



To,
The Additional Director(s),
Regional Office (WCZ),
Ministry of Environment,
Forest & Climate Change,
Ground floor, East Wing,
New Secretariate Building,
Civil Lines, Nagpur – 440001,
Maharashtra

Sub: Submission of Environmental Clearance Compliance (Jan to Jun 25) for Proposed Residential Project “V- UPTOWN” at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal- Haveli, Dist- Pune, State- Maharashtra by M/s. Tatvam Constructions Pvt. Ltd.

Ref: Environment Clearance No. SEIAA-EC-0000001423 dated 26th March 2019.

Respected Sir,

With reference to the above subject, we are submitting the current Status of our construction work, monitoring reports, data sheet and point wise environmental clearance compliance status to various stipulations laid down by the Ministry of Environment and Forest in its Environment Clearance No. SEIAA-EC-0000001423 dated 26th March 2019, along with the necessary enclosure and annexure.

This is for your kind consideration and records. Kindly acknowledge the same.

Thanking you,

Yours Sincerely,



For, M/s. Tatvam Constructions Pvt. Ltd

Authorized Signatory

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Proposed residential & commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal-
Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

PART - A

CURRENT STATUS OF WORK

CURRENT STATUS OF WORK (June-2025)

Current Status of the project: Proposed Residential Project "V- UPTOWN" at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal- Haveli, Dist- Pune, State- Maharashtra by M/s. Tatvam Constructions Pvt. Ltd.

Sr. No.	No. of Buildings	Status – Completed on site	Status of the Environmental Management Facilities
1	B	3P+16FL	DG set, Transformer, STP, OWC - Operational
2	C	3P+16FL	
3	D	3P+16FL	
4	E	P+16FL	
5	Mhada	P+12FL	
6	Commercial	G+1FL	

For Tatvam Constructions Pvt. Ltd.



Director

Proposed residential & commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6 Village- Kiwale,
Tal- Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

PART - B

POINT WISE COMPLIANCE

Proposed residential & commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal- Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

PART B:

2. Point wise compliance status to various stipulations laid down by the Ministry in its clearance letter SEIAA-EC-0000001423 dated on 26th March 2019 are as follows:

Sr. No	Condition	Status
	Specific Conditions:	
1.	PP to include asset generation activity in CER instead of skill development program.	We have already submitted the inward copy of CER plan to Municipal Commissioner, Pune. It's copy is submitted in previous report (i.e. June 2020)
2.	SEIAA decided to grant EC for: FSI: 30207.53 m2, Non FSI: 27495.27 m2 & Total BUA: 57702.80 m2. IOD no. BP/EC/KIWALE/05/2018, Approval Date-05.09.2018.)	Noted
3.	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. We shall comply with the same.
4.	PP to submit CER plan to Municipal Commissioner, PCMC and submit the acknowledgement copy to submitted to Member Secretary, SELAA.	Complied. We have already submitted the inward copy of CER plan to Municipal Commissioner, PCMC. Its copy submitted in previous report (i.e. June 2020)
	General Conditions:	
I.	E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.	E-waste will be periodically handed over to authorized vendors for recycling.
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.	Comply with. Project is under construction.
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	Project is not located within 10 kms of eco sensitive zones
IV.	PP has to abide the conditions stipulated by SEAC & SEIAA.	Agreed to comply with
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	Height, built up area of construction is in accordance with the existing FSI /FAR norms. Commencement Proposed Built

Proposed residential & commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal- Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

Sr. No	Condition	Status
	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.	up are 57702.80 sq.m (as per FSI) Agreed to comply with height of the building will be as per the approved building plan.
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.	Revalidation of Consent to Establish - Format 1.0/JD (WPC)/UAN- No.0000127971/CR/230200039 4 dated- 07/02/2023 attached as Enclosure No.-III.
VII.	All required sanitary and hygienic measures should be in place before starting construction activities and to be maintained throughout the construction phase.	All sanitary and hygienic measures are provided of workers during 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.	<ul style="list-style-type: none"> • All necessary facility is provided on site during construction phase. • Provision made for drinking water, toilet etc. construction workers. for • Disposal of segregated waste to PCMC on daily basis. • First aid and medical facilities, proper housekeeping, regular pest control, site sanitation etc.
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.	Solid waste generated by workers is being handover daily to authorized vendor.
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.	All the waste generated from the site preparation and excavation is used within the site
XI.	Arrangement shall be made that waste water and storm water do not get mixed	Agreed and comply with. Separate storm water drains will be provided.
XII.	All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.	Topsoil was excavated and its used for landscape development.
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.	Agreed to comply with.
XIV.	Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in	For proposed landscaping native plant species will be

Proposed residential & commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal-
Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

Sr. No	Condition	Status
	consultation with the local DFO/ Agriculture Dept.	planted
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.	Analysis report is attached as annexure-3.
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.	Noted.
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.	The construction waste material will either be reused on site or will be sold to the scrap dealer for recycling purpose. Part of the waste such as broken pieces of bricks will be reused on site for sunk filling and road leveling; part of the scrap steel & broken tiles will be reused on site where required. Other construction waste material such as packaging waste, cement bags, scrap steel and aluminum, plastic, glass material will be sold to the local scrap dealer for recycling purpose.
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.	Noted.
XIX.	The diesel required for operating DG sets shall be stored in underground tanks and if required, clearance from concern authority shall be taken.	Noted.
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.	Complying with. Vehicles hired for bringing construction material to site have valid pollution check certificates and conform to applicable air and noise emission standards and are 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	All adequate measures are made to reduce ambient air & noise levels. As per Ambient Air and Ambient noise level monitoring report, the levels found to be within prescribed standards. Refer Annexure no. 3 for

Proposed residential & commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal-
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Sr. No	Condition	Status
	standards by CPCB/MPCB.	Monitoring report.
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).	Noted.
XXIII.	Ready mixed concrete must be used in building construction.	Complying with. Ready mix concrete is being used.
XXIV.	Storm water control and its re-use as per CGWB and BIS standards for various applications.	Agree to comply with.
XXV.	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.	Agree and complying with. Ready mix concrete and curing agents are being used.
XXVI.	The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.	Noted adhered.
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 effluent, if any should be discharge in the sewer line. Treated effluent emanating from STP shall be recycled/refused to the maximum extent possible. Discharge of this unused treated effluent, if any should be discharge in the sewer line. Treatment of 100% gray water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP.	Agree to comply with. STP of 450 CMD will be provided on project site with MBBR Technology.
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	Ground water extraction is not being done hence permission is not required. In future if required then will take permission. Tanker water is being used for construction activity.
XXIX.	Separation of gray and black water should be done by the use of dual plumbing line for separation of gray and black water	Complying with. Dual plumbing system will be provided for using the treated waste water for flushing and gardening.
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.	Fixtures and low flow devices will be used.
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.	Agree and comply with.

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Sr. No	Condition	Status
XXXII.	Roof should meet prescriptive requirement as per Energy Conservation Building Code by using appropriate thermal insulation material to fulfill requirement	Agree and comply with.
XXXIII.	Energy conservation measures like installation of CFLS IFLs 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 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.	Agree and comply with. All fluorescent light fixtures are specified to incorporate electronic chokes which have compared less watt-loss to electro- magnetic chokes and result in superior operating power factor. This indirectly saves energy. Electronic chokes also improves life of the fluorescent lamps.
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.	Agreed and comply with. 3 nos. of DG set (20 KVA, 40 KVA and 365 KVA) capacity of DG sets will be used in operation phase.
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.	Complied All precautions for noise abatement are taken during the construction activities. As per the noise level monitoring report, the noise levels found to be within prescribed standards. Ambient noise level monitoring report as attached as Annexure no.3
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.	There is no traffic congestion near the entry and exit points from the roads. Parking is fully internalized and no public space is being utilized. Traffic Impact Study has been conducted.
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.	Agreed and comply with.
XXXVIII.	The building should have adequate distance between them to allow movement of fresh air and passage of natural light, air and ventilation.	Agreed and comply with. Providing 6 meter distance between two buildings.
XXXIX.	Regular supervision of the above and other measures for monitoring should be in place all through the construction	Agreed and comply with

Proposed residential & commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal-
Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

Sr. No	Condition	Status
	phase, so as to avoid disturbance to the surroundings.	Construction work is being supervised by Engineer and supervisors. Project qualified
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.	Agreed and comply with. Construction work is being supervised by Project Engineer and supervisors. qualified Received Environmental Clearance vide letter No. SEIAA-EC-0000001423 Dated - 26.03.2019. Please refer Enclosure no. II
XLI.	Six monthly monitoring reports should be submitted to the Regional office MoEF, Bhopal with copy to this department and MPCB.	Six monthly monitoring reports are being submitted to the Regional office MoEF&CC, Nagpur 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.	<ul style="list-style-type: none"> Noted and adhered.
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.	Noted
XLIV.	Local body should ensure that no occupation certification is issued prior to operation of STP/MSW site etc. with due permission of MPCB.	Agreed and comply with.
XLV.	A complete set of all the documents submitted to Department should be forwarded to the Local authority and MPCB	are submitting six monthly reports regularly along with documents. necessary
XLVI.	In the case of any change(s) in the scope of the project, the project would require a fresh appraisal by this Department.	No any changes in project.
XLVII	A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards	Complied. Yes, there is separate Environmental Management Cell for implementation of the stipulated environmental safeguard.
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	We are submitting herewith funds allocated for Environmental Management Plan (EMP) During Construction phase:

Proposed residential & commercial project "V- UPTOWN", at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal-
Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

Sr. No	Condition	Status
	protection measures shall not be diverted for other purposes and year-wise expenditure should reported to the MPCB & this department.	Total Cost 16.07 Lakhs/annum During operational Phase: Set up Cost: 272.35 Lakhs O & M cost: 61.53Lakhs/annum
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 co local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of letter are available with the Maharashtra Pollution Control Board and may also be seen at at http://ec.maharashtra.gov.in . Website	Noted
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 1 st June & 1st December of each calendar year.	Complying with. Submitting six Monthly compliance reports regularly along with documents. necessary
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.	Noted
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. SO ₂ , NO _x (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.	Yes, noted and obeyed.
LIIL.	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.	We are submitting six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data to Regional Office of MoEF the respective Zonal Office of CPCB and the SPCB.
LVI.	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 Government of Regional Offices of MoEF by e-mail.	Noted and adhered

Proposed residential & commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal-
Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

Sr. No	Condition	Status
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.	Noted and adhered.
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.	Noted and adhered.
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.	Noted and adhered.
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.	Noted.
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.	Noted and adhered.
9.	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.	Noted and adhered.
10.	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.	Noted and adhered.

Please find all the above mentioned in order and kindly acknowledge the receipt of the same.

