

Date: 11-03-2024

To,
The Additional Director (S),
Ministry of Environment, Forest and Climate Change
Regional Office (WCZ), Ground Floor,
East Wing, New Secretariat Building,
Civil Line, Nagpur, Maharashtra-440001

Sub: - Half Yearly Post Environment Clearance Compliance Report for a New

Proposed Residential and Commercial Project, at 7/1, 7/3, 7/4, 8/1,8/2, 8/3, 8/4, 8/5, 8/6, 105/1, 105/2, 105/3, 105/4, 105/5, 105/6, 105/7, 105/8, 105/9, 105/11/1, 105/12/1, 106/1A, 106/1B, 106/1C, 106/2A, 107, 108, 109, 110, 111, 113/2, 114, 115/1, 115/2, 115/3, 115/4, 115/5, 115/6, 115/7, 115/8, 115/10, 115/11, 115/12, 115/13, 116, 118/1, 118/2, 119/1, 119/2, 122/2, 123/1, 124, 125/1, 125/3, 125/4, 130/2A, 130/2B, 143, 202, 203 At Village Bhugaon, Taluka Mulshi, Pune, Maharashtra.

Ref: - Environmental Clearance Letter No. SIA/MH/INFRA2/417564/2023

Dated 26 September 2023

Respected Sir,

Please find attached Half Yearly Post Environment Clearance Compliance Report **(July 2023 – December 2023)** for New Residential and Commercial Project, Residential and Commercial construction project 7/1, 7/3, 7/4, 8/1,8/2, 8/3, 8/4, 8/5, 8/6, 105/1, 105/2, 105/3, 105/4, 105/5, 105/6, 105/7, 105/8, 105/9, 105/11/1, 105/12/1, 106/1A, 106/1B, 106/1C, 106/2A, 107, 108, 109, 110, 111, 113/2, 114, 115/1, 115/2, 115/3, 115/4, 115/5, 115/6, 115/7, 115/8, 115/10, 115/11, 115/12, 115/13, 116, 118/1, 118/2, 119/1, 119/2, 122/2, 123/1, 124, 125/1, 125/3, 125/4, 130/2A, 130/2B, 143, 202, 203 At Village Bhugaon, Taluka Mulshi, Pune, Maharashtra. EC accorded by Department of Environment, Government of Maharashtra, vide its letter No. SIA/MH/INFRA2/417564/2023 Dated 26 September 2023.

Thanking you,
Yours Faithfully,



M/s. Kakade Estate Developers Pvt. Ltd.

Encl: A/c

Cc: The Member Secretary, Maharashtra Pollution Control Board, Pune
The Member Secretary, Maharashtra Pollution Control Board, Mumbai
The Member Secretary, Mantralaya.

Compliance Environmental Monitoring Report
(July 2023 – December 2023)
For

M/s. Kakade Estate Developers Pvt. Ltd.

A Proposed Project

**“Residential and Commercial
Project”**

At

7/1, 7/3, 7/4, 8/1,8/2, 8/3, 8/4, 8/5, 8/6, 105/1,
105/2, 105/3, 105/4, 105/5, 105/6, 105/7, 105/8,
105/9, 105/11/1, 105/12/1, 106/1A, 106/1B, 106/1C,
106/2A, 107, 108, 109, 110, 111, 113/2, 114, 115/1,
115/2, 115/3, 115/4, 115/5, 115/6, 115/7, 115/8,
115/10, 115/11, 115/12, 115/13, 116, 118/1, 118/2,
119/1, 119/2, 122/2, 123/1, 124, 125/1, 125/3,
125/4, 130/2A, 130/2B, 143, 202, 203 At Village
Bhugaon, Taluka Mulshi, Pune, Maharashtra.

By

M/s. Kakade Estate Developers Pvt. Ltd.

At

7/1, 7/3, 7/4, 8/1,8/2, 8/3, 8/4, 8/5, 8/6, 105/1,
105/2, 105/3, 105/4, 105/5, 105/6, 105/7, 105/8,
105/9, 105/11/1, 105/12/1, 106/1A, 106/1B,
106/1C, 106/2A, 107, 108, 109, 110, 111, 113/2,
114, 115/1, 115/2, 115/3, 115/4, 115/5, 115/6,
115/7, 115/8, 115/10, 115/11, 115/12, 115/13,
116, 118/1, 118/2, 119/1, 119/2, 122/2, 123/1,
124, 125/1, 125/3, 125/4, 130/2A, 130/2B, 143,
202, 203 At Village Bhugaon, Taluka Mulshi, Pune,
Maharashtra.

Prepared by

UNIQUE ENVICARE PVT LTD

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Lane No. 5, Laxman Nagar, Baner, Pune - 411045

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MONITORING THE IMPLEMENTATION OF ENVIRONMENTAL SAFEGUARDS

PART - I

DATA SHEET

1.	Project type: River – Valley/ Mining/ Industry/ Thermal/ Nuclear/ other (specify)	Others (Building & Construction – Residential and Commercial construction Project)
2.	Name of the Project	“Residential and Commercial construction project”, 7/1, 7/3, 7/4, 8/1,8/2, 8/3, 8/4, 8/5, 8/6, 105/1, 105/2, 105/3, 105/4, 105/5, 105/6, 105/7, 105/8, 105/9, 105/11/1, 105/12/1, 106/1A, 106/1B, 106/1C, 106/2A, 107, 108, 109, 110, 111, 113/2, 114, 115/1, 115/2, 115/3, 115/4, 115/5, 115/6, 115/7, 115/8, 115/10, 115/11, 115/12, 115/13, 116, 118/1, 118/2, 119/1, 119/2, 122/2, 123/1, 124, 125/1, 125/3, 125/4, 130/2A, 130/2B, 143, 202, 203 At Village Bhugaon, Taluka Mulshi, Pune, Maharashtra.
3.	Clearance Letter (s)/OM No. and date	SIA/MH/INFRA2/417564/2023 Dated 26 September 2023.
4.	Location: (a) District (s) (b) State (s) (c) Location Latitude/ Longitude	Pune Maharashtra 18°30'29.18”N, 73°44'46.19”E
	(a) Address for correspondence	M/s. Kakade Estate Developers Pvt. Ltd. Kakade Capital, 1205, Shirole road , Shivajinagar, Pune
	(b) Address of Executive Project Engineer/ Manager (with pin code / Fax)	Name: Mr. Chandrakant Boda M/s. Kakade Estate Developers Pvt. Ltd. Address: Kakade Capital, 1205, Shirole road , Shivajinagar, Pune Designation: Managing Partner Contact: 9823040002 Email id: sanjaykakadegroup85@gmail.com
6.	Salient Features	

	(a) Of the project	Please Refer Annexure - I
	(b) Of Environmental Management Plans	Please Refer Annexure - II
7.	Breakup of the project area	Total Plot Area - 5,12,989.00 Sq.mt. Built-up Area- : 9,83,575.68 Sq.mt.
	(a) Submergence area: forest & non forest	No, Since the proposal under reference is in developing part of the PMC, Pune City.
	(b) Others	Not Applicable
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 laborers /artisan.	There is no displacement of population due to project hence not applicable
	(a) SC, ST /Adivasis	Not Applicable since there is no displacement of population
	(b) Others (Please indicate whether these figures are based on any scientific and systematic survey carried out or only provisional figures, if a survey is carried out give details and years of survey)	Not Applicable since there is no displacement of population
9.	Financial details	
	(a) Project cost as	INR 1050.00 Cr

	originally planned and sub-sequent revised estimates and the year of price reference.	
	(b) Allocation made for environmental management plans with item wise and year Wise break-up.	Please refer annexure- IV
	(c) Benefit cost ratio/Internal rate of Return and the year of assessment	-----
	(d) Whether (c) include the cost of Environmental management as shown in The above.	Yes
	(e) Actual expenditure incurred on the project so far	INR Rs. 1500000 Cr
	(f) Actual expenditure incurred on the environmental management plans so far	50000 Lakhs
10.	Forest land requirement.	No Forest land required for project
	(a) The status of approval for diversion of forest land for non-forestry use	Not applicable

	(b) The status of clearing felling	Not applicable		
	(c) The status of compensatory afforestation, if any	Not applicable		
	(d)Comments on the viability & sustainability of compensatory afforestation Programme in the light of actual field experience so far	Not applicable		
11.	The status of clear felling in non-forest areas (such as submergence area of reservoir, approach roads), if any with quantitative information	Nil		
12.	Status of construction. (Actual &/or planned)	Planned		Actual
		Building Name	No. Of Floor	
		Sector 1-Wing A1-A3 (3 buildings)	B2+B1+S T.PARK. +12	-
		Sector 1-Wing B1 (1 building)	B2+B1+S T.PARK. +12	-
		Sector 1-Wing B2 (1 building)	B2+B1+S T.PARK +21	-
		Sector 1-Wing B3 B4 (2 buildings)	B2+B1-S T.PARK. +19	-
		Sector 1-Wing B5 (1 building)	B2+B1+S T.PARK.+24	-

		Sector 1-Wing C1-C3 (3 buildings)	B2+B1+S T.PARK +23	-
		Sector 1-Wing C4-C7 (4 buildings)	B2+B1+S T.PARK. +22	-
		Sector 1-Wing D1-D2 (2 buildings) MHADA	B2+B1+S T.PARK. +12	-
		Sector 1-Wing D3 (1 building) MHADA	B2+BI+S T.PARK. +13	-
		Sector 1-Wing D4-D5 (2 buildings) MHADA	B2+BI+S T.PARK. +14	-
		Sector 1-Wing D6-D9 (4 buildings) MHADA	B2+BI+S T.PARK. +16	-
		Sector 1-Wing D10-D11 (2 buildings) MHADA	B2+BI+S T.PARK. +17	-
		Sector 1-Wing D12-D13 (2 buildings) MHADA	B2+BI+S T.PARK. +19	-
		Sector 1 Club house	G+1	-
		Sector 1 Conv. Shop No 1	G	-
		Sector 2 Wing A1-A8 (8 buildings)	B2+B1+S T.PARK. +12	-
		Sector 2 Wing B1 (1 building)	B2+B1+S T.PARK. +15	-
		Sector 2 Wing B2 (1 building)	B2+B1+S T.PARK. +16	-
		Sector 2 Wing B3 (1 building)	B2+B1+S T.PARK. +17	-
		Sector 2 Wing B4 - B5 (2 building)	B2+B1+S T.PARK. +19	-
		Sector 2 Wing C1-C4 (4 buildings)	B2+B1+S T.PARK.+12	-
		Sector 2 Wing	B2+B1+S T.PARK.+13	-

		C5 -C7 (3 buildings) -		
		Sector 2 Wing D1 - D2 (2 building)	B2+B1+S T.PARK.+20	-
		Sector 2 Wing D3 (1 building)	B2+B1+S T.PARK.+18	-
		Sector 2 Wing D4 (1 building)	B2+B1+S T.PARK.+16	-
		Sector 2 Wing D5 - D6 (2 building)	B2+B1+S T.PARK.+15	-
		Sector 2 Wing D7 - D11 (2 building)	B2+B1+S T.PARK.+12	-
		Sector 2- Club House	G+1	-
		Sector 2- Conv. Shop No	G	-
		Sector 6- BUNGALOW TYPE - 01	G+02	-
		Sector 6 BUNGALOW TYPE - 02	G+02	-
		Sector 6 BUNGALOW TYPE - 03	G+02	-
		Sector 6 Conv. Shop No 3 to 10	G	-
		Sector 8 Commercial - 01	B2+B1+GR.PARK.+21	-
		Sector 8 Commercial - 02	B2+B1+GR.PARK.+23	-
		School building	G+7	-
		Sector 5 Commercial - 02	Ground Parking	-
	(a) Date of Commencement (Actual &/or planned)	8/11/2024		

	(b) Date of completion (Actual &/or planned)	05/12/2030
13.	Reason for the delay if the project is yet to start.	Not Applicable since project activity is in progress
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	

For M/s. Kakade Estate Developers Pvt. Ltd.




