and will be complied with. Six monthly compliance status reports along with monitoring results for Ambient Air, Noise, water & Soil will be submitted to respective authority regularly. We are regularly uploading Compliance report along with monitoring report on company's website. Link for same is as given below:

	shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.	https://www.mindspaceindia.com/notices/Altimus
	C) General EC Conditions:-	
I.	PP has to strictly abide by the conditions stipulated by SEAC& SEIAA.	Noted.
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.	Complied with. We have granted Consent to Establish vide letter No. Consent No. Format 1.0/BO/CAC-cell/UAN No. 0000041574/ CE/ CAC-1812000090 dated 29.11.2018. **Annexure –XVI (A)** We have also received Consent to Establish for expansion vide no. Format 1.0/BO/CAC-CELL/UAN No. 0000087526/ CE – 2007001722 dated 29.07.2020. **Annexure –XVI(B)** We have obtained 1st Consent to Operate vide UAN Format1.0/ CAC-CELL/ UAN No.0000180292/ CO/ 2312002253 dated 23.12.2023. **Annexure –XVI(C)** We have obtained Renewal OF Consent to Operate vid UAN Format1.0/CAC-CELL/UAN No. 0000225144/CR/2506000691 dated 08.06.2025. **Annexure –XVI(D)**
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.	Noted.
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.	Six monthly compliance reports and monitoring data are submitted to the concerned authorities.

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) Rules1986 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.	Yes, we have submitted Environmental Statement (Form – V) for the Year 2024-2025. A copy of the Environmental Statement submitted is enclosed herewith as **Annexure – XVII.** https://www.mindspaceindia.com/notices/Altimus/Form-5-Altimus.pdf
VI.	No further Expansion or modifications other than mentioned in the EIA Notification2006 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.
VII.	This environmental clearance is issued subject to obtaining NOC from Forestry & Wildlife angle including clearance from the standing committee of the National Board for Wildlife 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.
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	Noted.

	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.	Noted.
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	Noted.
7.	Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification 2006 amended from time to time.	Noted.
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) Act1986 and rules there under Hazardous Wastes (Management and Handling) Rules1989 and its amendments the public Liability Insurance Act1991 and its amendments.	Noted.
9.	Any appeal against this Environment clearance shall lie with the National Green Tribunal (Western Zone Bench Pune) New Administrative Building1st	Noted.

	Floor D-Wing Opposite Council Hall Pune if preferred within 30 days as prescribed under Section 16 of the National Green Tribunal Act 2010.	

Whispering Heights Real Estate Private Limited

LIST OF ANNEXURES

Annexure	Details
Annexure – I	Post Monitoring Reports
Annexure – II	Copies of Environmental Clearance
Annexure – III	Copy of Occupation Certificate
Annexure – IV	Amended Approved Layout Plan
Annexure – V	CFO NOC
Annexure – VI	Tree NOC
Annexure – VII	HRC NOC
Annexure – VIII	Architect Certificate mentioning FSI, Non-FSI wise, configuration wise construction done
Annexure – IX	Certified Compliance Report
Annexure – X	Revised Water Balance
Annexure – XI	Undertaking regarding purchase of 10% green energy during operation phase
Annexure - XII	SWM NOC
Annexure - XIII	Hazardous Waste Returns
Annexure - XIV	E-Waste Returns
Annexure - XV	Consent Copies
Annexure - XVI	Advertisement
Annexure - XVII	Environmental Statement

Whispering Heights Real Estate Private Limited

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Annexure - XVI	Consent Copies
Annexure - XVII	Environmental Statement

ADITYA ENVIRONMENTAL SERVICES PVT. LTD.
Testing Laboratory is certified by **ISO 9001:2015&ISO 45001:2018**
Recognized by **MoEFCC** as **"Environmental Laboratory"** valid up to 24.04.2025
Laboratory: P-1, MIDC Mohopada, Rasayani, Dist. Raigad, 410222, E-mail: pglab@aespl.co.in
Tel:9112844844, **CIN**: U74999MH2001PTC132091 UDYAM-MH-19-0029787
TC-7085

Test Report
(Ambient Air)

Ref. No.: AESPL/LAB/C/ ACD.A-25/03/11 **Issue Date:** 16/03/2025

Name of Customer	:	Whispering Heights Real Estate Pvt Ltd			
Name of Site	:	WHRM Commercial building Siemens plot,130, Pandurang Budhkar Marg, Worli Mumbai 400018			
Discipline & Group	:	Chemical: Atmospheric Pollution			
Description of Sample	:	Ambient Air			
Location of Sampling	:	Gate No. 2			
Date of Sampling	:	06/03/2025			
Sampling Time	:	09:25 to 17:25 hr.	**Duration**	:	08 Hr.
Sample Drawn By	:	AESPL Consultancy Division	**Transported By**	:	AESPL Consultancy Division
Date of Sample Receipt	:	10/03/2025	**Sample Identification**	:	ACD.A-25/03/ 11
Sample Quantity & Container	:	SO_2:1 Bottle; NOx:1 Bottle; PM_{10}-1; $PM_{2.5}$-1;Bladder:1.			
Date of Sample Analysis	:	10/03/2025 to 15/03/2025			
Sampling Environmental Conditions	:	Temperature:28-30°C; Rain fall: No; P_{bar}: 755 mmHg.			
Transportation Condition	:	Bottles < 5°C	Filter papers in plastic container		Bladders, charcoal tubes at ambient temp.
Sampling Equipment	:	RDS-I-13 & FDS-I-13			
Calibration Status	:	Calibration on 25/05/2024 due on 25/05/2025			
Project/ Job number	:	4800168286, 24Apr2023			
Reference of Sampling	:	AESPL/LAB/QR/7.3.3/R-02			
Method of Sampling & Preservation	:	AESPL/LAB/SOP/7.3.1/A-01			
Environmental Condition while Testing	:	Temperature: 28.2°C; RH-48%			

Sr. No.	Parameter	Result	Limits #	Unit	Method of Analysis
1.	Sulphur dioxide as SO_2	23.7	80 *	µg/m³	IS 5182 (Part 2/Sec 1) 2023
2.	Nitrogen dioxide as NO_2	32.5	80 *	µg/m³	IS 5182 (Part 6) RA2022
3.	PM_{10}	84.1	100 *	µg/m³	IS 5182 (Part 23) RA2022
4.	$PM_{2.5}$	30.0	60 *	µg/m³	IS 5182 (Part 24) RA2024
5.	Carbon monoxide as CO	0.60	04 **	mg/m³	IS 5182 (part 10) RA2019

[#] Specified under National Ambient Air Quality Standards by CPCB:
[*] 24 hourly monitoring values; [**] 1 hourly monitoring values; [***] Annual monitoring values.

Conformity Statement: The monitoring undertaken indicates that Ambient Air Quality Values for monitored parameters are within the levels stipulated under National Ambient Air Quality Standards 2009.

Note:

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4. The results apply to the sample as received.

ADITYA ENVIRONMENTAL SERVICES PVT. LTD. RASAYANI

Himani P. Joshi
(Report Reviewed By)

Reshma S. Patil.
(Authorized Signatory)

-End of Test Report-

ADITYA ENVIRONMENTAL SERVICES PVT. LTD.
Testing Laboratory is certified by **ISO 9001:2015&ISO 45001:2018**
Recognized by **MoEFCC** as **"Environmental Laboratory"** valid up to 24.04.2025
Laboratory: P-1, MIDC Mohopada, Rasayani, Dist. Raigad, 410222, E-mail: pglab@aespl.co.in
Tel:9112844844, **CIN**: U74999MH2001PTC132091 UDYAM-MH-19-0029787
TC-7085

Test Report
(Ambient Air)

Ref. No.: AESPL/LAB/C/ ACD.A-25/03/12 **Issue Date:** 16/03/2025

Name of Customer	:	Whispering Heights Real Estate Pvt Ltd			
Name of Site	:	WHRM Commercial building Siemens plot,130, Pandurang Budhkar Marg, Worli Mumbai 400018			
Discipline & Group	:	Chemical: Atmospheric Pollution			
Description of Sample	:	Ambient Air			
Location of Sampling	:	Gate No. 5			
Date of Sampling	:	06/03/2025			
Sampling Time	:	09:35 to 17:35 hr.	**Duration**	:	08 Hr.
Sample Drawn By	:	AESPL Consultancy Division	**Transported By**	:	AESPL Consultancy Division
Date of Sample Receipt	:	10/03/2025	**Sample Identification**	:	ACD.A-25/03/ 12
Sample Quantity & Container	:	SO_2:1 Bottle; NOx:1 Bottle; PM_{10}-1; $PM_{2.5}$-1;Bladder:1.			
Date of Sample Analysis	:	10/03/2025 to 15/03/2025			
Sampling Environmental Conditions	:	Temperature:28-30°C; Rain fall: No; P_{bar}: 755 mmHg.			
Transportation Condition	:	Bottles < 5°C	Filter papers in plastic container		Bladders, charcoal tubes at ambient temp.
Sampling Equipment	:	RDS-I-15 & FDS-I-11			
Calibration Status	:	Calibration on 25/05/2024 due on 25/05/2025			
Project/ Job number	:	4800168286, 24Apr2023			
Reference of Sampling	:	AESPL/LAB/QR/7.3.3/R-02			
Method of Sampling & Preservation	:	AESPL/LAB/SOP/7.3.1/A-01			
Environmental Condition while Testing	:	Temperature: 28.2°C; RH-48%			

Sr. No.	Parameter	Result	Limits #	Unit	Method of Analysis
1.	Sulphur dioxide as SO_2	21.5	80 *	µg/m³	IS 5182 (Part 2/Sec 1) 2023
2.	Nitrogen dioxide as NO_2	31.8	80 *	µg/m³	IS 5182 (Part 6) RA2022
3.	PM_{10}	85.1	100 *	µg/m³	IS 5182 (Part 23) RA2022
4.	$PM_{2.5}$	31.2	60 *	µg/m³	IS 5182 (Part 24) RA2024
5.	Carbon monoxide as CO	0.62	04 **	mg/m³	IS 5182 (part 10) RA2019

[#] Specified under National Ambient Air Quality Standards by CPCB:
[*] 24 hourly monitoring values; [**] 1 hourly monitoring values; [***] Annual monitoring values.

Conformity Statement: The monitoring undertaken indicates that Ambient Air Quality Values for monitored parameters are within the levels stipulated under National Ambient Air Quality Standards 2009.

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4. The results apply to the sample as received.

ADITYA ENVIRONMENTAL SERVICES PVT. LTD. RASAYANI

Himani P. Joshi
(Report Reviewed By)

Reshma S. Patil.
(Authorized Signatory)

-End of Test Report-

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Laboratory: P-1, MIDC Mohopada, Rasayani, Dist. Raigad, 410222, E-mail: pglab@aespl.co.in
Tel: 9112844844, **CIN**: U74999MH2001PTC132091 UDYAM-MH-19-00-29787
TC-7085

Test Report
(Noise)

Ref. No.: AESPL/LAB/C/ACD.N-25/03/09 **Issue Date:**15/03/2025

Name of Customer	:	Whispering Heights Real Estate Pvt Ltd			
Name of Site	:	WHRM Commercial building Siemens plot,130, Pandurang Budhkar Marg, Worali Mumbai 400018			
Discipline & Group	:	Chemical**:** Atmospheric Pollution			
Description of Sample	:	Ambient Noise			
Location Details	:	At the Periphery of site			
Date of Sampling	:	06/03/2025	**Period of Sampling**	:	Spot
Start & End Time of Sampling (Daytime)	:	14.00 Hr. - 14.30Hr.	**Start & End Time of Sampling (Nighttime)**	:	21.00 Hr.-21.30Hr.
Monitored By	:	AESPL Consultancy Division	**Transported By**	:	AESPL Consultancy Division
Date of Data Receipt	:	10/03/2025	**Sample Identification**	:	ACD.N-25/03/09
Environmental Condition	:	**Climate:** Clear	**Ambient Temp:** 31^{0}C		
Transportation Condition	:	Noise Data sheet is kept in folder and safely transported to laboratory along with Noise meter.			
Sampling Equipment	:	Noise meter - Centre C-390 SL-I-09			
Calibration Status	:	Calibrated on 04/12/2024; calibration due on 03/12/2025			
Project/ Job Number	:	4800168286, 24Apr2023			
Reference of Sampling	:	AESPL/LAB/QR/7.3.3/R-02			
Method of Sampling	:	IS 9989 RA:2023			

Sr. No.	**Location**	**Noise Day Time dB(A)**	**Noise Nighttime dB(A)**
1.	Near Post Office (Old)	63.9	54.5
2.	Near Gate No. 06	62.5	53.9
3.	Near Gate No. 01	63.7	52.8
4.	Near Gate No. 02	64.3	51.3
5.	Near Gate No. 03	61.8	52.6
6.	Near center of plot	62.4	53.7
7.	Near BBD chawl compound center	62.9	54.0
8.	Near Gate No. 04	63.6	53.5
9.	Near Gate No. 05	63.0	54.4
Limit as per EP Act for Commercial area		**65**	**55**

Conformity Statement: Noise Levels at all the locations are found below the stipulated limits.

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4. Results applied as data received.

ADITYA ENVIRONMENTAL SERVICES PVT. LTD. RASAYANI

Himani P. Joshi.
(Report Reviewed By)

Reshma S. Patil.
(Authorized Signatory)

-End of Test Report-

ADITYA ENVIRONMENTAL SERVICES PVT. LTD.
Testing Laboratory is certified by **ISO 9001:2015**& **ISO 45001:2018**
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Laboratory: P-1, MIDC Mohopada, Rasayani, Dist. Raigad, 410222, E-mail: pglab@aespl.co.in
Tel: 9112844844, **CIN**: U74999MH2001PTC132091 UDYAM-MH-19-00-29787
TC-7085

Test Report
(Water)

Ref. No.: AESPL/LAB/C/ACD.W-25/03/42 **Issue Date:** 12/03/2025

Name of Customer	:	Whispering Heights Real Estate Pvt Ltd			
Name of Site	:	WHRM Commercial building Siemens plot,130, Pandurang Budhkar Marg, Worali Mumbai 400018			
Nature of Sample	:	Drinking water	**Location of Sample**	:	Basement 1
Date of Sample Drawn	:	06/03/2025	**Time of Sample Drawn**	:	10.00 am
Sample Drawn By	:	AESPL Consultancy Division	**Transported By**	:	AESPL Consultancy Division
Date of Sample Receipt	:	07/03/2025	**Sample Identification**	:	ACD.W- 25/03/42
Sample Quantity & Container	:	F-1 lit; Plastic can.			
Date of Sample Analysis	:	08/03/2025 to 10/03/2025			
Environmental Conditions at site	:	Water Temperature: 24°C, Air Temperature:28°C, Water Cooler and surrounding was clean.			
Transportation Condition	:	Water Temperature: < 6°C, Cold storage.			
Project/ Job number	:	4800168286, 24Apr2023			
Reference of Sampling	:	AESPL/LAB/QR/7.3.3/R-02			
Method of Sampling & Preservation	:	AESPL/LAB/SOP/7.3.1/W-01			
Environmental Condition while Testing	:	Ambient Temperature: 27.6°C and Humidity: 43%			

Sr. No.	Parameter	Result	Limits (IS 10500:2012)		Method of Analysis
			Desirable	Permissible	
1.	Colour, Hazen	< 5.0	5 Max	15 Max	IS-3025(P-4) 2021
2.	pH @25°C	7.52	6.5 – 8.5	No relaxation	IS-3025(P-11) 2022
3.	Hardness as $CaCO_3$, mg/l	54	200 Max	600 Max	IS-3025(P-21) RA2023
4.	Iron as Fe, mg/l	0.033	0.3 Max	No relaxation	IS-3025(P-53) 2024
5.	Chloride as Cl^-, mg/l	12	250 Max	1000 Max	IS-3025(P-32) RA2019
6.	Fluoride as F^-, mg/l	0.32	1.0 Max	1.5 Max	IS-3025(P-60) 2023
7.	Odour	Agreeable	Agreeable	Agreeable	IS-3025(P-5) RA 2022

Conformity Statement: Water sample is **pass** as per IS 10500:2012 w.r.t. above mentioned tests.

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4. The results apply to the sample as received.

ADITYA ENVIRONMENTAL SERVICES PVT. LTD. RASAYANI

Himani

Himani P. Joshi.
(Report Reviewed By)

RSpatil

Reshma S. Patil.
(Authorized Signatory)

-End of Test Report-

ADITYA ENVIRONMENTAL SERVICES PVT. LTD.
Testing Laboratory is certified by **ISO 9001:2015**& **ISO 45001:2018**
Recognized by **MoEFCC** as **"Environmental Laboratory"** valid up to 24.04.2025
Laboratory: P-1, MIDC Mohopada, Rasayani, Dist. Raigad, 410222, E-mail: pglab@aespl.co.in
Tel: 02192 252008, **CIN**: U74999MH2001PTC132091 UDYAM-MH-19-00-29787

Test Report
(Water)

Ref. No.: AESPL/LAB/C/ACD.W-25/03/42A **Issue Date:** 12/03/2025

Name of Customer	:	Whispering Heights Real Estate Pvt Ltd			
Name of Site	:	WHRM Commercial building Siemens plot,130, Pandurang Budhkar Marg, Worali Mumbai 400018			
Nature of Sample	:	Drinking water	**Location of Sample**	:	Basement 1
Date of Sample Drawn	:	06/03/2025	**Time of Sample Drawn**	:	10.00 am
Sample Drawn By	:	AESPL Consultancy Division	**Transported By**	:	AESPL Consultancy Division
Date of Sample Receipt	:	07/03/2025	**Sample Identification**	:	ACD.W- 25/03/42
Sample Quantity & Container	:	F-1 lit; Plastic can.			
Date of Sample Analysis	:	08/03/2025 to 10/03/2025			
Environmental Conditions at site	:	Water Temperature: 24°C, Air Temperature:28°C, Water Cooler and surrounding was clean.			
Transportation Condition	:	Water Temperature: < 6°C, Cold storage.			
Project/ Job number	:	4800168286, 24Apr2023			
Reference of Sampling	:	AESPL/LAB/QR/7.3.3/R-02			
Method of Sampling & Preservation	:	AESPL/LAB/SOP/7.3.1/W-01			
Environmental Condition while Testing	:	Ambient Temperature: 27.6°C and Humidity: 43%			

Sr. No.	Parameter	Result	Limits (IS 10500:2012)		Method of Analysis
			Desirable	Permissible	
1.	Taste	Agreeable	Agreeable	Agreeable	IS-3025(P-8) 2023
2.	Turbidity, NTU	< 1.0	1 Max	5 Max	IS-3025(P-10) 2023
3.	R. Cl_2, mg/l	<0.2	0.2 Min	1.0 Min	IS-3025(P-26) 2021

Conformity Statement: Water sample is **pass** as per IS 10500:2012 w.r.t. above mentioned tests

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4. The results apply to the sample as received.

ADITYA ENVIRONMENTAL SERVICES PVT. LTD. RASAYANI

Himani P. Joshi.
(Report Reviewed By)

Reshma S. Patil.
(Authorized Signatory)

-End of Test Report-

Reg. Office: 110, Hiren Light Industrial Estate, Mogul Lane, Mahim, **Mumbai - 400016Tel:** 022 42127500 **E-mail:** contact@aespl.co.in

ADITYA ENVIRONMENTAL SERVICES PVT. LTD.
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Laboratory: P-1, MIDC Mohopada, Rasayani, Dist. Raigad, 410222, E-mail: pglab@aespl.co.in
Tel: 9112844844, **CIN**: U74999MH2001PTC132091, **UDYAM**-MH-19-00-29787
TC-7085

Test Report
(Microbiology – Water)

Ref. No.: AESPL/LAB/B/ACD.Mw-25/03/26 **Issue Date:** 10/03/2025

Name of Customer	:	Whispering Heights Real Estate Pvt Ltd.			
Name of Site	:	WHRM Commercial building Siemens plot,130, Pandurang Budhkar Marg, Worali Mumbai 400018			
Nature of Sample	:	Drinking water	**Location of Sample**	:	Basement 1
Date of Sample Drawn	:	06/03/2025	**Time of Sample Drawn**	:	10:00 am
Sample Drawn By	:	AESPL Consultancy Division	**Transported By**	:	AESPL Consultancy Division
Date of Sample Receipt	:	07/03/2025	**Sample Identification**	:	ACD.Mw-25/03/26
Sample Quantity & Container	:	250 ml; Glass bottle.			
Date of Sample Analysis	:	07/03/2025 to 08/03/2025			

Environmental Conditions at site	:	Surrounding area is clear.
Transportation Condition	:	Water Temperature: < 6°C, Cold storage.
Project/ Job number	:	4800168286, 24Apr2023
Reference of Sampling	:	AESPL/LAB/QR/7.3.3/R-02
Method of Sampling & Preservation	:	AESPL/LAB/SOP/7.3.1/M-01
Environmental Condition while Testing	:	Ambient Temperature: 22.9°C and Humidity: 56 %

Sr. No.	**Parameter, Unit**	**Result**	**Limits as per: IS 10500:2012**	**Method of Analysis**
1.	Coliform/100ml	Absent /100ml	Absent /100ml	IS:15185:2016
2.	E-coli/100ml	Absent /100ml	Absent/100ml	IS:15185:2016

Conformity Statement: Water sample is **Pass** as per IS 10500: 2012 w. r. t. above mentioned tests.

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3. The results apply to the sample as received.

ADITYA ENVIRONMENTAL SERVICES PVT. LTD. RASAYANI

Himani P. Joshi
(Report Reviewed By)

N. K Shendye
(Authorized Signatory)

-End of Test Report-

STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

Environment department,
Room No. 217, 2nd floor,
Mantralaya, Annexe,
Mumbai- 400 032.
Date:September 1, 2018

To,
Ms. Ritu Sharma / Ms. Sangeeta Ray
at Plot No 130 of Worli Scheme No 52, CS no 1618 of Lower Parel division, Mumbai

Subject: Environment Clearance for Proposed IT & ITES/Commercial Building Project

Sir,

This has reference to your communication on the above mentioned subject. The proposal was considered as per the EIA Notification - 2006, by the State Level Expert Appraisal Committee-II, Maharashtra in its 61st (Part B) (Day-1)st meeting and recommend the project for prior environmental clearance to SEIAA. Information submitted by you has been considered by State Level Environment Impact Assessment Authority in its 135th meetings.

