



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

To,

The Chief Executive Officer

ADANI AIRPORT HOLDINGS LIMITED

Adani Corporate House, Shantigram, Near Vaishno Devi Circle, SG  
Highway, Khodiyar, Ahmedabad - 382421 -382421

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

Sir/Madam,

This is in reference to your application for Environmental Clearance (EC)  
in respect of project submitted to the SEIAA vide proposal number  
SIA/RJ/INFRA2/434125/2023 dated 10 Aug 2023. The particulars of the  
environmental clearance granted to the project are as below.

- |   |  |
|---|--|
| 1. EC Identification No.                      | EC24B039RJ126286   |
| 2. File No.                                   | 815  |
| 3. Project Type                               | New  |
| 4. Category                                   | B  |
| 5. Project/Activity including<br>Schedule No. | 8(b) Townships and Area Development<br>projects.   |
| 6. Name of Project                            | Proposed "Cityside Development" Project<br>at Chainpura, Sawai Getor, Durgapura,<br>Tehsil: Sanganer, District: Jaipur<br>(Rajasthan) by Adani Airport Holdings<br>Limited |
| 7. Name of Company/Organization               | ADANI AIRPORT HOLDINGS LIMITED   |
| 8. Location of Project                        | RAJASTHAN  |
| 9. TOR Date                                   | N/A  |

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

Date: 04/01/2024

(e-signed)  
Ms. Khyati Mathur  
Member Secretary  
SEIAA - (RAJASTHAN)

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

*This is a computer generated cover page.*



**State Level Environment Impact Assessment Authority, Rajasthan**  
**Room No. 11, Aravalli Bhawan, Jhalana Institutional Area, Jaipur.**

E-mail:- [seiaams2021@gmail.com](mailto:seiaams2021@gmail.com)

No. F1 (4)/SEIAA/SEAC-Raj/Sectt/Project /Cat.8a(23448)/2022-23

Jaipur, Dated: **28 DEC 2023**

Adani Airport Holdings Limited,  
Address-Adani Corporate House, Shantigram,  
Near Vaishno Devi Circle, SG Highway, Khodiyar,  
Ahmedabad.

Sub:- EC for Proposed "Cityside Development Project", Total Built up area- 7.04 hectare, Built up area- 253688 Sq.m, Khasra No for Plot A-Survey nos- 1419/952(part), 952/1(part), 953(part), 949/1(part), 949/2(part), 950, 954, 951, 944(part), 945/1(part), 945/2, 943(part), 955(part), 921/1(part), 952/2(part), 956(part) for plot B-(part) of 138, 139, 144, 145, 503, 303/563, 504, 140, 141/2, 500, Located at Chainpura, Sawai Getor, Durgapura, Tehsil: Sanganer, District: Jaipur, Rajasthan (**Proposal No- 434125**).

This has reference to your application dated 10.08.2023 seeking environmental clearances for the above project under EIA Notification 2006. The proposal has been appraised as per prescribed procedure in the light of provisions under the EIA Notification 2006 on the basis of the mandatory documents enclosed with the application viz. the questionnaire, EIA, EMP and additional clarifications furnished in response to the observation of the State Level Expert Appraisal Committee Rajasthan, in its meeting held on 22<sup>nd</sup> September, 2023.

**2. Brief details of the Project:**

|    |  |   |
|----|--|---|
| 1. | Category/Item No. (in Schedule):   | Project/activity 8(b), Category "B1"  |
| 2. | Location of Project  | Chainpura, Sawai Getor, Durgapura, Tehsil: Sanganer, District: Jaipur (Raj.)  |
| 3. | Project Details Land use Break up  | Total area of 7.04 Ha (Plot – A land area: 1.62 ha) and Plot –B land area: 5.42 ha), with the total built-up area of 253688 sqm (Plot A: 34223 sq. m & Plot B: 219465 sq. m).<br>Out of total project area, 2.137 ha (~30%) will be covered as green area (1.435 ha on podium slabs + 0.702 ha greenbelt plantation on land) within the project premises. |
| 4. | Details of construction taken place at site (if any)                               | Proposed project is a greenfield project. Construction will be commenced after obtaining Environmental Clearance, Consents and other clearance from respective concerned authorities/ boards.   |
| 5. | Salient features regarding products and process in brief including Plant Capacity. | There is no product generation as it is a cityside development project. It will develop facilities like Retail space (Multiplex, Entertainment, Virtual Reality & F &B), Business Centre (Conventional Center & Flexi Office) and Hotel and is proposed to be carried out in 2 plots namely Plot  |