Thanking you,

Yours Sincerely,

For M/s. Tatvam Constructions Pvt. Ltd

Proposed residential &commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal-
Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

Authorized Signatory

Proposed residential & commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal-
Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

ENCLOSURE NO. I

**DATA SHEET IN FORMAT WITH PART– I,
PART – II & PART - III**

Proposed residential & commercial project "V- UPTOWN", at Sr. No. 93/5 and 93/6
Village- Kiwale, Tal- Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

Ministry of Environment & Forest
Western Region, Regional Office, Nagpur.

PART – I

DATA SHEET

Date: 01/06/2025

1.	Project type: River - valley/ Mining / Industry / Thermal / Nuclear / Other (specify)		:	Construction Project.
2.	Name of the project		:	"V-UPTOWN"
3.	Clearance letter (s) / OM No. and Date		:	Environmental clearance has been obtained from the MoEF as vide their ref. SEIAA-EC-0000001423 dated 26th March 2019.
4.	Location		:	Sr. No. 93/5 and 93/6 Village- Kiwale, Tal- Haveli, Dist- Pune, State- Maharashtra
	a.	District (S)	:	Pune
	b.	State (s)	:	Maharashtra
	c.	Latitude/ Longitude	:	18°39'6.25"N 73°43'27.61"E
5.	Address for correspondence			
	a.	Address of Concerned Project Chief Engineer (with pin code & Telephone / telex / fax numbers	:	Mr. Dipak Ramnaik Shah. S. No. 18 "Tatvam Vertex", Vishalnagar, Pimple Nilakh, Pune- 411027.
6.	Salient features			
	a.	of the project	:	PART –I
	b.	of the environmental management plans	:	PART –II
7.	Breakup of the project area		:	
	a.	submergence area forest & non-forest	:	Not applicable
	b.	Others	:	PART –I
8.	Breakup 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		:	Not Applicable.
	a.	SC, ST/Adivasis	:	Not Applicable
	b.	Others (Please indicate whether these Figures are based on any scientific And systematic survey carried out	:	Not Applicable

Proposed residential & commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6
Village- Kiwale, Tal- Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

		Or only provisional figures, it a Survey is carried out give details And years of survey)		
9.	Financial details		:	
	a.	Project cost as originally planned and subsequent revised estimates and the year of price reference:		
	1.	Total Cost of the Project	:	Rs. 90 Crores only
	b.	Allocation made for environmental management plans with item wise and year wise Break-up.	:	PART –III
	c.	Benefit cost ratio / Internal rate of Return and the year of assessment	:	--
	d.	Whether (c) includes the cost of environmental management as shown in the above.	:	Yes
	e.	Actual expenditure incurred on the project so far	:	PART III
	f.	Actual expenditure incurred on the environmental management plans so far		PART III
10.	Forest land requirement		:	Not Applicable
	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, it any	:	Not Applicable
	d.	Comments on the viability & sustainability of compensatory afforestation program 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,		:	Not Applicable
12.	Status of construction		:	
	a.	Date of commencement (Actual and/or planned)	:	-
	b.	Date of completion (Actual and/or planned)	:	Construction work is in progress
13.	Reasons for the delay if the Project is yet to start		:	Construction work is in progress

Proposed residential & commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6
Village- Kiwale, Tal- Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

14	Dates of site visits		:	
	a.	The dates on which the project was monitored by the Regional Office on previous Occasions, if any	:	-
	b.	Date of site visit for this monitoring report	:	15/05/2025
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)		:	Not Applicable

PART I

PROJECT DETAILS

Name & Location	:	“V-UPTOWN” Sr. No. 93/5 and 93/6 Village- Kiwale, Tal- Haveli, Dist- Pune, State- Maharashtra
Total no. Of workers to be employed during the construction phase.	:	Peak : 100 Nos. Average : 50 Nos.
Total Project cost	:	Rs. 90 Cr only.
Project infrastructure	:	M/s. Tatvam Constructions Pvt. Ltd, Sr. No. 93/5 and 93/6 Village- Kiwale, Tal- Haveli, Dist- Pune, State- Maharashtra
	:	Total Plot Area: 16,600.0 Sq.m Total Construction Area: 57702.80 Sq. m.
Water Requirement and Sources	:	During Construction Phase - From Tankers /PCMC water: 10-20 m ³ /day(depending upon the activity) During Operational Phase - From PCMC Fresh Water: 271 m ³ / day Recycled water-150 m ³ / day
Sewage generated	:	Total 370 m ³ /day
Power	:	During Construction Phase - From MSEDCL: 22 KVA Operational Phase - From MSEDCL connected load:2386KW Demand Load- 1391 KVA D.G Set of Capacity Building: 3 DG sets: 365 KVA,40KVA, 20KVA and Transformer : 2 x 630 KVA & 1 x 315 KVA (In case of power failure for critical load only)
Gaseous emissions	:	Pollutants like SPM, SO ₂ may arise from emissions from DG Sets will be connected to an appropriately designed vent.
Solid waste from : Construction Phase - Garbage: Operation Phase - 1. Dry 2. Wet 3.STP Sludge	:	20 kg /day. Commercial 611 kg /day. 907 kg/day 25 kg/day

PART II

ENVIRONMENT MANGEMENT PLAN

M/s. Tatvam Constructions Pvt. Ltd propose to establish residential & commercial complex “V-UPTOWN” is coming up in at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal- Haveli, Dist- Pune.

The issues likely to develop at various stages of the project e.g. preconstruction, construction & operation could be addressed by preparing a compatible environmental management plan (EMP) & its effective implementation. During study it is to be considered all the environmental attributes such as air, water, noise solid waste & socio-economic aspects etc.

The main aim of environment management plan is to conserve the resources minimize the waste generation, treatment of waste & recycling of material.

Also incorporates vegetation & landscapes of open area & also the post project quality monitoring.

Environmental management plan (EMP) is aimed at mitigating the possible adverse impact of a project & for ensuring to maintain the existing environmental quality. The EMP converses all aspects of planning, construction & operation of the projects, which are relevant to environment. It is essential to implement the EMP right from the planning stage and then continuing it throughout the construction & operations stage. Therefore the main objective of the EMP is to identify the projects specific activities that would have to be considered for investigation of the significant adverse impacts & the mitigation measures required.

During study of the environmental attributes it was seen that all the aspects would be considered to promote the better development in case of future aspects of projects as well as environmental aspects.

1. Water Management:

Sewage Treatment

Objective of Sewage treatment should be

- To treat sewage so that it can be re-used for toilet flushing/gardening.
- Balance water should be let out to Municipal sewer drain line.
- In order to treat the sewage effectively, SIBF Types sewage treatment is recommended:
- Treated sewage should be a reused the maximum extent for toilet flushing.
- The excess treated water should be let out to the nearest corporation sewer line along with road.

Description of treatment facility

The MBBR system is the nature's way of handling wastewater and is based on Ecological Engineering. The typical sewage treatment envisaged for the construction of STP looking over all the Aspects of reliability & techno economic feasibility study for the proposed building unit will be Moving Bed Bio Reactor (MBBR). The wastewater is processed by this ecosystem which converts the impurities trapped in the biofilters into stable components followed by a polishing tertiary treatment. The final treated water meets the pollution board norms & can be reused for gardening / irrigation / construction / toilet flushing, etc.

Features of the design:

Capacity of the plants: 450 KLD

Treated effluent quality: Treated effluent meets the most stringent of the standards Compact and Elegant: The system elegantly designed with the particular emphasis on compactness, aesthetics and ergonomics.

Parameters	Unit	Inlet Water Quality	Treated water quality
pH	NA	6.0-8.5	6.5-9.0
Oil & Grease	mg/l	10-20	<10
BOD	mg/l	200-500	<10
COD	mg/l	350-450	<60
TSS	mg/l	150-200	<10
Nitrate	mg/l	15-16	<10
Dissolved PO ₄	mg/l	13-15	<5
Fecal Coliform	MPN/100L	Nil	Nil
Total Nitrogen	mg/l	120	<50

Odor free Environment: The system designs ensures and odor free environment unlike competing systems.

Residuals:

Excess sludge from the biological treatment process is dewatered in filter place. This is preferred to other sludge drying methods for the following reasons:

- Saves 80 - 90% on electricity
- Easy to operate - only gardener level operator required
- Hence, saves 80 - 90% on O & M cost

[about Rs. 3-5/- per cu.m.]

Proposed residential & Commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6 Village- Kiwale,
Tal- Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

- Payback within 4 – 5 years!
- No problem of flow fluctuations in holidays / vacations
- No secondary sludge
- Resembles a beautiful garden!

Environmental Impacts and Life Cycle Assessment

- Positive environmental impacts.
- Use of a treated water for toilet flushing and the resulting water conservation
- As the operation is essentially soundless, no adverse noise impacts will be created

B) Rain water harvesting:

Rainwater Harvesting facilities will be created at the project site in the form of aquifer recharge. However, water requirement for the project will not be met from groundwater.

Such rainwater harvesting system should have two-fold objective:

- 1) To utilize rain water available on the plot in direct way or indirect way to reduce the load on water supply system.
- 2) To minimize the storm water drainage load to avoid water logging locally as well as on larger scale.

Run off calculation:

Level of Ground Water Table	15 to 20 M below ground level.
Percolation Pits provided	
Budgetary allocation (Capital cost and O&M cost)	
Capital cost	Rs. 12 Lakhs
O&M cost	Rs. 0.50 Lakhs

AIR POLLUTION CONTROLE

DURING CONSTRUCTION PHASE:

The project will contribute in higher dust level during construction phase. The concrete will be made from outside source of Ready Mix Plant. The debris and utilized construction material and earth from the construction site shall be removed immediately to recycle within the project so that no nuisance dust is generated due to wind. Construction activities shall not be allowed at night.

The site being influence by winds would result in quick dispersal of the pollutants and thereby the impacts due to NO_x and SO₂ emissions during the construction will be negligible. Therefore, considering all the air pollutants, it is not expected that air emission due to construction will exceed air quality standards (NAAQS)

Precautions, which would be taken to reduce dust generation during construction phase, are mentioned as follows:

- Concrete supplied from an outside source involves trucks carrying cement, gravel, sand travelling to site and may cause dust emission thus ready mix concrete carried in enclosed container will be used as it is better option compared to onsite batch mixing. The operations shall be carried out in a temporary enclosed shed and workers shall be provided with protection masks.
- Dust covers will be provided on trucks that would be used for transportation of materials prone to fugitive dust emissions.
- Water sprinkling on ground and new construction will be done at regular intervals to avoid dust generation.
- Mitigation measures shall include regular maintenance of machinery and provision of proposal protective equipments to workers where needed.
- Proper upkeep and maintenance of vehicle, sprinkling of water on roads and construction site and providing sufficient vegetation all around the plant site are some of the measures that would reduce the impact during construction phase.