2. It is noted that the proposal is considered by SEAC-II under screening category 8(a) as per EIA Notification 2006.

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

1.Name of Project	Proposed IT & ITES/Commercial Building Project
2.Type of institution	Private
3.Name of Project Proponent	Ms. Ritu Sharma / Ms. Sangeeta Ray
4.Name of Consultant	Dr. D. A. Patil; Mahabal Enviro Engineers Pvt. Ltd.
5.Type of project	Commercial Project
6.New project/expansion in existing project/modernization/diversification in existing project	New Project
7.If expansion/diversification, whether environmental clearance has been obtained for existing project	Not applicable
8.Location of the project	Plot No 130 of Worli Scheme No 52, CS no 1618 of Lower Parel division, Mumbai
9.Taluka	Mumbai
10.Village	Mumbai
11.Area of the project	Municipal Corporation of Greater Mumbai (MCGM)
12.IOD/IOA/Concession/Plan Approval Number	Will be applied
	IOD/IOA/Concession/Plan Approval Number: Not Applicable
	Approved Built-up Area:
13.Note on the initiated work (If applicable)	no work started
14.LOI / NOC / IOD from MHADA/ Other approvals (If applicable)	Not Applicable
15.Total Plot Area (sq. m.)	12,531.03 m2
16.Deductions	534.07 m2
17.Net Plot area	11,996.96 m2
18 (a).Proposed Built-up Area (FSI & Non-FSI)	**FSI area (sq. m.):** 38,870.17 m2
	Non FSI area (sq. m.): 53,129.83 m2
	Total BUA area (sq. m.): 92,000 m2

Government of Maharashtra

18 (b).Approved Built up area as per DCR	**Approved FSI area (sq. m.):**
	Approved Non FSI area (sq. m.):
	Date of Approval:
19.Total ground coverage (m2)	5398.63 m2
20.Ground-coverage Percentage (%) (Note: Percentage of plot not open to sky)	45%
21.Estimated cost of the project	3070000000

Government of Maharashtra

22.Production Details

Serial Number	Product	Existing (MT/M)	Proposed (MT/M)	Total (MT/M)
1	Not applicable	Not applicable	Not applicable	Not applicable

23.Total Water Requirement

Dry season:	Source of water	MCGM
	Fresh water (CMD):	61
	Recycled water - Flushing (CMD):	122
	Recycled water - Gardening (CMD):	6
	Swimming pool make up (Cum):	-
	Total Water Requirement (CMD) :	184
	Fire fighting - Underground water tank(CMD):	300 m3
	Fire fighting - Overhead water tank(CMD):	As per CFO NOC
	Excess treated water	47
Wet season:	Source of water	MCGM
	Fresh water (CMD):	36
	Recycled water - Flushing (CMD):	122
	Recycled water - Gardening (CMD):	-
	Swimming pool make up (Cum):	-
	Total Water Requirement (CMD) :	184
	Fire fighting - Underground water tank(CMD):	300 m3
	Fire fighting - Overhead water tank(CMD):	As per CFO NOC
	Excess treated water	47
Details of Swimming pool (If any)	No swimming pool is proposed	

Government of Maharashtra

24.Details of Total water consumed

Particulars	Consumption (CMD)			Loss (CMD)			Effluent (CMD)		
Water Requirement	Existing	Proposed	Total	Existing	Proposed	Total	Existing	Proposed	Total
Domestic	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

25.Rain Water Harvesting (RWH)	**Level of the Ground water table:**	3 to 4 m
	Size and no of RWH tank(s) and Quantity:	2 RWH Tanks of total 120 m3
	Location of the RWH tank(s):	Basement
	Quantity of recharge pits:	not applicable
	Size of recharge pits :	not applicable
	Budgetary allocation (Capital cost) :	27.6 Lakh
	Budgetary allocation (O & M cost) :	2.8 lakh / yr
	Details of UGT tanks if any :	UG Tanks are provided in Basement
26.Storm water drainage	**Natural water drainage pattern:**	Towards North Side
	Quantity of storm water:	1402.1 m3/hr
	Size of SWD:	400 x 600 mm
27.Sewage and Waste water	**Sewage generation in KLD:**	178 KLD
	STP technology:	Oxic â?? Anoxic Treatment
	Capacity of STP (CMD):	One STP will be provided with capacity of 200 m3/day
	Location & area of the STP:	STP is provided in Basement. Area is 500 m2
	Budgetary allocation (Capital cost):	50 Lakh
	Budgetary allocation (O & M cost):	10.6 Lakh/yr

Government of Maharashtra

28.Solid waste Management

Waste generation in the Pre Construction and Construction phase:	**Waste generation:**	Construction debris : 2671 m3; Demolition Waste: 12,792.38 m3
	Disposal of the construction waste debris:	The construction debris will be disposed as per the â??Construction and Demolition and Desilting Waste (Management and Disposal) Rules 2006.
Waste generation in the operation Phase:	**Dry waste:**	327 kg/d
	Wet waste:	490 kg/d
	Hazardous waste:	not applicable
	Biomedical waste (If applicable):	not applicable
	STP Sludge (Dry sludge):	1.8 m3/d
	Others if any:	E-Waste: 2.8 tonne/yr
Mode of Disposal of waste:	**Dry waste:**	Dry garbage will be segregated & disposed off to recyclers
	Wet waste:	Wet garbage will be composted using Mechanical Composting Technology and used as organic manure for landscaping.
	Hazardous waste:	not applicable
	Biomedical waste (If applicable):	not applicable
	STP Sludge (Dry sludge):	Sludge use as manure for gardening
	Others if any:	E-Waste will be given to Authorized Vendor
Area requirement:	**Location(s):**	Basement
	Area for the storage of waste & other material:	70 m2
	Area for machinery:	22 m2
Budgetary allocation (Capital cost and O&M cost):	**Capital cost:**	20.0 Lakh
	O & M cost:	8.0 Lakh/yr

Government of Maharashtra

29.Effluent Charecterestics

Serial Number	Parameters	Unit	Inlet Effluent Charecterestics	Outlet Effluent Charecterestics	Effluent discharge standards (MPCB)
1	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

Amount of effluent generation (CMD):	Not applicable
Capacity of the ETP:	Not applicable
Amount of treated effluent recycled :	Not applicable
Amount of water send to the CETP:	Not applicable
Membership of CETP (if require):	Not applicable
Note on ETP technology to be used	Not applicable
Disposal of the ETP sludge	Not applicable

Government of Maharashtra

30.Hazardous Waste Details

Serial Number	Description	Cat	UOM	Existing	Proposed	Total	Method of Disposal
1	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

31.Stacks emission Details

Serial Number	Section & units	Fuel Used with Quantity	Stack No.	Height from ground level (m)	Internal diameter (m)	Temp. of Exhaust Gases
1	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

32.Details of Fuel to be used

Serial Number	Type of Fuel	Existing	Proposed	Total
1	Not applicable	Not applicable	Not applicable	Not applicable
33.Source of Fuel		Not applicable		
34.Mode of Transportation of fuel to site		Not applicable		

35.Energy

Power requirement:	**Source of power supply :**	BEST
	During Construction Phase: (Demand Load)	500 kVA
	DG set as Power back-up during construction phase	500 kVA
	During Operation phase (Connected load):	5 MW
	During Operation phase (Demand load):	4 MW
	Transformer:	-
	DG set as Power back-up during operation phase:	1200 kVA
	Fuel used:	Diesel
	Details of high tension line passing through the plot if any:	-

Energy saving by non-conventional method:

Energy efficient lighting using LEDs
Solar Street lights for common areas such as open spaces, pathways etc.
Use of high energy efficient pumps for fire fighting, UG tanks, water pumps and STP
The project has been able to save 41% over the conventional base case & 30% over ECBC 2007

36.Detail calculations & % of saving:

Government of Maharashtra

Serial Number	Energy Conservation Measures	Saving %
1	Energy Saving Over Conventional Base case is 41%	41%
2	Energy Saving Over ECBC is 30%	30%

37.Details of pollution control Systems

Source	Existing pollution control system	Proposed to be installed
Not applicable	Not applicable	Not applicable

Budgetary allocation (Capital cost and O&M cost):	**Capital cost:**	20 Lakh
	O & M cost:	1.0 Lakh/yr

38.Environmental Management plan Budgetary Allocation

a) Construction phase (with Break-up):

Serial Number	Attributes	Parameter	Total Cost per annum (Rs. In Lacs)
1	Water spray for dust suppression	-	5
2	Site sanitation (Toilets)	-	5
3	Environmental Monitoring	(As per the CPCB guidelines through MoEF Approved laboratories â?? Ambient Air-RSPM, PM2.5, SO2, NOx, CO), Noise: Leq day time and Night Time)	3
4	Potable Water Supply to Labour Camp	-	4
5	Health check-up & first aid	-	5
6	Safety Personal Protective Equipment	(Helmets, Safety Shoes, Safety Belt, Goggles, Hand Gloves etc.)	3
7	Traffic Management	(Sign Boards, Persons at entry exit and Parking area)	4
8	Safety nets	-	4
9	Tyre cleaning and Vehicle maintenance	-	3
10	Solid Waste Management & Site maintenance activity	-	3
11	Safety - Training to Workers (Twice in Year), Safety Officer	-	6

b) Operation Phase (with Break-up):

Serial Number	Component	Description	Capital cost Rs. In Lacs	Operational and Maintenance cost (Rs. in Lacs/yr)

Government of Maharashtra

1	STP (Tertairy)	Continuous O & M Environment Monitoring: Monthly, STP outlet water quality for pH, BOD, COD, SS and O & G	50.0	10.6
2	Solar System	Weekly	20.0	1.0
3	Rainwater Harvesting	During rainy season (cleaning of UG tanks and filtration units before rainy season)	27.6	2.8
4	Solid Waste Composting Plant	Continuous O & M Environment Monitoring: Monthly to assess the compost quality	20.0	8.0
5	Landscape	Daily	17.0	2.5
6	Environmental Monitoring	As per the CPCB guidelines through MoEF Approved laboratories	-	4.0

39.Storage of chemicals (inflamable/explosive/hazardous/toxic substances)

Description	Status	Location	Storage Capacity in MT	Maximum Quantity of Storage at any point of time in MT	Consumption / Month in MT	Source of Supply	Means of transportation
Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

40.Any Other Information

No Information Available

Government of Maharashtra

	CRZ/ RRZ clearance obtain, if any:	Not Applicable
	Distance from Protected Areas / Critically Polluted areas / Eco-sensitive areas/ inter-State boundaries	Not Applicable
	Category as per schedule of EIA Notification sheet	8(a)
	Court cases pending if any	Not Applicable
	Other Relevant Informations	NA
	Have you previously submitted Application online on MOEF Website.	Yes
	Date of online submission	21-03-2017

3. The proposal has been considered by SEIAA in its 135th meeting & decided to accord environmental clearance to the said project under the provisions of Environment Impact Assessment Notification, 2006 subject to implementation of the following terms and conditions:

Specific Conditions:

I	PP to revise Consolidated Statement with respect to Point no.3.

General Conditions:

I	E-waste shall bedisposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.
II	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.
III	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.
IV	PP has to abide by the conditions stipulated by SEAC& SEIAA.
V	The height, Construction built up area of proposed construction shall be in accordance with the existing FSI/FAR norms of the urban local body & it should ensure the same along with survey number before approving layout plan & before according commencement certificate to proposed work. Plan approving authority should also ensure the zoning permissibility for the proposed project as per the approved development plan of the area.
VI	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.
VII	All required sanitary and hygienic measures should be in place before starting construction activities and to be maintained throughout the construction phase.
VIII	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.
IX	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.
X	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.
XI	Arrangement shall be made that waste water and storm water do not get mixed.

Government of Maharashtra

XII	All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
XIII	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.
XIV	Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.
XV	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.
XVI	Construction spoils, including bituminous material and other hazardous materials must not be allowed to contaminate watercourses and the dumpsites for such material must be secured so that they should not leach into the ground water.
XVII	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.
XVIII	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.
XIX	The diesel required for operating DG sets shall be stored in underground tanks and if required, clearance from concern authority shall be taken.
XX	Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.
XXI	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.
XXII	Fly ash should be used as building material in the construction as per the provisions of Fly Ash Notification of September 1999 and amended as on 27th August, 2003. (The above condition is applicable only if the project site is located within the 100Km of Thermal Power Stations).
XXIII	Ready mixed concrete must be used in building construction.
XXIV	Storm water control and its re-use as per CGWB and BIS standards for various applications.
XXV	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
XXVI	The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.
XXVII	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. Discharge of this unused treated affluent, 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 affluent, 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.
XXVIII	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.
XXIX	Separation of gray and black water should be done by the use of dual plumbing line for separation of gray and black water.
XXX	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.
XXXI	Use of glass may be reduced up to 40% to reduce the electricity consumption and load on air conditioning. If necessary, use high quality double glass with special reflective coating in windows.
XXXII	Roof should meet prescriptive requirement as per Energy Conservation Building Code by using appropriate thermal insulation material to fulfill requirement.
XXXIII	Energy conservation measures like installation of CFLs /TFLs for the lighting the areas outside the building should be integral part of the project design and should be in place before project commissioning. Use CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/rules of the regulatory authority to avoid mercury contamination. Use of solar panels may be done to the extent possible like installing solar street lights, common solar water heaters system. Project proponent should install, after checking feasibility, solar plus hybrid non-conventional energy source as source of energy.

Government of Maharashtra

XXXIV	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.
XXXV	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.
XXXVI	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.
XXXVII	Opaque wall should meet prescriptive requirement as per Energy Conservation Building Code, which is proposed to be mandatory for all air-conditioned spaces while it is aspiration for non-air-conditioned spaces by use of appropriate thermal insulation material to fulfill requirement.
XXXVIII	The building should have adequate distance between them to allow movement of fresh air and passage of natural light, air and ventilation.
XXXIX	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.
XL	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.
XLI	Six monthly monitoring reports should be submitted to the Regional office MoEF, Bhopal with copy to this department and MPCB.
XLII	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 in Para 2. Prior certification from appropriate authority shall be obtained.
XLIII	Wet garbage 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. Local authority should ensure this.
XLIV	Local body should ensure that no occupation certification is issued prior to operation of STP/MSW site etc. with due permission of MPCB.
XLV	A complete set of all the documents submitted to Department should be forwarded to the Local authority and MPCB.
XLVI	In the case of any change(s) in the scope of the project, the project would require a fresh appraisal by this Department.
XLVII	A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.
XLVIII	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 and year-wise expenditure should reported to the MPCB & this department.
XLIX	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 http://ec.maharashtra.gov.in.
L	Project management should submit half yearly compliance reports in respect of the stipulated prior environment clearance terms and conditions in hard & soft copies to the MPCB & this department, on 1st June & 1st December of each calendar year.
LI	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.
LII	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, NOx (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.
LIII	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.

LIV	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.

Government of Maharashtra

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. 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.

6. The Environment department reserves the right to add any stringent condition or to revoke the clearance if conditions stipulated are not implemented to the satisfaction of the department or for that matter, for any other administrative reason.

7. Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification, 2006, and amendments by MoEF&CC Notification dated 29th April, 2015.

8. In case of any deviation or alteration in the project proposed from those submitted to this department for clearance, a fresh reference should be made to the department to assess the adequacy of the condition(s) imposed and to incorporate additional environmental protection measures required, if any.

9. 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.

10. Any appeal against this Environment clearance shall lie with the National Green Tribunal (Western Zone Bench, Pune),New Administrative Building, 1stFloor, D-, Wing, Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.

Shri. Anil Diggikar (Member Secretary SEIAA)

Copy to:

1. SHRI JOHNY JOSEPH, CHAIRMAN-SEIAA
2. SHRI UMAKANT DANGAT, CHAIRMAN-SEAC-I
3. SHRI M.M.ADTANI, CHAIRMAN-SEAC-II
4. SHRI ANIL .D. KALE. CHAIRMAN SEAC-III
5. SECRETARY MOEF & CC
6. IA- DIVISION MOEF & CC
7. MEMBER SECRETARY MAHARASHTRA POLLUTION CONTROL BOARD MUMBAI
8. REGIONAL OFFICE MOEF & CC NAGPUR
9. MUNICIPAL COMMISSIONER MUMBAI
10. MUNICIPAL COMMISSIONER NAVI MUMBAI
11. REGIONAL OFFICE MPCB MUMBAI
12. REGIONAL OFFICE MPCB NAVI MUMBAI
13. REGIONAL OFFICE MIDC ANDHERI
14. REGIONAL OFFICE MIDC KOPER KHAIRANE NAVI MUMBAI
15. MAHARASHTRA STATE ELECTRICITY DISTRIBUTION CO. LTD
16. COLLECTOR OFFICE MUMBAI
17. COLLECTOR OFFICE MUMBAI SUB-URBAN

Government of Maharashtra

STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

Environment department,
Room No. 217, 2nd floor,
Mantralaya, Annexe,
Mumbai- 400 032.
Date:January 27, 2020

To,
M/s Whispering Heights Real Estate Pvt. Ltd
at Plot No 130 of Worli Scheme No 52, CS No 1618 of Lower Parel division, Mumbai

Subject: Environment Clearance for Proposed Amendment & Expansion in EC for Commercial project at Plot No 130 of Worli Scheme No 52, CS No 1618 of Lower Parel division, Mumbai by Whispering Heights Real Estate Pvt. Ltd

Sir,

This has reference to your communication on the above mentioned subject. The proposal was considered as per the EIA Notification - 2006, by the State Level Expert Appraisal Committee-II, Maharashtra in its 123rd meeting and recommend the project for prior environmental clearance to SEIAA. Information submitted by you has been considered by State Level Environment Impact Assessment Authority in its 185th meetings.

2. It is noted that the proposal is considered by SEAC-II under screening category 8 (b) as per EIA Notification 2006.

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

1.Name of Project	M/s Whispering Heights Real Estate Pvt. Ltd
2.Type of institution	Private
3.Name of Project Proponent	M/s Whispering Heights Real Estate Pvt. Ltd
4.Name of Consultant	Mahabal Enviro Engineers Pvt. Ltd., Dr. D. A. Patil
5.Type of project	Commercial project
6.New project/expansion in existing project/modernization/diversification in existing project	Proposed Amendment & Expansion in EC for Commercial project
7.If expansion/diversification, whether environmental clearance has been obtained for existing project	Obtained EC vide letter No. SEIAA-EC-000000397 dated: 1st September 2018 for total construction area 92,000 m2 having FSI area 38,870.17 m2 and Non-FSI area is 53,129.83 m2
8.Location of the project	Plot No 130 of Worli Scheme No 52, CS No 1618 of Lower Parel division, Mumbai
9.Taluka	Mumbai
10.Village	Mumbai
Correspondence Name:	M/s Whispering Heights Real Estate Pvt. Ltd
Room Number:	Plot No, C-30, Block G
Floor:	-
Building Name:	Bandra Kurla Complex, Bandra (E)
Road/Street Name:	-
Locality:	Bandra (E)
City:	Mumbai
11.Whether in Corporation / Municipal / other area	Municipal Corporation of Greater Mumbai (MCGM)

Government of Maharashtra

12.IOD/IOA/Concession/Plan Approval Number	-
	IOD/IOA/Concession/Plan Approval Number: CHE/CTY/1808/G/S/337(New) dated:01/12/2017
	Approved Built-up Area: 50261
13.Note on the initiated work (If applicable)	Excavation and shore piling work under progress as per EC granted
14.LOI / NOC / IOD from MHADA/ Other approvals (If applicable)	NA
15.Total Plot Area (sq. m.)	11,996.96 m2
16.Deductions	763.07 m2
17.Net Plot area	11,232.93 m2
18 (a).Proposed Built-up Area (FSI & Non-FSI)	**FSI area (sq. m.):** 75,543.37 m2
	Non FSI area (sq. m.): 86,602.63 m2
	Total BUA area (sq. m.): 162146
18 (b).Approved Built up area as per DCR	**Approved FSI area (sq. m.):** 11,081.01 m2
	Approved Non FSI area (sq. m.): 39,180.23 m2
	Date of Approval: 01-12-2017
19.Total ground coverage (m2)	6,690.82 m2
20.Ground-coverage Percentage (%) (Note: Percentage of plot not open to sky)	56 %
21.Estimated cost of the project	12678000000

Government of Maharashtra

22.Production Details

Serial Number	Product	Existing (MT/M)	Proposed (MT/M)	Total (MT/M)
1	Not applicable	Not applicable	Not applicable	Not applicable

23.Total Water Requirement

Dry season:	**Source of water**	MCGM
	Fresh water (CMD):	198 KLD
	Recycled water - Flushing (CMD):	159 KLD
	Recycled water - Gardening (CMD):	14 KLD
	Swimming pool make up (Cum):	-
	Total Water Requirement (CMD) :	357 KLD
	Fire fighting - Underground water tank(CMD):	As per NBC
	Fire fighting - Overhead water tank(CMD):	As per NBC
	Excess treated water	0 KLD
Wet season:	**Source of water**	MCGM + RWH
	Fresh water (CMD):	141 KLD
	Recycled water - Flushing (CMD):	159 KLD
	Recycled water - Gardening (CMD):	-
	Swimming pool make up (Cum):	-
	Total Water Requirement (CMD) :	357 KLD
	Fire fighting - Underground water tank(CMD):	As per NBC
	Fire fighting - Overhead water tank(CMD):	As per NBC
	Excess treated water	14 KLD
Details of Swimming pool (If any)	NA	

Government of Maharashtra

24.Details of Total water consumed

Particulars	Consumption (CMD)			Loss (CMD)			Effluent (CMD)		
Water Requirement	Existing	Proposed	Total	Existing	Proposed	Total	Existing	Proposed	Total
Domestic	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

25.Rain Water Harvesting (RWH)	**Level of the Ground water table:**	3 to 4 m
	Size and no of RWH tank(s) and Quantity:	2 RWH Tanks with the total capacity of 175 m3
	Location of the RWH tank(s):	Basement
	Quantity of recharge pits:	NA
	Size of recharge pits :	NA
	Budgetary allocation (Capital cost) :	Rs. 40 Lakh
	Budgetary allocation (O & M cost) :	Rs. 20 Lakh/year
	Details of UGT tanks if any :	UG Tanks will be provided in Basements.
26.Storm water drainage	**Natural water drainage pattern:**	The slope of the area is towards North/West/ /East side.
	Quantity of storm water:	The storm water generation 1271.14 m3/ hr
	Size of SWD:	SWD Drains: 450 mm, 600 mm and 1000 mm
27.Sewage and Waste water	**Sewage generation in KLD:**	337 KLD
	STP technology:	MBBR
	Capacity of STP (CMD):	Total 1 Nos of STP with the total capacity of 350 KLD.
	Location & area of the STP:	Basement Area of STP : 500 m2
	Budgetary allocation (Capital cost):	Rs. 81 Lakh
	Budgetary allocation (O & M cost):	Rs 19 Lakh/year

Government of Maharashtra

28.Solid waste Management

Waste generation in the Pre Construction and Construction phase:	**Waste generation:**	Construction debris: 4708 m3
	Disposal of the construction waste debris:	The construction debris waste will be disposed as per Construction debris and demolition waste management Rule 2016
Waste generation in the operation Phase:	**Dry waste:**	635 kg/day
	Wet waste:	952 kg/day
	Hazardous waste:	-
	Biomedical waste (If applicable):	-
	STP Sludge (Dry sludge):	3 KLD
	Others if any:	E-Waste: 4.9 Ton/Year
Mode of Disposal of waste:	**Dry waste:**	Dry garbage will be segregated and disposed off to recyclers
	Wet waste:	Wet garbage will be composted using Mechanical Composting Technology and used as organic manure for landscaping.
	Hazardous waste:	-
	Biomedical waste (If applicable):	NA
	STP Sludge (Dry sludge):	Sludge use as manure for gardening
	Others if any:	E-waste will be given to Authorized Vendor
Area requirement:	**Location(s):**	Basement
	Area for the storage of waste & other material:	60 m2
	Area for machinery:	29 m2
Budgetary allocation (Capital cost and O&M cost):	**Capital cost:**	Rs. 26 Lakh
	O & M cost:	Rs 10 Lakh/yr

