



**REGD.POST WITH ACK.DUE**

**CONSENT ORDER FOR ESTABLISHMENT**

**Order No.485/PCB/CFE/RO-RR-I/HO/2014** 6835

**Dt.13.03.2014**

**Sub:** PCB – CFE – M/s. B&C Estates, Sy.Nos.2/1/1, 183, 184, 190, 191, Mallapur(V), Uppal (M), Rangareddy District - Consent for Establishment of the Board under Sec.25 of Water (Prevention & Control of Pollution) Act, 1974 and Under Sec.21 of Air (Prevention & Control of Pollution) Act, 1981 - Issued - Reg.

**Ref:** 1) Environmental Clearance dt. 23.10.2013 issued by SEIAA, A.P.  
2) Proponent's application dt.08.01.2014  
3) R.O's inspection report dt. 03.02.2014  
4) CFE Committee meeting held on 28.02.2014

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1. In the reference 2<sup>nd</sup> cited, an application was submitted to the Board seeking Consent for Establishment (CFE) for Residential Construction Project with a project cost of Rs.80.0 Crores.

The project accommodates a total no. of 370 units and consists of 6 Blocks viz, Block A,C & D (2B+G+9 floors) with 70 units each, Block E(2B+G+9 floors) with 60 units, Block B&F (2B+G+9 floors)with 50 units each and amenities area with G+4 floors. It is proposed to provide parking in Basement 1 & 2 in an area of 16177.2 Sq.m. and green area in 1,286.8 Sq.m.

2. As per the application, the above project is to be located at Sy.No.2/1/1, 183,184,190,191, Mallapur(V), Uppal (M), Rangareddy District with built up area about 61,062.07 Sq.m in a site area of 15,074.5 Sq.m.
3. The above site was inspected by Assistant Environmental Engineer of Regional office-I, Rangareddy district, A.P Pollution Control Board on 01.02.2014 and observed that the site is surrounded by

**North** : Mallapur to Cherlapally Road.

**South** : M/s. St.Pauls College

**East** : M/s. May Flower Heights,

**West** : M/s.V.N.R. Gardens

4. The Board, after careful scrutiny of the application and verification report of Regional Officer, hereby issues **CONSENT FOR ESTABLISHMENT** to your project Under Section 25 of Water (Prevention & Control of Pollution) Act, 1974 and Section 21 of Air (Prevention & Control of Pollution) Act, 1981 and the rules made there under. **This order is issued to the activity as mentioned at Para (1) only.**
5. This Consent Order now issued is subject to the conditions mentioned in Schedule 'A' and Schedule 'B'.

6. This order is issued from pollution control point of view only. Zoning and other regulations are not considered.

Encl: Schedule 'A'  
Schedule 'B'

Sd/-  
**MEMBER SECRETARY**

To  
**M/s. B & C Estates,  
5-4-187/3&4, 2<sup>nd</sup> Floor,  
Soham Mansion, MG Road,  
Secunderabad – 500 003**

//T.C.F.B.O//

  
**Joint Chief Environmental Engineer  
(Unit Head – II)**

### SCHEDULE – A

1. Separate energy meters shall be provided for Sewage Treatment Plant (STP) and Air pollution Control equipments to record energy consumed.
2. The proponent shall obtain Consent for Operation (CFO) from APPCB, as required Under Sec.25/26 of the Water (P&C of P) Act, 1974 and under sec. 21/22 of the Air (P&C of P) Act, 1981, before commencement of the activity.
3. Notwithstanding anything contained in this conditional letter or consent, the Board hereby reserves its right and power Under Sec.27(2) of Water (Prevention and Control of Pollution) Act, 1974 and Under Sec.21(4) of Air (Prevention and Control of Pollution) Act, 1981 to review any or all the conditions imposed herein and to make such modifications as deemed fit and stipulate any additional conditions by the Board.
4. The consent of the Board shall be exhibited in the project premises at a conspicuous place for the information of the inspecting officers of different departments.
5. Compensation is to be paid for any environmental damage caused by it, as fixed by the Collector and District Magistrate as civil liability.
6. Good housekeeping shall be maintained. All pipe valves, sewers, drains shall be leak proof.
7. Rain Water Harvesting (RWH) structure (s) shall be established on the project site.
8. The rules and regulations notified by Ministry of Law and Justice, GOI, regarding the Public Liability Insurance Act, 1991 shall be followed.
9. **This order is valid for period of 5 years from the date of issue.**