|     |  |   |   |                                       |                             |
|-----|--|---|---|---------------------------------------|-----------------------------|
|     |  | – A and Plot – B.   |   |                                       |                             |
| 6.  | Raw Materials requirement (In case of more than one product Raw material for each product should be specified) | The proposed project is a cityside development project, with no production involved. Therefore, this point is not applicable during operational phase.<br>Although, raw material requirement during construction phase will include basic construction materials such as cement, sand, aggregates reinforcement steel & structural steel etc.   |   |                                       |                             |
| 7.  | Solid waste /hazardous waste quantities and management   | During operation phase, approx. 5018 kg of total solid waste will be generated out of which, Bio degradable waste (2007 kg) will becomposted in OWC and non-degradable waste (3011 kg) will be disposed off suitably, in a scientific manner.<br>Recyclable waste will be collected and stored at an earmarked place and will be sold to the authorized vendors.<br>Horticultural wastes generated from gardens/greenbelt will be composted in Organic Waste Composter (OWC), at site and will be used as manure.<br>All the waste will be handled in line with 5R principles of waste management (Reduce, ReuseRecycle-Recover-Reprocess) to avoid the disposal of waste back to the environment, and to be aligned to the vision of Zero Waste to Landfill. |   |                                       |                             |
| 8.  | Use of substances or materials which are hazardous   | HSD required to run standby D.G. set will be stored at site after obtaining necessary permission, if required from the concerned Dept.  |   |                                       |                             |
| 9.  | Project Cost   | Total Project Cost:Rs. 990.39 Crores  |   |                                       |                             |
| 10. | Water Requirement & Source   | The total water requirement will be 1227 KLD including fresh water requirement as 669 KLD and treated water usage as 558 KLD. Firefighting water demand will be 910 KL (for one time), HVAC water requirement 413 KL (for one time), Flushing water requirement 398 KL (For first time).<br>Water requirement will be met by PHED Water Supply & recycled water. Respective permissions from the concerned authority will be obtained.  |   |                                       |                             |
| 11. | Fuel & Energy  | Total Power requirement for the project is estimated to be 13000 KVA which will be sourced from Jaipur Vidhyut Vitran Nigam Limited (JVVNL) and/or Solar Power (as per availability). 13000 KVA stand by Power supply from the DG sets will be installed.<br>Fuel will be sourced from nearby fuel pumps.<br>The proposed development is of mix use development having Retail, Hotels and business center and in order to reduce/minimize the carbon footprint it has been proposed to provide solar panels at terrace for power generation. 2% energy will be met through renewables, either through Roof top solar installation or through purchase of renewable energy.  |   |                                       |                             |
| 12. | Environment Management Plan along with Budgetary breakup   | Sr. No.   | Description of EMP during Construction Phase                  | Approximate Capital Cost (Rs in Lacs) | Recurring Cost (Rs in Lacs) |
|     |  |   | Monitoring for Air, Water, Noise & Soil                       | 0                                     | 3                           |
|     |  |   | Supply of Drinking Water for the labourers                    | 0.5                                   | 0.5                         |
|     |  |   | Portable Toilets type mobile sanitation system & Portable STP | 7.5                                   | 1.25                        |
|     |  |   | Barricading and wind breakers                                 | 10.0                                  | 2.5                         |
|     |  |   | Solid Waste Management  | 0.5                                   | 0.25                        |
|     |  |   | Sprinklers for suppression of                                 | 3.5                                   | 1.5                         |