Government of Maharashtra

29.Effluent Charecterestics

Serial Number	Parameters	Unit	Inlet Effluent Charecterestics	Outlet Effluent Charecterestics	Effluent discharge standards (MPCB)
1	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

Amount of effluent generation (CMD):	Not applicable
Capacity of the ETP:	Not applicable
Amount of treated effluent recycled :	Not applicable
Amount of water send to the CETP:	Not applicable
Membership of CETP (if require):	Not applicable
Note on ETP technology to be used	Not applicable
Disposal of the ETP sludge	Not applicable

Government of Maharashtra

30.Hazardous Waste Details

Serial Number	Description	Cat	UOM	Existing	Proposed	Total	Method of Disposal
1	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

31.Stacks emission Details

Serial Number	Section & units	Fuel Used with Quantity	Stack No.	Height from ground level (m)	Internal diameter (m)	Temp. of Exhaust Gases
1	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

32.Details of Fuel to be used

Serial Number	Type of Fuel	Existing	Proposed	Total
1	Not applicable	Not applicable	Not applicable	Not applicable
33.Source of Fuel		Not applicable		
34.Mode of Transportation of fuel to site		Not applicable		

35.Energy

Power requirement:	**Source of power supply :**	BEST
	During Construction Phase: (Demand Load)	500 kVA
	DG set as Power back-up during construction phase	500 kVA
	During Operation phase (Connected load):	12.16 MW
	During Operation phase (Demand load):	7.6 MW
	Transformer:	6 x 2500 KVA (4 Working + 2 Standby)
	DG set as Power back-up during operation phase:	6 x 2250 KVA (4 Working + 2 Standby)
	Fuel used:	HSD
	Details of high tension line passing through the plot if any:	NA

Energy saving by non-conventional method:

Solar lighting in landscape , Open area etc.
Solar PV Panels

36.Detail calculations & % of saving:

Serial Number	Energy Conservation Measures	Saving %

Government of Maharashtra

1	Total Energy Saving	> 20%

37.Details of pollution control Systems

Source	Existing pollution control system	Proposed to be installed
Not applicable	Not applicable	Not applicable

Budgetary allocation (Capital cost and O&M cost):	**Capital cost:**	Rs 46 lakh
	O & M cost:	Rs 2.3 lakh/year

38.Environmental Management plan Budgetary Allocation

a) Construction phase (with Break-up):

Serial Number	Attributes	Parameter	Total Cost per annum (Rs. In Lacs)
1	Water spray for dust suppression	-	5
2	Site sanitation Facility and its maintenance	-	5
3	Potable Water Supply to Labour	-	4
4	Health Check-up & First aid	-	3
5	Solid waste management	-	3
6	Tyre cleaning and vehicle maintenance	-	3
7	Safety Personal Protective Equipment	(Helmets, Safety Shoes, Safety Belt, Googles, Hand Gloves etc.)	4
8	Traffic Management (Sign Boards, Persons, at entry exit and Parking area)	-	4
9	Safety nets	-	4
10	Safety Training to Workers (Twice in Year), Safety Officer	--	6
11	Environmental Monitoring	(As per the CPCB guidelines through MoEF&CC Approved laboratories – Ambient Air-RSPM, PM2.5, SO2, NOx, CO), Noise: Leq day time and Night Time)	3

b) Operation Phase (with Break-up):

Serial Number	Component	Description	Capital cost Rs. In Lacs	Operational and Maintenance cost (Rs. in Lacs/yr)
1	STP (Tertiary)	-	81	19
2	Solar System	-	46	2.3
3	Rainwater harvesting	-	40	2

Government of Maharashtra

4	Solid Waste Composting plant	-	26	10
5	Landscape	-	22	2
6	Environmental Monitoring	-	-	4

39.Storage of chemicals (inflamable/explosive/hazardous/toxic substances)

Description	Status	Location	Storage Capacity in MT	Maximum Quantity of Storage at any point of time in MT	Consumption / Month in MT	Source of Supply	Means of transportation
Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

40.Any Other Information

No Information Available

Government of Maharashtra

	CRZ/ RRZ clearance obtain, if any:	NA
	Distance from Protected Areas / Critically Polluted areas / Eco-sensitive areas/ inter-State boundaries	-
	Category as per schedule of EIA Notification sheet	8 (b)
	Court cases pending if any	-
	Other Relevant Informations	-
	Have you previously submitted Application online on MOEF Website.	No
	Date of online submission	-

3. The proposal has been considered by SEIAA in its 185th meeting & decided to accord environmental clearance to the said project under the provisions of Environment Impact Assessment Notification, 2006 subject to implementation of the following terms and conditions:

Specific Conditions:

I	PP to ensure that, plantation strip of 1.5 mt provided as per clause 27 of DCR should not be misused for parking.
II	PP to abide the all conditions laid in the CFO NoC dated 17/11/2019 & may be issued by time to time.
III	PP to retain STP with zero discharge.
IV	PP to upload the HRC NoC.
V	PP to explore to provide opening to have more lux in passage.
VI	PP to upload the measures provided to achieve comfortable level of wind.
VII	PP to provide Fire hydrants along with necessary equipment on top of the podium and separate stair case which go direct to the podium for fire man.
VIII	The PP to get NOC from competent authority with reference to Thane creek flamingo sanctuary if the project site falls within 10 Km radius from the said sanctuary boundary. The planning authority to ensure fulfilment of this condition before granting CC.
IX	PP to submit CER prescribed by MoEF&CC circular dated 1.5.2018 relevant to the area and people around the project. The specific activities to be undertaken under CER to be carried out in consultation with Municipal Corporation or collector or Environment Department.
X	PP to ensure that CER plan gets approved from Municipal Commissioner/District Collector.
XI	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.
XII	SEIAA decided to grant EC for – FSI: 75537.37 m2, Non-FSI:86602.63 m2 and Total BUA:162146.00 m2 (Plan Approval no-CHE/CTY/1808/G/S/337(New), Date-24.07.2019)

General Conditions:

I	E-waste shall bedisposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.
II	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.
III	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.
IV	PP has to abide by the conditions stipulated by SEAC& SEIAA.

V	The height, Construction built up area of proposed construction shall be in accordance with the existing FSI/FAR norms of the urban local body & it should ensure the same along with survey number before approving layout plan & before according commencement certificate to proposed work. Plan approving authority should also ensure the zoning permissibility for the proposed project as per the approved development plan of the area.
VI	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.
VII	All required sanitary and hygienic measures should be in place before starting construction activities and to be maintained throughout the construction phase.
VIII	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.
IX	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.
X	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.
XI	Arrangement shall be made that waste water and storm water do not get mixed.
XII	All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
XIII	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.
XIV	Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.
XV	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.
XVI	Construction spoils, including bituminous material and other hazardous materials must not be allowed to contaminate watercourses and the dumpsites for such material must be secured so that they should not leach into the ground water.
XVII	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.
XVIII	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.
XIX	The diesel required for operating DG sets shall be stored in underground tanks and if required, clearance from concern authority shall be taken.
XX	Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.
XXI	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.
XXII	Fly ash should be used as building material in the construction as per the provisions of Fly Ash Notification of September 1999 and amended as on 27th August, 2003. (The above condition is applicable only if the project site is located within the 100Km of Thermal Power Stations).
XXIII	Ready mixed concrete must be used in building construction.
XXIV	Storm water control and its re-use as per CGWB and BIS standards for various applications.
XXV	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
XXVI	The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.
XXVII	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. Discharge of this unused treated affluent, 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 affluent, 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.
XXVIII	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.

XXIX	Separation of gray and black water should be done by the use of dual plumbing line for separation of gray and black water.
XXX	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.
XXXI	Use of glass may be reduced up to 40% to reduce the electricity consumption and load on air conditioning. If necessary, use high quality double glass with special reflective coating in windows.
XXXII	Roof should meet prescriptive requirement as per Energy Conservation Building Code by using appropriate thermal insulation material to fulfill requirement.
XXXIII	Energy conservation measures like installation of CFLs /TFLs for the lighting the areas outside the building should be integral part of the project design and should be in place before project commissioning. Use CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/rules of the regulatory authority to avoid mercury contamination. Use of solar panels may be done to the extent possible like installing solar street lights, common solar water heaters system. Project proponent should install, after checking feasibility, solar plus hybrid non-conventional energy source as source of energy.
XXXIV	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.
XXXV	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.
XXXVI	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.
XXXVII	Opaque wall should meet prescriptive requirement as per Energy Conservation Building Code, which is proposed to be mandatory for all air-conditioned spaces while it is aspiration for non-air-conditioned spaces by use of appropriate thermal insulation material to fulfill requirement.
XXXVIII	The building should have adequate distance between them to allow movement of fresh air and passage of natural light, air and ventilation.
XXXIX	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.
XL	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.
XLI	Six monthly monitoring reports should be submitted to the Regional office MoEF, Bhopal with copy to this department and MPCB.
XLII	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 in Para 2. Prior certification from appropriate authority shall be obtained.
XLIII	Wet garbage 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. Local authority should ensure this.
XLIV	Local body should ensure that no occupation certification is issued prior to operation of STP/MSW site etc. with due permission of MPCB.
XLV	A complete set of all the documents submitted to Department should be forwarded to the Local authority and MPCB.
XLVI	In the case of any change(s) in the scope of the project, the project would require a fresh appraisal by this Department.
XLVII	A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.
XLVIII	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 and year-wise expenditure should reported to the MPCB & this department.
XLIX	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 http://ec.maharashtra.gov.in.

Government of Maharashtra

L	Project management should submit half yearly compliance reports in respect of the stipulated prior environment clearance terms and conditions in hard & soft copies to the MPCB & this department, on 1st June & 1st December of each calendar year.
LI	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.
LII	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, NOx (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.
LIII	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.
LIV	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.

Government of Maharashtra

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. 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.

6. The Environment department reserves the right to add any stringent condition or to revoke the clearance if conditions stipulated are not implemented to the satisfaction of the department or for that matter, for any other administrative reason.

7. Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification, 2006, and amendments by MoEF&CC Notification dated 29th April, 2015.

8. In case of any deviation or alteration in the project proposed from those submitted to this department for clearance, a fresh reference should be made to the department to assess the adequacy of the condition(s) imposed and to incorporate additional environmental protection measures required, if any.

9. 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.

10. Any appeal against this Environment clearance shall lie with the National Green Tribunal (Western Zone Bench, Pune),New Administrative Building, 1stFloor, D-, Wing, Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.

Shri. Anil Diggikar (Member Secretary SEIAA)

Copy to:

1. SHRI JOHNY JOSEPH, CHAIRMAN-SEIAA
2. SHRI UMAKANT DANGAT, CHAIRMAN-SEAC-I
3. SHRI M.M.ADTANI, CHAIRMAN-SEAC-II
4. SHRI ANIL .D. KALE. CHAIRMAN SEAC-III
5. SECRETARY MOEF & CC
6. IA- DIVISION MOEF & CC
7. MEMBER SECRETARY MAHARASHTRA POLLUTION CONTROL BOARD MUMBAI
8. REGIONAL OFFICE MOEF & CC NAGPUR
9. MUNICIPAL COMMISSIONER MUMBAI
10. MUNICIPAL COMMISSIONER NAVI MUMBAI
11. REGIONAL OFFICE MPCB MUMBAI
12. REGIONAL OFFICE MPCB NAVI MUMBAI
13. REGIONAL OFFICE MIDC ANDHERI
14. REGIONAL OFFICE MIDC KOPER KHAIRANE NAVI MUMBAI
15. MAHARASHTRA STATE ELECTRICITY DISTRIBUTION CO. LTD
16. COLLECTOR OFFICE MUMBAI
17. COLLECTOR OFFICE MUMBAI SUB-URBAN

Government of Maharashtra

ENVIRONMENTAL CLEARANCE

PARIVESH

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

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

To,

The Authorized Person

WHISPERING HEIGHTS REAL ESTATE PRIVATE LIMITED

Rajeha Tower, Plot No. C-30, Block G, Bandra Kurla Complex, Ban East Mumbai -400051

Subject: Grant of Environmental Clearance (EC) to the proposed Project Act 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/INFRA2/413627/2023 dated 07 Jan 2023. The particulars of the environmental clearance granted to the project are as below.

1.	**EC Identification No.**	**EC23B038MH186963**
2.	**File No.**	SIA/MH/INFRA2/413627/2023
3.	**Project Type**	Expansion
4.	**Category**	B
5.	**Project/Activity including Schedule No.**	8(a) Building and Construction projects
6.	**Name of Project**	Application for ToR for Amendment & Expansion in EC for commercial project at Plot No. 130 of Worli Scheme No. 52, CS No. 1618, of Lower Parel Division, Mumbai, Maharashtra by M/s. Whispering Heights Real Estate Pvt. Ltd.
7.	**Name of Company/Organization**	WHISPERING HEIGHTS REAL ESTATE PRIVATE 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: 18/05/2023

(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.

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STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

No. SIA/MH/INFRA2/413627/2023
Environment & Climate
Change Department
Room No. 217, 2nd Floor,
Mantralaya, Mumbai- 400032.

To
M/s. Whispering Heights Real Estate Pvt Ltd.,
Plot No. 130 of Worli Scheme No. 52,
CS No. 1618, of Lower Parel Division,
Mumbai.

Subject : Environment Clearance for Amendment & Expansion in Commercial project at Plot No. 130 of Worli Scheme No. 52, CS No. 1618, of Lower Parel Division, Mumbai by M/s. Whispering Heights Real Estate Pvt Ltd.

Reference : Application no. SIA/MH/INFRA2/413627/2023

This has reference to your communication on the above-mentioned subject. The proposal was considered by the SEAC-2 in its 196th meeting under screening category 8 (b) B1 as per EIA Notification, 2006 and recommend to SEIAA. Proposal then considered in 258th (Day-2) meeting of State Level Environment Impact Assessment Authority (SEIAA).

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

Sr. No.	Description	Details	
1	Proposal Number	SIA/MH/INFRA2/413627/2023	
2	Name of Project	Amendment & Expansion in EC for commercial project at Plot No. 130 of Worli Scheme No. 52, CS No. 1618, of Lower Parel Division, Mumbai, Maharashtra by **Whispering Heights Real Estate Pvt Ltd.**	
3	Project category	B Category	
4	Type of Institution	Private	
5	Project Proponent	Name	Mr. Nikhil Mehta
		Regd. Office address	Raheja Tower, Level 6, Block 'G', C-30, Next to Bank of Baroda, Bandra Kurla Complex, Mumbai – 400051.
		Contact number	+91 22 2656 4000
		E-mail	nmehta@kraheja.com
6	Consultant details	**Mahabal Enviro Engineers Pvt. Ltd.** (NABET ACCREDIATION: QCI/NABET/EIA/ACO/17/00427)	
7	Applied for	Amendment and Expansion in EC	
8	Location of the project	Plot No. 130 of Worli Scheme No. 52, CS No. 1618, of Lower Parel Division, Mumbai, Maharashtra	
9	Latitude and Longitude	Latitude: 19° 0'20.91"N and Longitude: 72°49'14.87"E	
10	Plot Area (sq.m.)	11,996.96 m^2	

Sr. No.	Description	Details
11	Deductions (sq.m.)	763.17 m^2
12	Net Plot area (sq.m.)	11,233.79 m^2
13	Ground coverage (m^2) & %	6,841.04 m^2 (57%)
14	FSI Area (sq.m.)	76,304.11 m^2
15	Non-FSI (sq.m.)	85,201.69 m^2
16	Proposed built-up area (FSI + Non FSI) (sq.m.)	1,61,505.80 m^2
17	TBUA (m^2) approved by Planning Authority till date	1,61,505.80 m^2 (The plan is approved from MCGM vide No. CHE/CTY/1808/G/S/337 (NEW)/337/7/Amend dated. 28.11.2022)
18	Earlier EC details with Total Construction area, if any.	We have obtained EC vide No. SEIAA-EC-0000000397 dated 01.09.2018 and subsequent Amendment & Expansion in EC vide SEIAA-EC-0000002080 dated. 27.01.2020 for the plot area of 11,996.96 m^2, FSI area of 75,543.37 m^2 and Total Construction area of 1,62,146.00 m^2.
19	Construction completed as per earlier EC (FSI + Non FSI) (sq. m.)	As per EC, we have started construction on site. Till date, we have constructed 1,55,458.04 m^2 area on site.

20	**Bldg. Name**	**Confg.**	**Height (m)**	**Bldg. Name**	**Confg.**	**Height (m)**	**Reason for Modification/ Change**
	Commercial Bldg.	B+G+1st to 8th Podium + Stilt + 10th to 42nd floors (33 office floors) + 2 Service Floors	177.60	Commercial Bldg.	B + G + 1st to 8th P +Stilt + 10th to 42nd floor (33 office floors) + 43rd part floor + 1 service floor	179.90	Removal of 1 service floor and addition of part floor. No change in footprint. **Status**: B + G + 1st to 8th P +Stilt + 10th to 41st (pt) floor (32 office floors) + 1 service floor

21	No. of Tenements & Shops	• Office area: 73,880.93 m^2 • Retail/ F & B area: 2,423.15 m^2
22	Total Population	12,730 Nos.
23	Total Water Requirements CMD	573 KLD
24	Under Ground Tank (UGT) location	Below 1st Basement
25	Source of water	MCGM
26	STP Capacity & Technology	1 STP of 600 KLD (MBR Technology)
27	STP Location	1st Basement

Sr. No.	Description	Details		
28	Sewage Generation CMD & % of sewage discharge in sewer line	Sewage Generation: 541 KLD, % Discharge in Municipal sewer line: Nil (Project is a Zero discharge)		
29	Solid Waste Management during Construction Phase	**Type**	**Quantity (Kg/d)**	**Treatment / disposal**
		Dry waste	40 kg/day	Handed over to local body
		Wet waste	60 kg/day	Handed over to local body
		Construction waste (proposed)	600 m^3	Will be handled as per Construction Waste Rule, 2016
30	Total Solid Waste Quantities with type during Operation Phase & Capacity of OWC to be installed	Dry waste	1,018 kg/d	Handed over to local body
		Wet waste	1,528 kg/d	1 Mechanical Composting Unit of total 1,600 kg/day capacity
		E-Waste	15 Tons/year	Handed over to Authorized recycler
		STP Sludge (dry)	5 KLD	STP sludge will be composted
31	RG Area in Sq. m.	**RG required:** 2,808.45 m^2 (25%)		
		RG provided on Podium: 2,830.42 m^2		
		(Entire required RG is proposed on Podium and 1.5 m strip is proposed on ground along plot boundary for plantation of trees as per DCPR 2034)		
		Existing trees on plot: 161 Nos.		
		Number of trees to be planted: 208 Nos. a) In RG & plot boundary area: 208 Nos. b) In Miyawaki Plantation (with area): Nil		
		Number of trees already cut: 53 Nos.		
		Number of trees transplanted on site: 48 Nos.		
		Number of trees retained: 60 Nos.		
		Total Nos. of trees on plot: 316 Nos. (Including New + Existing retained/transplanted)		
32	Power Requirements	During Operation Phase:		
		Details/Source	**BEST**	
		Connected load	12.1 MW	
		Demand Load	6.8 MW	
33	Energy Efficiency	a) Total Energy saving (%): 30.6% b) Solar energy (%): 1.1 % (Solar PV panels: 75 kW)		
34	D.G. set capacity	12,600 kVA (7 x 1,800 kVA)		

Sr. No.	Description	Details
35	No. of 4-W & 2-W Parking with 25% EV	4-W: 1,213 (EV charging Points: 305 Nos.) 2-W: 151 (EV charging Points: 40 Nos.)
36	No. & capacity of Rain water harvesting tanks /Pits	2 Rainwater Harvesting Tank of 400 KL capacity
37	Project Cost in (Cr.)	Rs. 1,385.50 Cr. (Including expansion cost wrt earlier EC Rs. 117.7 Crs)
38	EMP Cost	Capital Cost: 1,275 Lakh, O & M Cost: 114.5 Lakh/yr (Including DMP cost)
39	CER Details with justification if any....as per MoEF & CC circular dated 01/05/2018	Not Applicable. (as per MoEF&CC OM F. NO. 22-65/2017-IA.III Dt. 25.02.2021)
40	Details of Court Cases/litigations w.r.t the project and project location, if any.	No Court case is pending against the project

The comparative statement showing the project details as per earlier EC and the proposed amendment & expansion is as follows:

Sr. No.	Particulars	Earlier EC vide No. SEIAA-EC-0000002080 dated. 27.01.2020	Proposed Amendment & Expansion in EC	Remarks wrt earlier EC
1	Total Plot Area	11,996.96 m^2	11,996.96 m^2	No change
2	Ground coverage	6,841.04 m^2 (57%)	6,841.04 m^2 (57%)	No change
3	FSI area (m^2)	75,543.37 m^2	76,304.11 m^2	Increased in FSI by 760.74 m^2 due to addition of part floor
4	Non-FSI area (m^2)	86,602.63 m^2	85,201.69 m^2	Decreased in Non-FSI by 1,400.99 m^2 due to removal of 1 service floor
5	Total Construction area (m^2)	1,62,146.00 m^2	1,61,505.80 m^2	Reduced by 640.2 m^2
6	Bldg. Configuration	B+G+1st to 8th Podium + Stilt + 10th to 42nd floors (33 office floors) + 2 Service Floors **(177.60 m)**	B + G + 1st to 8th P +Stilt + 10th to 42nd floor (33 office floors) + 43rd part floor + 1 service floor **(179.90 m)**	Removal of 1 service floor and addition of part floor. No change in footprint of the Bldg.