AFTER COMPLETION

The proposed project will not have any direct impact on air environment after completion. To ease the traffic congestion project proponent will provide well organized parking arrangement.

The vehicles employed by the developers shall be checked by vehicular emissions. The developers shall also impress upon the service agencies to get vehicles regularly checked for vehicular emissions.

During operational phase, two numbers of D.G. sets will be provided only in case of power failure of water pumps, fire pumps/ firefighting system, stretcher lifts, partial lighting in common lobbies/stairs, partial lighting in stilts/podium access roads etc. DG sets will be complying with CPCB norms for air pollutants.

Emission during construction and operation will be as per the desirable limits of CPCB standards.

NOISE POLLUTION CONTROL

Construction Phase:

During construction phase, source of noise pollution will be due to operation of machinery Earthmoving Machinery Mini Hoist Crane, Hoist Crane, Concrete mini mixer, Weight batcher etc.

as well as transportation of vehicles. This will cause nuisance to the occupants of the nearby area. The project proponent has agreed to take precaution to control noise pollution as mentioned under:

- Use of equipment generating noise of not greater than 90 dB (A).
- High noise generating construction activities would be carried out only during daytime.
- Installation, use and maintenance of mufflers on equipment.
- Workers working near high noise construction machinery would be supplied with ear muffs/ear plugs.

Operation phase:

The proposed project being Residential complex, the source of noise is vehicular noise only. The project proponents have propose to provide adequate parking arrangement, which would help in reducing noise levels due to vehicular movement in the parking area.

The project proponents have proposed wall and rows of trees, which would act as noise buffer and will reduce the noise level within site.

Canopies will be provided to the mechanical devices to reduce noise and vibration. There will not be any considerable impact on the ambient air quality around the project site as CPCB approved DG sets along with acoustic room will be developed and plantations will be provided.

SOLID WASTE MANAGEMENT

CONSTRUCTION PHASES:

Solid waste would be generated mainly due to excavation in the form of rubble and soil. This soil and rubble would be used for development of landscape within the projects site. The Biodegradable and non-biodegradable soil waste which will granted from labors will be sent to Municipal waste bins working within site.

OPERATION PHASE:

Solid waste will be generated in the campus is domestic type having source separated dry and wet components. As far as possible the dry waste like paper, cardboard boxes, thermocol packing, plastic, etc. shall be sent to scrap vendor for recycling purpose. However, wet waste, which is biodegradable, shall be converted to bio-compost by adopting following aerobic composting method.

Solid waste from domestic sources shall be treated by the following ways:

- Wet garbage: Composting within the premises and using it as manure.
- Sludge from S.T.P will be used in –house.

Biodegradable and non-biodegradable waste will be segregated. Dry waste will be sent for recycling and ‘In vessel process’ will be used for composting of wet waste.

Solid Waste Management

During Operation Phase

Quantity of solid waste- 1,518 kg/day.

Quantity of wet waste. 907 kg / day

Quantity of Dry waste - 611 kg / day

Biodegradable and non-biodegradable waste will be segregated. Dry waste will be sent for recycling and wet waste will be treated by ‘In Vessel Process’ for composting.

1. GREEN BELT DEVELOPMENT

The project proponent will also propose to develop landscape garden by planting native tree. The project proponents have proposed a landscape and covered with vegetation of indigenous variety.

ENERGY CONSERVATION

Energy conservation measures are often the easiest, quickest and cheapest way to reduce costs and be environmentally pro-active Energy conservation program will be implemented through measures taken both on energy demand and supply. Energy conservation is focused during the complex planning and operation stages. The conservation efforts would consist of the following:

Measures to reduce energy consumption-

- Minimize use of air conditioning so as to use of architectural design.
- Maximize the use of natural lighting and ventilation through design.
- Purchase of energy efficient appliances (CFL FITTINGS)
- Constant monitoring of energy consumption and defining targets for energy conservation. Energy monitoring will be done with the help of Energy meters.
- Adjusting the settings and illumination levels to ensure minimum energy used for desired comfort levels. Design based on lux level calculations.
- Use of compact fluorescent lamps and low voltage lighting.
- Sunscreen films on windows to reduce heating inside the buildings.
- Awareness on energy conservation will be raised among the users of the building in the complex.
- Use of windmills to cover-up the part lighting load of common area

Maximum priority is given for placement of solar water on top terraces. The appurtenant spaces here common lighting is required are proposed to use unconventional energy.

ARCHITECTURAL DESIGNS

- Maximum ground is covered by green patches to reduce reflection of heat from ground surface.
- Shade giving trees are proposed around the condominium especially on South & west side to cast shadow on the ground & building.
- By accommodating maximum parking area are covered parking, heat generation due to vehicle is compressed below the building.
- Thermal paint application is proposed for external walls which reduce & reflect heat. Direct exposure to sun is reduced by proposing double height terraces & double wall external walls. Adequate sunshades are proposed.

Thermal Characteristics of the building envelop:

- a) Terraces will be treated with a layer of brick bat coba for reduction in heat gain through roof.
- b) Overhang projections & horizontal band of 0.3m will be provided around the windows which will be reducing solar heat gain assures maximum natural light and ventilation in the buildings.
- c) External shading is prominently used in the complex intercepts solar heat before it reaches the glass /wall.
- d) External walls are 150mm with 10mm plaster on both the sides (cavity wall), double height terraces are provided to reduce direct exposure to sun. Tinted colored with light slightly tinted colors to reduce solar heat gain & will reflect heat.
- e) Friendly acrylic paint.

7. ENVIRONMENTAL AND SAFETY CARE

The project proponents shall follow all the safety rules and regulation as prescribed by regulatory authority as under- Fire and general safety Measures the system is having

- a) Fire Hydrant System
- b) Fire alarm System Manual
- c) Portable Fire Extinguishers
- a) Fire Hydrant System consist of following
 - Wet Riser mm dia Class C from terrace to UG tank. 100 mm dia G I Pipe Class C from water tank to booster pump & pump to terrace
 - 5 HP Pump at terrace as booster as booster pump.
 - Fire Hydrant Value, Fire House Pipe 63mm dia, Short Branch Pipe , House Reel drum – one each Landing
 - Fire Inlet at parking and road side.
 - Court Yard Hydrants on each 30Meter on periphery of building.
 - One Pump on UG tank to give discharge of 2280 LPM @ meter head

b) Fire Alarm System

- Manual Call Point cum Hooter with microphone on each landing.
- Talk Back Public Address System Panel at Parking.

c) Portable Fire Extinguishers – At lift room, meter board, parking transformer room.

During Construction Phase:

- Fire Protection equipments like sand Buckets and extinguishes will be installed whenever it required.

During Operation Phase:

- Under Ground Storage Tank – Tank 423 Cu.m
- Fire Water Tank Overhead- 20 Cu.m

SEISMIC ENVIRONMENT AND PRECAUTIONS

As per the Seismic Zoning Map of India Pune region falls under Zone -3 Stability Certificate , as per prevalent IS Code will be obtained for these buildings from registered Consulting Structural Engineer considering the seismic forces and wind forces etc.

WATER LOGGING-

The projects proponent has made proper storm water drain arrangement and rainwater harvesting will be implemented within their premises. Hence water logging will be less.

10. FUNCTIONS OF ENVIRONMENTAL MANGEMENT CELL

10.1 Formation of Environmental Management Cell:

Monitoring and feedback becomes essential to ensure that the mitigation measures planned by way of environmental protection management cell comprising senior officials may be constituted

To maintain the EMP, a structured Environmental Management Cell (EMC) interwoven with the existing management system will be created. EMC will undertake regular monitoring of the environmental and conduct yearly audit of the environmental performance during the construction of the project. It will also check that the stipulated measures are being satisfactorily implemented and operated. It shall also co-ordinate with local authorities to see that all environmental measures are well coordinated.

EMC will perform following functions

Proposed residential & Commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6 Village- Kiwale,
Tal- Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

Monthly review of environmental problems and monitoring of installation / performances /maintains of pollution control measures.

Enforcement of latest rules and regulation under relevant Environmental protection acts.

Preparation of budgetary estimates to seek sanctions for new pollutions control measures if required and/or up-gradation of existing ones based on new technologies.

Emergency planning.

EMC shall meet at least once a month and take stock of progress of work relating to decision taken and targets set in the previous meeting.

FORMATION OF TASK FORCE

A task having force having organizational set-up comprising staff of various grades shall be constituted. The task force will ensure following tasks:

Monitoring activities within core & buffer zone.

Monitoring of efficiency of pollution control schemes.

Preparation of maintenance scheduled of STP & composting plant and ensures that is followed strictly.

Inspection and regular cleaning of draining system.

Green- belt development.

Water and energy conservation.

Good housekeeping.

Apprising EMC on regular basis.

MONITORING PROGRAM

A comprehensive environmental monitoring program that has been prepared for the purpose of implementation in the proposed residential complex will be strictly followed to ensure the success of environmental management activities.

It is proposed to carry out environmental monitoring work of factory by MoEF recognized laboratory. They will assign the work for carrying environmental audit for each year. Also environmental awareness program shall be conducted on regular basis.

Proposed residential & commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal- Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

PART –III

ALLOCATION MADE FOR ENVIRON-MENTAL MANAGEMENT PLANS

DURING OPERATIONAL PHASE:

CAPITAL INVESTMENT FOR ECOFRIENDLY FEATURES

Sr. No	Project	Capital Cost	O & M Cost/Year
		(Rs. Lakhs)	(Rs. Lakhs)
1	STP Cost	70	20
2	Rain water harvesting	12	0.50
3	MSW	18	10
4	Gardening	24.60	1.89
5	Solar Water Heating & solar street light	100	10
6	Disposal of surplus treated water	2.50	0.25
7	Swimming pool	23.75	0.50
8	Costing of SWD line	15.00	0.125
9	Environmental Monitoring	-	18.14
10	Cost of laying SWDline upto the river(200m)	6.50	0.125
Total amount		272.35	61.53

Proposed residential & commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal-
Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

ENCLOSURE NO. II

A COPY OF ENVIRONMENTAL CLEARANCE



STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

सत्यमेव जयते

Environment department,
Room No. 217, 2nd floor,
Mantralaya, Annexe,
Mumbai- 400 032.
Date: March 26, 2019

To,
Mr Dipak Shah
at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal- Haveli, Dist- Pune, State- Maharashtra

Subject: Environment Clearance for Proposed Residential & Commercial Development "V -UPTOWN"

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-III, Maharashtra in its 78th 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 161st meetings.