### SCHEDULE – B

#### Water:

1. The source of water is HMWS & SB and the maximum permitted water consumption during occupational stage is 270.4 KLD.

S.No	Purpose	Quantity (KLD)
1.	Domestic (non-flushing)	188.8
2.	Flushing & Gardening	81.6
	<b>Total</b>	<b>270.4</b>

(Fresh water 188.8 KLD & treated waste water 81.6 KLD)

2. The maximum waste water generation shall not exceed the following:

Source	Quantity (KLD)
Domestic	216.3

#### **Treatment & Disposal:**

Treatment	Mode of Final disposal
STP of capacity 260 KLD consists of Bar Screen, Grit Chamber, Equalization tank, Fluidized Aerobic Bio-reactor (FAB), Tube settler, Pre Filtration tank, Pressure Sand Filter, Activated Carbon Filter, Ultraviolet Disinfection, Final Treated water holding tank & Sludge filter press.	The treated waste water shall be reused for toilet flushing and gardening. Excess treated waste water if any shall be sent to public sewer.

3. The Sewage Treatment Plant shall be constructed and commissioned along with the commissioning of the activity. All the units of the STP shall be impervious to prevent ground water pollution. The treated waste water shall be reused or recycled to the maximum extent possible.
4. The domestic sewage shall be treated to the on land for irrigation standards, stipulated under Environment (Protection) Rules, 1986, notified and published by Ministry of Environment and Forests, Government of India as specified in Schedule VI vide G.S.R.422 (E), dt.19.05.1993 and its amendments thereof.
5. During construction stage septic tank followed by soak pit shall be constructed to the temporary toilets / kitchen provided for the construction labour and shall be removed after completion of the project.
6. Rain water harvesting for roof run-off and surface run-off should be implemented. Before recharging the surface run off, pre-treatment must be done to remove, suspended matter, oil and grease.
7. Storm water control and its re-use shall be as per CGWB and BIS standards for various applications.
8. Separate meters with necessary pipe-line shall be provided for assessing the quantity of water used for Domestic and flushing purposes.

**Air:**

9. Air pollution Control equipment shall be installed along with the commissioning of the activity and shall comply with the following for controlling air pollution.

S.No	Details of Stacks	Stacks 1 to 6
a)	Attached to	DG sets
b)	Capacity	6 x 250 KVA
c)	Fuel	Diesel
d)	Stack height	As per CPCB norms
e)	Control Equipment	Silencers & Acoustic enclosures

10. The generators shall be installed in a closed area with silencers and suitable noise absorption systems. The ambient noise level shall not exceed 55 dB(A) during day time and 45 dB(A) during night time.
11. The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to the E (P) Rules prescribed for air and noise emission standards.
12. Ambient noise levels should conform to the 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 the CPCB.
13. Vehicles hired to bring construction material to the site should be in a good condition and should conform to ambient air and noise standards and should be operated only during non peak hours.
14. Necessary provisions should be made by providing tarpaulin / GI Sheets around the construction site to reduce the fugitive emissions to the surrounding area.