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|         |  | dust   |                               |   |   |                               |  |                                  |                 |                 |                 |                              |   |      |      |   |      |      |  |                       |     |     |      |                  |       |       |      |   |     |      |  |                        |     |      |  |       |       |      |  |  |
|---------|--|--|-------------------------------|---|---|-------------------------------|--|----------------------------------|-----------------|-----------------|-----------------|------------------------------|---|------|------|---|------|------|--|-----------------------|-----|-----|------|------------------|-------|-------|------|---|-----|------|--|------------------------|-----|------|--|-------|-------|------|--|--|
|         |  | Medical cum First Aid Facility/ Health Check Ups   | 1.5                           | 0.5   |   |                               |  |                                  |                 |                 |                 |                              |   |      |      |   |      |      |  |                       |     |     |      |                  |       |       |      |   |     |      |  |                        |     |      |  |       |       |      |  |  |
|         |  | Total  | 23.5                          | 6.5   |   |                               |  |                                  |                 |                 |                 |                              |   |      |      |   |      |      |  |                       |     |     |      |                  |       |       |      |   |     |      |  |                        |     |      |  |       |       |      |  |  |
|         |  | <table><tr><th>Sr. No.</th><th>Description of EMP during Operational Phase</th><th>Approximate Capital Cost (Rs in Crores)</th><th>Recurring Cost (Rs in Crores)</th></tr><tr><td></td><td>Air and Noise Quality Management</td><td>1.35</td><td>0.135</td></tr><tr><td></td><td>Waste Water Management (STP)</td><td>3.5</td><td>0.25</td></tr><tr><td></td><td>Water Conservation including stormwater management &amp; rainwater harvesting</td><td>2</td><td>0.05</td></tr><tr><td></td><td>Green Area Management</td><td>2.5</td><td>0.2</td></tr><tr><td></td><td>Waste Management</td><td>0.7</td><td>0.055</td></tr><tr><td></td><td>Energy Conservation/ Solar Panel installation</td><td>5</td><td>0.05</td></tr><tr><td></td><td>Environment Monitoring</td><td>0.5</td><td>0.15</td></tr><tr><td></td><td>Total</td><td>15.55</td><td>0.89</td></tr></table> | Sr. No.                       | Description of EMP during Operational Phase | Approximate Capital Cost (Rs in Crores) | Recurring Cost (Rs in Crores) |  | Air and Noise Quality Management | 1.35            | 0.135           |                 | Waste Water Management (STP) | 3.5   | 0.25 |      | Water Conservation including stormwater management & rainwater harvesting | 2    | 0.05 |  | Green Area Management | 2.5 | 0.2 |      | Waste Management | 0.7   | 0.055 |      | Energy Conservation/ Solar Panel installation | 5   | 0.05 |  | Environment Monitoring | 0.5 | 0.15 |  | Total | 15.55 | 0.89 |  |  |
| Sr. No. | Description of EMP during Operational Phase  | Approximate Capital Cost (Rs in Crores)  | Recurring Cost (Rs in Crores) |   |   |                               |  |                                  |                 |                 |                 |                              |   |      |      |   |      |      |  |                       |     |     |      |                  |       |       |      |   |     |      |  |                        |     |      |  |       |       |      |  |  |
|         | Air and Noise Quality Management   | 1.35   | 0.135                         |   |   |                               |  |                                  |                 |                 |                 |                              |   |      |      |   |      |      |  |                       |     |     |      |                  |       |       |      |   |     |      |  |                        |     |      |  |       |       |      |  |  |
|         | Waste Water Management (STP)   | 3.5  | 0.25                          |   |   |                               |  |                                  |                 |                 |                 |                              |   |      |      |   |      |      |  |                       |     |     |      |                  |       |       |      |   |     |      |  |                        |     |      |  |       |       |      |  |  |
|         | Water Conservation including stormwater management & rainwater harvesting  | 2  | 0.05                          |   |   |                               |  |                                  |                 |                 |                 |                              |   |      |      |   |      |      |  |                       |     |     |      |                  |       |       |      |   |     |      |  |                        |     |      |  |       |       |      |  |  |
|         | Green Area Management  | 2.5  | 0.2                           |   |   |                               |  |                                  |                 |                 |                 |                              |   |      |      |   |      |      |  |                       |     |     |      |                  |       |       |      |   |     |      |  |                        |     |      |  |       |       |      |  |  |
|         | Waste Management   | 0.7  | 0.055                         |   |   |                               |  |                                  |                 |                 |                 |                              |   |      |      |   |      |      |  |                       |     |     |      |                  |       |       |      |   |     |      |  |                        |     |      |  |       |       |      |  |  |
|         | Energy Conservation/ Solar Panel installation  | 5  | 0.05                          |   |   |                               |  |                                  |                 |                 |                 |                              |   |      |      |   |      |      |  |                       |     |     |      |                  |       |       |      |   |     |      |  |                        |     |      |  |       |       |      |  |  |