2. It is noted that the proposal is considered by SEAC-III 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	M/s. Tatvam Constructions Pvt. Ltd
2.Type of institution	Private
3.Name of Project Proponent	Mr Dipak Shah
4.Name of Consultant	Ultratech environment consultancy and Lab
5.Type of project	Housing
6.New project/expansion in existing project/modernization/diversification in existing project	Modernization
7.If expansion/diversification, whether environmental clearance has been obtained for existing project	We have initiated the construction for club house as per sanction & Environmental clearance letter received dated SEAC- III-2014/Cr-367/TC-3 for following proposal:
8.Location of the project	Sr. No. 93/5 and 93/6 Village- Kiwale, Tal- Haveli, Dist- Pune, State- Maharashtra
9.Taluka	Haveli
10.Village	Kiwale
Correspondence Name:	S.No.93/5, 93/6, Kiwale Wasti, Near Sameer Lawns, Mumbai-Pune Bypass, Pune - 412101
Room Number:	NA
Floor:	NA
Building Name:	NA
Road/Street Name:	iwale Wasti, Near Sameer Lawns
Locality:	Kiwale
City:	Pune
11.Whether in Corporation / Municipal / other area	Pimpri Chinchwad Municipal Corporation.(PCMC)
12.IOD/IOA/Concession/Plan Approval Number	BP/EC/Kiwale/05/18 IOD/IOA/Concession/Plan Approval Number: BP/EC/Kiwale/05/18 Approved Built-up Area: 27272.77
13.Note on the initiated work (If applicable)	We have initiated the construction for Bunglow A & Wing B as per sanction & Environmental clearance letter received dated SEAC- III-2014/Cr-367/TC-3 for following proposal:
14.LOI / NOC / IOD from MHADA/ Other approvals (If applicable)	NA
15.Total Plot Area (sq. m.)	16,600.0
16.Deductions	298.29 Sqm
17.Net Plot area	16301.71 Sqm

SEIAA Meeting No: 161 Meeting Date: March 14, 2019 (SEIAA-STATEMENT-0000001348)
SEIAA-MINUTES-0000001731
SEIAA-EC-0000001423

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Shri. Anil Diggikar (Member Secretary SEIAA)

18 (a).Proposed Built-up Area (FSI & Non-FSI)	FSI area (sq. m.): 27272.77 Sqm
	Non FSI area (sq. m.): 30430.03 Sqm.
	Total BUA area (sq. m.): 57702.80
18 (b).Approved Built up area as per DCR	Approved FSI area (sq. m.): 27272.77
	Approved Non FSI area (sq. m.): 30430.03
	Date of Approval: 05-09-2018
19.Total ground coverage (m2)	2578.62
20.Ground-coverage Percentage (%) (Note: Percentage of plot not open to sky)	15.81%
21.Estimated cost of the project	9000000



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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	PCMC
	Fresh water (CMD):	271
	Recycled water - Flushing (CMD):	140
	Recycled water - Gardening (CMD):	10
	Swimming pool make up (Cum):	2
	Total Water Requirement (CMD) :	423
	Fire fighting - Underground water tank(CMD):	600
	Fire fighting - Overhead water tank(CMD):	20
	Excess treated water	220
Wet season:	Source of water	PCMC
	Fresh water (CMD):	271
	Recycled water - Flushing (CMD):	140
	Recycled water - Gardening (CMD):	0
	Swimming pool make up (Cum):	2
	Total Water Requirement (CMD) :	413
	Fire fighting - Underground water tank(CMD):	600
	Fire fighting - Overhead water tank(CMD):	20
	Excess treated water	230
Details of Swimming pool (If any)	A dimension of Swimming Pool: 10.10 m X 5.70 m X 1.35m Total water Requirement in m ³ : 78 m ³ Water requirement for makeup in m ³ : 2	

24.Details of Total water consumed									
Particulars	Consumption (CMD)			Loss (CMD)			Effluent (CMD)		
Water Requirement	Existing	Proposed	Total	Existing	Proposed	Total	Existing	Proposed	Total
Fresh water requirement	0	271	271	0	27.1	27.1	0	244	244
Domestic	0	140	140	0	14	14	0	126	126
Gardening	0	10	10	0	0	0	0	0	0
25.Rain Water Harvesting (RWH)	Level of the Ground water table:		15m to 20m						
	Size and no of RWH tank(s) and Quantity:		NA						
	Location of the RWH tank(s):		NA						
	Quantity of recharge pits:		12Nos.						
	Size of recharge pits :		2mX1mX2m						
	Budgetary allocation (Capital cost) :		12.0Lacs						
	Budgetary allocation (O & M cost) :		0.50Lacs/annum						
	Details of UGT tanks if any :		NA						
26.Storm water drainage	Natural water drainage pattern:		North to South						
	Quantity of storm water:		17.93 m3/day						
	Size of SWD:		200-250 mm dia						
27.Sewage and Waste water	Sewage generation in KLD:		370						
	STP technology:		MBBR						
	Capacity of STP (CMD):		1 no. 390 KL						
	Location & area of the STP:		185 m2						
	Budgetary allocation (Capital cost):		70 Lacs						
	Budgetary allocation (O & M cost):		20 Lacs/annum						

28.Solid waste Management

Waste generation in the Pre Construction and Construction phase:	Waste generation:	37 Kg/day
	Disposal of the construction waste debris:	Quantity of the top soil to be preserved: 7761 m ³
Waste generation in the operation Phase:	Dry waste:	611 Kg/day
	Wet waste:	907 Kg/day
	Hazardous waste:	nil
	Biomedical waste (If applicable):	NA
	STP Sludge (Dry sludge):	25 Kg/day
	Others if any:	NA
Mode of Disposal of waste:	Dry waste:	611 Kg/day
	Wet waste:	907 Kg/day
	Hazardous waste:	Nil
	Biomedical waste (If applicable):	NA
	STP Sludge (Dry sludge):	Used as Manure
	Others if any:	NA
Area requirement:	Location(s):	As per layout
	Area for the storage of waste & other material:	10 Sq. m.
	Area for machinery:	37 Sq. m.
Budgetary allocation (Capital cost and O&M cost):	Capital cost:	18 Lacs
	O & M cost:	10 Lacs /annum

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	Spent Oil	5.1	Lit/ annum	-	-	-	Will be handed over to MPCB authorized vendor

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	365kVA	HSD 61.5 lit/hr	1 No.	3.5Mtr above habitable space	0.15 m	4750C
2	40 kVA	HSD 7.45 lit/hr	1 No.	1.5Mtr above habitable space	0.07 m	4080C
3	20 kVA	HSD 3.9 lit/hr	1 No.	1.5Mtr above habitable space	0.06 m	4460C

32.Details of Fuel to be used				
Serial Number	Type of Fuel	Existing	Proposed	Total
1	HSD	Not applicable	HSD	HSD
Source of Fuel		Nearby pump		
Mode of Transportation of fuel to site		By road		

33.Energy		
Power requirement:	Source of power supply :	MSEDCL
	During Construction Phase: (Demand Load)	22 KW
	DG set as Power back-up during construction phase	30kVA
	During Operation phase (Connected load):	2386 KW
	During Operation phase (Demand load):	1391 KVA
	Transformer:	2 No. 630 KVA and 1 No. 315 KVA
	DG set as Power back-up during operation phase:	3 DG sets: 365 KVA, 40KVA, 20KVA
	Fuel used:	HSD
	Details of high tension line passing through the plot if any:	No

34.Energy saving by non-conventional method:
--

1. Timers and contactors will be used to switch on / off common are & external landscape and facade lighting.
2. Light Emitting Diode (LED) will be used for corridors ,Lobbies and common areas.
3. All fluorescent light fixtures are specified to incorporate electronic chokes which have less watt-loss compared to electro-magnetic chokes and result in superior operating power factor. This indirectly saves energy. Electronic chokes also improves life of the fluorescent lamps.
4. Energy efficient cfl/t5/led lamps which give approx. 30% more light output for the same watts consumed and therefore require less nos. Of fixtures and corresponding lower point wiring costs.
5. All cables will be derated to avoid heating during use. This also indirectly reduces losses and improves reliability. To achieve the same we have considered current carrying capacity of all the cables laid through ground/air whichever is minimum.
6. 125 Ltrs Solar water is provided for each flat .
7. Solar PV Panels are proposed for street lighting & building common load.

36.Detail calculations & % of saving:

Serial Number	Energy Conservation Measures	Saving %
1	1. Timers and contactors will be used to switch on / off common are & external landscape and facade lighting. 2. Light Emitting Diode (LED) will be used for corridors ,Lobbies and common areas. 3. All fluorescent light fixtures are specified to incorporate electronic chokes which have less watt-loss compared to electro-magnetic chokes and result in superior operating power factor. This indirectly saves energy. Electronic chokes also improves life of the fluorescent lamps. 4. Energy	58% (BY LIGHT FITTING & TIMER SAVINGS)

37.Details of pollution control Systems

Source	Existing pollution control system	Proposed to be installed
sewage	Not applicable	STP
Emmision	Not applicable	DG SETS WITH STACK
MSW	Not applicable	OWC
Budgetary allocation (Capital cost and O&M cost):	Capital cost:	100lacs
	O & M cost:	10lacs/annum

38.Environmental Management plan Budgetary Allocation

a) Construction phase (with Break-up):

Serial Number	Attributes	Parameter	Total Cost per annum (Rs. In Lacs)
1	Air Environment	Water For Dust Suppression Air & Noise monitoring	1.2
2	Water Environment	Tanker water for construction Water monitoring	1.32
3	Land Environment	Site Sanitation	5.4
4	Biological Environment	Gardening	1.7
5	Socio- Economic Environment	Disinfection- Pest Control First Aid Facilities Health Check Up Creche for children Personal protective equipment	6.45

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	Waste water treatment	70	20
2	Rain Water Harvesting	PITS	12	0.50
3	Environmental Monitoring	Ambient Air quality, Noise level, Exhaust from DG set, drinking water, sewage from STP as per EP Act, Manure	MoEF CC approved laboratory	18.14

4	Gardening	Landscape Development	24.60	1.89
5	Solid Waste	Biodegradable solid waste treatment	18	10
6	Solar Water Heating & solar street light	Energy saving measures	100	10
7	Disposal of surplus treated water	Cost of a. Pumping machinery b. Pipe line	2.50	0.25
8	Swimming pool	costing	23.75	0.50
9	Costing of SWD line	SWD line	15.0	0.125
10	Cost of laying SWD line upto the river(200m)	laying of SWD line upto the river(200m)	6.50	0.125

39.Storage of chemicals (inflammable/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	NA
	Category as per schedule of EIA Notification sheet	8(a)
	Court cases pending if any	NA
	Other Relevant Informations	NA
	Have you previously submitted Application online on MOEF Website.	No
	Date of online submission	-

3. The proposal has been considered by SEIAA in its 161st 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 include asset generation activity in CER instead of skill development program.
II	SEIAA decided to grant EC for : FSI: 30207.53 m2, Non FSI: 27495.27 m2 & Total BUA: 57702.80 m2. IOD no. BP/EC/KIWALE/05/2018, Approval Date-05.09.2018.)
III	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.
IV	PP to submit CER plan to Municipal Commissioner, PCMC and submit the acknowledgement copy to submitted to Member Secretary, SEIAA.