Authorized Signatory

Date:

LIST OF ANNEXURES

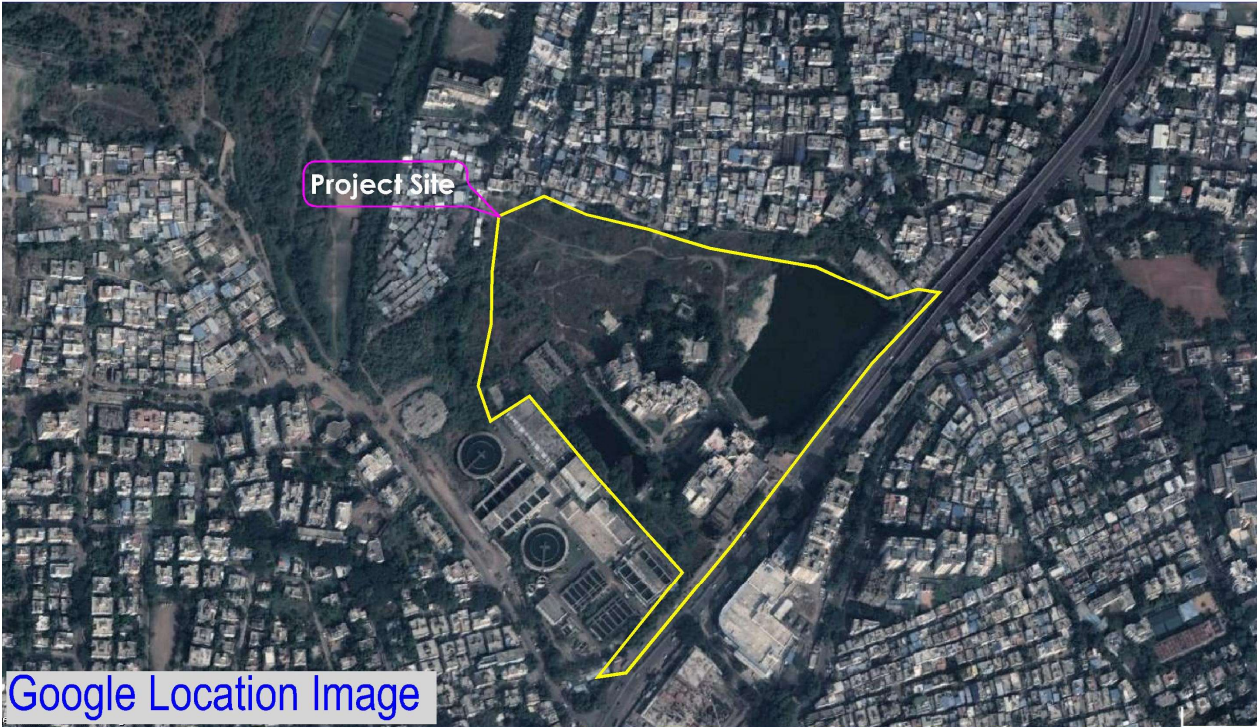
Sr. No.	Particulars	Annexure No.
1.	Salient Features of the Project	I
2.	Environmental Management Plan (EMP)	II
3.	Cost of Environment Management Plan	III
4.	Compliance Report	IV
5.	Monitoring Report	V
6.	Copy of Environmental Clearance	VI
7.	Consent Application	VII
8.	Commencement Certificate	VIII
9.	No Objection Certificate (NOC)	IX

Salient Features of the Project

Salient Features of the Project

Project Site	“Residential and Commercial construction project”, At 7/1, 7/3, 7/4, 8/1,8/2, 8/3, 8/4, 8/5, 8/6, 105/1, 105/2, 105/3, 105/4, 105/5, 105/6, 105/7, 105/8, 105/9, 105/11/1, 105/12/1, 106/1A, 106/1B, 106/1C, 106/2A, 107, 108, 109, 110, 111, 113/2, 114, 115/1, 115/2, 115/3, 115/4, 115/5, 115/6, 115/7, 115/8, 115/10, 115/11, 115/12, 115/13, 116, 118/1, 118/2, 119/1, 119/2, 122/2, 123/1, 124, 125/1, 125/3, 125/4, 130/2A, 130/2B, 143, 202, 203 At Village Bhugaon, Taluka Mulshi, Pune, Maharashtra.
Construction & Development	Others (Building Residential and Commercial construction Project)
Total Plot Area	5,12,989.00 Sq.mt.
Total Built- up Area	9,83,575.68 Sq.mt.
Water requirement	3543.00 KL/day
Estimated project cost	INR 1050.00 Cr.
Nearest railway station	Chatrapati Shivaji Maharaj Nagar Railway station is at 14.1 Km.
Nearest Airport	Pune International Airport is about 23.3 Km

Google Image of the Project Site



Environmental Management Plan (EMP)

AIR ENVIRONMENT

CONSTRUCTION PHASE

During Construction phase, the impact on air environment will mainly be due to the fugitive emissions like particulate matter etc. that will be generated due to activities like excavation, transportation & handling of equipment's & materials etc.

Air quality shall be managed by the following:

1. Water sprinkling to settle down the dust generated during construction activities.
2. DG sets shall be provided as per CPCB norms.
3. Appropriate stack height shall be provided to discharges the emission from DG sets at a certain height in order to avoid concentration of pollutants on ground.
4. The workers shall be provided with nose mask & goggles to reduce impact on health.
5. Barricades to be provided along with the periphery of the site.
6. Ambient air quality monitoring to be done in once a fortnight.

Operation Phase

During operation phase, the main source of pollution will be the proposed DG set of **Fuel Consumption for 500 KVA DG Set – 6 NOS. & 320 KVA DG Set – 1 NOS.** set will be used as back up source of energy and will be operated on inbuilt fuel storage. It will not add significant pollution in the ambient.

The Management practices to be followed are as follows:

1. Trees to be planted with special care to mitigate dust and noise.
2. Insist for PUC certified vehicles for operational staff.
3. Ambient air quality monitoring to be done in once a fortnight.
4. Traffic movement is not significant in the connected road. Connect road is not having much habitation.
5. With Single Contactor AMF Panel and Sound Proof Enclosure of DG Set with dB level not greater than 75dB (A)

WATER ENVIRONMENT

Construction Phase

During construction phase total 10 m³/day water required for curing & sprinkling purpose with domestic. The water shall be taken by Tanker.

Water management during construction phase shall be done as under:

1. The construction site shall be provided with sufficient and 10 toilet facilities for construction 50 workers employed from nearby area) to allow proper standards of personal hygiene. These facilities shall be connected to a packaged STP and maintain to ensure minimum or no environmental impact.
2. Water Analysis shall be done once in three months.
3. Provision of potable water for workers and staff.

Operation Phase

The total water requirement has been estimated to be

Water shall be used mainly for drinking, flushing, hand washing & miscellaneous purpose.

Management shall be done as under:

- The Rain water harvesting will be implemented on site to avoid run-off.
- No waste water solid/hazardous waste will be discharged to any water body.
- The sewage will be treated in full-fledged sewage treatment plant STP 3560.00 KLD, treated water shall be used for landscaping, remaining water will be discharge in to **PMC drainage line**.
- Installing water meters, taking regular readings, maintaining the register.
- The storm water management will be implemented.
- **144 Nos of Recharge pits** will be provided for rain water harvesting on site.
- Water Analysis shall be done once in three month

LAND ENVIRONMENT

Construction Phase:

- During construction phase, construction waste & excavated material is generated.
- Management of this waste is discussed below:
 1. Excavation during pillar foundations will lead to generation of excess soil. Top soil will be used for landscaping & left out soil will be used for land filling.
 2. Training will be given to the subcontractor & to the workers for waste collection, segregation and sanitation.
 3. Separate storage of construction material.
 4. Empty containers of paints & fluorescent tube lights to be collected at one place & send to authorized agency for scientific disposal.

Operation phase:

- During operation phase, solid waste will be generated by **13482.00 Kg/day** expected residence
- Management will be done by:
 - Informing and educating occupants to ensure segregation of waste in colour coded buckets.
 - **5543 Kg/day** dry waste will be handed over to SWACH.
 - **7592 Kg/day** wet waste will be composted using Organic Waste Composter.
 - STP sludge **259 kg/day** will be used as manure after treatment in OWC
 - E-Waste **88 kg/day** will be handed over to SWACH.

NOISE ENVIRONMENT

Construction Phase

The management measures for noise are as follows:

1. Barricading the construction site along the periphery to avoid noise nuisance to the surrounding areas.
2. Insists to use ear plugs to construction labours & staff.
3. Noise monitoring will be done daily.
4. High noise generating construction activities would be carried out only during day time.
5. Acoustically enclosed DG set will be brought & installed.

Operation Phase

Ongoing construction activity is going on with the existing provided load

The management measures for noise are as follows:

1. Noise monitoring will be done in once a fortnight.
2. Traffic management plan to be prepared.
3. Acoustically enclosed DG set will be brought & installed.
4. DG sets will be used as a stand by only at the time of power failure.

BIOLOGICAL ENVIRONMENT

Construction Phase:

Biological environment will be affected due to tree cutting during construction phase.

The management are as follows:

1. No trees available on site
2. Plantation of **6773 Nos** of trees have been planted.

Operation Phase:

The management are as follows:

1. Adequate provisions are made to facilitate daily watering of all plants and lawns.

2. Special attention provided during summer to ensure that the green belt does not suffer from water shortage.
3. Development & maintenance of green belt to be considered on priority bases.

SOCIO ECONOMIC ENVIRONMENT

Construction Phase

Positive impact on surrounding population during construction activity, as nearby people may get direct or indirect employment

Health & Safety

Management in Socio Economy are as follows:

1. Provision of adequate drinking water, toilet and bathing facilities to be made available on project site for the families of construction workers.
2. Proper Training and awareness programme to be carried out so that the workers understand the importance of wearing personal protective equipment.
3. First aid and medical facilities to be provided on site.

Operation Phase

1. Improvement in transport, communication facilities, lifestyle and social status etc. due to ancillary development.
2. Local skilled and labourers will have opportunities for employment directly and indirectly.

Cost of Environmental Management Plan (EMP)

ANNEXURE – III

Environment Management Cost

During Construction Phase:

Sr. No.	Attributes	Particulars	Cost (Lacs)/ Annum
1.	Water	Dust Suppression	30.00
2.	Site Sanitation , Health, Check – up & Safety	Healthy & Safety	20.00
3.	Environmental Monitoring	Air, Water, Noise, Soil	30.70
4.	Biological Environment	Gardening and excavation	30.00
5.	Socio-economic Environment	Disinfection – pest control, first aid facilities, health check ups, Creches for children and personal protective equipment	20.00
Total			130.7

During Operation Phase:

Sr. No.	Details	Description	Capital cost (INR) (Lacs)	O & M Cost (INR/annum) (Lacs)
1.	Air, water, Noise, Soil	Post Project Environment Monitoring	-----	6.00
2.	Water	Rainwater Harvesting	64.8	0.78
3.	Wastewater	Sewage Treatment Plant	488.83	137.80
4.	Municipal Solid waste	Solid waste Management	156.50	34.98
5.	Plantation	Landscaping	935.84	188.28
6.	Energy	Energy Savings	933.60	18.67
7.	Disaster Management	Provided	551.00	53
Total			3130.57	439.51

Compliance Report

For

A Proposed Project

“Residential and Commercial Project”

At

**7/1, 7/3, 7/4, 8/1,8/2, 8/3, 8/4, 8/5, 8/6, 105/1, 105/2, 105/3,
105/4, 105/5, 105/6, 105/7, 105/8, 105/9, 105/11/1, 105/12/1,
106/1A, 106/1B, 106/1C, 106/2A, 107, 108, 109, 110, 111,
113/2, 114, 115/1, 115/2, 115/3, 115/4, 115/5, 115/6, 115/7,
115/8, 115/10, 115/11, 115/12, 115/13, 116, 118/1, 118/2, 119/1,
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143, 202, 203 At Village Bhugaon, Taluka Mulshi, Pune,
Maharashtra.**