|         | Environment Monitoring   | 0.5  | 0.15                          |   |   |                               |  |                                  |                 |                 |                 |                              |   |      |      |   |      |      |  |                       |     |     |      |                  |       |       |      |   |     |      |  |                        |     |      |  |       |       |      |  |  |
|         | Total  | 15.55  | 0.89                          |   |   |                               |  |                                  |                 |                 |                 |                              |   |      |      |   |      |      |  |                       |     |     |      |                  |       |       |      |   |     |      |  |                        |     |      |  |       |       |      |  |  |
| 13.     | CSR Activities along with budgetary breakup  | <table><tr><th rowspan="2">Sr. No</th><th rowspan="2">Activity</th><th colspan="3">Years</th><th rowspan="2">Total (INR in Crore)</th></tr><tr><th>1<sup>st</sup></th><th>2<sup>nd</sup></th><th>3<sup>rd</sup></th></tr><tr><td>1</td><td>Avenue plantation/ Green belt development / Roundabout / Landscape etc.</td><td>0.06</td><td>0.07</td><td>0.07</td><td>0.20</td></tr><tr><td>2</td><td>Other activities in the field of Education, Health, Sustainable Livelihood, Community Infrastructure &amp; Skill development within 10 kms of the project area</td><td>0.2</td><td>0.3</td><td>0.3</td><td>0.80</td></tr><tr><td></td><td>Total</td><td>0.26</td><td>0.37</td><td>0.37</td><td>1.0</td></tr></table>   | Sr. No                        | Activity                                    | Years                                   |                               |  | Total (INR in Crore)             | 1 <sup>st</sup> | 2 <sup>nd</sup> | 3 <sup>rd</sup> | 1                            | Avenue plantation/ Green belt development / Roundabout / Landscape etc. | 0.06 | 0.07 | 0.07  | 0.20 | 2    | Other activities in the field of Education, Health, Sustainable Livelihood, Community Infrastructure & Skill development within 10 kms of the project area | 0.2                   | 0.3 | 0.3 | 0.80 |                  | Total | 0.26  | 0.37 | 0.37  | 1.0 |      |  |                        |     |      |  |       |       |      |  |  |
| Sr. No  | Activity   | Years  |                               |   | Total (INR in Crore)                    |                               |  |                                  |                 |                 |                 |                              |   |      |      |   |      |      |  |                       |     |     |      |                  |       |       |      |   |     |      |  |                        |     |      |  |       |       |      |  |  |
|         |  | 1 <sup>st</sup>  | 2 <sup>nd</sup>               | 3 <sup>rd</sup>                             |   |                               |  |                                  |                 |                 |                 |                              |   |      |      |   |      |      |  |                       |     |     |      |                  |       |       |      |   |     |      |  |                        |     |      |  |       |       |      |  |  |
| 1       | Avenue plantation/ Green belt development / Roundabout / Landscape etc.  | 0.06   | 0.07                          | 0.07  | 0.20                                    |                               |  |                                  |                 |                 |                 |                              |   |      |      |   |      |      |  |                       |     |     |      |                  |       |       |      |   |     |      |  |                        |     |      |  |       |       |      |  |  |
| 2       | Other activities in the field of Education, Health, Sustainable Livelihood, Community Infrastructure & Skill development within 10 kms of the project area | 0.2  | 0.3                           | 0.3   | 0.80                                    |                               |  |                                  |                 |                 |                 |                              |   |      |      |   |      |      |  |                       |     |     |      |                  |       |       |      |   |     |      |  |                        |     |      |  |       |       |      |  |  |
|         | Total  | 0.26   | 0.37                          | 0.37  | 1.0                                     |                               |  |                                  |                 |                 |                 |                              |   |      |      |   |      |      |  |                       |     |     |      |                  |       |       |      |   |     |      |  |                        |     |      |  |       |       |      |  |  |
| 14.     | STP  | <p>Sewage Treatment Plant:</p> <p>Sewage Treatment Plant of 1130 KLD (MBBR) (320 KLD in Plot A and 810 KLD in Plot B) to be developed on modular basis for treatment of waste water generated from domestic use.</p> <p>Waste water (941 KLD) generated from the project site will be treated in STP and the treated water (847 KLD) will be used as HVAC Makeup water, green area development, washing roads and paved areas, flushing purpose, nearby construction activity and will also be supplied to JIA. Further Sludge generated from STP plant will be used as manure for gardening purpose.</p>  |                               |   |   |                               |  |                                  |                 |                 |                 |                              |   |      |      |   |      |      |  |                       |     |     |      |                  |       |       |      |   |     |      |  |                        |     |      |  |       |       |      |  |  |
| 15.     | Green Belt/Plantation  | <p>Out of total project area, 2.137 ha (~30%) will be covered as green area (1.435 ha on podium slabs + 0.702 ha greenbelt plantation on land) within the project premises.</p>  |                               |   |   |                               |  |                                  |                 |                 |                 |                              |   |      |      |   |      |      |  |                       |     |     |      |                  |       |       |      |   |     |      |  |                        |     |      |  |       |       |      |  |  |