General Conditions:

I	E-waste shall be disposed 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 effluent, if any should be discharge in the sewer line. Treated effluent emanating from STP shall be recycled/refused to the maximum extent possible. Discharge of this unused treated effluent, if any should be discharge in the sewer line. Treatment of 100% gray water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP.
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 be 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, SO ₂ , NO _x (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.
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, 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.

Copy to:

1. SECRETARY MOEF & CC
2. IA- DIVISION MOEF & CC
3. MEMBER SECRETARY MAHARASHTRA POLLUTION CONTROL BOARD MUMBAI
4. REGIONAL OFFICE MOEF & CC NAGPUR
5. MUNICIPAL COMMISSIONER PUNE
6. MUNICIPAL COMMISSIONER SATARA
7. REGIONAL OFFICE MPCB PUNE
8. REGIONAL OFFICE MIDC PUNE
9. MAHARASHTRA STATE ELECTRICITY DISTRIBUTION CO. LTD
10. COLLECTOR OFFICE PUNE
11. COLLECTOR OFFICE SATARA
12. COLLECTOR OFFICE SOLAPUR

Shri. Anil Diggikar (Member Secretary SEIAA)

Government of
Maharashtra

Proposed residential & commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal-
Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

ENCLOSURE NO. III

CONSENT TO ESTABLISH

MAHARASHTRA POLLUTION CONTROL BOARD

Tel: 24010706/24010437
Fax: 24044532/4024068/4023516
Website: <http://mpcb.gov.in>
Email: jdwater@mpcb.gov.in



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

Infrastructure/RED/M.S.I

No:- Format1.0/JD (WPC)/UAN No.0000127971/CR/2302000394

Date: 07/02/2023

To,
M/s. Tatvam Constructions Pvt. Ltd,
Sr. No. 93/5 and 93/6
Village- Kiwale, Tal- Haveli, Dist- Pune



Your Service is Our Duty

Sub: Revalidation of Consent to Establish with expansion for Residential Construction project under Red Category

Ref: Consent Establish granted vide No.
Format1.0/BO/ROHQ/PN-25568-15/CE/CC-3123 dtd. 02.03.2016

Your application NO. MPCB-CONSENT-0000127971

For: grant of Consent to establish under Section 25 of the Water (Prevention & Control of Pollution) Act, 1974 & under Section 21 of the Air (Prevention & Control of Pollution) Act, 1981 and Authorization / Renewal of Authorization under Rule 6 of the Hazardous & Other Wastes (Management & Transboundary Movement) Rules 2016 is considered and the consent is hereby granted subject to the following terms and conditions and as detailed in the schedule I,II,III & IV annexed to this order:

1. The consent to Establish is granted for period upto commissioning of the project or 02.03.2026 whichever is earlier
2. The capital investment of the project is Rs.90 Cr. (As per C.A Certificate submitted by industry).
3. The Revalidation of consent to establish with expansion is valid for Residential construction project named as M/s. Tatvam Constructions Pvt. Ltd, Sr. No. 93/5 and 93/6 Village- Kiwale, Tal- Haveli, Dist- Pune on Total Plot Area of 16,600.00 SqMtrs for proposed total construction BUA of 57702.80 SqMtrs as per specific condition of EC granted dated 26.03.2019 including utilities and services

Sr.No	Permission Obtained	Plot Area (SqMtr)	BUA (SqMtr)
1	Consent to Establish dtd 02.03.2016	16600.00	55096.30
2	Environmental Clearance dtd 26.03.2019	16600.00	57702.80

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

Sr No	Description	Permitted (in CMD)	Standards to	Disposal
1.	Trade effluent	Nil	NA	NA

Sr No	Description	Permitted	Standards to	Disposal
2.	Domestic effluent	370	As per Schedule - I	The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be connected to the sewerage system provided by local body

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

Stack No.	Description of stack / source	Number of Stack	Standards to be achieved
S-1	DG SET-20 kVA	01	As per Schedule -II
S-2	DG SET-40 kVA	01	As per Schedule -II
S-3	DG SET-365 kVA	01	As per Schedule -II

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

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	DRY GARBAGE	611 Kg/Day	Segregation	To Local Body
2	WET GARBAGE	907 Kg/Day	OWC & Composting/Biogas digester with composting	As Manure
3	STP SLUDGE	25 Kg/Day	Dewatering	As Manure

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 or spent oil	100	Ltr/A	Reprocessing	To Authoried Reprocessor

- The Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
- This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government authorities.
- Project Proponent shall install online monitoring system for the parameter pH, SS, BOD and flow at the outlet of STP.
- Project Proponent shall provide Organic waste digester with composting facility or biodigester with composting facility.
- Project Proponent shall comply the Construction and Demolition Waste Management Rules, 2016 which is notified by Ministry of Environment, Forest and Climate Change dtd.29/03/2016.
- The project proponent shall make provision of charging of electric vehicles in atleast 40 % of total available parking area.
- The project proponent shall take adequate measures to control dust emission and noise level during construction phase.
- The Project Proponent shall comply with the Environmental Clearance obtained vide No SEIAA-EC-0000001423 on 26.03.2019 for total Plot area 16600.00 Sq.Mtrs, & total construction BUA 57702.80 Sq.Mtrs as per specific condition of EC.

16. PP shall submit an affidavit in Boards prescribed format within 15 days regarding compliance of C to E & Environmental Clearance .



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Signed by: **Dr. Y.B.Sontakke**
Joint Director (WPC)
For and on behalf of,
Maharashtra Pollution Control Board
jdwater@mpcb.gov.in
2023-02-07 13:03:16 IST

Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	125000.00	TXN2201003707	31/01/2022	Online Payment
2	625000.00	TXN2302000788	05/02/2023	Online Payment

PP has paid penal fees of Rs 625000

Copy to:

1. Regional Officer, MPCB, Pune and Sub-Regional Officer, MPCB, Pimpri Chinchwad
- 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 proposed to provide Sewage Treatment Plant of designed capacity 390 CMD with MBBR technology for the treatment of 370 CMD of sewage.
- B] The Applicant shall operate the sewage treatment plant (STP) to treat the sewage so as to achieve the following standards prescribed by the Board or under EP Act, 1986 and Rules made there under from time to time, whichever is stringent.

Sr.No	Parameters	Limiting concentration not to exceed in mg/l, except for pH
1	pH	5.5-9.0
2	BOD	10
3	COD	50
4	TSS	20
5	NH4 N	5
6	N-total	10
7	Fecal Coliform	less than 100

- C] The treated domestic effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be utilized on land for gardening and connected to the sewerage system provided by local body.
- 2) The Board reserves its rights to review plans, specifications or other data relating to plant setup for the treatment of waterworks for the purification thereof & the system for the disposal of sewage or trade effluent or in connection with the grant of any consent conditions. The Applicant shall obtain prior consent of the Board to take steps to establish the unit or establish any treatment and disposal system or and extension or addition thereto.
- 3) The industry shall ensure replacement of pollution control system or its parts after expiry of its expected life as defined by manufacturer so as to ensure the compliance of standards and safety of the operation thereof.
- 4) **The Applicant shall comply with the provisions of the Water (Prevention & Control of Pollution) Act, 1974 and as amended, and other provisions as contained in the said act.**

Sr. No.	Purpose for water consumed	Water consumption quantity (CMD)
1.	Industrial Cooling, spraying in mine pits or boiler feed	0.00
2.	Domestic purpose	411.00
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	DG Set-20 kVA	Acoustic Enclosure	3.00	DIESEL / HSD 3.9 Ltr/Hr	1	SO ₂	1.8 Kg/Day
S-2	DG Set-40 kVA	Acoustic Enclosure	3.00	DIESEL / HSD 7.45 Ltr/Hr	1	SO ₂	3.57 Kg/Day
S-3	DG SET-365 kVA	Acoustic Enclosure	3.50	DIESEL / HSD 61.5 Ltr/Hr	1	SO ₂	29.52 Kg/Day

- 2) The applicant shall operate and maintain above mentioned air pollution control system, so as to achieve the level of pollutants to the following standards.

Total Particular matter	Not to exceed	150 mg/Nm ³
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- 3) The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacement 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	C to E	Rs 10 Lakhs	15 Days	Compliance of Consent Conditions & EC Conditions	upto commissioning of the project	upto commissioning of the project

** 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 The applicant shall provide facility for collection of samples of sewage effluents, air emissions and hazardous waste to the Board staff at the terminal or designated points and shall pay to the Board for the services rendered in this behalf.
- 2 The firm shall strictly comply with the Water (P&CP) Act, 1974, Air (P&CP) Act, 1981 and Environmental Protection Act 1986 and Solid Waste Management Rule 2016, Noise (Pollution and Control) Rules, 2000 and E-Waste (Management & Handling Rule 2011).
- 3 Drainage system shall be provided for collection of sewage effluents. Terminal manholes shall be provided at the end of the collection system with arrangement for measuring the flow. No sewage shall be admitted in the pipes/sewers downstream of the terminal manholes. No sewage shall find its way other than in designed and provided collection system.
- 4 Vehicles hired for bringing construction material to the site should be in good condition and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.
- 5 Conditions for D.G. Set
 - a) Noise from the D.G. Set should be controlled by providing an acoustic enclosure or by treating the room acoustically.
 - b) Industry should provide acoustic enclosure for control of noise. The acoustic enclosure/ acoustic treatment of the room should be designed for minimum 25 dB (A) insertion loss or for meeting the ambient noise standards, whichever is on higher side. A suitable exhaust muffler with insertion loss of 25 dB (A) shall also be provided. The measurement of insertion loss will be done at different points at 0.5 meters from acoustic enclosure/room and then average.
 - c) Industry should make efforts to bring down noise level due to DG set, outside industrial premises, within ambient noise requirements by proper siting and control measures.
 - d) Installation of DG Set must be strictly in compliance with recommendations of DG Set manufacturer.
 - e) A proper routine and preventive maintenance procedure for DG set should be set and followed in consultation with the DG manufacturer which would help to prevent noise levels of DG set from deteriorating with use.
 - f) D.G. Set shall be operated only in case of power failure.
 - g) The applicant should not cause any nuisance in the surrounding area due to operation of D.G. Set.
 - h) The applicant shall comply with the notification of MoEFCC, India on Environment (Protection) second Amendment Rules vide GSR 371(E) dated 17.05.2002 and its amendments regarding noise limit for generator sets run with diesel.
- 6 Solid Waste - The applicant shall provide onsite municipal solid waste processing system & shall comply with Solid Waste Management Rule 2016 & E-Waste (M & H) Rule 2011.
- 7 Affidavit undertaking in respect of no change in the status of consent conditions and compliance of the consent conditions the draft can be downloaded from the official web site of the MPCB.
- 8 Applicant shall submit official e-mail address and any change will be duly informed to the MPCB.
- 9 The treated sewage shall be disinfected using suitable disinfection method.