ANNEXURE IV

EC NO.	No. SIA/MH/INFRA2/417564/2023. Dated 26 September 2023.
Project Name	A Proposed Project - “Residential and Commercial construction project”
Location	7/1, 7/3, 7/4, 8/1,8/2, 8/3, 8/4, 8/5, 8/6, 105/1, 105/2, 105/3, 105/4, 105/5, 105/6, 105/7, 105/8, 105/9, 105/11/1, 105/12/1, 106/1A, 106/1B, 106/1C, 106/2A, 107, 108, 109, 110, 111, 113/2, 114, 115/1, 115/2, 115/3, 115/4, 115/5, 115/6, 115/7, 115/8, 115/10, 115/11, 115/12, 115/13, 116, 118/1, 118/2, 119/1, 119/2, 122/2, 123/1, 124, 125/1, 125/3, 125/4, 130/2A, 130/2B, 143, 202, 203 At Village Bhugaon, Taluka Mulshi, Pune, Maharashtra.
Developer	M/s. Kakade Estate Developers Pvt. Ltd. Kakade Capital, 1205, Shirole road , Shivajinagar, Pune

Part – A. SEAC Conditions		
Sr. No.	Particulars	Status
I	It is noted that, the project will have the potable water through tankers; PP to add this information in his all documents like RERA, Advertisement of the project, agreement etc. also PP to submit the water tanker agreement. Local body to ensure that, No Occupation Certificate should be issued unless project have sustainable water supply	Noted.
II	Committee noted that, PP proposes plantation near STP, PP to remove the same & submit the revised landscape plan.	Noted.
III	PP to submit the details regarding energy	Noted.

	saving by solar energy.	
IV	PP to submit the travel distance of farthest point of the flat to refuge area	Noted.
V	PP to provide minimum 30% of total parking arrangement with electric charging facility by providing charging points at suitable places.	Noted.
Part – B. SEAC Conditions		
I	PP to keep space unpaved so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.	Noted.
II	PP to achieve at least 5% of total energy requirement from solar/other renewable sources.	Noted.
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.	Noted.
IV	SEIAA after deliberation decided to grant EC for FSI- 5,27,038.44 m ² , non-FSI- 4,56,537.24 m ² , Total BUA- 9,83,575.68 m ² . (Plan Approval no- No-outward no 3683/23-24, dated-03.08.2023)	Noted.
General Conditions		
Sr. No.	Particulars	Status
i	The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.	Segregation of garbage will be done. Total Solid waste – 13482.00 kg Biodegradable Waste – 7592 kg Non - Biodegradable Waste – 5543 kg STP Dry Sludge – 259 kg/day E-Waste – 88 kg/day Dry waste will be handed over to SWACH and Wet waste will be

		converted into manure from OWC.
ii	Disposal of muck, Construction spoils, including bituminous material 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 the approved sites with the approval of competent authority.	The muck generated during the construction phase will be disposed in proper manner and adequate safety measures will be taken.
iii	Any hazardous waste generated during construction phase should be disposed of as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board. separately on merit.	Noted.
iv	Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.	<ul style="list-style-type: none"> • Drinking water checkup. • Provision of temporary toilets • Construction water will be channelized properly before disposal into municipal drain.
v	Arrangement shall be made that waste water and storm water do not get mixed.	We will take care and make arrangements for the same.
vi	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.	We will focus on using pre-mixed concrete to reduce the use of water.
vii	The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.	Ground Water level monitored regular from MoEF recognized laboratory
viii	Permission to draw ground water for construction of basement if any shall be	Noted

	obtained from the competent Authority prior to construction/operation of the project.	
ix	Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor-based control.	Water Level Controllers with timers will be used for Water Pumps. Low Flow water efficient fixtures will be used to reduce pressure on water.
x	The Energy Conservation Building code shall be strictly adhered to.	Noted & complied.
xi	All the topsoil excavated during construction activities should be stored for use in horticulture/landscape development within the project site	Top soil will be used for landscaping & left out soil will be used for land filling.
xii	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.	Noted & complied.
xiii	Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.	Noted
xiv	PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance.	Noted.
xv	The diesel generator sets to be used during construction phase should be low Sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.	Good quality DG sets are installed on construction site confirming Environment (Protection) Rules prescribed for air and noise emission standards & as per CPCB norms, Proper Maintenance, safe storage of fuel.
xvi	PP to strictly adhere to all the conditions	Noted.

	mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance.	
xvii	Vehicles hired for transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport & Highways Department. The vehicle shall be adequately covered to avoid spillage/leakages.	Noted.
xviii	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.	The Noise level as well as air pollution is monitored regularly from MoEF Recognized Laboratory. Environmental Monitoring report is attached herewith. Annexure -V
xix	Diesel power generating sets proposed as source of backup power for elevators and common area illumination during construction phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low Sulphur diesel is preferred. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.	Noted.
xx	Regular supervision of the above and other measures for monitoring should be in place all through the construction	Noted & complied.

	phase, so as to avoid disturbance to the surroundings by a separate environment cell /designated person.	
B) Operation phase: -		
I	The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the premises. c) Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.	Segregation of garbage will be done. Total Solid waste – 13482.00 kg Biodegradable Waste – 7592 kg Non - Biodegradable Waste – 5543 kg STP Dry Sludge – 259 kg/day E-Waste – 88 kg/day Dry waste will be handed over to SWACH and Wet waste will be converted into manure from OWC.
II	E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.	Noted.
III	The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Treated effluent emanating from STP shall be recycled/ reused to the maximum extent possible. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP. b) PP to give 100 % treatment to sewage /Liquid waste and explore the possibility to recycle at least 50 % of water, Local authority should ensure this.	Noted & will be complied.
IV	Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA	Allotment/ occupation will be given after installation of environmental infrastructure & certification from

	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.	appropriate authority.
V	The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.	We shall give proper facilities to the project site.
VI	Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully initialized and no public space should be utilized.	An appropriate measure has been taken to avoid traffic congestion. Ample parking space has been provided and there is no provision to utilize public space for parking at construction or operational phase of the project.
VII	PP to provide adequate electric charging points for electric vehicles (EVs).	Noted
VIII	Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.	We will follow the CPCB norms for Green Belt Plantation of trees for operational phase will start in mid of construction phase.
IX	A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.	We provide separate Environment Management Cell for implementation of stipulated environmental safeguards.
X	Separate funds shall be allocated for implementation of environmental protection measures/EMP along with	Provision made for separate funds for implementation of environmental protection measures/EMP and same has been included in project cost. In

	<p>item-wise breaks-up. This 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.</p>	<p>this regard all the reporting will be done on timely manner to concerned authorities.</p>
XI	<p>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://parivesh.nic.in</p>	<p>Noted</p>
XII	<p>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.</p>	<p>Complied. 6 monthly monitoring reports attached herewith.</p>
XIII	<p>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.</p>	<p>Complied</p>
XIV	<p>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</p>	<p>Complied EC Compliance report enclosed herewith. Annexure - VI</p>

	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.	
C General EC Conditions: -		
I	PP has to strictly abide by the conditions stipulated by SEAC& SEIAA	We observe strict compliance of conditions stipulated by SEAC & SEIAA
II	If applicable Consent for Establishment" shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy shall be submitted to the Environment department before start of any construction work at the site.	Noted. We have secured Consent wide No.-Application in process
III	Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.	We have obtained environment clearance copy is attached herewith. Annexure –VI (Granted EC Copy)
IV	The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in hard copies as well as by e-mail) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.	Complied EC Compliance report enclosed herewith.
V	The environmental statement for each financial year ending 31st March in Form-	Noted & will be complied.

	V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.	
VI	No further Expansion or modifications, other than mentioned in the EIA Notification, 2006 and its amendments, shall be carried out without prior approval of the SEIAA. In case of deviations or alterations in the project proposal from those submitted to SEIAA for clearance, a fresh reference shall be made to the SEIAA as applicable to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.	Noted
VII	This environmental clearance is issued subject to obtaining NOC from Forestry & Wild life angle including clearance from the standing committee of the National Board for Wild life as if applicable & this environment clearance does not necessarily implies that Forestry & Wild life clearance granted to the project which will be considered separately on merit	Noted
4.	The environmental clearance is being issued without prejudice to the action initiated under EP Act or any court case pending in the court of law and it does not	Noted



	<p>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.</p>	
5.	<p>In case of submission of false document and non-compliance of stipulated conditions. Authority/ Environment Department will revoke or suspend the Environmental Clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.</p>	Noted
6.	<p>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.</p>	Noted
7.	<p>Validity of Environment Clearance: The environmental clearance accorded shall be valid for a period of 7 Years as per EIA notifications 2006, and amendments by MoEF&CC Notifications dated 29th April 2015</p>	Noted
8.	<p>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)</p>	Noted

	Act, 1986 and rules there under, Hazardous Wastes (Management and Handling) Rules, 1989 and its amendments, the public Liability Insurance Act, 1991 and its amendments.	
9.	Any appeal against this Environment clearance shall lie with the National Green Tribunal (Western Zone Bench, Pune), New Administrative Building, 1stFloor, D-, Wing, Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.	Noted

Monitoring Reports





Recognised by Ministry of Environment and Forests (MoEF) / Central Pollution Control Board Govt. of India (CPCB) and ISO/IEC 17025:2017 (NABL), ISO 9001:2015, ISO 45001 : 2018 and ISO 14001 : 2015 Certified Company

TEST REPORT				
Test Report No: -	GESEC/PRO/AAQM/2023-24/10/1223	Report Date	27/10/2023	
Sample ID: -	GESEC/PRO/AAQM/2022-23/10/1223			
Name & Address of the Customer	M/s Kakade Estate Developers Pvt. Ltd. "Residential and Commercial Project" S. No. 7/1, 7/3, 7/4, 8/1,8/2, 8/3, 8/4, 8/5, 8/6, 105/1, 105/2, 105/3, 105/4, 105/5, 105/6, 105/7, 105/8, 105/9, 105/11/1, 105/12/1, 106/1A, 106/1B, 106/1C, 106/2A, 107, 108, 109, 110, 111, 113/2, 114, 115/1, 115/2, 115/3, 115/4, 115/5, 115/6, 115/7, 115/8, 115/10, 115/11, 115/12, 115/13, 116, 118/1, 118/2, 119/1, 119/2, 122/2, 123/1, 124, 125/1, 125/3, 125/4, 130/2A, 130/2B, 143, 202, 203 At Village Bhugaon, Taluka Mulshi, Pune, Maharashtra.			
Ambient Air Sample Details				
Type	Sampling Location	Sampling done by		
Ambient Air	Near Main Gate	UEPL		
Sampling Time				
Start Time	Stop Time	Total Hrs.		
10.50 Am	06.50 Pm	08 Hrs.		
Metrological Data/Environmental Conditions				
Ambient Temperature °C	28.5	Wet Bulb Temperature °C	20	
Dry Bulb Temperature °C	28.5	Relative Humidity % RH	55.3	
Date of Sampling	Sample Receipt Date	Analysis Start Date	Analysis End Date	
22/10/2023	23/10/2023	23/10/2023	27/10/2023	
Parameters	Method	Unit	NAAQ Standards	Result
Sulphur Dioxide (SO ₂)	IS:5182 (PART 2):2017	µg/m ³	≤ 80	20.23
Nitrogen Dioxide (NO ₂)	IS:5182 (PART 6):2018	µg/m ³	≤ 80	25.47
Particulate Matter PM ₁₀	IS:5182 (PART 4):2019	µg/m ³	≤ 100	49.96
Particulate Matter PM _{2.5}	IS:5182 (PART 24):2019	µg/m ³	≤ 60	22.52
Remark- All above results are within National Ambient Air Quality standards. ➤ BDL-Below Detectable Limit.				
		 Mr. Vinod Hande (Technical Manager) Reviewed & Authorized By		
		END OF REPORT		

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- We strictly maintain the confidentiality of all test result of sample(s) collected by us/ supplied by customer and not revel to third party unless required by the statutory or legal requirement.
- MoEF approved Lab by Govt. of India. From date. 16/02/2022 to 29/02/2024.