|     |                               |  |                             |
|-----|-------------------------------|--|-----------------------------|
| 16. | Budgetary Breakup for Labour  | Particular   | Budget allocation (in Lacs) |
|     |                               | Medical cum First Aid facility   | 2.0                         |
|     |                               | Portable Toilets type mobile sanitation system & Portable STP  | 8.75                        |
|     |                               | Supply of drinking water for the labourers   | 1.0                         |
|     |                               | <b>Total</b>   | <b>11.75</b>                |
| 17. | Manpower Requirement & Source | Total Manpower: 100 Persons (During Construction Period)<br>Total Manpower (direct & indirect): 4772 Persons (During Operation Period)<br>Contractual: 3820 persons<br>Regular: 952 persons<br>Source: Unskilled/ semi-skilled man power will be sourced from the local area and skilled man power will be sourced from outside/local. |                             |
| 18. | Baseline Monitoring & Study   | Summer Season (March, 2022to May, 2022)  |                             |

3. The SEAC Rajasthan after due considerations of the relevant documents submitted by the project proponent and additional clarifications/documents furnished to it have recommended for Environmental Clearance with certain stipulations. The SEIAA Rajasthan after considering the proposal and recommendations of the SEAC, Rajasthan in its 5.106<sup>th</sup> Meeting held on 22.12.2023 hereby accord Environmental Clearance to the project as per the provisions of Environmental Impact Assessment Notification 2006 and its subsequent amendments, subject to strict compliance of the terms and conditions as follows:

#### **I. Statutory compliance:**

- i. The project proponent shall obtain all necessary clearance/ permission from all relevant agencies including town planning authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
- ii. The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of firefighting equipment etc as per National Building Code including protection measures from lightening etc.
- iii. The project proponent shall obtain forest clearance under the provisions of Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purpose involved in the project.
- iv. The project proponent shall obtain clearance from the National Board for Wildlife, if applicable.
- v. The project proponent shall obtain Consent to Establish / Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the concerned State Pollution Control Board/ Committee.
- vi. The project proponent shall obtain the necessary permission for drawl of ground water / surface water required for the project from the competent authority.
- vii. A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
- viii. All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
- ix. The provisions of the Solid Waste (Management) Rules, 2016, e-Waste (Management) Rules, 2016, and the Plastics Waste (Management) Rules, 2016 shall be followed.
- x. The project proponent shall follow the ECBC/ECBC-R prescribed by Bureau of Energy Efficiency, Ministry of Power strictly.