- 10 The firm shall submit to this office, the 30th day of September every year, the environment statement report for the financial year ending 31st march in the prescribed Form-V as per the provision of rule 14 of the Environmental (Protection) Second Amended rule 1992.
- 11 The applicant shall 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: 24044532/4024068/4023516
Website: <http://mpcb.gov.in>
Email: jdwater@mpcb.gov.in



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

Infrastructure/ORANGE/L.S.I

No:- Format1.0/JD (WPC)/UAN No.0000232020/CR/2504002660

Date: 24/04/2025

To,
M/s. Tatvam Constructions Pvt. Ltd,
S. No. 93/5 and 93/6
Village- Kiwale, Tal. Haveli, Dist. Pune



Sub: Renewal of Consent to Operate (P-I) for Building Construction Project Granted under Orange Category

- Ref:**
1. Application for Renewal of Consent to Operate for vide UAN. MPCB-
CONSENT-0000232020
 2. Previous Consent to Operate granted by Board dtd. 26/02/2024

Your application NO. MPCB-CONSENT-0000232020

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 of Authorization under Rule 6 of the Hazardous & Other Wastes (Management & Transboundary Movement) Rules 2016 is considered and the consent is hereby granted subject to the following terms and conditions and as detailed in the schedule I,II,III & IV annexed to this order:

1. **The Consent to Renewal is granted for a period up to 31.01.2029**
2. **The capital investment of the project is Rs.71.63 Cr. (As per C.A Certificate submitted by industry).**
3. **The Consent to Renewal is valid for Building Construction Project named as M/s. Tatvam Constructions Pvt. Ltd, S. No. 93/5 and 93/6, Village- Kiwale, Tal. Haveli, Dist. Pune on Total Plot Area of 16,600.0 Sq Mtrs for construction BUA of 37,426.76 Sq Mtrs out of as per EC granted dated 26.03.2019 including utilities and services.**

Sr.No	Permission Obtained	Plot Area (SqMtr)	BUA (SqMtr)
1	Consent to Establish dtd 02.03.2016	16600.00	55096.30
2	Environmental Clearance dtd 26.03.2019	16600.00	57702.80
3	Consent to Establish (E) dtd. 07.02.2023	16600.00	57702.80
4	Consent to Operate (P-I) dtd. 26/02/2024	16600.00	37426.76

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

Sr No	Description	Permitted (in CMD)	Standards to	Disposal
1.	Trade effluent	Nil	NA	NA

Sr No	Description	Permitted	Standards to	Disposal
2.	Domestic effluent	176	As per Schedule - I	The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be connected to the sewerage system provided by local body

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

Stack No.	Description of stack / source	Number of Stack	Standards to be achieved
S-1	DG Set (20 KVA)	1	As per Schedule -II
S-2	DG Set (40 KVA)	1	As per Schedule -II
S-3	DG Set (365 KVA)	1	As per Schedule -II

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

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	DRY GARBAGE	285 Kg/Day	Segregation	Handed over to Authorized Vendor
2	WET GARBAGE	422 Kg/Day	OWC	Use as Manure
3	STP SLUDGE	4.84 Kg/Day	NA	Use as manure.

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

Sr No	Category No.	Quantity	UoM	Treatment	Disposal
1	5.1 Used or spent oil	100	Ltr/A	Reprocessing	To Authoried Reprocessor

8. The Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
9. This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government authorities.
10. Project Proponent shall operate Organic waste digester with composting facility or biodigester with composting facility.
11. The Project Proponent shall comply with the Environmental Clearance obtained vide No SEIAA-EC-0000001423 on 26.03.2019 for total Plot area 16600.00 Sq. Mtrs, & total construction BUA 57702.80 Sq. Mtrs as per specific condition of EC.
12. PP shall submit an affidavit in Boards prescribed format within 15 days regarding compliance of C to O & Environmental Clearance .

- The industry shall create an Environment Cell by appointing an Environmental Engineer / Expert for looking after day-to-day activities related to Environment / Pollution control.

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.



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Signed by: **Shankar Waghmare**
Joint Director (WPC)
For and on behalf of,
Maharashtra Pollution Control Board
jdwater@mpcb.gov.in
2025-04-24 11:54:46 IST

Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	300000.00	TXN2501005836	29/01/2025	Online Payment
2	107178.00	TXN2504003846	17/04/2025	Online Payment
3	232438.00	TXN2504003850	17/04/2025	Online Payment

Rs. 50,000/- out of Rs. 3,00,000/- considered towards increase in capital investment by Rs. 15.80 Crs. Balance consent fees Rs. 50,000/- will be considered at the time of next consent application.

Copy to:

1. Regional Officer, MPCB, Pune and Sub-Regional Officer, MPCB, Pimpri Chinchwad
- 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 proposed to provide Sewage Treatment Plant of designed capacity 390 CMD with MBBR technology for the treatment of 370 CMD of sewage.
- 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

- 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	187.00
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	DG Set 20 KVA	Acoustic Enclosure	3.00	DIESEL / HSD 3.9 Ltr/Hr	1	SO ₂	1.8 Kg/Day
S-2	DG Set 40 KVA	Acoustic Enclosure	3.00	DIESEL / HSD 7.45 Ltr/Hr	1	SO ₂	3.57 Kg/Day
S-3	DG Set 365 KVA	Acoustic Enclosure	3.50	DIESEL / HSD 61.5 Ltr/Hr	1	SO ₂	29.52 Kg/Day

- 2) The applicant shall operate and maintain above mentioned air pollution control system, so as to achieve the level of pollutants to the following standards.

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

- 3) The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacement 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	C2O	Rs. 10 Lakhs	15 Days	Compliance of Consent & EC Conditions.	31/01/2029	30/05/2029

** 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 The applicant shall provide facility for collection of samples of sewage effluents, air emissions and hazardous waste to the Board staff at the terminal or designated points and shall pay to the Board for the services rendered in this behalf.
- 2 The firm shall strictly comply with the Water (P&CP) Act, 1974, Air (P&CP) Act, 1981 and Environmental Protection Act 1986 and Solid Waste Management Rule 2016, Noise (Pollution and Control) Rules, 2000 and E-Waste (Management & Handling Rule 2011).
- 3 Drainage system shall be provided for collection of sewage effluents. Terminal manholes shall be provided at the end of the collection system with arrangement for measuring the flow. No sewage shall be admitted in the pipes/sewers downstream of the terminal manholes. No sewage shall find its way other than in designed and provided collection system.
- 4 Vehicles hired for bringing construction material to the site should be in good condition and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.
- 5 Conditions for D.G. Set
 - a) Noise from the D.G. Set should be controlled by providing an acoustic enclosure or by treating the room acoustically.
 - b) Industry should provide acoustic enclosure for control of noise. The acoustic enclosure/ acoustic treatment of the room should be designed for minimum 25 dB (A) insertion loss or for meeting the ambient noise standards, whichever is on higher side. A suitable exhaust muffler with insertion loss of 25 dB (A) shall also be provided. The measurement of insertion loss will be done at different points at 0.5 meters from acoustic enclosure/room and then average.
 - c) Industry should make efforts to bring down noise level due to DG set, outside industrial premises, within ambient noise requirements by proper siting and control measures.
 - d) Installation of DG Set must be strictly in compliance with recommendations of DG Set manufacturer.
 - e) A proper routine and preventive maintenance procedure for DG set should be set and followed in consultation with the DG manufacturer which would help to prevent noise levels of DG set from deteriorating with use.
 - f) D.G. Set shall be operated only in case of power failure.
 - g) The applicant should not cause any nuisance in the surrounding area due to operation of D.G. Set.
 - h) The applicant shall comply with the notification of MoEFCC, India on Environment (Protection) second Amendment Rules vide GSR 371(E) dated 17.05.2002 and its amendments regarding noise limit for generator sets run with diesel.
- 6 Solid Waste - The applicant shall provide onsite municipal solid waste processing system & shall comply with Solid Waste Management Rule 2016 & E-Waste (M & H) Rule 2011.
- 7 Affidavit undertaking in respect of no change in the status of consent conditions and compliance of the consent conditions the draft can be downloaded from the official web site of the MPCB.
- 8 Applicant shall submit official e-mail address and any change will be duly informed to the MPCB.
- 9 The treated sewage shall be disinfected using suitable disinfection method.
- 10 The firm shall submit to this office, the 30th day of September every year, the environment statement report for the financial year ending 31st march in the prescribed Form-V as per the provision of rule 14 of the Environmental (Protection) Second Amended rule 1992.

- 11 The applicant shall 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.



Proposed residential & commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal-
Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

ANNEXURE NO. 1

**HYGIENIC, SANITARY MEASURES
& FACILITIES PROVIDED TO
CONSTRUCTION WORKERS**

Proposed residential & commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6 Village- Kiwale,
Tal- Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

Hygienic, Sanitary Measures & Facilities Provided to Construction Workers

Project Name: Proposed residential & commercial project “V- UPTOWN”

Site Address: Sr. No. 93/5 and 93/6 Village- Kiwale, Tal- Haveli, Dist- Pune.

Total No. of Labor: Peak : 100 Nos.

Average : 50 Nos.

Facilities provided:

1. We have provided Mobile toilets for Labor Hutments.
2. Separate storage tanks for domestic and Drinking water have been provided.
3. Electric bulbs and electricity have been provided.
4. Labor Hutments are isolated from the construction activity area for safety purposes.
5. Solid waste is being disposed of daily in the municipal collection system.
6. Separate arrangements for workers for having lunch & area are maintained from a hygiene point of view.
7. Worker's health will be regularly monitored and even Health insurance is provided.
8. All construction activity will be followed strictly with guidelines of safety measures to assure worker's health and safety.

Proposed residential & commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal-
Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

ANNEXURE NO. 2

SITE PHOTOGRAPHS

Proposed residential & commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal- Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd



Proposed residential & commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal-
Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

ANNEXURE NO. 3

AIR, NOISE, SOIL MONITORING REPORTS

**Excellent Enviro Laboratory & Research Center Pvt. Ltd.**

(Formerly known as Excellent Enviro Laboratory & Research Center)

Accredited by NABL vide Certificate Number TC-12362Master in "Water & Waste Water Treatment, Monitoring,
Testing & Environmental Compliance".