Recognised by Ministry of Environment and Forests (MoEF) / Central Pollution Control Board Govt. of India (CPCB) and ISO/IEC 17025:2017 (NABL), ISO 9001:2015, ISO 45001 : 2018 and ISO 14001 : 2015 Certified Company

TEST REPORT				
Test Report No: -	GESEC/PRO/ANLM/2023-24/10/1224	Report Date	27/10/2023	
Sample ID: -	GESEC/PRO/ANLM/2023-24/10/1224			
Name & Address of the Customer	M/s Kakade Estate Developers Pvt. Ltd. "Residential and Commercial Project" S. No. 7/1, 7/3, 7/4, 8/1,8/2, 8/3, 8/4, 8/5, 8/6, 105/1, 105/2, 105/3, 105/4, 105/5, 105/6, 105/7, 105/8, 105/9, 105/11/1, 105/12/1, 106/1A, 106/1B, 106/1C, 106/2A, 107, 108, 109, 110, 111, 113/2, 114, 115/1, 115/2, 115/3, 115/4, 115/5, 115/6, 115/7, 115/8, 115/10, 115/11, 115/12, 115/13, 116, 118/1, 118/2, 119/1, 119/2, 122/2, 123/1, 124, 125/1, 125/3, 125/4, 130/2A, 130/2B, 143, 202, 203 At Village Bhugaon, Taluka Mulshi, Pune, Maharashtra.			
Ambient Noise Sample Details				
Type	Ambient Noise			
Sampling done by	UEPL			
Standard method	As Per IS: 9989:2020			
Date of Sampling	Sample Receipt Date	Analysis Start Date	Analysis End Date	
22/10/2023	22/10/2023	22/10/2023	22/10/2023	
Test Location	Unit	Average Noise Level Readings		CPCB Standards dB(A)
		Day	Night	
Near Main Gate	dB (A)	60.7	48.3	65/55
Remark-				
<ul style="list-style-type: none"> > All above Noise level results are within Central Pollution Control Board Standards limit. > Day - 65/55 dB (A) . 				
			 Mr. Vinod Hande (Technical Manager) Reviewed & Authorized By	

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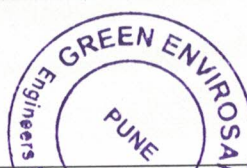
TEST REPORT				
Test Report No :GESEC/PRO/W/2023-24/10/1225	Date of Reporting	27/10/2023		
Sample ID : GESEC/PRO/W/2023-24/10/1225	Sample Details	Ground Water		
Name & Address of the Customer - M/s Kakade Estate Developers Pvt. Ltd. "Residential and Commercial Project" S. No. 7/1, 7/3, 7/4, 8/1,8/2, 8/3, 8/4, 8/5, 8/6, 105/1, 105/2, 105/3, 105/4, 105/5, 105/6, 105/7, 105/8, 105/9, 105/11/1, 105/12/1, 106/1A, 106/1B, 106/1C, 106/2A, 107, 108, 109, 110, 111, 113/2, 114, 115/1, 115/2, 115/3, 115/4, 115/5, 115/6, 115/7, 115/8, 115/10, 115/11, 115/12, 115/13, 116, 118/1, 118/2, 119/1, 119/2, 122/2, 123/1, 124, 125/1, 125/3, 125/4, 130/2A, 130/2B, 143, 202, 203 At Village Bhugaon, Taluka Mulshi, Pune, Maharashtra.	Type of Sample	Water		
	Volume Of Sample	1 Lit plastic Bottle		
	Sample Status	Sealed		
	Sample Collected By	UEPL		
	Date of Sample Collection	22/10/2023		
	Date of Sample received in lab	23/10/2023		
	Analysis start Date	23/10/2023		
	Analysis End Date	27/10/2023		
	WATER ANALYSIS REPORT			
	Parameter	Result	Unit(s)	Standard Method
Physical Parameter				
Colour	Clear	Hazen	IS:3025 (Part 4):2021	
Turbidity	<1	NTU	IS:3025 (Part 10):2019	
TDS	289.32	mg/l	IS:3025 (Part 16):2017	
Chemical Parameter				
pH	7.10	--	APHA 4500 H ⁺ , A, 23 rd Ed.2017	
Total Hardness	155.32	mg/l	IS:3025 (Part 21):2019	
Residual Chlorine	<0.1	mg/l	IS:3025 (Part 26):2019	
Sulphate	44.19	mg/l	IS:3025 (Part 24):2019	
Chloride	23.05	mg/l	IS:3025 (Part 32):2019	
Total Alkalinity	150.0	mg/l	IS:3025 (Part 23):2019	
Calcium (as Ca)	23.89	mg/l	IS:3025 (Part 40):2018	
Magnesium (as Mg)	18.23	mg/l	IS:3025 (Part 46):2019	
Elemental Analysis				
Iron as Fe	0.032	mg/l	IS:3025 (Part 2):2019	
Microbiological Parameter				
Total Coliform	Present	Per 100ml	IS 15185:2016	
<i>E.coli.</i>	Absent	Per 100ml	IS 15185:2016	
		 Mr. Vinod Hande (Technical Manager) Reviewed & Authorized By		
		END OF REPORT		

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TEST REPORT				
Test Report No	GESEC/PRO/ST/2023-24/10/1226	Report Date	27/10/2023	
Sample ID: -	GESEC/PRO/ST/2023-24/10/1226			
Name & Address of the Customer	M/s Kakade Estate Developers Pvt. Ltd. "Residential and Commercial Project" S. No. 7/1, 7/3, 7/4, 8/1,8/2, 8/3, 8/4, 8/5, 8/6, 105/1, 105/2, 105/3, 105/4, 105/5, 105/6, 105/7, 105/8, 105/9, 105/11/1, 105/12/1, 106/1A, 106/1B, 106/1C, 106/2A, 107, 108, 109, 110, 111, 113/2, 114, 115/1, 115/2, 115/3, 115/4, 115/5, 115/6, 115/7, 115/8, 115/10, 115/11, 115/12, 115/13, 116, 118/1, 118/2, 119/1, 119/2, 122/2, 123/1, 124, 125/1, 125/3, 125/4, 130/2A, 130/2B, 143, 202, 203 At Village Bhugaon, Taluka Mulshi, Pune, Maharashtra.			
Sample Details				
Sample collection Date	Sample receipt Date	Analysis start Date	Analysis complete Date	
22/10/2023	23/10/2023	23/10/2023	27/10/2023	
Stack Details				
Stack No/ID	Stack Attached to		Sampling done by	
S-1	DG SET 650 KVA		UEPL	
Shape	Round	Fuel Used	HSD	
Diameter/ Dimensions (m)	0.2032	Pressure(mmWG)	3.7	
Height (m)	5.0			
Temperature (k)	396	Velocity (m/s)	7.48	
Gas Volume (Nm ³ /Hr)	657.44			
Parameters	Method	Unit	Limit	Result
Particulate Matter	IS 11255 (Part 1) 2019	mg/NM ³	<150	56.32
Sulphur Dioxide (SO ₂)	IS 11255 (Part 2) 2019	mg/NM ³	--	24.35
Sulphur Dioxide (SO ₂)	IS 11255 (Part 2) 2019	Kg/day	--	0.38
Remarks-				
➤ All above results are well within MPCB Limit.				
			 Mr. Vinod Hande (Technical Manager) Reviewed & Authorized By	

END OF REPORT

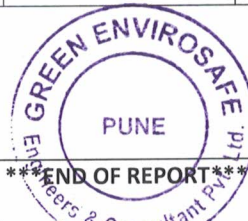
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TEST REPORT					
Report No: GESEC/PRO/SO/2023-24/10/1227		Date of Report		27/10/2023	
Sample ID: GESEC/PRO/SO/2023-24/10/1227		Date of Sampling		22/10/2023	
Name and Address of the Customer – M/s Kakade Estate Developers Pvt. Ltd. "Residential and Commercial Project" S. No. 7/1, 7/3, 7/4, 8/1,8/2, 8/3, 8/4, 8/5, 8/6, 105/1, 105/2, 105/3, 105/4, 105/5, 105/6, 105/7, 105/8, 105/9, 105/11/1, 105/12/1, 106/1A, 106/1B, 106/1C, 106/2A, 107, 108, 109, 110, 111, 113/2, 114, 115/1, 115/2, 115/3, 115/4, 115/5, 115/6, 115/7, 115/8, 115/10, 115/11, 115/12, 115/13, 116, 118/1, 118/2, 119/1, 119/2, 122/2, 123/1, 124, 125/1, 125/3, 125/4, 130/2A, 130/2B, 143, 202, 203 At Village Bhugaon, Taluka Mulshi, Pune, Maharashtra.		Start Date of Analysis		23/10/2023	
		End Date of Analysis		27/10/2023	
		Sample Details		soil	
		Nature of sample		solid	
		Sample Collected By		UEPL	
Parameter	Result	Unit	Standard Method		
pH	6.89	---	ICARDA-Methods of soil, Plant and water analysis, Page No. 65-66:2001		
Electrical Conductivity	256.47	µs/cm	Manual Soil Testing in India (Dept of Agriculture and cooperation, Ministry of Agri Gov. of India, page No.81-82: 2011		
Available Manganese as Mn	4.41	mg/kg	Manual Soil Testing in India (Dept of Agriculture and cooperation, Ministry of Agri Gov. of India, page No.113: 2011		
Available Nitrogen	1.25	%	Manual Soil Testing in India (Dept of Agriculture and cooperation, Ministry of Agri Gov. of India, page No.89-90: 2011		
Available Phosphorus	10.32	kg/ha	Manual Soil Testing in India (Dept of Agriculture and cooperation, Ministry of Agri Gov. of India, page No.95-98: 2011		
Available Potassium	257.8	kg/ha	Methods Manual, Soil Testing in India (Dept of Agriculture and Cooperation, Ministry of Agri. Government of India, page No.99:2011		
Sodium adsorption ratio	4.11	mmolc/l	ISRIC, Page No.13-58/59:2002		
Total Nitrogen	0.032	%	IS: 14684:2019		
Exchangeable calcium	8.82	meq/ 100g	Manual Soil Testing in India (Dept of Agriculture and cooperation, Ministry of Agri Gov. of India, page No.102-105: 2011		
Exchangeable Magnesium	2.44	meq/ 100g	Manual Soil Testing in India (Dept of Agriculture and cooperation, Ministry of Agri Gov. of India, page No.102-105: 2011		
Total Zinc as Zn	132	mg/kg	USEPA-3050B,Rev 2 December (1996)		
Total Copper as Cu	31	mg/kg	USEPA-3050B,Rev 2 December (1996)		
Lead as Pb	95.2	mg/kg	USEPA-3050B,Rev 2 December (1996)		
Total Manganese as Mn	32.99	mg/kg	USEPA-3050B,Rev 2 December (1996)		



Hande

Mr. Vinod Hande
(Technical Manager)
Reviewed & Authorized By

END OF REPORT

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Copy of Environmental Clearance

ENVIRONMENTAL
CLEARANCE



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

To,

The Director
KAKADE ESTATE DEVELOPERS PVT LTD
Kakade Capital 1205 shivajinagar -411005

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

Sir/Madam,

This is in reference to your application for Environmental Clearance (EC) in respect of project submitted to the SEIAA vide proposal number SIA/MH/INFRA2/417564/2023 dated 09 Feb 2023. The particulars of the environmental clearance granted to the project are as below.

- | | |
|--|--|
| 1. EC Identification No. | EC23B038MH186919 |
| 2. File No. | SIA/MH/INFRA2/417564/2023 |
| 3. Project Type | New |
| 4. Category | B |
| 5. Project/Activity including Schedule No. | 8(a) Building and Construction projects |
| 6. Name of Project | Proposed Residential and Commercial development at Bhugaon by Kakade Estate Developers Pvt. Ltd. |
| 7. Name of Company/Organization | KAKADE ESTATE DEVELOPERS PVT LTD |
| 8. Location of Project | MAHARASHTRA |
| 9. TOR Date | N/A |

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

Date: 26/09/2023

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

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

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and Virtuous Environmental Single-Window Hub)



STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

No. SIA/MH/INFRA2/417564/2023
Environment & Climate Change
Department
Room No. 217, 2nd Floor,
Mantralaya, Mumbai- 400032.