#### **II. Air quality monitoring and preservation**



- i. Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory Implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.
- ii. A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.
- iii. The project proponent shall install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released (e.g. PM10 and PM25) covering upwind and downwind directions during the construction period.
- iv. Diesel power generating sets proposed as source of backup power 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 of low sulphur diesel. The location of the DG sets may be decided with in consultation with State Pollution Control Board.
- v. Construction site shall be adequately barricaded before the construction begins. Dust, smoke & other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under construction, continuous dust/ wind breaking walls all around the site (at least 3 meter height). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murram and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.
- vi. Sand, murram, loose soil, cement, stored on site shall be covered adequately so as to prevent dust pollution.
- vii. Wet jet shall be provided for grinding and stone cutting.
- viii. Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.
- ix. All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules 2016.
- x. The diesel generator sets to be used during construction phase shall be low sulphur diesel type and shall conform to Environmental (Protection) prescribed for air and noise emission standards.
- xi. The gaseous emissions from DG set shall be dispersed through adequate stack height as per CPCB standards. Acoustic enclosure shall be provided to the DG sets to mitigate the noise pollution. Low sulphur diesel shall be used. The location of the DG set and exhaust pipe height shall be as per the provisions of the Central Pollution Control Board (CPCB) norms.
- xii. For indoor air quality the ventilation provisions as per National Building Code of India.

### **III. Water quality monitoring and preservation**

- i. The natural drain system should be maintained for ensuring unrestricted flow of water. No construction shall be allowed to obstruct the natural drainage through the site, on wetland and water bodies. Check dams, bio-swales, landscape, and other sustainable urban drainage systems (SUDS) are allowed for maintaining the drainage pattern and to harvest rain water.
- ii. Buildings shall be designed to follow the natural topography as much as possible. Minimum cutting and filling should be done.
- iii. Total fresh water use shall not exceed the proposed requirement as provided in the project details.
- iv. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.
- v. A certificate shall be obtained from the local body supplying water, specifying the total annual water availability with the local authority, the quantity of water already committed, the quantity of water allotted to the project under consideration and the balance water available. This should be specified separately for ground water and surface water sources, ensuring that there is no impact on other users.
- vi. At least 20% of the open spaces as required by the local building bye-laws shall be pervious. Use of Grass pavers, paver blocks with at least 50% opening, landscape etc. would be considered as pervious surface.



- vii. Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc and other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, conditioning etc. shall be done.
- viii. Use of water saving devices/ fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators etc) for water conservation shall be incorporated in the building plan.
- ix. Separation of grey and black water should be done by the use of dual plumbing system. In case of single stack system separate recirculation lines for flushing by giving dual plumbing system be done.
- x. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
- xi. The local bye-law provisions on rain water harvesting should be followed. If local byelaw provision is not available, adequate provision for storage and recharge should be followed as per the Ministry of Urban Development Model Building Byelaws, 2016. Rain water harvesting recharge pits/storage tanks shall be provided for ground water recharging as per the CGWB norms.
- xii. A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of built up area and storage capacity of minimum one day of total fresh water requirement shall be provided. In areas where ground water recharge is not feasible, the rain water should be harvested and stored for reuse. The ground water shall not be withdrawn without approval from the Competent Authority.
- xiii. All recharge should be limited to shallow aquifer.
- xiv. No ground water shall be used during construction phase of the project.
- xv. Any ground water dewatering should be properly managed and shall conform to the approvals and the guidelines of the CGWA in the matter. Formal approval shall be taken from the CGWA for any ground water abstraction or dewatering.
- xvi. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.
- xvii. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/re-used for flushing, AC make up water and gardening. As proposed, no treated water shall be disposed in to municipal drain.
- xviii. No sewage or untreated effluent water would be discharged through storm water drains.
- xix. Onsite sewage treatment of capacity of treating 100% waste water to be installed. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.
- xx. Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problem from STP.
- xxi. Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.

#### **IV. Noise monitoring and prevention**

- i. Ambient noise levels shall conform to residential area/commercial area/industrial area/silence zone both during day and night as per Noise Pollution (Control and Regulation) Rules, 2000. Incremental pollution loads on the ambient air and noise quality shall be closely monitored during construction phase. Adequate measures shall be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB / SPCB.



- ii. Noise level survey shall be carried as per the prescribed guidelines and report in this regard shall be submitted to Regional Officer of the Ministry as a part of six-monthly compliance report.
- iii. Acoustic enclosures for DG sets, noise barriers for ground-run bays, ear plugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.