Sr. No.	Particulars	Earlier EC vide No. SEIAA-EC-0000002080 dated. 27.01.2020	Proposed Amendment & Expansion in EC	Remarks wrt earlier EC
7	Nos. of Flats, Shops and commercial area	Office area: 73,120.22 m^2 Retail/ F & B area: 2,423.15 m^2	Office area: 73,880.93 m^2 Retail/ F & B area: 2,423.15 m^2	Increased due to addition of part floor
8	Population	7,931 Nos.	12,732 Nos.	Increased due to consideration of maximum working hours
9	Water Requirement	357 KLD	573 KLD	Increased due to increase in population
10	Sewage Generation	337 KLD	541 KLD	Increased due to increase in population
11	STP Capacity	1 STP of 350 KLD (MBR)	1 STP of 600 KLD (MBR)	Increased
12	Solid Waste generation	Total Solid waste: 1,586 kg/d Biodegradable: 952 kg/d Non-biodegradable: 635 kg/d	Total Solid waste: 2,546 kg/d Biodegradable: 1,528 kg/d Non-biodegradable: 1,019 kg/d	Increased due to increase in population
13	Energy	Demand Load: 7.6 MW (BEST) DG: 13,500 kVA (6 x 2,250 kVA)	Demand Load: 6.8 MW (BEST) DG: 12,600 kVA (7 x 1,800 kVA)	Minor changes
14	RG details	RG area required: 2,808.45 m^2 RG area provided: 2,817.11 m^2	RG area required: 2,808.45 m^2 RG area provided: 2,830.42 m^2	Minor increase
15	Traffic Management	Four-Wheeler – 1,139 Nos. Two-Wheeler – 151 Nos.	Four-Wheeler – 1,213 Nos. Two-Wheeler – 151 Nos.	Provided as per requirements
16	Project cost (Rs.)	Rs. 1,267.8 Cr	Rs. 1,385.50 Cr	Increased by Rs. 117.7 Cr.

3. The proposal has been considered by SEIAA in its 258th (Day-2) meeting 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 thereunder as per the circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.
2. PP to submit following updated NOCs & remarks:
   a)CFO NOC; b) Tree NOC; c) HRC NOC.
3. PP to submit Architect certificate mentioning FSI, Non-FSI wise, configuration wise construction done on site as per earlier ECs received to the project.
4. PP to submit latest certified compliance report of earlier EC from Regional Office, MoEF&CC, Nagpur.
5. PP to submit revised water balance chart.
6. PP to provide basement ventilation and air cleaning system & include cost of basement ventilation and air cleaning system in the EMP and submit revised EMP.
7. PP to ensure that the energy savings from renewable sources shall be minimum 5 % or submit registered power purchase agreement with green energy supplier for utilizing 10% green energy within the project site.

B. SEIAA Conditions-

1. This EC is restricted up to 177.60 m height as per HRC NOC.
2. 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.
3. PP to achieve at least 5% of total energy requirement from solar/other renewable sources.
4. 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.
5. SEIAA after deliberation decided to grant EC for – FSI –76304.08 m2, Non FSI-85,201.69 m2, Total BUA- 1,61,505.77 m2. (Plan approval No. CHE/CTY/1808/G/S /337(NEW) /33/7/7/Amend, dated-28.11.2022)

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 give100 % 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, NOx (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 City .
6. Commissioner, Municipal Corporation of Greater Mumbai
7. Regional Officer, Maharashtra Pollution Control Board, Mumbai.

ANNEXURE II (D)

STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

No. SIA/MH/MIS/304940/
Environment & Climate Ch
Department
Room No. 217, 2nd Floor,
Mantralaya, Mumbai- 400(
Date: 05.02.2024

To
M/s. Whispering Heights Real Estate Pvt. Ltd.,
Plot No. 130 of Worli Scheme No. 52,
CS No. 1618, of Lower Parel Division,
Mumbai.

Subject : Corrigendum in Environmental Clearance for commercial project at Plot No. 130 of Worli Scheme No. 52, CS No. 1618, of Lower Parel Division, Mumbai by M/s. Whispering Heights Real Estate Pvt. Ltd.

Reference : 1. Application no. SIA/MH/MIS/304940/2023
2. Earlier EC No. EC22B038MH186963 (File no- SIA/MH/INFRA2/413627/2023), dated: 18/05/2023

This has reference to your communication on the above-mentioned subject. You have obtained Environment Clearance vide EC22B038MH186963 (File no- SIA/MH/INFRA2/413627/2023), dated: 18/05/2023. Now, you have applied for corrigendum in Environment Clearance dated 18/05/2023. Your Proposal was considered in 272nd (Day-1) meeting of State Level Environment Impact Assessment Authority (SEIAA) held on 13th December, 2023 and SEIAA decided to grant corrigendum in Environment Clearance dated 18/05/2023as below-

Particulars as per Environment Clearance dated 18.05.2023	As mentioned in Environment Clearance dated 18.05.2023	Corrigendum shall be read as
SEIAA specific condition no 1	This EC is restricted up to 177.60 m height as per HRC NOC	SEIAA specific condition no 1 shall stand deleted.

All the other terms and conditions mentioned in the EC dated 18/05/2023shall remain the same.

Pravin Darade
(Member Secretary, SEIAA)

BRIHANMUMBAI MUNICIPAL CORPORATION

ANNEXURE 20 & 22

OCCUPATION CUM BUILDING COMPLETION CERTIFICATE UNDER REG. 11(6) OF DCPR 2034 AND PART OCCUPATION UNDER REG. 11(7) /11(8) OF DCPR 2034

[CHE/CTY/1808/G/S/337(NEW)/OCC/2/New of 10 July 2024]

To,
M/s. Whispering Heights Real Estate Private Limited
Raheja Tower, Plot No.C-30, 'G'Block, Bandra Kurla Complex, Bandra (E).

Dear Applicant,

The **Part 3** development work of **commercial** building comprising of **The construction work for 41st floor i.e. (32nd Office floor)** on plot bearing CS No. **1618** of Division **Lower Parel** at **Worli** is completed under the supervision of Shri. **Satyanarayanan C** , **Architect** , Lic. No. **CA/95/18693** , Shri. **Madhura P. Manjarekar** , Structural Engineer, Lic. No. **STR/M/99** and Shri. **Mohit Adelkar** , Site supervisor, Lic.No. **840003430** and as per development completion certificate submitted by Architect and as per completion certificate issued by Chief Fire Officer u/no. **CHE/CTY/1808/G/S/337(NEW)/CFO** dated **03 July 2024** .The same may be occupied and completion certificates submitted as sighted above are hereby accepted.

The PART OC is approved subject to following conditions:

1. That the balance conditions of IOD Dtd.01/12/2017.& amended approval letters dtd. 24/02/2020, 31/03/2021, 27/12/2021, 25/04/2023 & 22/04/2024 shall be complied with before asking Full OCC.
2. That the Consent to operate from MPCB shall be submitted before asking full OCC.
3. That the final NOC from AC(Estate) shall be submitted before asking full OCC.
4. That the final NOC from SG shall be submitted before asking full OCC.

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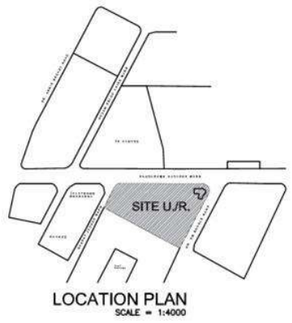
Copy To :

1. Asstt. Commissioner, G/South
2. A.A. & C. , G/South
3. EE (V), City
4. M.I. , G/South
5. A.E.W.W. , G/South
6. Architect, Satyanarayanan C, Raheja Tower, plot no C-30, Block G, Opp SIDBI, Bandra Kurla Complex, Bandra East

For information please

Yours faithfully
Executive Engineer (Building Proposal)
Brihanmumbai Municipal Corporation
G/South

APPROVED PLAN dated. 28.11.2022



STAIRCASE , LIFT AND LIFT LOBBY AREA FREE OF FSI WITH PAYING PREMIUM

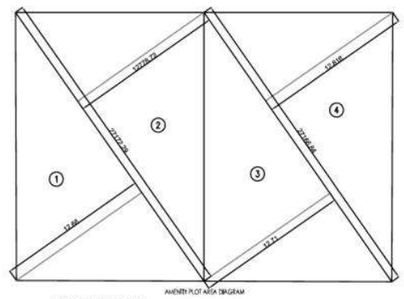
FLOORS	FLOOR DESCRIPTION	EXTERNAL STAIRCASE AREA (SQ/MT)	INTERNAL STAIRCASE AREA (SQ/MT)
0	GROUND FLOOR	87.62	33.77
1	1ST PODIUM FLOOR	21.95	35.81
2	2nd PODIUM FLOOR	0	
3	3rd PODIUM FLOOR	0	
4	4th PODIUM FLOOR	0	
5	5th PODIUM FLOOR	0	
6	6th PODIUM FLOOR	0	
7	7th PODIUM FLOOR	0	
8	8th PODIUM FLOOR	0	
9	STILT FLOOR + CLUBHOUSE	416.86	16.26
10	1ST OFFICE FLOOR	415.560	
11	2nd OFFICE FLOOR	416.86	
12	3rd OFFICE FLOOR	416.86	
13	4th OFFICE FLOOR	416.86	
14	5th OFFICE FLOOR	416.86	
15	6th OFFICE FLOOR	416.86	
16	7th OFFICE FLOOR	416.86	
17	8th OFFICE FLOOR	415.560	
18	9th OFFICE FLOOR	416.86	
19	10th OFFICE FLOOR	416.86	
20	11th OFFICE FLOOR	416.86	
21	12th OFFICE FLOOR	416.86	
22	13th OFFICE FLOOR	416.86	
23	14th OFFICE FLOOR	416.86	
24	15th OFFICE FLOOR	415.560	
25	16th OFFICE FLOOR	416.86	
S	SERVICE FLOOR	0.00	
26	17TH OFFICE FLOOR	416.86	
27	18th OFFICE FLOOR	416.86	
28	19th OFFICE FLOOR	416.86	
29	20th OFFICE FLOOR	416.86	
30	21st OFFICE FLOOR	416.86	
31	22nd OFFICE FLOOR	415.360	
32	23rd OFFICE FLOOR	416.86	
33	24th OFFICE FLOOR	416.86	
34	25th OFFICE FLOOR	416.86	
35	26th OFFICE FLOOR	416.86	
36	27th OFFICE FLOOR	416.86	
37	28th OFFICE FLOOR	416.86	
38	29th OFFICE FLOOR	415.360	
39	30th OFFICE FLOOR	416.86	
40	31st OFFICE FLOOR	416.86	
41	32nd OFFICE FLOOR	416.86	
42	33rd OFFICE FLOOR	416.86	
43	TERRACE	416.86	
		14692.77	85.84

STAIRCASE AREA SUMMARY

PROPOSED CONSTRUCTION AREA SUMMARY

Floor	Floor Description	Sq.mt	Use
	U/G TANK	842.78	SERVICES
	BASEMENT FLOOR	7934.06	SERVICES AND PARKING
0	GROUND FLOOR	7216.35	RETAIL / F&B, SERVICES AND ENT. LOBBY
1	1ST PODIUM FLOOR	3345.19	PART RETAIL/ F&B AND PARKING
2	2nd PODIUM FLOOR	6529.41	PARKING AND SERVICES
3	3rd PODIUM FLOOR	3900.82	PARKING AND SERVICES
4	4th PODIUM FLOOR	6608.98	PARKING AND SERVICES
5	5th PODIUM FLOOR	6550.57	PARKING AND SERVICES
6	6th PODIUM FLOOR	6516.86	PARKING AND SERVICES
7	7th PODIUM FLOOR	6124.50	PARKING AND SERVICES
8	8th PODIUM FLOOR	5815.77	PARKING AND SERVICES
9	STILT FLOOR	4641.00	STILT
10	1ST FLOOR	2735.58	OFFICE
11	2nd FLOOR	2735.58	OFFICE
12	3rd FLOOR	2735.58	OFFICE
13	4th FLOOR	2735.58	OFFICE
14	5th FLOOR	2735.58	OFFICE
15	6th FLOOR	2735.58	OFFICE
16	7th FLOOR	2735.58	OFFICE
17	8th FLOOR	2735.58	OFFICE
18	9th FLOOR	2735.58	OFFICE
19	10th FLOOR	2735.58	OFFICE
20	11th FLOOR	2735.58	OFFICE
21	12th FLOOR	2735.58	OFFICE
22	13th FLOOR	2735.58	OFFICE
23	14th FLOOR	2735.58	OFFICE
24	15th FLOOR	2735.58	OFFICE
25	16th FLOOR	2735.58	OFFICE
S	SERVICE FLOOR	2735.58	SERVICES
26	17TH FLOOR	2735.58	OFFICE
27	18TH FLOOR	2735.58	OFFICE
28	19th FLOOR	2735.58	OFFICE
29	20th FLOOR	2735.58	OFFICE
30	21st FLOOR	2735.58	OFFICE
31	22nd FLOOR	2735.58	OFFICE
32	23rd FLOOR	2735.58	OFFICE
33	24th FLOOR	2735.58	OFFICE
34	25th FLOOR	2735.58	OFFICE
35	26th FLOOR	2735.58	OFFICE
36	27th FLOOR	2735.58	OFFICE
37	28th FLOOR	2735.58	OFFICE
38	29th FLOOR	2735.58	OFFICE
39	30th FLOOR	2735.58	OFFICE
40	31st FLOOR	2735.58	OFFICE
41	32nd FLOOR	2735.58	OFFICE
42	33rd FLOOR	2735.58	OFFICE + CAFE
	TERRACE FLOOR	1045.21	
	LIFT MACHINE ROOM	1047.17	
	OHT TANK , SOLAR PANEL	476.49	
	TOTAL	161505.80	

CONSTRUCTION AREA SUMMARY



AMENITY PLOT AREA CALCULATION

AMENITY PLOT			SQ.MT.
1	PLOT AREA	=	11996.96
2	LESS SETBACK AREA	=	70.53
3	NET PLOT AREA	=	11926.43
4	FOR PLOT AREA UPTO 10000 SQMT, AMENITY REQUIRED	=	500.00
	PLOT ARE ABOVE 10000 SQMT (11926.43 -10000)= (1926.43 X10%)	=	192.64
5	REQUIRED AMENITY AREA (500 +192.64)	=	692.64
6	PROVIDED AMENITY AREA	=	692.64

AREA CALCULATION

AMENITY PLOT			SQ.MT.
1	1/2 X 27.17 X 12.68 X 1NO	=	172.26
2	1/2 X 27.17 X 12.78 X 1NO	=	173.62
3	1/2 X 27.17 X 12.71 X 1NO	=	172.66
4	1/2 X 27.17 X 12.816 X 1NO	=	174.10
	TOTAL ADDITION	=	692.64

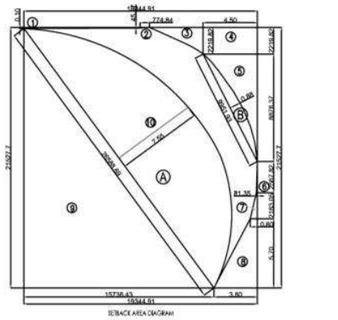
AMENITY PLOT AREA DIAGRAM AND AREA CALCULATIONS

BUA PER OFFICE FLOOR [(EXCL- STAIR,LIFT,LIFT LOBBY)]							2305.23 SQ.MT
No. OF PERSONS							230.52 Nos.
No. OF MALES							115 Nos.
No. OF FEMALES							115 Nos.
	W.C.		WASH BASIN		URINALS		
	REQ.	PROP.	REQ.	PROP.	REQ.	PROP.	
MALE	5	5	5	5	5	6	
FEMALE	8	8	5	6	–	–	

PARKING REQUIREMENTS		
AS PER RULE PARKING REQUIREMENT		
FOR OFFICE:-		
PROPOSED BUILT UP AREA	73880.93	SQ.MT
1 PARKING SPACE 37.50 SQ.M UPTO 1500 SQ.M	40	No.s
1 PARKING SPACE 75 SQ.M EXCEEDING 1500 SQ.M (72,380.93 SQ.M)	965	No.s
TOTAL PARKING REQUIRED	1005	No.s
VISITOR PARKING REQUIRED 10% OF TOTAL PARKING	101	No.s
PARKING REQUIRED FOR OFFICE (A)	1106	No.s
TOTAL PROPOSED BUILT UP AREA FOR F&B & SHOPS/RETAIL.	2127.35	SQ.MT
PARKING REQUIREMENT FOR F&B :-		
PROPOSED BUILT UP AREA FOR F&B (100%) + 295.80 SQ.MT RESTAURANT @ 33RD FLOOR & PANTRY @ TERRACE	2423.15	SQ.MT
1 PARKING SPACE 25 SQ.M PARKING REQUIREMENT	97	NO.S
FOR SHOPS/RETAIL :-		
PROPOSED BUILT UP AREA FOR SHOPS/RETAIL (0%)	0.00	SQ.MT
1 PARKING SPACE 40 SQ.M UPTO 800 SQ.M	0	NO.S
1 PARKING SPACE 80 SQ.M EXCEEDING 800 SQ.M (0 SQ.M)	0	NO.S
TOTAL PARKING REQUIRED FOR SHOPS/RETAIL	0	NO.S
TOTAL PARKING REQUIRED FOR F&B + SHOP / RETAIL	97	NO.S
VISITOR PARKING REQUIRED 10% OF TOTAL PARKING	10	NO.S
PARKING REQUIRED FOR F&B , SHOPS/RETAIL (B)	107	NO.S
TOTAL PARKING REQUIRED (A + B)	1213	NO.S

Floor	Surface Parking		Mechanised Puzzle		Mechanised Stack		TOTAL	Transport vehicle	Two-wheelers
	Big	Small	Big	Small	Big	Small			
Basement	0	14	94	20	0	2	130	2	2
Ground	0	5	0	0	0	0	5	4	-
P1	9	29	0	0	0	0	38	-	101
P2	40	46	33	25	0	0	142	-	12
P3	45	26	0	0	0	0	71	-	11
P4	79	58	0	0	0	26	163	-	25
P5	78	73	0	0	0	0	151	-	-
P6	80	69	0	16	0	8	173	-	-
P7	74	77	0	0	0	0	151	-	-
P8	37	52	59	41	0	0	189	-	-
Total	442	447	186	102	0	36			
TRANSPORT VEHICLE PROPOSED AT GROUND LEVEL							4		
TRANSPORT VEHICLE PROPOSED AT BASEMENT LEVEL							2		
PROPOSED PARKING FOR DIFFERENTLY ABLED							7		

PARKING STATEMENT

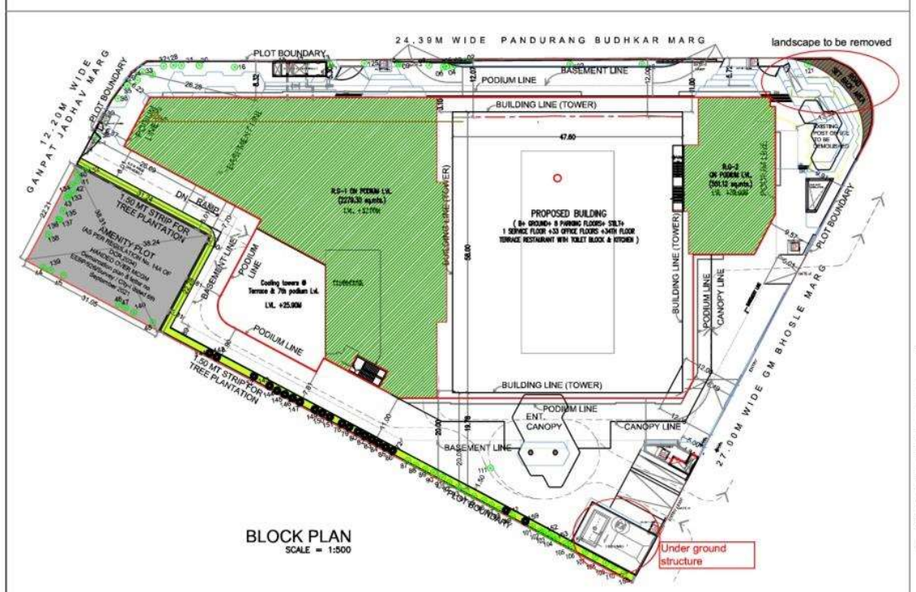


ADDITIONS			
A	19.34 X 21.53 X 1 NO.	=	416.39 SQ.MT.
B	2/3 X 8.95 X 0.88 X 1 NO.	=	5.84 SQ.MT.
	TOTAL ADDITION	=	422.23 SQ.MT. X
DEDUCTIONS			
1	1/2 X (0.10 + 0.05) X 9.64 X 1 NO.	=	0.72 SQ.MT.
2	1/2 X 0.05 X 0.77 X 1 NO.	=	0.02 SQ.MT.
3	1/2 X 4.43 X 2.22 X 1 NO.	=	4.92 SQ.MT.
4	4.50 X 2.22 X 1 NO.	=	9.99 SQ.MT.
5	1/2 X 4.50 X 8.88 X 1 NO.	=	19.96 SQ.MT.
6	1/2 X 0.08 X 2.57 X 1 NO.	=	0.10 SQ.MT.
7	1/2 X (0.08 + 0.60) X 2.16 X 1 NO.	=	0.73 SQ.MT.
8	1/2 X (0.60 + 3.60) X 5.70 X 1 NO.	=	11.97 SQ.MT.
9	1/2 X 15.74 X 21.53 X 1 NO.	=	169.44 SQ.MT.
10	2/3 X 26.59 X 7.55 X 1 NO.	=	133.83 SQ.MT.
	TOTAL DEDUCTION	=	351.71 SQ.MT. Y1
TOTAL BUILT UP AREA [X – Y1]		=	70.53 SQ.MT. X1

PROPOSED BUA (FSI)			
NET BUILT UP AREA (FSI) (WITHOUT STAIRCASE / LIFT / LIFT LOBBY AREA/SHAFT)			
FLOOR	DESCRIPTION	AREA (SQ/MT)	TOTAL
0	GROUND FLOOR	1877.95	
1	1ST PODIUM FLOOR	324.88	
2	2nd PODIUM FLOOR	0	
3	3rd PODIUM FLOOR	0	
4	4th PODIUM FLOOR	0	2202.23
5	5th PODIUM FLOOR	0	
6	6th PODIUM FLOOR	0	
7	7th PODIUM FLOOR	0	
8	8th PODIUM FLOOR	0	
9	STILT FLOOR + CLUBHOUSE	348.63	
10	1ST OFFICE FLOOR	1646.04	
11	2nd OFFICE FLOOR	2322.05	
12	3rd OFFICE FLOOR	2322.05	
13	4th OFFICE FLOOR	2322.05	
14	5th OFFICE FLOOR	2322.05	
15	6th OFFICE FLOOR	2322.05	
16	7th OFFICE FLOOR	2322.05	
17	8th OFFICE FLOOR	1646.04	
18	9th OFFICE FLOOR	2322.05	
19	10th OFFICE FLOOR	2322.05	
20	11th OFFICE FLOOR	2322.05	
21	12th OFFICE FLOOR	2322.05	
22	13th OFFICE FLOOR	2322.05	
23	14th OFFICE FLOOR	2322.05	
24	15th OFFICE FLOOR	1646.04	
25	16th OFFICE FLOOR	2322.05	
S	SERVICE FLOOR	0.00	74101.85
26	17TH OFFICE FLOOR	2322.05	
27	18th OFFICE FLOOR	2322.05	
28	19th OFFICE FLOOR	2322.05	
29	20th OFFICE FLOOR	2321.87	
30	21st OFFICE FLOOR	2321.87	

RETAIL AND F&B (74.88 SQ.M. IS NON F&B / RETAIL AREA)

OFFICE AREA (295.80 SQ.M. IS FOR PANTRY AT TERRACE ALONG WITH WITH TOILET BLOCK)