To
M/s. Kakade Estate Developers Pvt. Ltd.,
Village Bhugaon, Taluka - Mulshi, Pune.

Subject : Environment Clearance for Proposed Residential and Commercial development Project At S. No. 7/1, 7/3, 7/4, 8/1,8/2, 8/3, 8/4, 8/5, 8/6, 105/1, 105/2, 105/3, 105/4, 105/5, 105/6, 105/7, 105/8, 105/9, 105/11/1, 105/12/1, 106/1A, 106/1B, 106/1C, 106/2A, 107, 108, 109, 110, 111, 113/2, 114, 115/1, 115/2, 115/3, 115/4, 115/5, 115/6, 115/7, 115/8, 115/10, 115/11, 115/12, 115/13, 116, 118/1, 118/2, 119/1, 119/2, 122/2, 123/1, 124, 125/1, 125/3, 125/4, 130/2A, 130/2B, 143, 202, 203 At Village Bhugaon, Taluka - Mulshi, Pune, Maharashtra by M/s. Kakade Estate Developers Pvt. Ltd.

Reference : Application no. SIA/MH/INFRA2/417564/2023

This has reference to your communication on the above-mentioned subject. The proposal was considered by the SEAC-3 in its 174th meeting under screening category 8 (b) B1 as per EIA Notification, 2006 and recommend to SEIAA. Proposal then considered in 264nd (Day-1) meeting of State Level Environment Impact Assessment Authority (SEIAA) held on 08.08.2023.

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

1.	PARIVESH Proposal number	SIA/MH/INFRA2/417564/2023	
2.	Name of Project	Proposed Residential and Commercial development Project At S. No. 7/1, 7/3, 7/4, 8/1, 8/2, 8/3, 8/4, 8/5, 8/6, 105/1, 105/2, 105/3, 105/4, 105/5, 105/6, 105/7, 105/8, 105/9, 105/11/1, 105/12/1, 106/1A, 106/1B, 106/1C, 106/2A, 107, 108, 109, 110, 111, 113/2, 114, 115/1, 115/2, 115/3, 115/4, 115/5, 115/6, 115/7, 115/8, 115/10, 115/11, 115/12, 115/13, 116, 118/1, 118/2, 119/1, 119/2, 122/2, 123/1, 124, 125/1, 125/3, 125/4, 130/2A, 130/2B, 143, 202, 203 At Village Bhugaon, Taluka - Mulshi, Pune, Maharashtra by M/s. Kakade Estate Developers Pvt. Ltd.	
3.	Project category	8b (B1)	
4.	Type of Institution	Private	
5.	Project Proponent	Name	M/s. Kakade Estate Developers Pvt. Ltd. Mr. Name: Sanjay Kakade Director Authorized person : Chandrakant Boda – Director
		Regd. Office address	Address: Kakade Capital, 1205, Shirole Road, J M Road, Shivajinagar, Pune
		Contact number	+91 9823040002
		e-mail	sanjaykakadegroup85@gmail.com
6.	Consultant	M/s. Mahabal Enviro Engineers Pvt Ltd. Address: Plot No. F-7, Road No. 21, Wagle Estate Thane-400604, Maharashtra Email id : mahabal.thane@gmail.com	

7.	Applied for	Greenfield Project				
8.	Details of previous EC	-				
9.	Location of the project	7/1, 7/3, 7/4, 8/1, 8/2, 8/3, 8/4, 8/5, 8/6, 105/1, 105/2, 105/3, 105/4, 105/5, 105/6, 105/7, 105/8, 105/9, 105/11/1, 105/12/1, 106/1A, 106/1B, 106/1C, 106/2A, 107, 108, 109, 110, 111, 113/2, 114, 115/1, 115/2, 115/3, 115/4, 115/5, 115/6, 115/7, 115/8, 115/10, 115/11, 115/12, 115/13, 116, 118/1, 118/2, 119/1, 119/2, 122/2, 123/1, 124, 125/1, 125/3, 125/4, 130/2A, 130/2B, 143, 202, 203 At Village Bhugaon, Taluka - Mulshi, Pune, Maharashtra				
10.	Latitude and Longitude	Latitude -18030'29.18" N Longitude -73044'46.19" E				
11.	Total Plot Area (m ²)	5,12,989.00				
12.	Deductions (m ²)	-				
13.	Net Plot area (m ²)	5,12,989.00				
14.	Proposed FSI area (m ²)	As per ToR proposed	As per IOD sanctioned			
		14,08,566.01	5,27,038.44			
15.	Proposed non-FSI area (m ²)	As per ToR proposed	As per IOD sanctioned			
		3,79,131.18	4,56,537.24			
16.	Proposed TBUA (m ²)	As per ToR proposed	As per IOD sanctioned			
		17,87,697.19	9,83,575.68			
17.	TBUA (m ²) approved by Planning Authority till date	Applied Total construction area - 9,83,575.68 m ²				
18.	Ground coverage (m ²) & %	-				
19.	Total Project Cost (Rs.)	Rs.1050,00,00,000/-				
20.	CER as per MoEF& CC circular Dated 01/05/2018	Activi ty	Location	Cost(Rs.)	Duration	
		Details attached				
Details of Building Configuration: <Please use following legends: Floor=F, Parking=Pk, Podium=Po, Stilt=St, Lower Ground=LG, Upper Ground=UG, Basement=B, Shops=Sh>					Reason for Modification / Change	
Previous EC/ Existing Building		Proposed Configuration				
Building No	Configuration	Height (m)	Building Name	Configuration	Height (m)	As per IOD Updated
			Sector 1 –Wing A1-A3 (3 buildings)	B2+B1+S T.PARK. +12	37.20	
			Sector 1 –Wing B1 (1 building)	B2+B1+S T.PARK. +12	37.20	

			Sector 1 –Wing B2 (1 building)	B2+B1+S T.PARK. +21	62.85	
			Sector 1 –Wing B3 – B4 (2 buildings)	B2+B1+S T.PARK. +19	57.15	
			Sector 1 –Wing B5 (1 building)	B2+B1+S T.PARK. +24	57.15	
			Sector 1 –Wing C1-C3 (3 buildings)	B2+B1+S T.PARK. +23	68.55	
			Sector 1 –Wing C4-C7 (4 buildings)	B2+B1+S T.PARK. +22	65.70	
			Sector 1 –Wing D1 -D2 (2 buildings) MHADA	B2+B1+S T.PARK. +12	37.20	
			Sector 1 –Wing D3 (1 building) MHADA	B2+B1+S T.PARK. +13	40.05	
			Sector 1 –Wing D4 -D5 (2 buildings) MHADA	B2+B1+S T.PARK. +14	42.90	
			Sector 1 –Wing D6 -D9 (4 buildings) MHADA	B2+B1+S T.PARK. +16	48.60	
			Sector 1 –Wing D10 -D11 (2 buildings) MHADA	B2+B1+S T.PARK. +17	51.45	
			Sector 1 –Wing D12 -D13 (2 buildings) MHADA	B2+B1+S T.PARK. +19	57.15	
			Sector 1 - Club house	G+1	3.75	
			Sector 1 – Conv. Shop No 1	G	7.30	
			Sector 2 Wing A1-A8 (8 buildings)	B2+B1+S T.PARK. +12	37.20	
			Sector 2 Wing B1 (1 building)	B2+B1+S T.PARK. +15	45.75	
			Sector 2 Wing B2 (1 building)	B2+B1+S T.PARK. +16	48.60	

			Sector 2 Wing B3 (1 building)	B2+B1+S T.PARK. +17	51.45	
			Sector 2 Wing B4 – B5 (2 buildings)	B2+B1+S T.PARK. +19	57.45	
			Sector 2 Wing C1 - C4 (4 buildings)	B2+B1+S T.PARK. +12	37.20	
			Sector 2 Wing C5 – C7 (3 buildings)	B2+B1+S T.PARK. +13	40.05	
			Sector 2 Wing D1 – D2 (2 buildings)	B2+B1+S T.PARK. +20	60.00	
			Sector 2 Wing D3 (1 building)	B2+B1+S T.PARK. +18	54.30	
			Sector 2 Wing D4 (1 building)	B2+B1+S T.PARK. +16	48.60	
			Sector 2 Wing D5 – D6 (2 buildings)	B2+B1+S T.PARK. +15	45.75	
			Sector 2 Wing D7 – D11 5 buildings)	B2+B1+S T.PARK. +12	37.20	
			Sector 2 - Club house	G+1	3.75	
			Sector 2 – Conv. Shop No 2	G	7.30	
			Sector 6 BUNGALOW TYPE- 01	G + 02	11.20	
			Sector 6 BUNGALOW TYPE- 02	G + 02	11.80	
			Sector 6 BUNGALOW TYPE- 03	G + 02	11.80	
			Sector 6 Conv. Shop No 3 to 10	G	3.75	
			Sector 8 Commercial -01	B2+B1+G R.PARK. +21	78.00	
			Sector 8 Commercial -02	B2+B1+G R.PARK. +23	86.00	
			School building	G+7	30.00	
			Sector 5 Commercial 03	Ground Parking	4.20	

21.	Total number of tenements	As per TOR - Wings 58 and Bungalows 639) As per IOD = (Wings 58 and Bungalows 597 and Commercial -02 nos and parking building)																			
			<table border="1"> <thead> <tr> <th></th> <th>Tenements</th> <th>Population</th> </tr> </thead> <tbody> <tr> <td>Sector 1</td> <td>2195</td> <td>10,975</td> </tr> <tr> <td>Sector 2</td> <td>2009</td> <td>10,045</td> </tr> <tr> <td>Sector 6</td> <td>589</td> <td>2,356</td> </tr> <tr> <td>Amenities</td> <td></td> <td>5,787</td> </tr> <tr> <td>Sector 8</td> <td></td> <td>11,216</td> </tr> </tbody> </table>		Tenements	Population	Sector 1	2195	10,975	Sector 2	2009	10,045	Sector 6	589	2,356	Amenities		5,787	Sector 8		11,216
			Tenements	Population																	
		Sector 1	2195	10,975																	
		Sector 2	2009	10,045																	
		Sector 6	589	2,356																	
Amenities		5,787																			
Sector 8		11,216																			
Residential tenements – 4793 Nos. Residential population - 23,376 No. Commercial Population - 17,003No.																					
Total Population –40,379 Nos.																					
Provision of Amenities like School, Police station, Fire station, Bus Station, Play area, Open space, Community Health Care, Vegetable Market, Fish market, STP, OWC MSEB, conv. Shops, burial ground etc																					
Water Budget	Dry Season (CMD)		Wet Season (CMD)																		
	Fresh Water	2528.00	Fresh Water	2528.00																	
	Recycled Flush	1391.00	Recycled	1391.00																	
	Swimming Pool	0.0	Swimming Pool	0.0																	
	Club House	16.00	Club House	16.00																	
	Gardening Landscape & Play area	442.00	Gardening	00																	
	Total Water Requirement	4378.00	Total Water Requirement	3935.00																	
	Waste water generation	3543.00	Waste water generation	3543.00																	
	Excess water	1533.00	Excess water	1974.00																	
22.	Water Storage Capacity Firefighting/ UGT	Domestic UG tank Capacity: 2449 CMD Flushing UG tank Capacity: 2395 CMD Fire UG tank Capacity: As per NOC																			
23.	Source of water	PMC																			
24.	Rainwater Harvesting (RWH)	Level of the Ground water table:	Summer Season – 14.57 m. to 21.26 m. BGL. (17.92 M. Average) Rainy Season – 5.68 m. to 8.94 BGL. (7.31 M. Average) Winter Season – 10.13 m. to 15.10 m. BGL. (12.62 M. Average)																		
		Size and no. of RWH tank (s) and Quantity:	NA																		
		Quantity and size of recharge pits:	Roof top : 3.00 m. X 3.00 m. X 1.75 m. ; and 52 Nos. Surface : 3.00 m. X 3.00 m. X 1.50 and 92 pits																		
		Details of UGT tanks if any:	Domestic – NA Flushing – NA Fire – NA																		
		Sewage generation in CMD:	3543																		
		STP technology:	MBBR																		