#### **V. Energy Conservation measures**

- i. Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC.
- ii. Outdoor and common area lighting shall be LED.
- iii. Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased day lighting design and thermal mass etc. shall be incorporated in the building design. Wall, window, and roof u-values shall be as per ECBC specifications.
- iv. Energy conservation measures like installation of CFLs/ LED for the lighting the area outside the building should be integral part of the project design and should be in place before project commissioning.
- v. Solar, wind or other Renewable Energy shall be installed to meet electricity generation equivalent to 1% of the demand load or as per the state level/ local building bye-laws requirement, whichever is higher.
- vi. Solar power shall be used for lighting in the apartment to reduce the power load on grid. Separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher. Residential buildings are also recommended to meet its hot water demand from solar water heaters, as far as possible.

#### **VI. Waste Management**

- i. A certificate from the competent authority handling municipal solid wastes, indicating the existing civic capacities of handling and their adequacy to cater to the M.S.W. generated from project shall be obtained.
- ii. Disposal of muck during construction phase shall 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.
- iii. Separate wet and dry bins must be provided in each unit and at the ground level for facilitating segregation of waste. Solid waste shall be segregated into wet garbage and inert materials.
- iv. Organic waste compost/ Vermiculture pit/ Organic Waste Converter within the premises with a minimum capacity of 0.3 kg /person/day must be installed.
- v. All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie up must be done with the authorized recyclers.
- vi. Any hazardous waste generated during construction phase, shall be disposed off as per applicable rules and norms with necessary approvals of the State Pollution Control Board.
- vii. Use of environment friendly materials in bricks, blocks and other construction materials, shall be required for at least 20% of the construction material quantity. These include Fly Ash bricks, hollow bricks, AACs, Fly Ash Lime Gypsum blocks, Compressed earth blocks, and other environment friendly materials.
- viii. Fly ash should be used as building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25<sup>th</sup> January, 20L.6., Ready mixed concrete must be used in building construction.
- ix. Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Rules, 2016.
- x. Used 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.

#### **VII. Green Cover**



- i. No tree can be felled/transplant unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned regulatory authority. Old trees should be retained based on girth and age regulations as may be prescribed by the Forest Department. Plantations to be ensured species (cut) to species (planted).
- ii. A minimum of 1 tree for every 80 sqm of land should be planted and maintained. The existing trees will be counted for this purpose. The landscape planning should include plantation of native species. The species with heavy foliage, broad leaves and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping.
- iii. Where the trees need to be cut with prior permission from the concerned local Authority, compensatory plantation in the ratio of 1:10 (i.e. planting of 10 trees for every 1 tree that is cut) shall be done and maintained. Plantations to be ensured species (cut) to species (planted). Area for green belt development shall be provided as per the details provided in the project document.
- iv. Topsoil should be stripped to a depth of 20 cm from the areas proposed for buildings, roads, paved areas, and external services. It should be stockpiled appropriately in designated areas and reapplied during plantation of the proposed vegetation on site.

#### **VIII. Transport**

- i. A comprehensive mobility plan, as per MoUD best practices guidelines (URDPFI), shall be prepared to include motorized, non-motorized, public, and private networks. Road should be designed with due consideration for environment, and safety of users. The road system can be designed with these basic criteria.
  - a. Hierarchy of roads with proper segregation of vehicular and pedestrian traffic.
  - b. Traffic calming measures.
  - c. Proper design of entry and exit points.
  - d. Parking norms as per local regulation.
- ii. 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 be operated only during non-peak hours.
- iii. A detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies in this 05 Kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./ competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments.

#### **IX. Human health issues**

- i. All workers working at the construction site and involved in loading, unloading, carriage of construction material and construction debris or working in any area with dust pollution shall be provided with dust mask.
- ii. For indoor air quality the ventilation provisions as per National Building Code of India.
- iii. Emergency preparedness plan based on the Hazard identification and Risk Assessment (HIRA) and Disaster Management Plan shall be implemented.
- iv. Provision shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.
- v. Occupational health surveillance of the workers shall be done on a regular basis.
- vi. A First Aid Room shall be provided in the project both during construction and operations of the project.