◆ Technology for sustainable development ◆

Format No. EELRC/LAB/F/066-7.8

AMBIENT AIR MONITORING REPORT

ULR: TC1236225000003995F

Client's Name & Address	Sample ID.	EEL/ABD/A-254/05/2025-26
Tatvam (M/S Tatvam Construction LLP) S. No 93/5, 93/6, KiwaleVaste Near Sameer Lawns,Mumbai Pune BypassPune 412101	Date of Reporting	15/05/2025

SAMPLING DETAILS

01) Discipline	Chemical	
02) Group	Atmospheric Pollution	
03) Location of Sampling	Near Main Gate No. 1	
04) Sampling Procedure	IS 5182 (Part 5)	
05)Sample Volume	SO ₂ : 30 ml×1 no. (Plastic Bottle), NO ₂ : 30 ml×1 no.(Plastic Bottle), PM ₁₀ : Filter Paper: 1×3no, PM _{2.5} : Filter Paper: 1×1no.	
06) Sample Status (Sealed/Unsealed)	Sealed	
07) Sample Collected By	M/s. Excellent Enviro Laboratory & Research Center Pvt. Ltd.	
08) Date of Sampling	06/05/2025 to 07/05/2025	
09) Time of Sampling & Sampling Duration	From 11:15AM of 06/05/2025to 11:15AM of 07/05/2025 (24 hrs.)	
10) Date of Received in Lab	08/05/2025	
11) Analysis Start Date	08/05/2025	
12) Ambient Temperature	36°C	
13) Dry Bulb Temperature	36°C	
14) Wet Bulb Temperature	26°C	
15) Relative Humidity	63% RH	
16)Instrument Details	Make/Model No.	Asha Enviro/ AEE/APM-500
	Serial No.	EELRC/EQ/AFD/50
	Calibration Date	Calibration on:05/03/2025 Due On:04/03/2026


RESULT

Sr. No.	Parameter	UOM	Results of Sample	NAAQ Standards	Testing Method
1	Particulate Matter PM ₁₀	µg/m ³	49.51	≤ 100	IS 5182 (Part 23)
2	Particulate Matter PM _{2.5}	µg/m ³	36.23	≤ 60	IS 5182 (Part 24)
3	Sulphur Dioxide (SO ₂)	µg/m ³	17.63	≤ 80	IS 5182 (Part 2)
4	Nitrogen Dioxide (NO ₂)	µg/m ³	21.87	≤ 80	IS 5182(Part 6)

UOM – Unit of Measurement.


Remark: - All above results are within National Ambient Air Quality Standards, Notification dtd November 18, 2009.

Reviewed By


(Ms. Dhamashila Narwade)
(Dy. Technical Manager)



Authorized Signatory


(Mr. Prashant Patil)
(Dy. Quality Manager)

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*****End of Report*****



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Master in "Water & Waste Water Treatment, Monitoring,
Testing & Environmental Compliance".

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Format No. EELRC/LAB/F/068-7.8

TEST REPORT

Client's Name & Address	Sample ID.	ULR: TC123622500003996F
Tatvam (M/S Tatvam Construction LLP) S.no 93/5, 93/6, Kiwale Vaste Near Sameer Lawns, Mumbai Pune Bypass Pune 412101	Date of Reporting	EEL/ABD/DW-255/05/2025-26
		14/05/2025

SAMPLING DETAILS

Discipline	Chemical
Group	Water, Residue in Water
Sample Details	Drinking Water
Sample Volume	2 lit Plastic Can+ 60 ml Sterile Glass Bottle
Type of Sample	Drinking Water
Sampling Procedure	IS 3025 (Part-1)
Sample Status	Sealed
Sample Collected By	M/s. Excellent Enviro Laboratory & Research Center Pvt. Ltd.
Date of Sampling	06/05/2025
Date of Sample Received in Lab	07/05/2025
Analysis Start Date	07/05/2025
Analysis End Date	12/05/2025

RESULTS

Sr. No	Parameter	UOM	Result of Sample	IS 10500:2012 Standards	Testing Methods
1	pH at 25°C	-	6.25	6.5 - 8.5	IS: 3025 (Part 11)
2	Odour	-	Agreeable	Agreeable	IS 3025 (Part-5)
3	Taste	-	Agreeable	Agreeable	IS 3025(Part 8)
4	Turbidity	NTU	0.30	1	IS 3025 (Part 10)
5	Chloride(as Cl)	mg/l	21.33	250	IS:3025 (Part-32)
6	Total Dissolved Solids(TDS)	mg/l	326.0	500	IS: 3025 (Part 16)
7	Sulphate (as SO ₄)	mg/l	14.13	200	IS: 3025 (Part 24)
8	Residual Chlorine	mg/l	<0.1	0.2	IS 3025 (Part 26/Sec 1)
9	Total Alkalinity(as CaCO ₃)	mg/l	86.7	200	IS 3025 (Part-23)
10	Total Hardness (as CaCO ₃)	mg/l	110.6	200	IS 3025 (Part 21)
11	Calcium (as Ca)	mg/l	35.11	75	IS 3025 (Part 40)
12	Magnesium (as Mg)	mg/l	16.11	30	APHA 3500 Mg(B)
13	Copper (as Cu)	mg/l	< 0.02	0.05	IS 3025 (Part 2)
14	Nitrate (as NO ₃)	mg/l	6.7	45.0	IS: 3025 (Part 34)
15	Iron (as Fe)	mg/l	<0.1	0.3	IS 3025 (Part 2)
16	Fluoride as F	mg/l	0.37	1	IS 3025 (Part 60)
17	Zinc (as Zn)	mg/l	0.29	5.0	IS 3025 (Part 2)
18	Cadmium (as Cd)	mg/l	<0.0016	0.003	IS 3025 (Part 2)
19	Lead(as Pb)	mg/l	<0.005	0.01	IS 3025 (Part 2)
20	Manganese (as Mn)	mg/l	<0.02	0.1	IS 3025 (Part 2)
21	Nitrite (as NO ₂)	mg/l	1.87	-	APHA 4500 NO ₂ (Part B)

UOM -Unit of Measurement.

Remark: -All above parameter results are complying with required limits as per IS10500:2012 Standards.

Reviewed By

(Ms. Dhammashila Narwade)
(Dy. Technical Manager)

Authorized Signatory

(Mr. Prashant Patil)
(Dy. Quality Manager)

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REGISTERED OFFICE : D-52/18, MIDC Waluj, Chh. Sambhajinagar (Aurangabad) - 431 136. ☎ 0240-6641879 ☎ 9970429991/ 7745069991

Email : eelab@excellentsenviro.com/info@excellentsenviro.com/sales@excellentsenviro.com

MUMBAI OFFICE : Flat No 202, OM Sai Chs, Near Garden Hotel, Swami Nityanand road, Panvel Navi Mumbai 410206. ☎ 08652671991

Email : kalyani@excellentsenviro.com/ mumbaisales@excellentsenviro.com

PUNE OFFICE : 'B' zone 410-41, 4th floor, Near Vijay Sales, Pune-Mumbai Road, Chinchwad, Pune- 411019 ☎ 7447439991

Email : pune@excellentsenviro.com



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Accredited by NABL vide Certificate Number TC-12362

Master in "Water & Waste Water Treatment, Monitoring,
Testing & Environmental Compliance".

◆ Technology for sustainable development ◆

CIN : U73100MH2020PTC347047

Format No. EELRC/LAB/F/072-7.8

TEST REPORT

ULR: TC1236225000003997F

Client's Name & Address Tatvam (M/S Tatvam Construction LLP) S.no 93/5, 93/6, Kiwale Vaste Near Sameer Lawns, Mumbai Pune Bypass Pune 412101	Sample ID.	EEL/ABD/SO-256/05/2025-26
	Discipline	Chemical
	Group	Pollution & Environment.
	Sample Details	Garden Soil
	Sample Volume	2 Kg Plastic Bag.
	Type of Sample	Soil Sample
	Sampling Procedure	APHA 1060 B 24 th Edition
	Sample Status	Sealed
	Sample Collected By	M/s. Excellent Enviro Laboratory & Research Center Pvt. Ltd.
	Date of sampling	06/05/2025
	Date of Sample Received in Lab	07/05/2025
	Analysis Start Date	07/05/2025
	Analysis End Date	12/05/2025
	Date of Reporting	14/05/2025

RESULTS

Sr. No.	Parameters	UOM	Result Of Sample	Testing Methods
1	pH	-	7.46	IS 2720 (Part 26) Rev. 2
2	Water Content	%	6.34	IS 2720(Part-2)
3	Organic Matter	%	3.89	IS 2720 (Part-22)

UOM – Unit of Measurement,

Reviewed By

(Ms. Dhammashila Narwade)
(Dy. Technical Manager)



Authorized Signatory

(Mr. Prashant Patil)
(Dy. Quality Manager)

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Email : eelab@excellentenviro.com/info@excellentenviro.com/sales@excellentenviro.com

MUMBAI OFFICE : Flat No 202, OM Sai Chs, Near Garden Hotel, Swami Nityanand road, Panvel Navi Mumbai 410206. ☎ 08652671991

Email : kalyani@excellentenviro.com/ mumbaisales@excellentenviro.com

PUNE OFFICE : 'B' zone 410-41, 4th floor, Near Vijay Sales, Pune-Mumbai Road, Chinchwad, Pune- 411019 ☎ 7447439991

Email : punesales@excellentenviro.com



Excellent Enviro Laboratory & Research Center Pvt. Ltd.

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Master in "Water & Waste Water Treatment, Monitoring,
Testing & Environmental Compliance".

◆ Technology for sustainable development ◆

CIN : U73100MH2020PTC347047

Format No. EELRC/LAB/F/069-7.8

TEST REPORT

Client's Name & Address	Sample ID.	ULR: TC1236225000003998F
Tatvam (M/S Tatvam Construction LLP)		EEL/ABD/WW-257/05/2025-26
S.no 93/5, 93/6, Kiwale Vaste Near Sameer	Date of Reporting	14/05/2025
Lawns, Mumbai Pune Bypass Pune 412101		

SAMPLING DETAILS

Discipline	Chemical
Group	Pollution & Environment
Sample Details	STP Outlet
Sample Volume	2 lit Plastic Can + 1 lit Glass Bottle
Type of Sample	Waste Water
Sampling Procedure	APHA 1060 B 24 th Edition
Sample Status	Sealed
Sample Collected By	M/s. Excellent Enviro Laboratory & Research Center Pvt. Ltd.
Date of Sampling	06/05/2025
Date of Sample Received in Lab	07/05/2025
Analysis Start Date	07/05/2025
Analysis End Date	12/05/2025

RESULTS

Sr. No.	Parameter	UOM	Result of Sample	MPCB Limits	Testing Method
1	pH at 25.0°C	-	6.53	6.0-8.5	APHA 4500 H ⁺ (Part B) 24 th Ed.
2	Chemical Oxygen Demand (COD) at 150°C	mg/l	46.48	≤ 250	IS 3025 (Part-58)
3	Total Suspended Solids (TSS) at 103°C to 105°C	mg/l	8.9	≤ 100	APHA 2540 (Part D) 24 th Ed.
4	Biochemical Oxygen Demand (BOD) 3 days at 27°C	mg/l	17.35	≤ 30.0	IS 3025 (Part 44)

UOM – Unit of Measurement.