PROFORMA - A		SQMT.
1	AREA OF PLOT	11,996.96
2	DEDUCTION FOR	
	a) SET BACK	70.53
	b) R.G.	NIL
	c) AMENITY [5% of 10,000.00) + ((10% of (11,996.96 - 70.53 - 10,000)]	692.64
	TOTAL DEDUCTION (a + b + c)	763.17
3	BALANCE AREA OF THE PLOT (1-2)	11,233.79
4	LAND COMPONENT OF POST OFFICE	-
5	NET PLOT AREA	11,233.79
6	PERMISSIBLE FSI	1.33
7	PERMISSIBLE B.U.A. (5 x 6)	14,940.94
8	ADD	
	a) SET BACK ALREADY HANDED OVER	534.07
	b) SET BACK NOW HANDED OVER (70.53 x 2.50)	176.32
	c) AMENITY FSI (692.64 x 2.5)	1731.60
	d) ROAD / RESERVATION TDR	1731.60
	i) Permissible Road / Reservation TDR 80% OF [(0.83x11233.79) - (534.07+176.32+1731.60)] = 5,017.25	
	ii) Already claimed Road TDR vide DRC details from DRC 000799/RD TDR/WS/WARD/RS-6123/U-3	4008.14
	e) SLUM TDR	
	i) Minimum 20% of (0.83 x 11,2333.79) = 1,864.80	
	ii) Minimum 50% of (0.83 x 11,233.79) = 4,682.02	
	iii) Slum TDR already claimed = 1,839.89	1,839.89
	Details of slum TDR DRC 1) (TDR/SRP/ES/N-27 WARD Phase V/Const/II/U-7) 2) (TDR/SRP/ES/N-27 WARD Phase III/Const/II/U-8) 3) (TDR/SRP/ES/N-27 WARD Phase IV/Const/II/U-13) 4) (TDR/SRP/WS/RS-30 WARD Phase-Final/II/U-5) 5) (TDR/SRP/WS/Ph-16 WARD Phase IX/Const/II/U-10) 6) (TDR/SRP/CITY/FN-11 WARD Phase II/U-21)	
	f) PREMIUM FSI (0.84 x 11,233.79) = 9,436.38 Permissible = (0.84 x 11,233.79) = 9,436.38 Already Claimed = 9,303.18	9,303.18
	g) Additional FSI as per 33(19) {11,233.79 +70.53) x 5 = 56,521.60)-(14,940.94+534.07+176.32+1,731.60+4,908.14+1,839.89+9,303.18 = 33,434.14) = 23,087.46	23,087.46
9	PERMISSIBLE B.U.A. {7+8(a)+8(b)+8(c)+8(d)+8(e)+8(f)+8(g)}	56,521.60
10	FUNGIBLE BUA (35%OF 56,521.60)	19,782.56
	Earlier claimed = 19,381.64	
	Now claimed = 400.92	
11	PERMISSIBLE FLOOR AREA (9 +10)	76,304.16
12	PROPOSED BUA	56,521.54
13	ADD FUNGIBLE BUA (35%OF 12)	19,782.54
14	TOTAL PROPOSED BUA (12+13)	76,304.08

D	PARKING STATEMENT	
	i) PARKING REQUIRED BY REGULATION FOR	
	CAR	1213
	SCOOTER/ MOTOR CYCLE	
	OUTSIDERS / VISITORS	
	ii) COVERED GARAGES PERMISSIBLE	NIL
	iii) COVERED GARAGES PROPOSED	NIL
	iv) PARKING PROPOSED	
	CAR	1213 nos.
	SCOOTER/ MOTOR CYCLE	151 nos.
	OUTSIDERS / VISITORS	
	v) TOTAL CAR PARKING REQUIRED	1213 nos.
	vi) TOTAL CAR PARKING PROPOSED	1213 nos.
F.	TRANSPORT VEHICLE PARKING	
	i) TRANSPORT VEHICLES PARKING REQUIRED BY REGULATIONS	6 nos.
	ii) TOTAL NO.OF TRANSPORT VEHICLES PARKING PROVIDED	6 nos.

PROFORMA - B

THIS PLAN TO BE READ WITH APPROVAL LETTER. APPROVED SUBJECT TO CONDITION MENTIONED IN THE FILE NO. CHE/CTY/1808/GS/337(NEW)

THIS PLAN IS DIGITALLY SIGNED AND ISSUED

S.E.B.P.(CITY) – X

Chandrakant Suresh Suryavanshi

A.E.B.P.(CITY) – VI

E.E.B.P.(CITY) – I

SIGN, NAME OF OWNER :

M/S WHISPERING HEIGHTS REAL ESTATE PVT. LTD.
PLOT No. C-30, BLOCK-G, OFF. ADDR,
BANDRA KURLA COMPLEX, BANDRA (E), MUMBAI-400051.

N NORTH

REV.	DATE	DESCRIPTION	DRAWN	APPROVED
	17-05-2018			

PROJECT :
Proposed Commercial development on plot bearing C.S no.1638 of Lower Parel Division, plot no.140 of Worli scheme no. 52 situated at G. M. Bhosle marg, Pandurang Budhkar marg road in G / South ward, Mumbai.

SCALE : 1:200
DATE :30-03-2022
PROJ. NO.
SHEET. NO. 2/22

AMENITY AREA, STATEMENT

APPROVED

ECT CONSULTING ARCHITECT

BRIHANMUMBAI MUNICIPAL CORPORATION

MUMBAI FIRE BRIGADE

Office of the Dy. Chief Fire Officer (R-II), Wadala Fire Station, Shaikh Mistry Dargah road,
C.G.S. Colony, Opp. Mhada Colony, Antop Hill, Wadala, Mumbai-400 037.
Telephone No. 24132058 Fax No. 24153027

Sub.: Fire Safety measures for the amendment of proposed construction of High- Rise commercial building on plot bearing C.S. No. 1618 of Lower Parel Division, Worli, Mumbai in G/South Ward.

Ref: i) Online application from Architect Ashwin Navelkar.
ii) Online File No. CHE/CITY/1808/GS/337(NEW)-CFO/1/AMED

Earlier Fire Safety Requirement Letters

1) HRC/R-II/03 dated 11/05/2017.
2) CHE/ CITY/ 1808/GS/ 337 (NEW)- CFO/1/ AMEND Dated. 17.11.2019.

Shri. Ashwin Navelkar, Architect

You have uploaded;

1) Fire Safety requirements issued by this department vide No. HRC/R-II/03, dated 11/05/2017 for the proposed construction of high-rise I.T. office building.
2) Fire Safety requirements issued by this department for amendment vide No. CHE/CITY/1808/GS/337(NEW)-CFO/1/AMED. Dated. 17.11.2019.
3) Commencement certificate extended for entire work i.e. Basement + Ground + 1st to 8th Podium floors + Stilt floor +10th to 41st floor (1st to 32nd office floor) + 1 service floor (between 25th & 26th floor) as per amended plan dated 29/12/2021 issued by Assistant Engineer Building Proposal City, G/South Ward U/no. CHE/ CTY/ 1808/ G/ S / 337 (NEW)/ FCC/5/Amend dated 22/04/2022.
4) Gross Built-up area certificate dated 17/11/2022 issued by Architect i.e. s 1,61,505.80 sq. mtr.

In this case this department has issued FSRL u/no. HRC/R-II/03, dated 11/05/2017 for the proposed construction of high-rise I.T. office building comprising of single basement (-5.50 mtrs.) for car parking accessible by 08.50 mtrs. Wide two-way ramp, loading /unloading area, U.G. Tank, Pump room, AC Plant room, STP + Ground floor for entrance lobby, Fire Control Room / BMS Room, main LT panel & meter room, 6 units + 1st + 6th podium floors for car parking accessible by 9.70mtrs. vide two-way ramp + upper stilt at 7th floor for entrance lobby, landscape podium + 1st to 16th upper floors (16th floor part) for I.T. office having total height of 102.00 mts. from general ground level up to terrace floor level including Service floor proposed in between stilt and 1st habitable floor (at + 31.20 mtrs.) and fire check floorproposed in between 9th & 10th floor (at + 70.80 mtrs. Level) as shown on plan. The architect proposed space for 04 No's of D.G. Sets in an open space at South-East corner of the building as shown on the plan. Architect proposed Electric Substation beyond building line at South West side of the building as shown on the plan.

e) The entire building will be protected with advanced in-built fire protection fire-fighting system such as Wet Riser System, Hydrant System, manual fire alarm & Automatic smoke detection system, automatic Sprinkler System, Integrated system, Voice evacuation system, public address system, specific fireman lift etc.
f) The fire resistance rating for staircase FRD, Lift lobby / protected lobby & the lift doors as per NBC provision.
g) Architect has agreed to provide entire electric cables are halon free, non-toxic, non-flammable &low smoke hazard type.
h) During construction stage and prior to final occupation party agreed to comply with additional requirements stipulated by Mumbai Fire Brigade Officer if any.
i) IOT based micro controller devices will be provided.
j) N.O.C. from Electric service providers TATA shall be obtained before commencement of the activity.
k) N.O.C. from Controller of explosive shall be obtained before commencement of the activity.

In view of the above, as far as this department is concerned, there would be no objection for the above mentioned revised amendments for the proposed construction of high-rise commercial building comprising of single basement (-4.40 mts to -7.95mtrs.) for car parking accessible by 07.50 mtrs. wide two-way ramp, mechanical parking, A.C. Plant room, D.G. Room, IT Room, car parking accessible by 07.50 mtrs. wide two-way ramp, flushing water tank, Under ground water storage tanks, cooling tower soft water tank, Rain water tank, STP pump room, Raw sewage equalization tank, pump room, Electric Room, Fire man lift, Debris Storage Room, E Waste Storage Room, + Ground floor for A.C. Plant room, D.G. Room, IT Room, car parking accessible by 07.50 mtrs. wide two-way ramp, flushing water tank, Under ground water storage tanks, cooling tower soft water tank, Rain water tank, STP pump room, Raw sewage equalization tank, pump room, Electric Room, Fire man lift, Debris Storage Room, E Waste Storage Room, + 1st floor with 1 No. of F&B Retails, Car parking accessible by 7.50 mtrs. wide two-way ramp, 2 Nos. of Electric Room, lobby, + 2nd Podium floor partly for Common area Substation level 1, LT Panel Room, HT Panel Room, Car parking accessible by 7.50mtrs. wide two-way ramp, lobby, 2 Nos. of Electric Room, Panel Room, Substation 1, + 3rd Podium floor for MEP, Car parking accessible by 7.50 mtrs. wide two-way ramp, lobby, 2 Nos. of Electric Room, + 4th Podium floor for Substation level 2, MEP room, DG, Security control room, Gas Suppression room, 2 Nos. of Electric Meter Room, Car parking accessible by 7.50mtrs. wide two-way ramp, lobby, + 5th Podium floor for 2 Nos. of OWC area , Car parking accessible by 7.50mtrs. wide two-way ramp, 2 Nos. of Electric Meter Room, Lobby, + 6th Podium floor for Car parking accessible by 7.50mtrs. wide two-way ramp, 2 Nos. of Electric Meter Room, Lobby, + 7th Podium floors for Cooling tower area, Swimming pool filtration tank, Car parking accessible by 7.50mtrs. wide two-way ramp, 2 Nos. of Electric Meter Room, Lobby, + 8th Podium floors for Cooling tower area, Area for HRUs, Lobby, Car parking accessible by 7.50mtrs. wide two-way ramp, 2 Nos. of Electric Room, + Podium Lvl. Stilt / Amenity Floor for 2 lvl Clubhouse, Level 1 proposed with multipurpose hall, toilet, and Level is proposed with Gym, part terrace, crèche, kitchen, 2 Nos. of Electric Room, R.G area, Machine Room, Air Conditioned entrance

lobby. + 10th & 24th Floor for 3 Nos. of Office, 2 Nos. of Electric Meter Room, ODU 2 nos, Refuge area. + 11th Floors for 8 Nos. of Office, 2 Nos. of Electric Meter Room, ODU 2 nos. + 12th, 13th,14th,15th, 16th, 18th,19th, 20th, 21st, 22nd, 23rd, 25th, 26th, 27th, 28th, 29th,30th,32nd,33rd, 34th,35th, 36th 37th floor for Office 2 nos. 2 nos Electric Meter Room. ODU 2 nos + 17th Floors for Office 2 nos. 2 nos Electric Meter Room. + 31st floor for Office 3 nos. 2 nos Electric Meter Room. ODU 2 nos. Refuge. + 38th floor for Office, 2 nos Electric Meter Room, Refuge. + 39th floor for Office, UPS Room A & B, Battery Room A & B, 2 nos AHU, Communication Room, Store, Kitchen, ODU 2 nos, 2 nos Electric Meter Room. + 40th floor for 2 nos Office, 2 nos AHU, 2 nos. Electrical Room, ODU 2 nos, 2 nos Electric Meter Room, Comms closet. + 41st & 42nd floor for Office 2 nos. 2 nos Electric Meter Room. + 43rd floor for Restaurant, Kitchen/pantry, toilet, 2 nos. electric room, MEP Services, part terrace. for office building having total height of 179.90 mtrs. from general ground level up to terrace floor level including 1st service floor proposed in between 25th Floor & 26th floor (at + 103.20 mtrs.) with one no. of underground HSD Tanks with capacities of 30 KL to supply the fuel (HSD -Petroleum Class B) to the D.G. set installations in the proposed D.G. set building as shown on the plan signed in token of approval, subject to satisfactory compliance of the following fire safety requirements.

1. The earlier issued FSRL by this department vide u/r No. HRC/R-II/03 dated 13/04/2017 shall be treated as cancelled.
2. All the requirements stipulated earlier vide CHE/CITY /1808/GS/ 337(NEW)-CFO/1/AMED, dated. 17.11.2019 shall be strictly adhered to along with modified and additional requirements:

***ADDITIONAL REQUIREMENTS :**

A) FOR HSD TANKS & RELATED INSTALLATIONS

1) The entire construction shall be done as per approved by the concerned authorities.
2) The premises shall not be used without permission from the Chief Controller of Explosives for any purpose other than the designated.
3) All the requirements stipulated by Chief Controller of Explosives & Electrical service providers NOC shall be complied & strictly adhered to.
4) All underground tanks shall be connected with the earth electrically in an efficient manner & the thickness as well as design of the underground tanks shall be as per the prevailing Petroleum Act.
5) The compulsory open spaces around the structures shall be maintained free from obstructions / encroachment & shall be hardened suitably to bear the weight of fire engine weighing up to 48 m. tones.
6) Electrical wiring and installation shall be of fire resistance type.
7) There shall be no opening in any tank other than those necessary for introduction or removal of fuel or for ventilating or dipping the tank. The filling and dipping pipe shall be carried down nearly to the bottom of the tank.
8) The petroleum products shall only be removed from the tank for the purpose of charging the motor vehicles & approved type of pump through approved type of sound hose having gas tight fittings.
9) The tank shall be outside the building at the location marked on the plan, placed in a masonry or concrete pit & packed around with sand.
10) Safety & tank test certificate shall be obtained from competent authority as par petroleum rules.

ANNEXURE VI

BRIHANMUMBAI MUNICIPAL CORPORATION
TREE AUTHORITY

Office of the Supdt .of Gardens
Veermata Jijabai Bhosale Udyan,
Penguin Building , 2nd Floor
Dr.Ambedkar Road, Byculla (East),
Mumbai-400 027.

Dy.S.G./C/57 ~~/CC-OC/Prop/DD/ /MDG/~~
Date:- 13-02-2024

To,
M/s. Whispering Heights Real Estate Private Ltd,
Raheja Tower , Plot no. C -30, 'G' Block ,
Bandra Kurla Complex , Bandra (E)

Sub :- N.O.C. for obtaining Occupation Certificate for the proposed redevelopment on plot bearing of proposed I.T. Building on plot no. 130 of the Worli Estate bearing C.S.no. 1618 of Lower Parel Div, situated at Worli , in 'G/South'ward.

Ref:- 1.CHE/CTY /1808 /GS/337 (New) 01.12.2017
2.Dy.SG/C/ 90/P/II /Resl-13 dt.18.07.2018.
2. Dy.SG/C/ 15/P/II /MDG/1201 dt.26.04.2021.
3. Dy.SG/C/ 88/DD/II dt.24.09.2020.

Please refer to your Architect **M/s.C. Satyanarayanan** letter no. **Nil** dt **26.10.2023** on the above cited subject.

It is to certify that **242** (Two hundred Forty two) nos. of trees have been planted as per the norms in the said property.

Further in accordance with the provision under section 11 (1) of the Maharashtra (Urban Areas) Protection & Preservation of Tree Act 1975 . You are hereby directed to take utmost care of the newly planted trees. So that the these grow property along with **84** (Eighty four) numbers of existing old trees and give a report to the Tree Officer about the condition of these trees once in a three months for a period of 3 years.

You are further directed that, while handing over the said property to owner /Society or authorized person, all the trees as mentioned above existing on the site also should be handover to them with tree inventory & proper record with due acknowledgment from them.

Thanking you .

Yours faithfully,

Supdt. Of Gardens
& Tree Officer

Certified that 242 trees are planted in the property along with 48 nos. of existing old trees These trees should be preserved and maintained properly hereafter

Supdt. of Gardens and Tree Officer

24.39M WIDE PANDURANG BUDHKAR MARG

GANPAT 12.20M WIDE JADHAV MARG

EXISTING POST OFFICE TO BE DEMOLISHED

ROAD SET BACK AREA

27.00M WIDE G M BHOSLE MARG

6.0 M WIDE DRIVEWAY

SLOPE 1:10

RAMP

GROUND LVL TO BASEMENT RAMP SLOPE 1:9.25

BASEMENT TO GROUND LVL

ENTRANCE LOBBY

F&B - SHOP-1

F&B - SHOP-2

F&B - SHOP-3

F&B - SHOP-4

F&B - SHOP-5

SHOP-6

SHOP-7

SHOP-8

PANTRY

LANDSCAPE

PLOT BOUNDARY

AMENITY PLOT (HANDED OVER TO MCGM)

Demarcation plan & letter no. EE/P/W/Survey / City-I dated 8th September 2021

DIESEL GENERATOR ROOM

STP DUCT

VENTILATION CUTOUT FOR STP DUST

CEO OFFICE

SOCIETY OFFICE

MECHANICAL VENTILATION FOR STP

GROUND TO 1ST PARKING FLOOR RAMP SLOPE 1:9.25

1ST PARKING FLOOR TO GROUND LVL

HSD YARD

U.G DIESEL TANK

DIESEL T.V

ENTRY TO HSD

OFFICE ENTRY / EXIT

GATE -1

GATE -2

GATE -3

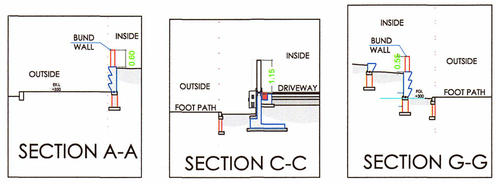
GATE -4

GATE - 5

MGL SRN

MGL SRN BOX 3x1x2m(as/MEP)

LEGEND		Nos.
	RETAIN TREES	-
	NEWLY PLANTED TREE	242
	TRANSPLANTED TREES	48



SECTION A-A, C-C, G-G, E-E & D-D

SCALE 1:100

GROUND FLOOR PLAN (LVL. +1.20M)

SCALE 1:200

PARKING STATEMENT -GR.FLR	
TYPE OF VEHICLE PARK	NO.OF VEHICLES (INCLUDING STACK)
BIG CAR	NIL
SMALL CAR	5
TOTAL CAR PARKS	NIL
2 WHEELERS	NIL
TRANSPORT VEHICLES	4

PROFORMA - B

THIS PLAN TO BE READ WITH APPROVAL LETTER. APPROVED SUBJECT TO CONDITION MENTIONED IN THE FILE NO. CHE/CTY/1808/GS/337(NEW)

THIS PLAN IS DIGITALLY SIGNED AND ISSUED

D.F.O

DY.C.F.O

SIGN, NAME OF OWNER :

M/S WHISPERING HEIGHTS REAL ESTATE PVT. LTD.
PLOT No. C-30, BLOCK-G, OPP. SIDHI,
BANDRA KURLA COMPLEX, BANDRA (E), MUMBAI-400051.

N NORTH

REV.	DATE	DESCRIPTION	DRAWN	APPROVED
	17-01-2020			

PROJECT :
Proposed Commercial development on plot bearing C.S no.1618 of Lower Parel Division, plot no.130 of Worli scheme no. 52 situated at G. M. Bhosle marg, Pandurang Budhkar marg road in G / South ward, Mumbai

SCALE : 1:200

DATE :-

TITLE:
GROUND FLOOR PLAN

PROJ. NO.

DEALT	CHECKED	APPROVED	SHEET. NO.
			5/22

NAME, ADD. & SIGN OF ARCHITECT

CONSULTING ARCHITECT

Mr. C. SATYANARAYANAN
REGN.No. CA/1995/18093
PLOT No. C-30, BLOCK-G, OPP. SIDHI,
BANDRA KURLA COMPLEX, BANDRA (E), MUMBAI-400051

Ashwin Navelkar
Architect
Plot No. C-30, Block 'G', Opp. SIDBI, Bandra Kurla Complex, Bandra (East), Mumbai – 400 051.
Tel. : 2656 4000 Fax : 2656 4604

Dated: 04.04.2023

To,
The Chairman, SEIAA
Environment and Climate Change Dept.,
Mantralaya, Mumbai–400032

Sub: Undertaking regarding construction done on site for commercial project at Plot No. 130 of Worli Scheme No. 52, CS No. 1618, of Lower Parel Division, Mumbai, Maharashtra by **Whispering Heights Real Estate Pvt. Ltd.**

Ref.:

1) Obtained EC vide No. SEIAA-EC-0000000397 dated 01.09.2018 and subsequent Amendment & Expansion in EC vide SEIAA-EC-0000002080 dated. 27.01.2020
2) 258th Meeting of SEIAA schedule on 06th April 2023
3) Proposal No. SIA /MH/INFRA2/413627/2002

Dear Sir,

We hereby give an undertaking regarding the construction works carried out till date for proposed commercial project at Plot No. 130 of Worli Scheme No. 52, CS No. 1618, of Lower Parel Division, Mumbai, Maharashtra by Whispering Heights Real Estate Pvt. Ltd.

"We hereby certify that, the construction carried on ground by the PP till date of the SEIAA hearing is within the BUA and in accordance with the configuration of the earlier EC received from SEIAA, Maharashtra dated. 27.01.2020"

As on date, the total 1,57,116.78 m^2 area is constructed as against the area of 1,62,146.00 m^2 granted in earlier EC (ref).