25.	Sewage and Wastewater	Capacity of STP (CMD):	1 x 1350 CMD (370+980) 1 x 1230 CMD (450+780) 1 x 290 CMD 1 x 230 CMD (210+20) 1 x 460 CMD Total 5 no and capacity 3,560 CMD	
26.	Solid Waste Management during Construction Phase	Type	Quantity (kg/d)	Treatment/disposal
		Dry waste:	70	Handed over to authorized recycler for further handling & disposal
		Wet waste:	105	Purpose
		Construction waste	4,29,070 m3	Topsoil to be preserved & excavated earth material will be used for filling of plinth area
27.	Solid Waste Management during Operation Phase	Type	Quantity (kg/d)	Treatment/disposal
		Total waste	13,135	Municipal waste and dry waste
		Dry waste:	5543	Handed over to authorized recycler for further handling & disposal purpose
		Wet waste:	7592	OWC
		Hazardous waste	NA	-
		Biomedical waste	NA	-
		E-Waste (kg/year)	88/day (31,680/ year)	Handed over to authorized recycler for further handling & disposal purpose
		OWC area in	744	Location on ground
		STP Sludge (dry)	259 kg/day	To be used as manure for Gardening purpose
28.	Green Belt Development	Total RG area (m2):		88,359 m2
		Existing trees on plot:		135 no
		Number of trees to be planted:		6773 Nos.
		Number of trees to be cut:		NA
		Number of trees to be transplanted:		27 No.
29.	Power requirement:	Source of power supply:		MSEDCL
		During Construction Phase Demand Load):		70 kW
		During Operation phase (Connected load):		34206 kW
		During Operation phase (Demand load):		18202 kW
		Transformer:		37 nos x 630 KVA
		DG set:		6 Nos x 500 kVA 1 no x 320 kVA.
		Fuel used:		HSD
30.	Details of Energysaving	21%		
31.	Environmental	Type	Details	Cost

	Management plan budget during Construction phase	Capital	Air & Noise and Water, Land Biological and Socio Economic		-	
		O&M			130.7	
32.	Environmental Management plan Budget during Operation phase	Component	Details	Capital (Rs.) in Lakh	O&M (Rs. Lakh/Y)	
		Sewage treatment	STP plant	488.83	137.80	
		Water treatment	NA	--	--	
		RWH & SWD	RWH Pits and SWD	64.8	0.78	
		Swimming Pool	NA			
		Solid Waste	OWC	156.50	34.98	
		Biomedical waste	NA	--	--	
		Hazardous waste	NA	--	--	
		E-waste	Authorized vendor	Including Solid waste		
		Storm Water	Network	Provided	Provided	
		Green belt development	Plantation	935.84	188.28	
		Energy	Solar & LED	933.60	18.67	
		Environmental Monitoring	Through laboratory	-	6	
		Disaster Management	Provided	551	53	
			Total		3130.57	439.51
33.	Traffic Management	Type	Required as per DCR	Actual Provided		Area per parking (m2)
		4-Wheeler	Sector 1 - 737	Sector 1 - 737	Parking area – 4W – 35,862.50 m2	
			Sector 2 - 733	Sector 2 - 733		
			Sector 6 - 303	Sector 6 - 303		
			Sector 8 - 889	Sector 8 - 889		
			School building - 70	School building - 70		
			Visitor - 137	Visitor - 137		
			Total - 2869	Total - 2869		
			Visitor - 137			
			Total - 2869			
	Sector 1 - 2205	Sector 1 - 2205	Parking area – 2W – 16,040 m2			
	Sector 2 - 2012	Sector 2 - 2012				
	Sector 6 - 614	Sector 6 - 614				
	Sector 8 - 2668	Sector 8 - 2668				

		2-Wheeler	School building - 140	School building - 140	
			Visitor - 381	Visitor - 381	
			Total - 8020	Total - 8020	
		Bicycles	Sector 1 - 2205	Sector 1 - 2205	Parking area – Cycle – 8,020 m2
			Sector 2 - 2012	Sector 2 - 2012	
			Sector 6 - 614	Sector 6 - 614	
			Sector 8 - 2668	Sector 8 - 2668	
			School building - 140	School building - 140	
			Visitor - 381	Visitor - 381	
			Total - 8020	Total - 8020	
		4W	2869	2869	Total Parking area – 59,922.50 m2
		2W	8020	8020	
		Cycle	8020	8020	
34.	Details of Court cases/ litigations w.r.t. the project and project location if any.			NA	

3. The proposal has been considered by SEIAA in its 264nd (Day-1) meeting held on 08.08.2023 and decided to accord Environment Clearance to the said project under the provisions of Environment Impact Assessment Notification, 2006 subject to implantation of following terms and conditions-

Specific Conditions:

A. SEAC Conditions-

1. PP to submit coordinated layout details of sector 3, 4 and 7.
2. PP to undertake that they will construct the project as per the sanctioned area only.
3. PP to implement the mitigation measures for noise and air pollution.
4. PP to submit the Water NoC, solid waste management NoC and Tree cutting NoC.
5. PP to provide electric charging facility by providing charging points at suitable places as per Maharashtra Electric Vehicle Policy, 2021.
6. PP to ensure that, the water proposed to be used for construction phase should not be drinking water. They can use recycled water or tanker water for proposed construction.

B. SEIAA Conditions-

1. PP has provided mandatory RG area of 51298.90 m2 on mother earth. Local planning authority to ensure the compliance of the same.
2. This EC is restricted for Wing A1, A2, A3, B1, B2, C4, D1 to D9 from sector 1 up to 35.30 m height only, for Wing B5, C1, C2, C3, C5, C6, C7 from sector 1 up to 57.50 m height only, for Wing A1 to A6, C1 to C3, D7 to D11 from sector 2 up to 28.50 m height only, for Sector 8 up to 70.50 m height only and for sector 8A up to 60.50 m height only as per MoD NOC.
3. PP to keep open space unpaved so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.
4. PP to achieve at least 5% of total energy requirement from solar/other renewable sources.

5. 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.
6. SEIAA after deliberation decided to grant EC for-FSI- 5,27,038.44 m2, Non FSI- 4,56,537.24 m2, total BUA-9,83,575.68 m2. (Plan approval No-outward no 3683/23-24, dated-03.08.2023) (Restricted as per approval)

General Conditions:

a) Construction Phase :-

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

norms prescribed by Ministry of Road Transport & Highways Department. The vehicle shall be adequately covered to avoid spillage/leakages.

- XVII. Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.
- XVIII. Diesel power generating sets proposed as source of backup power for elevators and common area illumination during construction phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel is preferred. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.
- XIX. Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell /designated person.

B) Operation phase:-

- I. a) The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the premises. c) Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.
- III. a) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Treated effluent emanating from STP shall be recycled/ reused to the maximum extent possible. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP. b) PP to give 100 % treatment to sewage /Liquid waste and explore the possibility to recycle at least 50 % of water, Local authority should ensure this.
- IV. Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement.
- V. The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.
- VI. Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.
- VII. PP to provide adequate electric charging points for electric vehicles (EVs).

- VIII. Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.
- IX. A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.
- X. Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes.
- XI. The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at parivesh.nic.in
- XII. A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.
- XIII. The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, SO₂, NO_x (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.

C) General EC Conditions:-

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

In case of deviations or alterations in the project proposal from those submitted to

SEIAA for clearance, a fresh reference shall be made to the SEIAA as applicable to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.

VII. This environmental clearance is issued subject to obtaining NOC from Forestry & Wild life angle including clearance from the standing committee of the National Board for Wild life as if applicable & this environment clearance does not necessarily implies that Forestry & Wild life clearance granted to the project which will be considered separately on merit.

4. The environmental clearance is being issued without prejudice to the action initiated under EP Act or any court case pending in the court of law and it does not mean that project proponent has not violated any environmental laws in the past and whatever decision under EP Act or of the Hon'ble court will be binding on the project proponent. Hence this clearance does not give immunity to the project proponent in the case filed against him, if any or action initiated under EP Act.

5. This Environment Clearance is issued purely from an environment point of view without prejudice to any court cases and all other applicable permissions/ NOCs shall be obtained before starting proposed work at site.

6. In case of submission of false document and non-compliance of stipulated conditions, Authority/ Environment Department will revoke or suspend the Environment clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.

7. Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification, 2006, amended from time to time.

8. The above stipulations would be enforced among others under the Water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention and Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986 and rules there under, Hazardous Wastes (Management and Handling) Rules, 1989 and its amendments, the public Liability Insurance Act, 1991 and its amendments.

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



Pravin Darade
(Member Secretary, SEIAA)

Copy to:

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

Signature Not Verified

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

Date: 9/26/2023 11:34:16 AM

Commencement Certificates

महत्तम अनुज्ञेय चटईक्षेत्र प्रमाणपत्र

पुणे महानगर प्रदेश विकास प्राधिकरणासाठी शासनाची अधिसूचनाक्र. टीपीएस-

१८१७/१२४६/प्र.क्र.४०/१८/२०/(४)/नवि-१३, दि. ११/१२/२०१८ रोजीच्या मंजूर नियमावलीतील टेबल क्र. १८ नुसार

जा.क्र. ३६८३/२३-२४

अनुसूची -अ

दि. ०३/०८/२०२३

PROFORMA - I AREA STATEMENT- PMRDA DCPR 2018		
	ON S. NO. 7/1 & Other	Sq.Mt
	AT VILLAGE – Bhugaon, TALUKA -MULASHI, DISTRICT – PUNE	
1	AREA OF PLOT AS PER 7/12	512989.00
2	AS PER DEMARCATION	513071.37
3	AREA OF PLOT AS PER SITE	512989.00
4	MINIMUM AREA CONSIDERD FOR THIS PROPOSAL	512989.00
5	DEDUCTIONS FOR	
	a) AREA UNDER For Sloping 1:5	21019.86
	b) AREA UNDER 15.0M WIDE ROAD WIDENING	----
	c) AREA UNDER GREEN BELT	----
	TOTAL (a + b + C)	21019.86
6	GROSS AREA OF THE PLOT (4-5)	512989.00
7	DEDUCTIONS FOR	
	a) OPEN SPACE (5%)	25742.00
	b) AMENITY SPACE (15%)	-----
8	NET PLOT AREA (6-7b)	512989.00
9	BUILT UP AREA W.R.T. BASIC FSI AS PER ROAD WIDTH (8 X 1.00)	512989.00
10	ADDITIONAL FOR	
	a. 40% TDR 15 M Road	---
	b. IN-SITU AREA AGAINST AMENITY 7b X 2	--
	c. PREMIUM FSI AREA (subject to maximum of 0.70 of s.no.6)	359092.30
	d. TDR AREA	
11	TOTAL PERMISSIBLE F.S.I (a + b+ c + d) (Max 1.7)	872081.30
12	PROPOSED FSI Residential 354814.84 + Comm 110649.41 + Mhada 61574.19	5,27,038.44
13	NON FSI	4,56,537.24
14	Total FSI + Non FSI (12 + 13)	9,83,575.68

नोट :- १) सदरचे महत्तम अनुज्ञेय चटईक्षेत्र दाखला वास्तुविशारद यांचे मार्फत दाखल नकाशाच्या अनुषंगाने देण्यात आलेले असून अर्जदाराने बृहत आराखडा मंजूर झालेनंतर त्यामधील सेक्टर निहाय विकास परवानगी करिता सविस्तर बांधकाम नकाशे सादर केलेनंतर जागा पाहणी करून त्याची स्वतंत्ररित्या विकास नियंत्रण व प्रोत्साहन नियमावलीनुसार छाननी करून आवश्यक त्या अटींसह मंजूरी देणेबाबतची कार्यवाही वेळोवेळी करण्यात येईल. सदर महत्तम अनुज्ञेय चटईक्षेत्र व नकाशे केवळ EC करिता देण्यात येत आहेत.