**Solid / Hazardous Waste:**

15. The proponent shall comply with the following:

Sl. No	Type of Waste	Quantity	Method of Disposal
1.	Garbage	1177 kg/day	Shall be disposed to MSW dump site.
2.	STP sludge	13 kg/day	Shall be used as manure for in-house gardening / given to farmers.
3.	Used Batteries	6 Nos./year	Shall be sent to authorized recyclers or return to seller.
4.	Used Lubricant	65 Lit/year	Shall be sold to authorized recyclers.
5.	Transformer oil	95 Lit/year	Shall be sold to AP Transco authorized contractors.

16. The solid waste generated shall be properly collected and segregated before disposal to the city municipal facility. Waste paper, cartons, thermocol, plastic waste, glass etc., shall be disposed to recycling units. E-waste shall be disposed to authorized recycling units. The in-vessel bio-conversion technique shall be used for composting the organic waste.
17. All the topsoil excavated during construction activities should be stored for use in horticulture/landscape development within the project site.
18. Disposal of muck during construction phase should not create any adverse effect on the neighboring communities and shall be disposed taking the necessary precautions for general safety and health aspects of people, and it shall be disposed only in approved sites with the approval of competent authority.
19. The following rules and regulations notified by the MoE&F, GoI shall be implemented.
- a) Municipal Solid Waste (Management and Handling) Rules, 2000.
  - b) Hazardous waste (Management, Handling and Transboundary Movement) Rules, 2008 and amendments thereof.
  - c) Batteries (Management & Handling) Amendment Rules, 2010.
  - d) E-Waste (Management & Handling) Rules, 2011

**Other Conditions:**

20. The proponent shall comply with all the conditions stipulated in the Environmental Clearance order dt.23.10.2013 issued by SEIAA, A.P.
21. The proponent shall develop adequate greenery in the open spaces and along the periphery of the plot as per the site plan approved by the Competent Government Authorities.
22. The proponent shall obtain necessary permissions for the proposed activity, from the concerned Government Departments.
23. Adequate measures should be taken to prevent odour problem from solid waste processing plant and STP.

24. As per the provision of Fly ash Notification No.S.O.2804 (E), dt. 03.11.2009, every construction agency engaged in the construction of building within a radius of 100 km from a coal or lignite based thermal power plant shall use only fly ash based products for construction, such as cement or concrete, fly ash bricks or tiles or clay fly ash bricks, blocks or tiles or cement fly ash bricks or bricks or blocks or similar products or a combination or aggregate of them in every construction project.
25. The proponent shall use Ready mix concrete for construction of the building.
26. The proponent shall under take construction of floor area as per the approvals obtained from the competent authority for building permit order.
27. The proponent shall provide proper centralized air exhaust system in all the cellar areas to avoid suffocation.
28. The proponent shall provide sufficient parking space for visitor vehicles.
29. The proponent shall comply with Energy efficient practices and energy audit practices. Roof should meet prescriptive requirement as per Energy Conservation Building Code by using appropriate thermal insulation material to fulfill requirement. Wherever feasible, green building concepts shall be adopted.
30. The proponent shall provide solar street lights and solar water heaters so as to conserve 4.54 % of the total electric power requirement as committed in the page No.16 of EMP report.
31. The proponent shall comply with all the directions issued by the Board from time to time.
32. Concealing the factual data or submission of fabricated data and failure to comply with any of the conditions mentioned in this order attracts action under the provisions of relevant pollution control Acts.
33. The Board reserves its right to modify above conditions or stipulate new / additional conditions and to take action including revocation of this order in the interest of environment protection.
34. Any person aggrieved by an order made by the State Board under Section 25, Section 26, Section 27 of Water Act, 1974 or Section 21 of Air Act, 1981 may within thirty days from the date on which the order is communicated to him, prefer an appeal as per Andhra Pradesh Water Rules, 1976 and Air Rules,1982, to such authority (hereinafter referred to as the Appellate Authority) constituted under Section 28 of Water (Prevention and Control of Pollution)Act,1974 and Section 31 of the Air (Prevention and Control of Pollution) Act, 1981.

**Sd/-  
MEMBER SECRETARY**

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