The building wise constructed BUA is tabulated in **Annexure I.**

Yours Faithfully,

Ar. Ashwin Navelkar
(ARCHITECT)
(Reg. No. CA/2019/105772)

भारत सरकार
GOVERNMENT OF INDIA
पर्यावरण, वन एवं जलवायु परिवर्तन मंत्रालय
MINISTRY OF ENVIRONMENT, FOREST
& CLIMATE CHANGE

Integrated Regional Office
Ground Floor, East Wing
New Secretariat Building
Civil Lines, Nagpur - 440001
E-mail: apcefcentral-ngp-mef@gov.in

F.No: EC-1586/RON/2022-NGP/9817

Date: 07.06.2022

To,
The Member Secretary, SEIAA
Environment Department,
Govt.of Maharashtra,
Mantralaya, Mumbai,
Maharashtra

Sub: Environmental clearance granted for proposed amendment & expansion of commercial project of M/s Whispering Heights Real Estate Pvt. Ltd located at Lower Parel division, Mumbai, Maharashtra

Ref: SEIAA, Govt. of Maharashtra letter no. SEIAA-EC-0000002080 dated 27th January 2020

Madam,

I am directed to invite your kind attention on the above subject and letter under reference. Monitoring report of compliance status of conditions stipulated Environmental clearance granted for proposed amendment & expansion of commercial project of M/s Whispering Heights Real Estate Pvt. Ltd located at Lower Parel division, Mumbai, Maharashtra is enclosed herewith. The site inspection of the project was carried out on 04.05.2022.

SEIAA, Maharashtra vide letter dated 27.01.2020 granted environmental clearance for the amendment and expansion of the commercial project involving one building. Site inspection of the project was carried out on 04.05.2022. During the site inspection it was observed that the building was under construction. PP submitted that STP of 350 CMD will be provided. OWC will be provided. Green belt will be developed over an area of 2817.11 sq.m.. Environmental quality was monitored through MoEF&CC recognised laboratory.

This issues with the approval of DDGF (Central)/ Regional Officer, IRO, MoEF&CC, Nagpur.

Suresh Kumar Adapa
Scientist 'E'

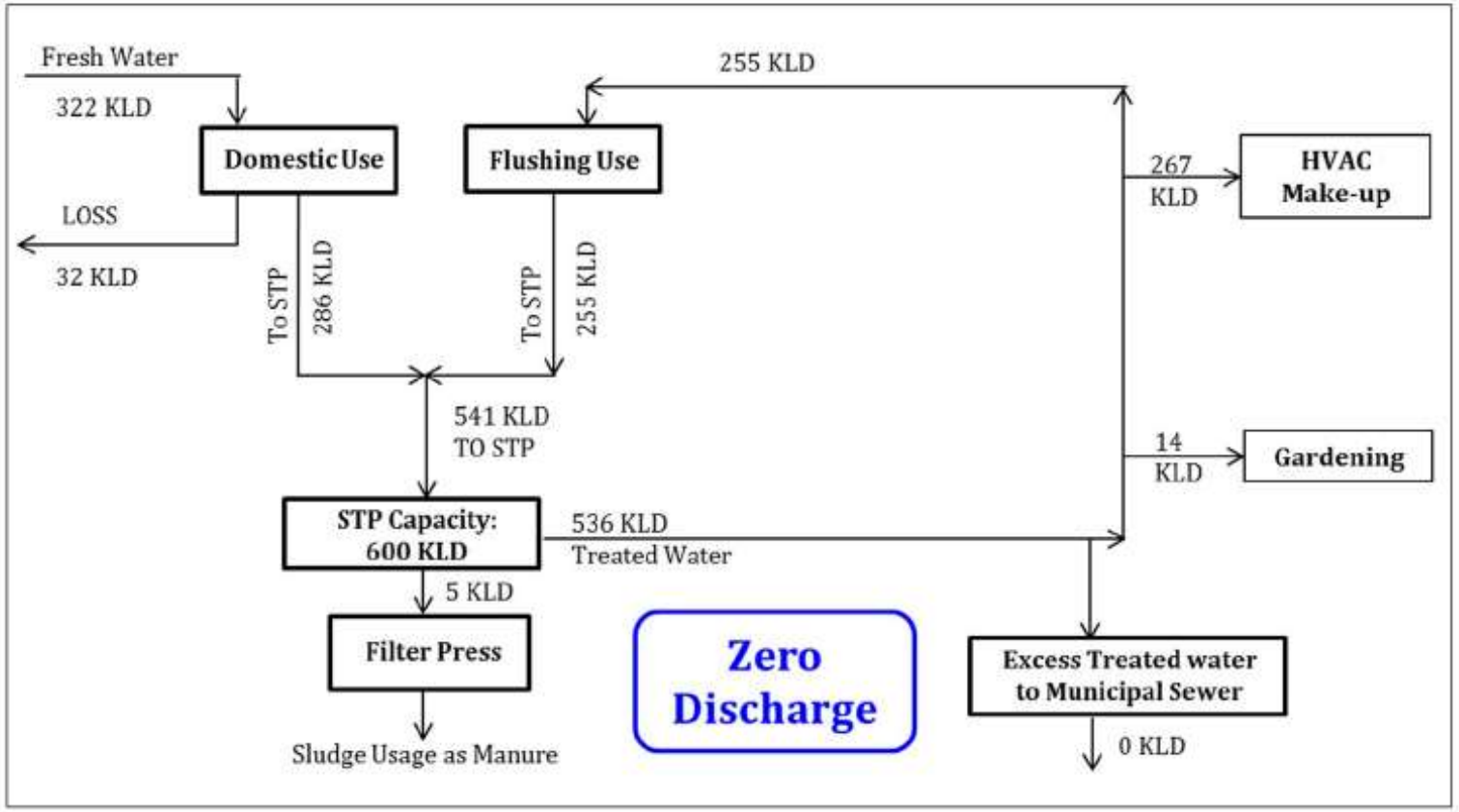
Encl: as above
Copy to:

1. The Additional Director (Monitoring Cell), Ministry of Environment, Forest & Climate Change, Indira Paryavaran Bhawan, Aliganj, Jorbegh Road, New Delhi-110003
2. M/s Whispering Heights Real Estate Pvt. Ltd, Lower Parel division, Mumbai, Maharashtra (PP shall submit time bound action plan for the compliance of non/partial compliances mentioned in this report)

Suresh Kumar Adapa
Scientist 'E'

REVISED WATER BALANCE CHART

- **Total Water Requirement : 573 KLD**
- **Total Fresh water requirement : 322 KLD (MCGM)**



Details	Dry Season KLD
Fresh water requirement	573
Losses (total) & sludge	37
Sewage Generation	541
Treated water	536
Flushing	255
Gardening	14
HVAC Make-up	267
Water recycled	536
Excess to drain	0
% Recycled	**100 %**

Date: 03.04.2023

UNDERTAKING

To,
The Chairman, SEIAA
Environment and climate change Department,
Mantralaya, Mumbai – 400032.

Sub: Undertaking regarding purchase of green energy at 10% of the demand load during operation phase for proposed commercial project at Plot No. 130 of Worli Scheme No. 52, CS No. 1618, of Lower Parel Division, Mumbai, Maharashtra.

Ref: Proposal no. SIA/MH/INFRA2/413627/2023

Dear Sir,

We, **Whispering Heights Real Estate Pvt. Ltd.** is proposing commercial project at Plot No. 130 of Worli Scheme No. 52, CS No. 1618, of Lower Parel Division, Mumbai, Maharashtra.

The demand load during operation phase of the project is 6.8 MW (BEST Power). Due to space availability, we are able to provide solar PV panels of 75 kW within the project premises i.e. 1.1% against the demand load.

This being a commercial project, a high power intensive operation for the highest reliability in its operation. The roof top and other areas for in situ generation of non-conventional energy is not possible due to demand such type of industries.

In lieu of this and to compensate towards given measures, we hereby undertake that, we shall be purchasing the green energy @10% of the demand load during operation phase of the project from the green energy generators.

Thanking you,

Yours faithfully,
For M/s Whispering Heights Real Estate Pvt. Ltd.,

N. R. Mehta

Nikhil Mehta
Authorized Signatory

ANNEXURE XII

MUNICIPAL CORPORATION OF GREATER MUMBAI

(Solid Waste Management Department)

Office of Executive Engineer,
SWM SWM Zonal Office 2,

Application Number - CHE/CTY/1808/G/S/337(NEW)/SWM/3/Amend, dated - 05 Jun 2020
Issued remarks Number **/005265/2020/G/S/CTY** Dated **05 Jun 2020**.

To (Architect / L.S),
Ashwin Narendra Navelkar
mumbai

CC (Owner),
Whispering Heights Real Estate Private Limited
Raheja Tower, Plot No C-30,G' Bandra (E),
Mumbai-400 051

Subject :- Approval to Construction & Demolition Waste Management Plan for the site at CTS/CS Number 1618 of village Lower Parel at ward G/South.

Reference :- Your application / online submission for C&D Waste Management Plan levelling & filling at designated site dtd. 05 Jun 2020.

With reference to your application/ online submission, the Debris Management Plan submitted by you has been approved as per "Construction and Demolition Waste Rules 2016" and you are allowed to transport Construction & Demolition/ Excavation Material from construction site to the unloading site subject to following terms & conditions.

1. This approval is subject to the orders given by Hon. Supreme Court u/no. in SLP (Civil) No. D23708/2017 dated 15.3.2018. You shall follow this order of Hon. Supreme Court and instructions therein.
2. You shall handle & transport **Construction & Demolition Waste / Excavation Material to the extent of 4000 Brass only to the designated unloading site Construction of 8 laning of existing 4 lane NH3 (New NH-848) Vadape to Thane from km 539.202 to km 563.00 on hybrid annuity mode-Mr. Sunil Upadhyay (9821042521) & validity 08 Aug 2020.**
3. You shall transport the C&D waste with proper precautions and employ adequate measures safe guards to dispersal of particles through the air.
4. You have mentioned designated site for transportation of C&D waste for filling and levelling purpose. The C&D waste shall be transported and deposited at the designated site only The Landfill site (unloading site) shall be governed by the Construction and Demolition Waste Management Rules, 2016 and Solid Waste Management Rules, 2016.
5. In the event for any reason whatsoever, the consent given by the Designated Site / Agency is revoked or the time limit for the designated site has expired or the capacity of unloading site is exhausted. In such case the builder / developer shall forthwith stop the transportation activities. The builder / developer shall submit revised Construction and Demolition waste management plan along with required valid documents for revalidation of existing C&D waste Management Plant.
6. The construction & Demolition Waste shall be transported through your Transport Contractor. The details of the same shall be uploaded in the system by the applicant at the time of actual transportation.
7. The deployed vehicles shall abide by all the R.T.O. rules and regulations. You shall ensure that the vehicles should be properly covered with tarpaulin or any other suitable material firmly to avoid any escape / fall of waste on road from moving vehicle. The body and wheels shall be cleaned and washed thoroughly to avoid spreading of waste on road.
8. The copy of approved Construction and Demolition Management Plan Shall be accompanied with each and every vehicle under this approval. The developer shall issue the proper Challan for each and every trip of vehicles and that shall be acknowledged by the agency of unloading site. The developer shall maintain record of C&D material transported and shall make it available to MCGM and / or

Monitoring Committee whenever required for inspection.

9. The approval is granted presuming that the papers submitted by the applicants / Owners are genuine. For any dispute arising out of documents submitted by applicant, POA / Occupant / Owner shall be held responsible as prescribed under the law prevailing in force.
10. The approval granted hereto does not absolve the other approval required from the other department of M.C.G.M. OR Govt. authorities.
11. In case of disputes, court matters etc. related to the subject site / land / property, this approval cannot be treated as a valid proof.
12. In case of any breach of condition is brought to the notice of MCGM or Monitoring Committee, Show Cause Notice will be issued and decision will be taken within one month as expeditiously as possible, which shall be binding on you / land owner.
13. This approval is not a permission for excavation or permission for dumping but this is the only approval under Construction & Demolition Waste Management Plan for the transportation of Construction & Demolition Waste for unloading at designated unloading site.
14. You / Land owner shall submit valid Bank Guarantee from the bankers approved by the MCGM and the amount applicable as per attached table. The bank guarantee remains valid till grant of Occupation Certificate (OCC).
15. The license architect / license engineer shall upload compliance report in respect of Construction & Demolition Waste Management Plan, any breach will entitle the cancellation of building permission and work will be liable to stop immediately.
16. (A) Project Total Estimated Qty (Brass) :7804
    (B) Obtained NOC(s) Total Qty (Brass): 7304

Note:

1. The above remarks are system generated based on the input data submitted by Architect / Consultant / L.S and if in future it is found that the data is incorrect / fraudulent then the remarks deemed to be treated as cancelled and necessary action will be initiated.
2. The above remarks are system generated and does not require any signatures.
3. This C & D approval is issued subject to obtaining valid IOD / CC. Actual transportation shall begin after obtaining valid IOD / CC only.

ANNEXURE - XVII

जनशक्ति (दि. २६ सप्टेंबर २०१८)

"सिमेंस लिमिटेड"
"रितू शर्मा/संगिता रे"

आमच्या प्लॉट नं. १३०, वरळी योजना नं. ५२, सी. एस नं. १६१८, लोअर परेल डिव्हीजन, मुंबई येथील आय टी आणि आय टी ई एस/ व्यावसाईक प्रकल्पाला पर्यावरण विभाग महाराष्ट्र शासन याचेकडून क्र. SEIAA-EC-0000000397 दिनांक ०१/०९/२०१८ द्वारे पर्यावरण विषयक मंजुरी देण्यात आलेली आहे.

सदर पर्यावरण विषयक मंजुरीची प्रत प्रदूषण नियंत्रण मंडळ याच्या www.ecmpcb.in या संकेत स्थळावर उपलब्ध आहे.

जाहिर नोटीस

"मे. आदर्श रेस्टरिट व बार, एफाएल-३ क्र.१२८८, पूनम पेट्रोलपंप जवळ, लाल डोंगर, सायन ट्रॉम्बे रोड, चेंबूर या अनुज्ञप्तीचे भागीधार श्री बाळकृष्ण शेट्टी यांचे निधन झाल्यामुळे त्यांचे नाव सदर अनुज्ञप्तीमधून कमी करुन त्यांच्या पत्नी श्रीमती वसंता बाळकृष्ण शेट्टी यांचे नाव अनुज्ञप्तीमध्ये समाविष्ट करण्याबाबत तसेच संबंधितांनी या कार्यालयास विनंती केलेली आहे. सदर प्रकरणी कुणाचा आक्षेप/हरकत असल्यास त्यांनी ही नोटीस प्रसिध्द झाल्यापासून १५ दिवसांच्या आत अधीक्षक, राज्य उत्पादन शुल्क, मुंबई उपनगर, जुने जकात घर, तळमजला, शहिद भगतसिंग मार्ग, फोर्ट, मुंबई - ४०० ००१ यांच्याशी आवश्यक त्या कागदपत्रांसह संपर्क साधावा. विहित मुदतीत कोणतेही लेखी आक्षेप प्राप्त न झाल्यास सदर प्रकरणी कुणाचा आक्षेप/हरकत नाही असे गृहीत धरुन पुढील कार्यवाही करण्यात येईल."

सबब सदर प्रकरणी उक्त नमुद कागदपत्रांची पूर्तता करुन तात्काळ या कार्यालयास सादर करावी. सदर कागदपत्रे या कार्यालयास प्राप्त झाल्यानंतर पुढील कार्यवाही करण्यात येईल याची कृपया नोंद घ्यावी.

मुंबई डेट रिकव्हरी ट्रायब्यूनल क्र. 2
एमटीएनएल बिल्डिंग, ३ रा मजला, टेलिफोन भवन, स्ट्रँड रोड, अपोलो बंदर, कुलाबा, मुंबई 400 005
वसुली कारवाई क्र. 109/2016

युनियन बँक ऑफ इंडिया .... सर्टिफिकेट होल्डर
विरुद्ध
मे. प्लॅनेट वर्ल्डवाइड प्रा. लिमिटेड व इतर .... सर्टिफिकेट डेटर्स
इएक्स. नं. 33
पुढची तारीख : 19/10/2018

विक्री जाहीरनाम्याच्या (सेल प्रोक्लमेशन) सेटलमेंटसाठीची नोटीस

माननीय प्रिसाइडिंग ऑफिसर यांनी दिनांक 25.05.2016 रोजी जी. ए. नं. 0211, 2013 या मध्ये [illegible] रुपये (अक्षरी एक कोटी त्र्याण्णव लाख एकेचाळीस हजार, तीनसे अठरा

ICICI PRUDENTIAL MUTUAL FUND *TARAKKI KAREIN!*

ICICI Prudential Asset Management Company Limited
Corporate Identity Number: U99999DL1993PLC054135

Registered Office: 12th Floor, Narain Manzil, 23, Barakhamba Road, New Delhi - 110 001.
Corporate Office: One BKC 13th Floor, Bandra Kurla Complex, Mumbai - 400051.
Tel: +91 22 2652 5000, Fax: +91 22 2652 8100, website: www.icicipruamc.com,
email id: enquiry@icicipruamc.com
Central Service Office: 2nd Floor, Block B-2, Nirlon Knowledge Park, Western Express Highway, Goregaon (E), Mumbai - 400063. Tel: 022 2685 2000 Fax: 022 26868313

Notice-cum-addendum to the Scheme Information Document (SID)/Key Information Memorandum (KIM) of ICICI Prudential Fixed Maturity Plan - Series 84 - 1288 Days Plan E (the Scheme)

Investors are requested to note the following changes in the SID and KIM, of the Scheme:

Extension of New Fund Offer (NFO) period of the Scheme:

The NFO period of the scheme has been extended till September 27, 2018 (Thursday).

Accordingly, switch-in requests from other than equity schemes will be accepted up to September 27, 2018 till the cut-off time applicable for switches. Transfer cheques and Real Time Gross Settlement (RTGS) requests will be accepted till the end of business hours up to September 27, 2018.

All the other provisions of the SID/KIM/addenda of the Scheme except as specifically modified herein above remain unchanged.

This Notice-cum-addendum forms an integral part of the SID/KIM/addenda of the aforesaid Scheme of ICICI Prudential Mutual Fund, as amended from time to time.

For ICICI Prudential Asset Management Company Limited
Sd/-
Authorised Signatory

Place: Mumbai
Date : September 25, 2018
No. 016/09/2018

CALL MTNL/BSNL: 1800 222 999 • Others : 1800 200 6666 • Or, apply online at www.icicipruamc.com

Mutual Fund investments are subject to market risks, read all scheme related documents carefully.

THE FREE PRESS JOURNAL
(DATE: SEPTEMBER 26, 2018)

THE FREE PRESS JOUR
MUMBAI | WEDNESDAY | SEPTEMBER 26, 2018 www.freepressjourna

ANK LIMITED

Bapat Marg, Lower Parel (West), Mumbai 400013.
umber-L65920MH1994PLC080618]
ifcbank.com] [Website: www.hdfcbank.com]
22 39760001 / 0012]

NOTICE

quity share certificates have been reported as lost/ holders'/claimant have applied to the Bank for the

	Dist. Nos from	to	Cert No.	No of shares
ng	25603056	25603100	3058282	35
	25470721	25470735	3056499	15
tshatyagi h	15228791	15229290	3015944	500
	26017626	26017660	3062964	35
	26426861	26426895	3065428	35
	24279521	24279605	3033486	85
	20413471	20413970	3024993	500
	12750766	12751265	3011844	500
l	16218366	16218865	3017641	500
	25171096	25171115	3043726	20
G Parab	25419431	25419480	3054479	50
	25495606	25495680	3057232	75

pect of such share certificate/s should lodge such ents at the office of our Registrars and Transfer **Limited having address at Plot No.B 5, Part B lumbai 400 093** within 15 days of the publication e entertained and the Registrars will proceed to transfer the shares in favour of the applicants. all stand cancelled. After the issuance of duplicate the original share certificate(s) shall be doing so esponsible for it in any way.

Santosh Haldankar
Vice President (Legal) & Company Secretary

"Siemens Limited"

"Ms. Ritu Sharma / Ms. Sangeeta Ray"

Our proposed IT & ITES / Commercial building project at Plot No. 130 of Worli Scheme No. 52, CS No. 1618 of Lower Parel division, Mumbai Maharashtra was accorded the Environmental Clearance from the Environmental Departement, Government of Maharashtra u/n SEIAA-EC-0000000397 Dated 01/09/2018. The copy of the Environmental clearance letter is available with Maharashtra Pollution Control Board web site at www.ecmpcb.in

PUBLIC NOTICE

We, Sai Finserve, authorized agency of HDFC Bank Credit Card and Consumer Durable Division hereby notify that we have lost the receipt book no C436897 / CD11265 with unused receipt nos C43689704 To C43689710 / Cd1126510. Customers are hereby intimated not to make any payments against the said receipts since they have been declared invaild for further use. Any claims basis payments made against the above receipts shall not be entertained.

Place : Mumbai

JHARKHAND BIJLI VITRAN NIGAM LTD

(CIN: U40108JH2013SGC001702)
Regd. Office: Engineering Building, H.E.C., Dhurwa, Ranchi-4
fax # 0651-2400483 e-mail : cesp.jsebtl.ed@gmail.com

NOTICE

2nd CORRIGENDUM AGAINST NIT 129/PR/JBVNL/2018-19

1) Losses parameter as mentioned in previous corrigendum of annexure -B for distribution transformer of BIS level-II shall now be read as :-

Voltage Ratio	Rating (kVA)	BIS level-II		
		Max. Losses at 50% loading (Watts)	Max. Losses at 100% loading (Watts)	Maximum iron loss (watts)
11 000/433 -250V	63	340	1140	125

Other terms & condition of NIT will remain same.