२) प्रारूप विकास आराखडा मंजूरीनंतर प्रस्तावित प्रारूप विकास आराखड्यातील रस्ते दर्शविणे व त्यानुसार नकाशे मंजूर करून घेणे अर्जदार / विकसक / जमिनमालक यांचेवर बंधनकारक राहिल.

- This Area Statement & Drawings are issued as indication for Maximum Permissible Built up area for Environmental Clearance only and shall not be considered as permission/commitment under section 44 of MRTP Act 1966. And above table represents maximum permissible built up area as per PMRDA DCPR 2018

सोबत : रेखांकन नकाशा

प्रति,

आर्कि. श्री. मनोज तातुसकर

(मा. महानगर नियोजनकार यांच्या मध्यतेने)



महानगर नियोजनकार (वि.प)

पुणे महानगर प्रदेश विकास प्राधिकरण, पुणे करिता

01/01
 03/03/2023



TOTAL PROPOSED F.S.I. STATEMENT

SECTOR	VILLA NO.	BLDG. NAME	NO. OF BLDGS	NO. OF FLOOR	HEIGHT OF BLDGS	COMM.	RESL.	TOTAL AREA	BALCONY AREA	STAIRCASE AREA	FIRE STAIRCASE AREA	TOTAL TENE.
SECTOR 1	TOWER A1 TO A3	B2+H1+ST.PARK+12	3	37.20 M.	0	0	3951.49 X 3 = 11854.47	11854.47	1501.44	378.00	494.2800	46 X 3 = 138
	TOWER B1	B2+H1+ST.PARK+12	1	37.20 M.	0	0	5533.62 X 1 = 5533.62	5533.62	627.18	118.9200	175.68	82 X 1 = 82
	TOWER B2	B2+H1+ST.PARK+12	1	62.85 M.	0	0	9702.23 X 1 = 9702.23	9702.23	1102.2300	208.11	307.44	144 X 1 = 144
	TOWER B3 TO B4	B2+H1+ST.PARK+19	2	57.15 M.	0	0	8762.35 X 2 = 17524.70	17524.70	376.58	556.32	130 X 2 = 260	
	TOWER B5	B2+H1+ST.PARK+24	1	71.40 M.	0	0	11051.20 X 1 = 11051.20	11051.20	1254.3600	237.84	351.60	164 X 1 = 164
	TOWER C1 TO C3	B2+H1+ST.PARK+13	3	65.85 M.	0	0	8813.85 X 3 = 26441.55	26441.55	2166.63	923.91	999.81	111 X 3 = 333
	TOWER C4 TO C7	B2+H1+ST.PARK+22	4	65.70 M.	0	0	8418.80 X 4 = 33675.20	33675.20	2067.78	883.74	956.34	106 X 4 = 424
	TOWER D1 TO D2 (MHADA)	B2+H1+ST.PARK+12	2	37.20 M.	0	0	2610.51 X 2 = 5221.02	5221.02	240.48	234.00	347.52	46 X 2 = 92
	TOWER D3 (MHADA)	B2+H1+ST.PARK+13	1	40.05 M.	0	0	2835.37 X 1 = 2835.37	2835.37	130.71	126.75	188.24	50 X 1 = 50
	TOWER D4 TO D5 (MHADA)	B2+H1+ST.PARK+14	2	42.90 M.	0	0	3060.23 X 2 = 6120.46	6120.46	282.36	273.00	405.44	54 X 2 = 108
TOWER D6 TO D9 (MHADA)	B2+H1+ST.PARK+16	4	48.60 M.	0	0	3509.95 X 4 = 14039.80	14039.80	324.24	312.00	463.36	62 X 4 = 248	
TOWER D10 TO D11 (MHADA)	B2+H1+ST.PARK+17	2	51.45 M.	0	0	3683.66 X 2 = 7367.32	7367.32	339.78	331.50	492.32	65 X 2 = 130	
TOWER D12 TO D13 (MHADA)	B2+H1+ST.PARK+19	2	57.15 M.	0	0	4133.38 X 2 = 8266.76	8266.76	381.66	370.50	550.24	73 X 2 = 146	
CONV. SHOP 1	GROUND	3.75 M.	187.08	X 1 = 187.08	0	0	187.08	0.00	0.00	0.00	0 X 1 = 0	
TOWER A1 TO A8	B2+H1+ST.PARK+12	8	37.20 M.	0	0	3951.49 X 8 = 31611.92	31611.92	4001.84	108	1318.0800	46 X 8 = 368	
TOWER B1	B2+H1+ST.PARK+15	1	45.75 M.	0	0	6943.44 X 1 = 6943.44	6943.44	788.64	148.60	219.60	103 X 1 = 103	
TOWER B2	B2+H1+ST.PARK+16	1	48.60 M.	0	0	7413.38 X 1 = 7413.38	7413.38	842.48	158.5600	234.24	110 X 1 = 110	
TOWER B3	B2+H1+ST.PARK+17	1	51.45 M.	0	0	7822.47 X 1 = 7822.47	7822.47	886.95	168.4700	248.88	116 X 1 = 116	
TOWER B4 TO B5	B2+H1+ST.PARK+19	2	57.15 M.	0	0	8762.35 X 2 = 17524.70	17524.70	1989.18	376.5800	556.32	130 X 2 = 260	
TOWER C1 TO C4	B2+H1+ST.PARK+22	4	65.70 M.	0	0	4610.96 X 4 = 18443.84	18443.84	1510.32	642.72	695.52	58 X 4 = 232	
TOWER C5 TO C7	B2+H1+ST.PARK+13	3	65.85 M.	0	0	5005.93 X 3 = 15017.79	15017.79	1231.59	522.21	565.11	63 X 3 = 189	
TOWER D1 TO D2 (MHADA)	B2+H1+ST.PARK+12	2	37.20 M.	0	0	4358.24 X 2 = 8716.48	8716.48	402.60	300.00	579.20	77 X 2 = 154	
TOWER D3 (MHADA)	B2+H1+ST.PARK+13	1	54.30 M.	0	0	3908.52 X 1 = 3908.52	3908.52	180.36	175.50	260.64	69 X 1 = 69	
TOWER D4 (MHADA)	B2+H1+ST.PARK+16	1	48.60 M.	0	0	3509.95 X 1 = 3509.95	3509.95	162.12	156.00	231.68	62 X 1 = 62	
TOWER D5 & D6 (D5 1ST TO 7TH FL MHADA)	B2+H1+ST.PARK+15	2	45.75 M.	0	0	3285.09 X 2 = 6570.18	6570.18	303.30	292.50	434.40	58 X 2 = 116	
TOWER D7 & D11	B2+H1+ST.PARK+12	5	37.20 M.	0	0	2610.11 X 5 = 13050.55	13050.55	601.20	585.00	868.80	46 X 5 = 230	
CONV. SHOP 2	GROUND	3.75 M.	81.11	X 1 = 81.11	0	0	81.11	0.00	0.00	0.00	0 X 1 = 0	
PARKING	GR. PARKING	4.20 M.	0.00	X 3 = 0.00	0.00	0.00	0.00	0.00	0.00	0.00	0 X 3 = 0	
BUNGLOW TYPE 1	GR.+02	11.20 M.	171.91	X 34 = 5844.94	5844.94	484.50	589.08	0.00	34 X 1 = 34			
BUNGLOW TYPE 2	GR.+02	11.80 M.	216.46	X 214 = 46322.44	46322.44	1123.50	3601.82	0.00	214 X 1 = 214			
BUNGLOW TYPE 3	GR.+02	11.80 M.	208.43	X 341 = 71074.63	71074.63	0.00	0.00	0.00	341 X 1 = 341			
CONV. SHOP 3	GROUND	3.75 M.	123.85	X 1 = 123.85	0	123.85	0.00	0.00	0.00	0.00	0 X 1 = 0	
CONV. SHOP 4	GROUND	3.75 M.	123.85	X 1 = 123.85	0	123.85	0.00	0.00	0.00	0.00	0 X 1 = 0	
CONV. SHOP 5	GROUND	3.75 M.	81.11	X 1 = 81.11	0	81.11	0.00	0.00	0.00	0.00	0 X 1 = 0	
CONV. SHOP 6	GROUND	3.75 M.	81.11	X 1 = 81.11	0	81.11	0.00	0.00	0.00	0.00	0 X 1 = 0	
CONV. SHOP 7	GROUND	3.75 M.	81.11	X 1 = 81.11	0	81.11	0.00	0.00	0.00	0.00	0 X 1 = 0	
CONV. SHOP 8	GROUND	3.75 M.	81.11	X 1 = 81.11	0	81.11	0.00	0.00	0.00	0.00	0 X 1 = 0	
CONV. SHOP 9	GROUND	3.75 M.	96.38	X 1 = 96.38	0	96.38	0.00	0.00	0.00	0.00	0 X 1 = 0	
CONV. SHOP 10	GROUND	3.75 M.	59.56	X 1 = 59.56	0	59.56	0.00	0.00	0.00	0.00	0 X 1 = 0	
COMMERCIAL BLDG. 01	B2+H1+GR.PARK+21	78.00 M.	74000.00	X 1 = 74000.00	0	74000.00	0.00	0.00	0.00	0.00	0 X 1 = 0	
COMMERCIAL BLDG. 02	B2+H1+GR.PARK+23	86.00 M.	27601.53	X 1 = 27601.53	0	27601.53	0.00	0.00	0.00	0.00	0 X 1 = 0	
SCHOOL BLDG	GR.+07	30.00 M.	8051.61	X 1 = 8051.61	0	8051.61	0.00	0.00	0.00	0.00	0 X 1 = 0	
TOTAL			662			110649.41	416389.03	527038.44	0.00	0.00	0.00	4793
LESS MHADA AREA						61574.19	61574.19	0.00	0.00	0.00	0.00	0
BALANCE BUILT-UP AREA						354814.84	465464.25	26918.9000	13599.7400	12501.06	0.00	0

slope 1:5 _21, 000 sq m as declared in earlier EC meeting

F.S.I. NON F.S.I. STATEMENT

1 TOTAL F.S.I. PROPOSED (WITH MHADA)	5,27,038.44
2 NON F.S.I. AREA	
A. PROPOSED PARKING AREA (Basement 1+ Basement 1+ 5th Flr)	2,28,188.80
B. PROPOSED OVER HEAD WATER TANK/LIFT MACHINE ROOM AREA	1,880.00
C. COMMERCIAL BLDG. TOP SLAB AREA	65,236.38
D. COMMERCIAL BLDG. TOP SLAB AREA	18,308.91
E. PROPOSED U.G. TANK AREA	780.00
F. PROPOSED DG. AREA	1,912.00
G. PROPOSED CWC AREA	3,027.00
H. PROPOSED S.T.P. AREA	5,339.00
I. PROPOSED SECURITY CABIN AREA	100.00
J. ARCHITECTURAL PROJECTION	6,020.00
K. CLUB HOUSE AREA	1,286.60
L. BALCONY AREA	26,918.59
M. STAIRCASE & FIRE STAIRCASE AREA	26,100.80
3 TOTAL NON F.S.I. AREA	4,98,537.24
4 TOTAL F.S.I. + NON F.S.I. AREA	6,83,575.68