#### **X. Corporate Environment Responsibility**



- i. The project proponent shall comply with the provisions contained in this Ministry's OM vide F.No. 22-65/2017-IA.III dated 1st May 2018, as applicable, regarding Corporate Environment Responsibility.
- ii. The company shall have a well laid down environmental policy duly approved by the Board of Directors. The environmental policy should prescribe for standard operating procedures to have proper checks and balances and to bring into focus any infringements/deviation/violation of the environmental / forest / wildlife norms /conditions. The company shall have defined system of reporting infringements /deviation / violation of the environmental / forest / wildlife norms / conditions and / or shareholders / stake holders. The copy of the board resolution in this regard shall be submitted to the MoEF& CC as a part of six-monthly report.
- iii. A separate Environmental Cell both at the project and company head quarter level, with qualified personnel shall be set up under the control of senior Executive, who will directly to the head of the organization.
- iv. Action plan for implementing EMP and environmental conditions along with responsibility matrix of the company shall be prepared and shall be duly approved by competent authority. The year wise funds earmarked for environmental protection measures shall be kept in separate account and not to be diverted for any other purpose. Year wise progress of implementation of action plan shall be reported to the Ministry/Regional Office along with the Six Monthly Compliance Report.

#### **XI. Miscellaneous**


- i. The project proponent shall prominently advertise it at least in two local newspapers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded environment clearance and the details of MoEFCC/SEIAA website where it is displayed.
- ii. The copies of the environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn has to display the same for 30 days from the date of receipt.
- iii. The project proponent shall upload the status of compliance of the stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.
- iv. The project proponent shall submit six-monthly reports on the status of the compliance o the stipulated environmental conditions on the website of the ministry of Environment, Forest and Climate Change at environment clearance portal.
- v. The project proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put on the website of the company.
- vi. The project proponent shall inform the Regional Office as well as the Ministry, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.
- vii. The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.
- viii. The project proponent shall abide by all the commitments and recommendations made in the EIA/EMP report, commitment made during Public Hearing and also that during their presentation to the Expert Appraisal Committee.
- ix. No further expansion or modifications in the plant shall be carried out without prior approval of the Ministry of Environment, Forests and Climate Change (MoEF& CC).
- x. Concealing factual data or submission of false/fabricated data may result in revocation of this environmental clearance and attract action under the provisions of Environment (Protection) Act, 1986.
- xi. The Ministry may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.
- xii. The Ministry reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.



xiii. The Regional Office of this Ministry shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer (s) of the Regional Office by furnishing the requisite data / information/monitoring reports.

xiv. The above conditions shall be enforced, inter-alia under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and Other Wastes (Management and Transboundary Movement) Rules, 2016 and the Public Liability Insurance Act, 1991 along with their amendments and Rules and any other orders passed by the Hon'ble Supreme Court of India / High Courts and any other Court of Law relating to the subject matter.

xv. Any appeal against this EC shall lie with the National Green Tribunal, if preferred, within a period of 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.

  
(Khyati Mathur)  
Member Secretary,  
SEIAA, Rajasthan.

No. F1 (4)/SEIAA/SEAC-Raj/Sectt/Project/Cat.8b(23448)/2022-23 Dated:

**Copy to following for information and necessary action:**

1. Deputy Director, Integrated Regional Office, Jaipur, Ministry of Environment, Forest & Climate Change, Govt. of India, A- 209 & 218, ARANYA BHAWAN, Mahatma Gandhi Road, Jhalana Institutional Area, Jaipur – 304002 (Raj.).
2. Additional Chief Secretary, Environment Department, Rajasthan, Jaipur.
3. Sh. Rajeeva Swarup, IAS (Retd.), Chairman, SEIAA, Room No. 101, Aravalli Bhawan, Jhalana Institutional Area, Jaipur.
4. Dr. Suresh Chandra, IFS (Retd.), Member, SEIAA, Room No. 103, Aravalli Bhawan, Jhalana Institutional Area, Jaipur.
5. Member Secretary, Rajasthan State Pollution Control Board, Jaipur.
6. Member Secretary, SEAC Rajasthan.
7. Environment Management Plan- Division, Monitoring Cell, Environment, Forest & Climate Change, Govt. of India, Indira Paryavaran Bhawan, Jor Bagh Road, Aliganj, New Delhi-110003.
8. I.A, SEIAA, Jaipur with the direction to upload the copy of this Environment Clearance on the website.

  
M.S. SEIAA, (Rajasthan)