शिकायत एवं सुझावों के लिये कृपया। कृपया अपनी शिकायत टोल फ्री नं: 1800 345 6570 पर दर्ज कराये।

बेटी बचाओ बेटी पढ़ाओ।

Sd/-
ESE (Purchase)

PR No. 192148 PR192760 Jharkhand Bijlee Vitran Nigam Ltd(18-19)D

कार्यालय मुख्य अभियंता, लोक स्वास्थ्य यांत्रिकीय विभाग इंदौर परिक्षेत्र, इंदौर

फोन नं. 0731-2541498 फेक्स 0731-253675
(Email: cephedindi@nic.in & cephedind@gmail.com)
निविदा सूचना क्रमांक–19/2018-19

निविदा सूचना ई-टेण्डरिंग पध्दति से ई-प्रोक्योरमेन्ट पोर्टल (http://www.mpeproc.gov.in) पर निम्न निविदा प्रपत्र पर आमंत्रित हैं। निविदाओं का विवरण निम्नानुसार है:-

क्र.	ई-टेंडर का क्रमांक	जिले/ खण्ड का नाम	कार्य का संक्षिप्त विवरण	कार्य की अनुमानित लागत रू. (लाख में)	धरोहर राशि रू. (लाख में)	निविदा प्रपत्र	आयोजन का प्रकार	ठेकेदार की श्रेणी	निविदा आनलाईन क्रय करने की अंतिम तिथि
1	33977	Indore	Providing manpower and all required chemicals as per BOQ and performing Operation and Maintenance of 12.6 MLD Choral Grouped Piped Water Supply Scheme for 51 Villages in Block Mhow of District Indore comprising Raw Water & Clear Water Pumping Stations, Water Treatment Plant and 33 KV Electric Sub Station at Mhow, D. I. Gravity Main & Distribution in the Respective Villages for 3 years	45639000.00	456390.00	प्रपत्र 2.10 प्रतिशत दर पर	प्रथम	म. प्र. लोक निर्माण विभाग, भोपाल में केन्द्रीयकृत प्रणाली अंतर्गत उपयुक्त श्रेणी में पंजीकृत	03.10.2018 सायं. 5.30 बजे तक

नोट:-
1 निविदा से संबंधित मूल दस्तावेज दि. 05.10.2018 तक इस कार्यालय में अथवा संबंधित खण्ड कार्यालय में 17.30 बजे तक भौतिक रूप से प्रस्तुत करना अनिवार्य होगा। निर्धारित समयावधि पश्चात प्राप्त दस्तावेज मान्य नही किये जावेंगे।
2 उपरोक्त निविदाओ में भविष्य में किये जाने वाले समस्त संशोधनो को समाचार पत्रो में प्रकाशित नही किया जावेगा। उक्त संशोधन केवल उपरोक्त वेबसाईट पर ही प्रकाशित किये जावेंगे।

सही/-
अधीक्षण यंत्री (प्रोक्योरमेंट)
लोक स्वास्थ्य यांत्रिकी विभाग
इंदौर परिक्षेत्र इंदौर

G19443

महिला हेल्प लाईन 1090/ MPeCOP मोबाईल एप/ डायल 100

"जाहीर सूचना"

"मेसर्स व्हिस्परींग हाईट्स रियल इस्टेट प्रायव्हेट लिमिटेड"

आमचा सि.एस. नं. १६१८, लोअर परळ विभाग, भूखंड क्र. १३०, वरळी इस्टेट स्कीम क्र. ५२, मुंबई ह्या भूखंडावरील वाणिज्य इमारतीचा विस्तार करण्याच्या प्रस्ताविक प्रकल्पाला महाराष्ट्र शासन यांचेकडून क्र. SEAC-EC-0000002080 दिनांक २७/०१/२०२० द्वारे पर्यावरण विषयक मंजुरी देण्यात आली आहे. सदर पर्यावरण विषयक मंजुरीची प्रत प्रदूषण नियंत्रक मंडळ यांच्या या http://ecmaharashtra.gov.in संकेतस्थळावर उपलब्ध आहे.

PUBLIC NOTICE

TAKE NOTICE that my client entering into agreement with Mr. Vinayak Dinanath Korgaonker for purchasing the Flat No. D-1 admeasuring 80 Sq. meter (Carpet), area, on 1st Floor, in Vishal Co-operative Housing Society Ltd., Building No.15, Yashodham Enclave, being S. No. 34 to 51 (Part) C.T.S. No. 156, alongwith the Car parking Space No.1D, situate lying and being at Gen. A. K. Vaidya Marg, Goregaon (East), Mumbai 400063 Village Dindoshi, Taluka Borivali, Mumbai Suburban District.

Mr. Karkala Raghvendra Rao was the owner of the said Flat. On demise of Mr. Karkala Raghvendra Rao, his wife Mrs. Vatsala R. Rao had sold the said Flat by Deed of Transfer and Sale dated 13th day of February, 2001 to Mr. Vinayak Dinanath Korgaonker & Mrs. Meena Dinanath Korgaonker. Mrs. Meena Dinanath Korgaonker the co-owner of the said Flat expired on 15th February, 2012.

Any person or persons having any right, title, interest, claim, demand etc. against Late Mr. Karkala Raghvendra Rao and/or Late Mrs. Meena Dinanath Korgaonker in respect of the Flat No. D-1 admeasuring 80 Sq. meter (Carpet), area, on 1st Floor, in Vishal Co-operative Housing Society Ltd., Building No.15, Yashodham Enclave, being S. No. 34 to 51 (Part) C.T.S. No. 156, alongwith the Car parking Space No.1D, situate lying and being at Gen. A. K. Vaidya Marg, Goregaon (East), Mumbai 400063, by way of heirship, ownership, lien, encumbrance, charge or any other interest of whatsoever nature in respect of the said Flat is or are hereby requested to make the same known in writing to the undersigned at the address given below along with supporting documents within 15 (fifteen) days from the publication of this Notice, failing which the claim of the said person or persons would be deemed to have been waived and/or abandoned without any reference or regard to any such purported claim or interest.

Dated this ___ day of February 2020.

RAVINDRA N. KACHARE
Advocate
Soman Building, Room No.8, 1st floor,
226 Raja Rammohan Roy Road,
Girgaon, MUMBAI 400 004

CENTENIAL SURGICAL SUTURE LTD.

Registered Office: F-29, MIDC, Murbad, Thane 421 401. MAHARASHTRA.
CIN : L99999MH1995PLC089759 • Telephone: 02524-222905
email : shareinvestor@centenialindia.com • Website : www.centenialindia.com

POSTAL BALLOT NOTICE

Members of the Company are hereby informed that pursuant to Section 110 of Companies Act, 2013 Read with Rule 20 and 22 of Companies (Management & Administration) Rules, 2014 (including any statutory modifications or any reenactments thereof) the Company has completed the electronic transmission/ physical dispatch of the Postal Ballot Notice and Postal Ballot Form along with the postage prepaid, self-addressed Business Reply Envelope on Tuesday, February 25, 2020 to the members for seeking approval of the members of the following item(s) of business(es) as set out in the Postal Ballot Notice and appended herein below:

1. Approval for appointment of M/s.Mahesh Chandra & Associates, Chartered Accountants, Firm Registration No. 112334W as Statutory Auditors of the Company to fill the casual vacancy caused by the resignation of M/s.A. Vijay Kumar & Co., Chartered Accountants.
2. Re-appointment of Shri Devraj T. Poojary (DIN: 02041726) as an Executive Director.

The Notice has been sent to all the members, whose names appear on the Register of Members/ List of Beneficial Owners on Friday the February 14, 2020 as received from National Securities Depository Limited (NSDL) and Central Depository Services (India) Limited (CDSL). The Voting rights of the members shall be reckoned as on Friday the February 14, 2020. The Board of Directors of the Company has appointed Shri Hemant S. Shetye, Practicing Company Secretary (Membership No. 2827and Certificate of Practice No. 1483) as the Scrutinizer for conducting the postal ballot and e-voting process in a fair and

CENTRAL RAILWAY

CONSTRUCTION OF WORKS

e-Tender (OPEN TENDER) Notice No. MTBSU50-GAVAN: Date: 14.02.2020. Chief Administrative Officer (Const.), Central Railway, 6th floor, New Administrative Building, D. N. Road, CSMT, Mumbai-400 001, for and on behalf of President of India invites Open tenders through e-tendering on **IREPS website (e-tender portal) www.ireps.gov.in (In Two Packet System),** from reputed Contractors for the following work. **Name of Work** :- Construction of Commuter Subways, Station Platforms, Cover-over-Platform (COP) structure and Service Buildings like Booking Office etc. and development of Circulating area at Gavan Station in connection with Nerul/Belapur-Seawood-Uran Project. **Tender Value** : ₹ 54,74,89,558.48; **Earnest Money (EMD)** : ₹ 28,87,500/-. **Cost of Tender Form (Non Refundable)** : ₹ 25,000/-. **Validity of offer** : 120 days from the date of opening of Tender; **Completion period** : 18 (Eighteen) months including monsoon period. **Availability of Tender documents** : Available on the website **www.ireps.gov.in**. **Date & Time of Submission & Opening of Tenders:** The e-tenders duly completed in all respects, along with the requisite documents, should be uploaded electronically on the above mentioned website, up to **12.00 hrs.** on **10.03.2020.** The tender will be opened online on the same day after **12.05 hrs. Joint Venture Firm** :- Joint Venture (JV) firms will be allowed to participate in this tender. **Electronic Reverse Auction (e-RA)** : Applicable (Details on Page 6 of the uploaded Tender Document / Technical Bid). **Important Note to Tenderers: a) The tendering will be solely through e-tendering only.** All intending tenderers need to first register with IREPS website **www.ireps.gov.in. b)** Prospective tenderer/s are advised that before submitting their offer electronically, they should refer to the Tender details regarding terms and conditions, eligibility criteria, etc. **c)** The mode of submission of cost of **EMD & Tender Document (both separately),** shall be through **Net Banking / Payment Gateway (Online Payment) only, on the IREPS website (e-tender portal), www.ireps.gov.in. d)** Tender documents & corrigendum issued from time to time are available on the website mentioned above. Changes, if any, would be posted on this website at least 15 days in advance of opening of tender and may be seen on this website. For any additional information / clarification contact either on the above address or **Dy. Chief Engineer (C) /Juinagar,** 2nd Floor, Station Building, Juinagar, Navi Mumbai-400 705 **(Tel. No. 022 27754985)** on any working day between 10.00 Hrs. to 17.30 Hrs. 1276

Railway Helpline 139

CENTRAL RAILWAY

WORK OF INDUCTION AND STITCHING TAG ON BLANKETS OF AC COACHES

Open Tender Notice No. BB.M.104. C&W.40.EOB.Vol.2.LTT dated 22.02.2020. Name of the work with its location : Work of Embroidery the date of induction and stitching tag on blankets of AC coaches of trains based at LTT coaching depot. **Approx. Cost of work** : ₹ 2,85,841/- (Rupees Two lakh Eighty-Five Thousand Eight Hundred and Forty-One only). **Date of Completion** : 12 months. **Earnest Money** : ₹ 5,800/- (Rupees Five Thousand Eight Hundred Only). **Cost of Tender Form** : ₹ 1,000/- (Rupees One Thousand Only). **Date and Time of closing of tender submission** : 18.03.2020 at 15.00 Hrs. Tender Shall be accepted only in E-tendering fromat through the website **www.ireps.gov.in** Tender document is available in the website. **"This Tender complies with Public Procurement Policy Order 2017/Dated 15.06.2017"** 1273

Railway Helpline 139

CENTRAL RAILWAY

AUGMENTATION OF TRACTION POWER TRANSFORMERS CAPACITY

Open E-tender Notice No. : BB.LD-583.P.Rev.20/04.Cont/e-tender/2020 of 20.02.2020. Name of the Work : Augmentation of Traction Power Transformers capacity by forced air cooling at TNA AC TSS. **Approximate Value** : ₹ 18,22,588/-. **EMD** : ₹ 36,500/-. **Cost of Tender Form** : ₹ 2000/-. **Completion Period** : 3 Months. **Validity of offer** : 45 days. **(I)** Tender closing date & time of aforesaid tender : Upto 11.00 hrs. of **16.03.2020** and will be opened after 11.00 hrs. **(II)** The prospective tenderers are requested to visit the website **www.ireps.gov.in** for details of tenders & corrigendum, if any. **(III)** Tenderer may participate in above e-tender electronically through website **www.ireps.gov.in** only & submission of manual offers against e-tender are not allowed. Manually, if submitted shall neither be opened nor considered. **(IV)** Tender document cost & EMD will be accepted through net banking or payment gateway only. **(V)** For further enquiry may contact : Senior Divisional Electrical Engineer (Tranction Distribution), Mumbai Division, Central Railway, Annex Building, 2nd Floor, Mumbai, CSMT-400 001 on Phone - (022) 22612355. Complete details of tenders are available at the website **www.ireps.gov.in** The complete details of tenders are also available in the "Notice Board" of the Senior Divisional Electrical Engineer (Tranction Distribution), Mumbai CSMT-400 01. 1272

Railway Helpline 139

"Public Announcement"

M/s. Whispering Heights Real Estate Private Limited

Our Proposed expansion of project comprising of Commercial Building on Plot No. 130 of Worli Scheme No. 52, bearing C. S. No. 1618 of Lower Parel division, Mumbai by Whispering Heights Real Estate Private Limited has been accorded Environment clearance from the Environment Department, Government of Maharashtra u/n SEAC-EC-0000002080 dated 27th January, 2020.

The copy of the Environmental clearance letter is available with Maharashtra Pollution Control Board website at **www.ecmpcb.in**

PUBLIC NOTICE

This is to make a note of the news released on Thursday 20th February 2020 about Mr. Mayur Shukal a Karate Instructor from Mumbai. We would like to clarify that Mr. Mayur Shukal is not a JKKI affiliated member. His social media has a photo of him and with JKK Director (Japan) & JKKI Director (India). This is to bring into notice that Mr. Mayur Shukal has just attended his seminar and nowhere connected to him in any matter. If any person uses any photos of JKK Director (Japan) & JKKI Director (India) on social media for defaming the JKK reputation, then JKK India has the rights to take legal action against them.

Japan Karate-Do Keibukai India (JKKI)

PUBLIC NOTICE

On behalf of our client, we are investigating the title of Mr. Iqbal Hussain Wallani, pertaining to Flat Nos. 1003/&1004, and Garage No. 2 in building known as Highland Park Co-operative Housing Society Ltd., Link Road, Lokhandwala Complex, Andheri (West), Mumbai – 400 053.

We call for claims, demands, objections, for proposed sale / transfer of the said flats, garage, and respective shares. Any person having any claim or objection will submit their written objection at below mentioned address with documentary evidence in next 15 days time.

Dated: 26/02/2020

MR. G.B.NAGARSEKAR
Advocate
26/A, Ali Chambers, 2nd floor,
Tamarind Lane, Fort,
Mumbai-400 001.

PUBLIC NOTICE

Mrs. Gita Kishor Danani, residing at Flat No. 2405 Challenger Co-op. Hsg. Soc Ltd., Thakur Village, Kandivali (East), Mumbai-400 101 intends to sell and transfer to my clients, property described in the Schedule hereunder written. Any person having any claim or right or interest in respect of the said property, by way of inheritance, share, sale, mortgage, lease, lien, licence, gift, possession or any interest howsoever or otherwise is hereby required to make the same known in writing to the undersigned, within **14 days** from the date of publication of this notice, with all supporting documents, failing which, the transaction shall be completed without any reference to any such claim, and claim if any, shall be treated as waived.

SCHEDULE

Plot No. 11, Mira Co-operative Industrial Estate Limited, admeasuring 752.49 sq. mtrs. together with factory building standing thereon, situate at Off Western Express Highway, Mira Road (East), District Thane-401 107 bearing Survey Nos. 55/4, 7, 8, 9, 68/1, 69/7, 10, 11, 12 and S. No. 70 of and 145 shares of the said Society.

Dated this 25th ay of February, 2020.

V. W. Apte
Advocate, High Court
102, Prospect Chambers,
D. N. Road, Mumbai-400 001

PUBLIC NOTICE

To whomsoever it may concern that Flat No. A/1, Ground Floor, Evershine Nagri Co-op. Hsg. Soc. Ltd., Aster building, EN 1, on S. No. 48, situated at Wally, Tal. Vasai, Dist. Palghar, (Share Certificate No. 151, Sr. No. 001 to 005) was sold by M/s. Evershine Builders Pvt. Ltd. to Mangala P. Jadhav & Varsha P.

NOTICE

SANOFI INDIA LTD

(Formerly known as AVENTIS PHARMA LTD)
REGD OFFICE: Sanofi House, 117-B, L&T Business Park Saki Vihar Road, Powai, Mumbai-400072

Notice is hereby given that the certificate for the undermentioned shares of the Company has been lost and the holder(s) of the said certificate has/ have applied to the Company to issue duplicate certificate.

Any person who has any claim in respect of the said certificate should lodge such claim with the Company at its registered office within 15 days from this date of publication of this notice. In the absence of any claim, the Company shall proceed to issue duplicate certificate without further intimation. Folio No. 00015653, Name of the share holders: **Kanubhai Chunibhai Patel (Decd) & Manojkumar Kanubhai Patel,** Certificate No.4693, Distinctive Nos. 7776251-7776300 & No. of shares 50.

Place: Kheda, Gujarat
Date: 26 February 2020

For **SANOFI INDIA LIMITED**
Sd/-
Girish Tekchandani
Company Secretary

PUBLIC NOTICE

The general public is hereby informed that, under instructions by my client Smt. Priya Kamlakar Patil, I hereby give this publication as under -

Mr. Nilesh Kamlakar Patil and Mr. Kamlakar Yeshwant Patil are the Co-owners of a residential premises being Flat No. 32, B-Wing on 3rd Floor of Building No. 30 known as Brindaban Darshan Co-op. Hsg. Soc. Ltd., adm. 770 sq. ft. Built-up area, situated at - Brindaban Complex, Majiwade, Thane.

Mr. Mandar Kamlakar Patil and Mr. Kamlakar Yeshwant Patil are the Co-owners of a residential premises being Flat No. 33, B-Wing on 3rd Floor of Building No. 30 known as Brindaban Darshan Co-op. Hsg. Soc. Ltd., adm. 570 sq. ft. Built-up area, situated at - Brindaban Complex, Majiwade, Thane.

Mr. Kamlakar Yeshwant Patil have undivided 50% share in the aforesaid flat premises. Mr. Kamlakar Yeshwant Patil expired on 06/11/2011 leaving behind him Wife - Smt. Priya Kamlakar

MAHARASHTRA POLLUTION CONTROL BOARD

Tel: 24010706/ 24010437
Fax: 24023516
Website: http://mpcb.gov.in
E-mail: cac-cell@mpcb.gov.in

Kalpataru Point, 2nd - 4th Floor
Opp. Cine Planet Cinema,
Near Sion Circle, Sion (E)
Mumbai-400 022.

No.: - Format1.0/BO/CAC-cell/UAN No. 0000041574/CE/CAC- 1812000090 Date- 29/11/2018

To,
M/s. Whispering Heights Real Estate Pvt.Ltd.,
Plot No.130 of Worli scheme No.52,
CS No.1618 of Lower Parel Division,
Mumbai

Sub : Consent to Establish for construction of IT & ITES /Commercial building project in red category.

Ref: 1. Environment Clearance accorded by Env. Dept., GoM vide No. SEIAA-EC-0000000397 dtd. 1.9.2018.
2. Minutes of Consent Appraisal Committee (CAC) meeting held on 17.9.2018.

Your application No. 0000041574 Dated 31.01.2018.

For: Consent to Establish for construction of IT & ITES /Commercial building project.

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 upto commissioning of project or 5 years whichever is earlier.**
2. The capital investment of the project is Rs.947.5 Crs. (As per undertaking submitted by PP).
3. The Consent to Establish for construction of IT & ITES /Commercial building project named as **M/s. Whispering Heights Real Estate Pvt .Ltd.,on Plot No.130 of Worli scheme No.52,CS No.1618 of Lower Parel Division, Mumbai for Total Plot Area of 12,531.03 Sq. Mtrs. and construction BUA of 92,000 Sq. Mtrs** as per Environment Clearance dated 1.9.2018 including utilities and Services.

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	170 CMD	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:**

Sr. no.	Description of stack / source	Number of Stack	Standards to be achieved
1.	D.G. Sets (1500 KVA x 4 Nos)	4 Nos.	As per Schedule –II

Maharashtra Pollution Control Board
Maharashtra Pollution Control Board Mumbai

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

Sr. no.	Type Of Waste	Quantity	Treatment	Disposal
1	Biodegradable	480 Kg/day	Will be treated in Organic Waste Digester	Used as Manure
2	Non-Biodegradable	327 Kg/day	---	Segregate and Hand over to Local Body for recycling
3	STP Sludge	54 Kg/day	-	Used 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.	5.1 Used or spent oil	25	Kg/M	Sale to Authorized recycler

8. Conditions under E-Waste (Management and Handling) Rules, 2011 for treatment and disposal of hazardous waste

Sr. No.	Type Of Waste	Quantity	UOM	Treatment & Disposal
1.	E-Waste	2.8	T/Yr	Sale to Authorized recycler

9. This Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
10. This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government agencies.
11. PP shall provide adequate capacity of sewage treatment plant so as to achieve treated domestic effluent standard for the parameter BOD- 10 mg/lit.
12. 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.
13. PP shall install online monitoring system for BOD, TSS and flow at the outlet of STP.
14. PP shall submit BG of Rs. 25 Lakhs towards compliance of EC and consent to establish condition.
15. PP shall install organic waste digester along with composting facility/biodigester (biogas) with composting facility for the treatment of wet garbage.
16. PP has obtained approval from MCGM vide No. SWM/000498/2018/G/S/CTY dated 30.5.2018 for transportation of construction & demolition waste from construction site to the designated filling & leveling site.
17. This consent is issued subject to the order passed or as may be passed by the Hon'ble Supreme Court of India in special leave petition (Civil No. D23708/2017).
18. **PP shall comply conditions stipulated Environment Clearance accorded by Environmental Department, GoM vide No. SEIAA-EC-0000000397 dtd. 1.9.2018.**
19. **This consent is issued as per Office Order vide No. MPCB/CH/2018/11 Dated 26.11.2018.**

Maharashtra Pollution Control Board



For and on behalf of the
Maharashtra Pollution Control Board

28/11/18

(P. K. Mirashe)
Assistant Secretary(Technical)

Received Consent fee of –

Sr. No.	Amount (Rs.)	DR number	Date	Drawn On
1.	18,95,006/-	7605010	2-02-2018	State Bank of India

Copy to:

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

Schedule-I

Terms & conditions for compliance of Water Pollution Control

1) A] Project Proponent has proposed to provide Sewage Treatment Plant (STP) of adequate capacity of **200 CMD with MBBR Technology.**

B] The Applicant shall operate the Sewage Treatment Plant (STP) to treat the sewage so as to achieve the following standards/ prescribed 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)	10
02	Suspended Solids	10
03	COD	50
04	Residual Chlorine	1ppm

C) 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. In no case, effluent shall find its way to any water body directly/indirectly at any time. Project proponent shall provide flow meter to ensure 60% recycling of treated sewage and shall maintain the record with data logging system. **Project Proponent shall achieve the treated domestic effluent standard for the parameter BOD- 10 mg/lit. PP shall install online monitoring system installed for the parameters Flow, BOD, TSS at the outlet of STP and shall be connected to MPCB Server.**

2) The Board reserves its rights to review plans, specifications or other data relating to plant setup for the treatment of water, works 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 extension or addition thereto.

3) The firm 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	170
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/ Environmental Clearance.

Maharashtra Pollution Control Board
Maharashtra Pollution Control Board Mumbai

Schedule-II

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

1. As per your application, you have 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
1.	D. G. Set (1500 KVA x 4 nos.)	Acoustic enclosure	5.4* each	HSD	240 Lit/Day

*** 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^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. Ambient noise level should be confirmed to prescribe standards both during day and night time. The ambient air and noise quality should be closely monitored during any construction phase in the premises.
6. **Conditions for utilities like Kitchen, Eating Places, Canteens:-**
   a) The kitchen shall be provided with exhaust system chimney with oil catcher connected to chimney through ducting.
   b) The toilet shall be provided with exhaust system connected to chimney through ducting.
   c) The air conditioner shall be vibration proof and the noise shall not exceed 68 dB(A).
   d) 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.