Remark-All above Parameters Results Are Within MPCB Limits.

Reviewed By

(Ms. Dhammashila Narwade)
(Dy. Technical Manager)



Authorized Signatory

(Mr. Prashant Patil)
(Dy. Quality Manager)

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AN ENVIRONMENTAL LABORATORY RECOGNISED UNDER EPA, ENVIRONMENT (PROTECTION) ACT BY (MoEF & CC) MINISTRY OF ENVIRONMENT FOREST & CLIMATE CHANGE

REGISTERED OFFICE : D-52/18, MIDC Waluj, Chh. Sambhajinagar (Aurangabad) - 431 136. ☎ 0240-6641879 ✉ 9970429991 / 7745069991

Email : eelab@excellentenviro.com/info@excellentenviro.com/sales@excellentenviro.com

MUMBAI OFFICE : Flat No 202, OM Sai Chs, Near Garden Hotel, Swami Nityanand road, Panvel Navi Mumbai 410206. ☎ 08652671991

Email : kalyani@excellentenviro.com/ mumbaisales@excellentenviro.com

PUNE OFFICE : 'B' zone 410-41, 4th floor, Near Vijay Sales, Pune-Mumbai Road, Chinchwad, Pune- 411019 ✉ 7447439991

Email : punesales@excellentenviro.com

Excellent Enviro Laboratory & Research Center Pvt. Ltd.

(Formerly known as Excellent Enviro Laboratory & Research Center)
Master in "Water & Waste Water Treatment, Monitoring,
Testing & Environmental Compliance".
◆ Technology for sustainable development ◆

FormatNo.EELRC/LAB/F/066-7.8

AMBIENT NOISE MONITORING REPORT

Client's Name & Address	Sample ID.	EEL/ABD/N-87/05/2025-26
Tatvam (M/S Tatvam Construction LLP) S. No 93/5, 93/6, Kiwale Vaste Near Sameer Lawns, Mumbai Pune Bypass Pune 412101	Date of Reporting	15/05/2025

SAMPLING DETAILS

01) Location of Sampling	Near Main Gate	
02) Sampling Procedure	IS 4758	
03) Sample collected By	M/s. Excellent Enviro Laboratory & Research Center Pvt. Ltd.	
04) Date of Sampling	06/05/2025 to 07/05/2025	
05) Time of Sampling & Sampling Duration	From 11:10 AM of 06/05/2025 to 11:10 AM of 07/05/2025 (24 hrs.)	
06) Sampling Duration	24 hrs. Day & Night	
07) Instrument Details	Make	KUSAMMECO
	Serial No.	EELRC/EQ/SM/37
	Calibration Date	Calibration On: 06/07/2024 Due On: 05/07/2025

RESULT

Sr.No	Time	UOM	Result (Day Time)	Result (Night Time)
	MPCB Standard Limit		≤ 65	≤ 55
1	11:10 AM	dB(A)	55.7	-
2	12:10 PM	dB(A)	54.9	-
3	13:10 PM	dB(A)	54.5	-
4	14:10 PM	dB(A)	55.1	-
5	15:10 PM	dB(A)	55.6	-
6	16:10 PM	dB(A)	55.2	-
7	17:10 PM	dB(A)	54.6	-
8	18:10 PM	dB(A)	54.8	-
9	19:10 PM	dB(A)	53.3	-
10	20:10 PM	dB(A)	53.6	-
11	21:10 PM	dB(A)	53.8	-
12	22:10 PM	dB(A)	-	50.3
13	23:10 PM	dB(A)	-	50.6
14	24:10 AM	dB(A)	-	51.2
15	01:10 AM	dB(A)	-	51.7
16	02:10 AM	dB(A)	-	51.4
17	03:10 AM	dB(A)	-	52.2
18	04:10 AM	dB(A)	-	50.7
19	05:10 AM	dB(A)	-	46.9
20	06:10 AM	dB(A)	55.1	-
21	07:10 AM	dB(A)	54.8	-
22	08:10 AM	dB(A)	54.5	-
23	09:10 AM	dB(A)	56.1	-
24	10:10 AM	dB(A)	56.8	-
	Average	dB(A)	54.9	50.62

UOM—Unit of Measurement. Remarks: The Noise Level is within MPCB normal Limits.

Reviewed By

(Mr. Prashant Patil
(Dy. Quality Manager)



Authorized Signatory

(Ms. Dhammashila Narwade)
(Dy. Technical Manager)

Terms and Conditions

- This Report is valid for tested sample only
- The result shown in this test report may differ based on various factors including temperature, humidity, pressure, retention time etc.
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EELRCPL

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Format No. EELRC/LAB/F/067-7.8

SOURCE (STACK) EMISSION MONITORING REPORT

Client's Name & Address	Sample ID.	EEL/ABD/S-88/05/2025-26
Tatvam (M/S Tatvam Construction LLP) S.no 93/5, 93/6, Kiwale Vaste Near Sameer Lawns, Mumbai Pune Bypass Pune 412101	Date of Reporting	14/05/2025

SAMPLING DETAILS

SAMPLING DETAILS		
01) Location of Sampling	DG Set 250 KVA	
02) Sampling Procedure	IS 11255	
03)Sample Volume	Thimble: 1×1no.SO ₂ : 30 ml ×1 no. (Plastic Bottle) NO _x : 30 ml ×1 no. (Plastic Bottle)	
04) Sample Status (Sealed/Unsealed)	Sealed	
05) Sample Collected By	M/s. Excellent Enviro Laboratory & Research Center Pvt. Ltd.	
06) Date of Sampling	06/05/2025	
07) Time of Sampling & Sampling Duration	10:00AM to 10:30 AM (30 min)	
08) Date of Received in Lab	07/05/2025	
09) Analysis Start Date	07/05/2025	
10) Material of Stack	MS	
11) Stack Height above roof	18.0 meter	
12) Type of Stack	Round	
13) Flue Gas Temperature	356 K	
14) Differential Pressure	4.2mmWC	
15) Velocity	7.34m/sec	
16) Diameter of Stack	0.15 meter	
17) Stack Area	0.01767 m ²	
18) Gas Volume	390.842Nm ³ /hr	
19) Fuel Used	Diesel	
20) Instrument Details	Make/ Model No.	Asha Enviro&350
	Serial No.	EELRC/EQ/SK/97
	Calibration Date	Calibration on:06/07/2024, Due On:05/07/2025

RESULT

Sr. No.	Parameter	UOM	Result of Sample	MPCB Limit	Testing Method
1	Total Particulate Matter (TPM)	mg/Nm ³	47.12	<150	IS 11255(Part 1):1985
2	Sulphur Dioxide (SO ₂)	Kg/day	6.50	<160	IS 11255 (Part 2):1985
3	Nitrogen Dioxide (NO ₂)	mg/Nm ³	7.39	-	IS 11255 (Part 7):2005

UOM – Unit of Measurement

Remark- Total Particulate Matter (TPM) & Sulphur Dioxide (SO₂) results are within MPCB Limit.

Reviewed By

(Mr. Prashant Patil)
(Dy. Quality Manager)

Authorized Signatory

(Ms. Dhammashila Narwade)
(Dy. Technical Manager)

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*****End of Report*****

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Proposed residential &commercial project “V- UPTOWN”, at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal-
Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

ANNEXURE NO. 4

NEWSPAPER ADVERTISEMENT



Proposed residential & commercial project "V- UPTOWN", at Sr. No. 93/5 and 93/6 Village- Kiwale, Tal- Haveli, Dist- Pune. by M/s. Tatvam Constructions Pvt. Ltd

...er fund- ...ers, told it that they are un-
...ing will cease ...able to consider its request
...as told ...for critical interim funding.
...Since no emergency

मजला, सी विंग,
00 614.

टी/इतर संबंधित प्रकल्पांसाठी
लन्स मॅनेजमेंटसाठी सॉफ्टवेअर
(आरएफपी) जारी केली आहे. अधिक
बसाइटवर 'प्रोक्युरमेंट न्यूज' पहा.
स्वाक्षरी/-
उप महाप्रबंधक (ओपीएस-पीएस)

जाहीर सूचना

तमाम जनतेस सूचित करण्यात येते की, मे. तत्वम
कन्स्ट्रक्शन्स प्रा. लि. यांच्या स.नं. ९३/५(पी),
९३/६(पी)किवळे, पुणे - ४१२१०१
येथील व्ही-अप टाऊन या प्रकल्पास पर्यावरण
विभाग, महाराष्ट्र शासन यांच्याकडून
पर्यावरणविषयक परवानगी मिळाली असून पत्र
क्र. ई.सी. नं. ००००००१४२३ दिनांक २६ मार्च
२०१९ रोजी प्राप्त झाले आहे. सदर
पर्यावरणविषयक परवानगी प्रदूषण नियंत्रण
मंडळाच्या कार्यालयात आणि महाराष्ट्र शासन
यांच्या <http://www.ecmpcb.in> या
संकेतस्थळावर पाहण्यासाठी उपलब्ध आहे.
मे. तत्वम कन्स्ट्रक्शन्स प्रा. लि.
स.नं. ९३/५(पी), ९३/६(पी)
किवळे, पुणे - ४१२१०१

Tender Form can be obtained
April 2019 to 30th April 2019
3.00 p.m. at The Janata
be opened on **2nd May 2019**
Dist-Kolhapur. All tenders
contractors full biodata, si
three years, Works in hand
of D.D./ RTGS in favour
Ichalkaranji." and Second
The rights to reject any ite
reason is reserved by St
Submission of tender shoul

Tender No.: 0808/19
Proposed work: Proposed Const
of Jawaharnagar
and Administrati
Building on land
C.S.No.12441, 12
to 4, Station road
Ichalkaranji,
Dist: Kolhapur.

Studio888, Architects,
STUDIO888, "ABHALMAYA"
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रोड, पुणे - ४११०४२. फोन : (०२०) २६४४६०४