Maharashtra Pollution Control Board
Maharashtra Pollution Control Board Mumbai

Schedule-III
Details of Bank Guarantees

Sr. No.	Consent for	Amt of BG imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	C to E	Rs.25 Lakh	15 Days	compliance of EC and Consent to Establish condition.	COU or 5 years whichever is earlier	Validity of 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.

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

Maharashtra Pollution Control Board

Maharashtra Pollution Control Board Mumbai

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 shall recycle/reprocess/reuse/recover Hazardous Waste as per the provision contain in the HW(MH&TM) Rules 2016, which can be recycled
8) /processed/reused/recovered and only waste which has to be incinerated shall go to incineration and waste which can be used for land filling and cannot be recycled/reprocessed etc should go for that purpose, in order to reduce load on incineration and landfill site/environment.
9) The industry should comply with the Hazardous and Other Wastes (M & TM) Rules, 2016 and submit the Annual Returns as per Rule 6(5) & 20(2) of Hazardous and Other Wastes (M & TM) Rules, 2016 for the preceding year April to March in Form-IV by 30th June of every year.
10) An inspection book shall be opened and made available to the Board's officers during their visit to the applicant.
11) 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).
12) 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.
13) Separate drainage system shall be provided for collection of trade and sewage effluents. Terminal manholes shall be provided at the end of the collection system with arrangement for measuring the flow. No effluent shall be admitted in the pipes/sewers downstream of the terminal manholes. No effluent shall find its way other than in designed and provided collection system.
14) Neither storm water nor discharge from other premises shall be allowed to mix with the effluents from the factory.

Maharashtra Pollution Control Board Mumbai

15) 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.

16) 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 sitting 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

17) The industry should not cause any nuisance in surrounding area.

18) The industry shall take adequate measures for control of noise levels from its own sources within the premises so as to maintain ambient air quality standard in respect of noise to less than 75 dB (A) during day time and 70 dB (A) during night time. Day time is reckoned in between 6 a.m. and 10 p.m. and night time is reckoned between 10 p.m. and 6 a.m.

19) The applicant shall maintain good housekeeping.

20) The applicant shall bring minimum 33% of the available open land under green coverage/ plantation. The applicant shall submit a statement on available open plot area, number of trees surviving as on 31st March of the year and number of trees planted by September end, with the Environment Statement.

21) The non-hazardous solid waste arising in the factory premises, sweepings, etc. be disposed of scientifically so as not to cause any nuisance / pollution. The applicant shall take necessary permissions from civic authorities for disposal of solid waste.

22) The applicant shall not change or alter the quantity, quality, the rate of discharge, temperature or the mode of the effluent/emissions or hazardous wastes or control equipments provided for without previous written permission of the Board. The industry will not carry out any activity, for which this consent has not been granted/without prior consent of the Board.

23) The industry shall ensure that fugitive emissions from the activity are controlled so as to maintain clean and safe environment in and around the factory premises.

24) The industry shall submit quarterly statement in respect of industries' obligation towards consent and pollution control compliance's duly supported with documentary evidences (format can be downloaded from MPCB official site).

25) The industry shall submit official e-mail address and any change will be duly informed to the MPCB.

26) The industry shall achieve the National Ambient Air Quality standards prescribed vide Government of India, Notification dt. 16.11.2009 as amended.

27) **The applicant shall obtain Consent to Operate from Maharashtra Pollution Control Board before commissioning of the project.**

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Maharashtra Pollution Control Board Mumbai

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

No:- Format1.0/CAC-CELL/UAN No.0000087526/CE - 2007001722 **Date:** 29/07/2020

To,
Whispering Heights Real Estate Pvt Ltd.,
Plot No.130 of Worli Scheme No. 52, CS No.1618, of Lower Parel Division, Mumbai.

Sub: Grant of Consent to Establish (Expansion) under L.S.I Red Category

Ref:
1. Environment Clearance accorded by Env. Dept GoM vide No. SEIAA-EC-0000000397 dtd. 01/09/2018.
2. Consent to Establish accorded by the Board vide No. Format 1.0/BO/CAC-Cell/UAN No. 0000041574/CE/CAC-1812000090 dtd. 29/11/2018.
3. Amendment in Environment Clearance accorded by Env. Dept GoM vide No. SEIAA-EC-0000002080 dtd. 27/01/2020.
4. Minutes of Consent Appraisal Committee meeting held on 13/06/2020 & 15/06/2020.

Your application NO. MPCB-CONSENT-0000087526

For: Grant of Consent to Establish (Expansion) 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 ofAuthorization under Rule 6 of the Hazardous & Other Wastes (Management & Transboundry 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**
2. **The capital investment of the project is Rs.320.30 (Existing Rs. 947.50 Crs + Proposed Rs. 320.30 Crs = Total Rs. 1267.80 Crs) Crs. (As per C.A Certificate submitted by industry).**
3. **The Consent to Establish (Expansion) is valid for proposed IT & ITES / Commercial Building project named as Whispering Heights Real Estate Pvt Ltd., Plot No. 130 of Worli Scheme No. 52, CS No. 1618, of Lower Parel Division, Mumbai. on Total Plot Area of 11,996.96 SqMtrs for construction BUA of 1,62,146.00 SqMtrs as per EC granted dated 27/01/2020 including utilities and services**

Sr.No	Permission Obtained	Plot Area (SqMtr)	BUA (SqMtr)
1	EC- dtd. 01/09/2018	12531.03	92000.00
2	C to E - dtd. 29/11/2018	12531.03	92000.00
3	Amended EC- dtd. 27/01/2020	11996.96	162146.00

Kindly verify Maharashtra Pollution Control Board's document on Blockchain by scanning the QR code.
https://blockchain.ecmpcb.in/docs/5f215bbba023ff3c89003e57

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	Nil	Nil
2.	Domestic effluent	337	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
S1,S2,S3,S4,S5,S6	DG Sets 2250 KVA x 6	06	As per Schedule -II

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

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Biodegradable waste	952 Kg/Day	Organic waste converter followed by Composting facility.	Used as Manure.
2	Non-Biodegradable waste	635 Kg/Day	Segregation	By Sale to Auth. Vendor
3	STP Sludge	03 Kg/Day	SDB	Used as a Manure.
4	E-Waste	4.9 Ton/Y	Storage	By Sale to Auth. recycler.

7. **Conditions under Hazardous & Other Wastes (M & T M) Rules 2016 for treatment and disposal of hazardous waste:**

Sr No	Category No.	Quantity	UoM	Treatment	Disposal
1	5.1 Used /spent oil	25	Ltr/M	Storage	By sale to Authorised reprocessor..

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 install online monitoring system for BOD, TSS and flow at the outlet of STP with connectivity to MPCB Server.

13 PP shall extend existing BG of Rs. 25 Lakhs towards compliance of EC and Consent to establish conditions.

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https://blockchain.ecmpcb.in/docs/5f215bbba023ff3c89003e57

14 PP shall install organic waste digester along with composting facility/biodigester (biogas) with composting facility for the treatment of wet garbage.

15 This consent is issued without prejudice to the order passed or may be passed by the Hon'ble Supreme Court of India in special leave petition (Civil No. D23708/2017) (if construction in Mumbai region-)

16 PP has obtained approval from MCGM vide No. SWM/000907/2018/G/S/CTY dated 21.6.2018 for transportation of construction & demolition waste from construction site to the designated filling & leveling site.

For and on behalf of the
Maharashtra Pollution Control Board.

(E. Ravendiran IAS),
Member Secretary

Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	640600.00	5460043	28/02/2020	RTGS

Copy to:

1. Regional Officer, MPCB, Mumbai and Sub-Regional Officer, MPCB, Mumbai I
- They are directed to ensure the compliance of the consent conditions.
2. Chief Accounts Officer, MPCB,Sion, Mumbai

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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 **350 CMD for treatment of domestic effluent of 337 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
1.	BOD (3 days 27o C)	10
2.	Suspended Solids	20
3.	COD	50
4.	Residual Chlorine	1ppm

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	357.00
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.

Kindly verify Maharashtra Pollution Control Board's document on Blockchain by scanning the QR code.
https://blockchain.ecmpcb.in/docs/5f215bbba023ff3c89003e57

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.	Stack Attached To	APC System	Height in Mtrs.	Type of Fuel	Quantity & UoM
S1,S2,S3,S4,S5,S6	DG Sets 2252 KVA x 6	Acoustic enclosure	6	HSD	2214 Ltr/Hr

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/Nm3

3) The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacemenalteration 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:-**

a) The kitchen shall be provided with exhaust system chimney with oil catcher connected to chimney through ducting.

b) The toilet shall be provided with exhaust system connected to chimney through ducting.

c) The air conditioner shall be vibration proof and the noise shall not exceed 68 dB(A).

d) 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.

Kindly verify Maharashtra Pollution Control Board's document on Blockchain by scanning the QR code.
https://blockchain.ecmpcb.in/docs/5f215bbba023ff3c89003e57

SCHEDULE-III
Details of Bank Guarantees:

Sr. No.	Consent(C2E/C2O /C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	Consent to Establish (Expansion)	25 Lakh	Extension of Existing BG	Towards Compliance of Environment Clearance & Consent conditions.	COU	Up to Commissioning of the Unit or 5 years whichever is earlier.

** 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						

Kindly verify Maharashtra Pollution Control Board's document on Blockchain by scanning the QR code.
https://blockchain.ecmpcb.in/docs/5f215bbba023ff3c89003e57

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 sitting 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.

Kindly verify Maharashtra Pollution Control Board's document on Blockchain by scanning the QR code.
https://blockchain.ecmpcb.in/docs/5f215bbba023ff3c89003e57

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.

Kindly verify Maharashtra Pollution Control Board's document on Blockchain by scanning the QR code.
https://blockchain.ecmpcb.in/docs/5f215bbba023ff3c89003e57

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/RED/L.S.I
No:- Format1.0/CAC-CELL/UAN No.0000180292/CO/2312002253 **Date: 23/12/2023**

To,
Whispering Heights Real Estate Pvt Ltd.,
Plot No. 130 of Worli Scheme No. 52, CS
No. 1618 of Lower Parel Division, Mumbai.

Your Service is Our Duty

Sub: Grant of 1st Consent to Operate of Commercial Construction project under Red/LSI Category.

Ref:

1. Environment Clearance accorded by Env. Dept GoM vide No. SEIAA-EC-0000000397 dtd. 01/09/2018.
2. Consent to Establish accorded by the Board vide No. Format 1.0/BO/CAC-Cell/UAN No. 0000041574/CE/CAC-1812000090 dtd. 29/11/2018.
3. Amendment in Environment Clearance accorded by Env. Dept GoM vide No. SEIAA-EC-0000002080 dtd. 27/01/2020.
4. Consent to Establish for Expansion accorded by the Board vide Format 1.0/CAC-CELL/UAN No. 0000087526/CE-2007001722 dtd.29/07/2020.
5. Environmental Clearance for Amendment & Expansion in Commercial project accorded by Env. Dept, GoM vide SIA/MH/INFRA2/413627/2023 dtd. 18/05/2023.
6. Minutes of Consent Appraisal Committee meeting held on 05/12/2023.

Your application NO. MPCB-CONSENT-0000180292

For: Grant of 1st Consent to Operate under Section 26 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 & Transboundry 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. **1st Consent to Operate is granted up to 31/12/2024.**
2. **The capital investment of the project is Rs.1792.30 Cr. (As per C.A Certificate submitted by industry).**
3. **The 1st Consent to Operate is valid for Commercial Construction project named as Whispering Heights Real Estate Pvt Ltd., Plot No. 130 of Worli Scheme No. 52, CS No. 1618 of Lower Parel Division, Mumbai on Total Plot Area of 11,996.96 SqMtrs for Total Construction BUA of 1,61,505.77 SqMtrs as per specific condition No. B(5) EC granted dated 18/05/2023 including utilities and services**

Sr.No	Permission Obtained	Plot Area (SqMtr)	BUA (SqMtr)
1	EC- dtd. 01/09/2018	12531.03	92000.00
2	C to E - dtd. 29/11/2018	12531.03	92000.00
3	Amended EC- dtd. 27/01/2020	11996.96	162146.00

4	C to E for Exp - dtd. 29/07/2020	11996.96	162146.00
5	EC for Exp - dtd. 18/05/2023	11996.96	161505.77

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	Nil	Nil
2.	Domestic effluent	541	As per Schedule - I	The treated sewage shall be 60% recycled for secondary purposes and remaining shall be utilized on land for gardening and/ or connected to local body sewer line with water metering system.

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 to S-7	DG Sets of 1800 kVA x 07	07	As per Schedule -II

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

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Bio-degradable Waste	1528 Kg/Day	OWC followed by composting facility.	Used as Manure.
2	Non-biodegradable Waste	1018 Kg/Day	Segregation	Handed over to Auth. Vendor.
3	STP Sludge	50 Kg/Day	Drying	Used as a 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	5.1 Used or spent oil	100	Ltr/A	Recycle	Handed over to Auth. reprocessor.

8. **Conditions under E-Waste Management:**

Sr No	Type of Waste	Quantity	UoM	Disposal Path
1	E-Waste	15.00	Ton/Y	Handed over to Auth. Vendor.

9. This Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
10. This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government agencies.
11. PP shall operate STP scientifically to achieve the treated domestic effluent standard for the parameter BOD-10 mg/lit including disinfection facility to the treated sewage.
12. The treated sewage 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/ or connected to local body sewer line with water metering system.

13. PP shall properly operate organic waste digester along with composting facility/bio-digester (biogas) for the treatment of wet garbage.
14. PP shall make provision of charging ports for electric vehicles at least 30% of total available parking slots.
15. PP shall submit BG of Rs. 25 Lacs towards O & M of Pollution Control Systems and compliance of Consent conditions.

Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	3584600.00	TXN2310000349	03/10/2023	Online Payment
2	1049000.00	TXN2311000136	01/11/2023	Online Payment

Copy to:

1. Regional Officer, MPCB, Mumbai and Sub-Regional Officer, MPCB, Mumbai I

- They are directed to ensure the compliance of the consent conditions.

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 provided MBBR Technology based Sewage Treatment Plants (STPs) of combined capacity **600 CMD for treatment of domestic effluent of 541 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 sewage 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/ or connected to local body sewer line with water metering system.

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	573.00
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 provided the Air pollution control (APC)system and erected 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 to S-7	DG Sets of 1800 kVA x 07	Acoustic Enclosure	8.50	Diesel 2214 Ltr/Hr	1	SO2	1062.72 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/Nm3

3) The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacemenalteration 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:-**

a) The kitchen shall be provided with exhaust system chimney with oil catcher connected to chimney through ducting.

b) The toilet shall be provided with exhaust system connected to chimney through ducting.

c) The air conditioner shall be vibration proof and the noise shall not exceed 68 dB(A).

d) 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/C2O/C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	Consent to Establish for Expansion	Rs. 25 Lacs	15 days	Towards O & M of Pollution Control Systems and Compliance of Consent conditions.	Monthly	30/06/2025

** 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

General Conditions:

1. Consumers or bulk consumers of electrical and electronic equipment listed in Schedule I shall ensure that e-waste generated by them is channelised through collection centre or dealer of authorised producer or dismantler or recycler or through the designated take back service provider of the producer to authorised dismantler or recycler
2. Bulk consumers of electrical and electronic equipment listed in Schedule I shall maintain records of e-waste generated by them in Form-2 and make such records available for scrutiny by the concerned State Pollution Control Board
3. Consumers or bulk consumers of electrical and electronic equipment listed in Schedule I shall ensure that such end-of-life electrical and electronic equipment are not admixed with e-waste containing radioactive material as covered under the provisions of the Atomic Energy Act, 1962 (33 of 1962) and rules made there under;
4. Bulk consumers of electrical and electronic equipment listed in Schedule I shall file annual returns in Form-3, to the concerned State Pollution Control Board on or before the 30th day of June following the financial year to which that return relates. In case of the bulk consumer with multiple offices in a State, one annual return combining information from all the offices shall be filed to the concerned State Pollution Control Board on or before the 30th day of June following the financial year to which that return relates.
5. 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.
6. 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.
7. 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.
8. 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.
9. 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 sitting 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.

10 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.

11 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.

12 Applicant shall submit official e-mail address and any change will be duly informed to the MPCB.

13 The treated sewage shall be disinfected using suitable disinfection method.

14 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.

15 The applicant shall make an application for renewal of the consent at least 60 days before date of the expiry of the consent.

This certificate is digitally & electronically signed.

MAHARASHTRA POLLUTION CONTROL BOARD

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

Kalpataru Point, 2nd, 3rd and 4th floor, Opp. Cine Planet Cinema, Near Sion Circle, Sion (E), Mumbai-400022

Infrastructure/RED/L.S.I
No:- Format1.0/CAC-CELL/UAN No.0000225144/CR/2506000694

Date: 08/06/2025

To,
M/s Whispering Heights Real Estate Pvt. Ltd, at Plot No. 130 of Worli Scheme No. 52, CS No. 1618, of Lower Parel Division, Mumbai

Your Service is Our Duty

Sub: Renewal of Consent to Operate for Commercial Construction project under Red Category

Ref:
1. Consent to Operate vide No Format1.0/CAC-CELL/UAN No.0000180292/CO/2312002253 dtd 23.12.2023
2. Minutes of 1st Consent Appraisal Committee meeting of 2025-26 held on 16/04/2025

Your application NO. MPCB-CONSENT-0000225144

For: grant of Consent to Renewal under Section 26 of the Water (Prevention & Control of Pollution) Act, 1974 & under Section 21 of the Air (Prevention & Control of Pollution) Act, 1981 and Authorization / Renewal ofAuthorization under Rule 6 of the Hazardous & Other Wastes (Management & Transboundry 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 Renewal of Consent to Operate is granted for period up to 31/12/2029**
2. **The capital investment of the project is Rs.2128.21 Cr. (As per C.A Certificate submitted by industry).**
3. **The Renewal of Consent to Operate is valid for construction project named as M/s Whispering Heights Real Estate Pvt. Ltd, at Plot No. 130 of Worli Scheme No. 52, CS No. 1618, of Lower Parel Division, Mumbai on Total Plot Area of 11,996.96 SqMtrs for total construction BUA of 1,61,505.80 SqMtrs as per specific condition of EC granted dated 21/05/2023 including utilities and services**

Sr.No	Permission Obtained	Plot Area (SqMtr)	BUA (SqMtr)
1	EC- dtd. 01/09/2018	12531.03	92000.00
2	C to E - dtd. 29/11/2018	12531.03	92000.00
3	C to E for Exp - dtd. 29/07/2020	11996.96	162146.00
4	EC for Exp - dtd. 18/05/2023	11996.96	161505.77
5	C to O dtd 23/12/2023	11996.96	161505.77

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	Nil	Nil

Sr No	Description	Permitted	Standards to	Disposal
2.	Domestic effluent	541	As per Schedule - I	The treated sewage shall be 60% recycled for secondary purposes and remaining shall be utilized on land for gardening and/ or connected to local body sewer line with water metering system.

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 to S-7	DG Sets of 1800 kVA x 07	07	As per Schedule -II

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

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Bio-degradable Waste	1528 Kg/Day	OWC followed by composting facility.	Used as Manure.
2	Non-biodegradable Waste	1018 Kg/Day	Segregation	Handed over to Auth. Vendor.
3	STP Sludge	50 Kg/Day	Drying	Used as a 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	5.1 Used or spent oil	100	Ltr/A	Recycle	Handed over to Auth. reprocessor.

8. **Conditions under E-Waste Management:**

Sr No	Type of Waste	Quantity	UoM	Disposal Path
1	E-Waste	15.00	Ton/Y	Handed over to Auth. Vendor.

9. This Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
10. This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government agencies.
11. PP shall operate STP scientifically to achieve the treated domestic effluent standard for the parameter BOD-10 mg/lit including disinfection facility to the treated sewage.
12. The treated sewage 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/ or connected to local body sewer line with water metering system.

13. PP shall properly operate organic waste digester along with composting facility/bio-digester (biogas) for the treatment of wet garbage.
14. PP shall comply with the Environmental Clearance obtained vide No SIA/MH/INFRA2/413627/2023 dtd 18.05.2023 for Construction project on Total Plot Area of 11,996.96 SqMtrs for Total Construction BUA of 1,61,505.77 SqMtrs.

This consent is issued on the basis of information/documents submitted by the Applicant/Project Proponent, if it has been observed that the information submitted by the Applicant/Project Proponent is false, misleading or fraudulent, the Board reserves its right to revoke the consent & further legal action will be initiated against the Applicant/Project Proponent.

Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	21282100.00	MPCB-DR-30297	25/11/2024	NEFT
2	506165.00	MPCB-DR-31801	31/01/2025	NEFT
3	165655.00	MPCB-DR-34253	29/05/2025	NEFT

PP has paid Rs 165655 for increased CI

Copy to:

1. Regional Officer, MPCB, Mumbai and Sub-Regional Officer, MPCB, Mumbai I
- They are directed to ensure the compliance of the consent conditions.
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 provided MBBR based Sewage Treatment Plants (STPs) of combined capacity **600 CMD for treatment of domestic effluent of 541 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 sewage 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/ or connected to local body sewer line with water metering system.

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	573.00
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.	Grandening/Other consumption	

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 provided the Air pollution control (APC)system and erected 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 to S-7	DG Sets of 1800 kVA x 07	Acoustic Enclosure	30.00	Diesel 388 Ltr/Hr	1	SO2	181.44 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/Nm3

3) The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacemenalteration 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(C2E/C2O/C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	Renewal of Consent to Operate	Rs. 25 Lacs	Existing/Extend	Towards O & M of Pollution Control Systems and Compliance of Consent conditions.	31/12/2029	31/12/2030

** 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

General Conditions:

1. Consumers or bulk consumers of electrical and electronic equipment listed in Schedule I shall ensure that e-waste generated by them is channelised through collection centre or dealer of authorised producer or dismantler or recycler or through the designated take back service provider of the producer to authorised dismantler or recycler
2. Bulk consumers of electrical and electronic equipment listed in Schedule I shall maintain records of e-waste generated by them in Form-2 and make such records available for scrutiny by the concerned State Pollution Control Board
3. Consumers or bulk consumers of electrical and electronic equipment listed in Schedule I shall ensure that such end-of-life electrical and electronic equipment are not admixed with e-waste containing radioactive material as covered under the provisions of the Atomic Energy Act, 1962 (33 of 1962) and rules made there under;
4. Bulk consumers of electrical and electronic equipment listed in Schedule I shall file annual returns in Form-3, to the concerned State Pollution Control Board on or before the 30th day of June following the financial year to which that return relates. In case of the bulk consumer with multiple offices in a State, one annual return combining information from all the offices shall be filed to the concerned State Pollution Control Board on or before the 30th day of June following the financial year to which that return relates.
5. 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.
6. 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.
7. 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.
8. 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.
9. 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 sitting 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.

10 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.

11 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.

12 Applicant shall submit official e-mail address and any change will be duly informed to the MPCB.

13 The treated sewage shall be disinfected using suitable disinfection method.

14 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.

15 The applicant shall make an application for renewal of the consent at least 60 days before date of the expiry of the consent.

This certificate is digitally & electronically signed.