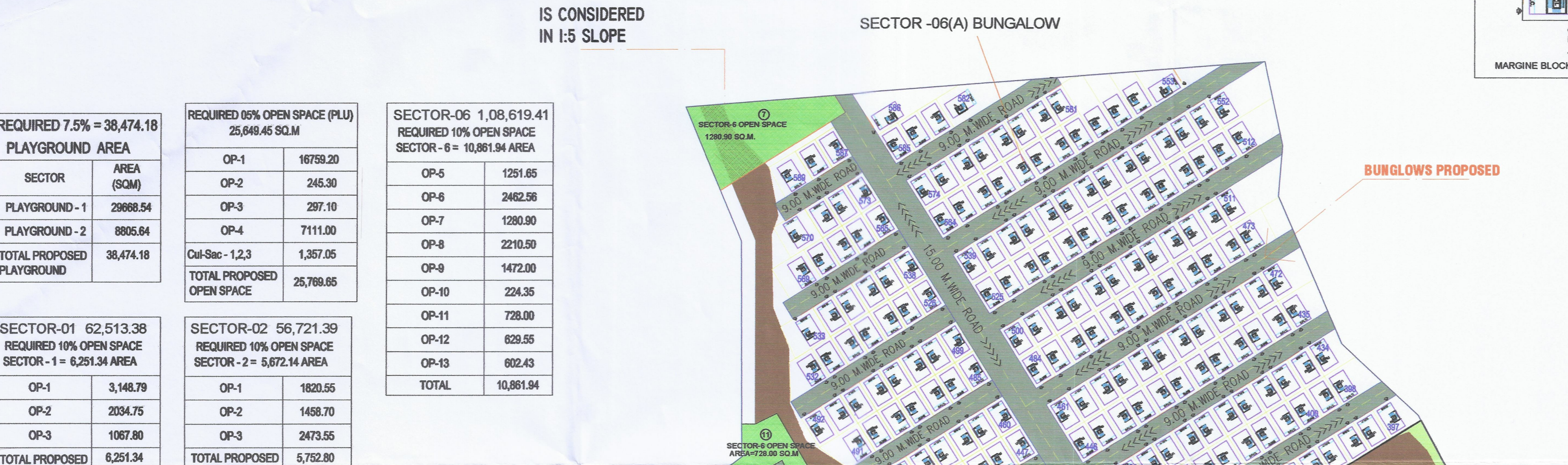
PLOT AREA STATEMENT

AREA DETAIL	AREA (SQ.M)
TOTAL PLOT AREA	512989.00
AREA UNDER 1:5 SLOPE	21,000.00
PLAYGROUND 7.5%	38,474.18
AREA UNDER COMMERCIAL PLOT 10%	51,300.00
AREA FOR LOCAL PLANNING AUTHORITY 0.127%	6,547.70
LAND FOR LOCAL PLANNING AUTHORITY 0.02%	10,259.78
AREA UNDER MSEB STATION	8,800.00

SECTOR 1	CLUB HOUSE 01	1	GR.+01	7.30 M.	333.30	X 1 = 333.30	0	333.30
SECTOR 2	CLUB HOUSE 02	1	GR.+01	7.30 M.	333.30	X 1 = 333.30	0	333.30
SECTOR 6	CLUB HOUSE 03	1	GR.+01	7.30 M.	620.00	X 1 = 620.00	0	620.00
TOTAL		3			1286.60		0	1286.60

TOTAL PROPOSED MHADA F.S.I. STATEMENT

SECTOR	BLDG. NAME	NO. OF BLDGS	NO. OF FLOOR	HEIGHT OF BLDGS	COMM.	RESL.	TOTAL AREA
SECTOR 1	TOWER D1 TO D2 (MHADA)	2	B2+H1+ST.PARK+12	37.20 M.	0	0	2610.51 X 2 = 5221.02
	TOWER D3 (MHADA)	1	B2+H1+ST.PARK+13	40.05 M.	0	0	2835.37 X 1 = 2835.37
	TOWER D4 TO D5 (MHADA)	2	B2+H1+ST.PARK+14	42.90 M.	0	0	3060.23 X 2 = 6120.46
	TOWER D6 TO D9 (MHADA)	4	B2+H1+ST.PARK+16	48.60 M.	0	0	3509.95 X 4 = 14039.80
	TOWER D10 TO D11 (MHADA)	2	B2+H1+ST.PARK+17	51.45 M.	0	0	3683.66 X 2 = 7367.32
	TOWER D12 TO D13 (MHADA)	2	B2+H1+ST.PARK+19	57.15 M.	0	0	4133.38 X 2 = 8266.76
	TOWER D1 TO D2 (MHADA)	2	B2+H1+ST.PARK+20	60.00 M.	0	0	4358.24 X 2 = 8716.48
	TOWER D3 (MHADA)	1	B2+H1+ST.PARK+18	54.30 M.	0	0	3908.52 X 1 = 3908.52
	TOWER D4 (MHADA)	1	B2+H1+ST.PARK+16	48.60 M.	0	0	3509.95 X 1 = 3509.95
	TOWER D5 (1ST TO 7TH FL MHADA)	1	B2+H1+ST.PARK+15	45.75 M.	0	0	1588.51 X 1 = 1588.51
TOTAL		18				61574.19	61574.19



REQUIRED 7.5% = 38,474.18 PLAYGROUND AREA

SECTOR	AREA (SQ.M)
PLAYGROUND-1	2888.54
PLAYGROUND-2	8805.84
TOTAL PROPOSED PLAYGROUND	38,474.18

REQUIRED 10% OPEN SPACE SECTOR-1 = 62,513.38

OP-1	OP-2	OP-3	TOTAL PROPOSED OPEN SPACE
3,148.79	2,954.75	1,987.80	6,291.34

REQUIRED 10% OPEN SPACE SECTOR-2 = 4,824.34 AREA

OP-1	OP-2	OP-3	TOTAL PROPOSED OPEN SPACE
1,882.65	1,488.70	2,452.99	5,824.34

REQUIRED 10% OPEN SPACE SECTOR-06 = 1,08,619.41

OP-4	OP-5	OP-6	OP-7	OP-8	OP-9	OP-10	OP-11	OP-12	OP-13	TOTAL
1251.65	2462.58	2911.00	2280.00	2292.59	1472.00	243.35	728.00	629.55	892.43	10,861.94

REQUIRED 10% OPEN SPACE SECTOR-06 PLOTS BUNGLOW - 1 TO 589

OP-1	OP-2	OP-3	TOTAL PROPOSED OPEN SPACE
1,882.65	1,488.70	2,452.99	5,824.34

PARKING STATEMENT

SECTOR	PARKING	PARKING REQUIRED		
		CAR	SCOOTER	CYCLE
SECTOR 1	TOWER A1 TO A8	1	3	3
	03 TEN. HAVING CARPET AREA 60 TO 100 SQ.M.	1	3	3
	FOR 138 TENEMENTS	46	138	138
	TOWER B1 TO B8	1	3	3
	03 TEN. HAVING CARPET AREA 60 TO 100 SQ.M.	1	3	3
	FOR 650 TENEMENTS	217	650	650
	TOWER C1 TO C7	1	3	3
	03 TEN. HAVING CARPET AREA 60 TO 100 SQ.M.	1	3	3
	FOR 179 TENEMENTS	263	757	757
	TOWER D1 TO D13 (MHADA)	1	3	3
03 TEN. HAVING CARPET AREA 60 TO 100 SQ.M.	1	3	3	
FOR 650 TENEMENTS	217	650	650	
CONV. SHOP '1'	2	6	6	
FOR EVERY 100 SQ.M. CARPET AREA (BAP 187.08) LESS 12.5% CARPET AREA=183.70 SQ.M.	04	10	10	
TOWER A1 TO A8	1	3	3	
03 TEN. HAVING CARPET AREA 60 TO 100 SQ.M.	1	3	3	
FOR 389 TENEMENTS	194	388	388	
TOWER B1 TO B8	1	3	3	
03 TEN. HAVING CARPET AREA 60 TO 100 SQ.M.	1	3	3	
FOR 589 TENEMENTS	197	589	589	
TOWER C1 TO C7	1	3	3	
03 TEN. HAVING CARPET AREA 60 TO 100 SQ.M.	1	3	3	
FOR 421 TENEMENTS	140	421	421	
TOWER D1 TO D11 (MHADA)	1	3	3	

No Objection Certificates

वनपरिक्षेत्र अधिकारी, पौड, तालुका मुळशी, जिल्हा पुणे यांचे कार्यालय

विषय :- मौजे भूगांव, ता. मुळशी, मा.स.न. ७/१, ७/३, ७/४, ८/१ पैकी, ८/२ पैकी, ८/३, ८/४, ८/५, ८/६, १०५/१, १०५/२, १०५/४, १०६/१अ पैकी, १०६/१ब पैकी, १०६/१क पैकी, १०६/२अ, १०७, १०८, १०९, ११०, १११ पैकी, ११३/२, ११४, ११५/१, ११५/२, ११५/३, ११५/५, ११५/६, ११५/७, ११५/८, ११५/११, ११५/१२, ११५/१३, ११६ पैकी, ११८/२, ११९/१, १२२/२, १२३/१, १२४, १२५/३, १२५/४, १३०/२अ, १३०/२ब, १४३ पैकी, २०२, २०३ पैकी एकुण ५१.२९८९ हेक्टर क्षेत्र राखीव किंवा खाजगी वनात येत नसलेबाबत दाखला मिळणेबाबत.....

जा.क्रमांक ब/जमिन/ २५१ /सन २०१४-१५,
पौड, दिनांक : १९/८/२०१४.

प्रति,

संचालक,
काकडे इस्टेट डेव्हलपर्स प्रा.लि.,
काकडे कॅम्पिटल, १२०५,
शिवाजीनगर, पुणे.

संदर्भ :- आपला दिनांक ०७/०८/२०१४ रोजीचा अर्ज.

आपलेकडील वरील संदर्भिय अर्जान्वये विषयांकीत या कार्यालयाकडून खालीलप्रमाणे माहिती आपणांस कळविण्यात येत आहे.

मौजे भूगांव, ता. मुळशी, जिल्हा पुणे येथील वरील अर्जात नमूद केलेले सर्व्हे नंबर ७/१, ७/३, ७/४, ८/१ पैकी, ८/२ पैकी, ८/३, ८/४, ८/५, ८/६, १०५/१, १०५/२, १०५/४, १०६/१अ पैकी, १०६/१ब पैकी, १०६/१क पैकी, १०६/२अ, १०७, १०८, १०९, ११०, १११ पैकी, ११३/२, ११४, ११५/१, ११५/२, ११५/३, ११५/५, ११५/६, ११५/७, ११५/८, ११५/११, ११५/१२, ११५/१३, ११६ पैकी, ११८/२, ११९/१, १२२/२, १२३/१, १२४, १२५/३, १२५/४, १३०/२अ, १३०/२ब, १४३ पैकी, २०२, २०३ पैकी, एकुण ५१.२९८९ हेक्टर या कार्यालयातील अभिलेख तपासले असता सदरचे सर्व्हे नंबर राखीव, संरक्षित तसेच अवर्गीकृत वनांतर्गत येत नाही. तसेच सदरचे सर्व्हे नंबर खाजगी वनांतर्गत येत नसल्याचे या कार्यालयातील उपलब्ध अभिलेखावरून दिसून येत आहे.

तरी सदर प्रकरणी आपण मागणी केलेप्रमाणे वरील माहिती आपणांस देणेस येत आहे.


Range Forest Officer
Paud

तहसिल कार्यालय मुळशी
क्रं. जमिन/कावि/१७६/१४
दिनांक ११/०९/२०१४

प्रति,

श्री. संजय दत्तात्रय काकडे
रा. काकडे इस्टेट डेव्ह. प्रा. लि.
पुणे.

विषय :- आदिवासी जमिन नसले बाबत प्रमाण पत्र मिळणे बाबत.
मौजे भुगांव ता. मुळशी जि. पुणे येथील जमिन स.नं. ७/१,
७/३, ७/४, ८/१ पैकी, ८/२ पैकी, ८/३, ८/४, ८/५, ८/६,
१०५/१, १०५/२, १०५/४, १०६/१अ पैकी, १०६/१ब पैकी,
१०६/१ क पैकी, १०६/२अ, १०७, १०८, १०९, ११०, १११ पैकी,
११३/२, ११४, ११५/१, ११५/२, ११५/३, ११५/५, ११५/६,
११५/७, ११५/८, ११५/११, ११५/१२, ११५/१३, ११६ पैकी,
११८/२, ११९/१, ११२/२, १२३/१, १२४, १२५/३, १२५/४,
१३०/२अ, १३०/२ब, १४३ पैकी, २०२, २०३ पैकी,

संदर्भ :- आपला दिनांक ११/०९/२०१४ रोजीचा अर्ज.

२/- उपरोक्त संदर्भिय विषयान्वये प्राप्त झालेल्या प्रकरणात आपण मौजे भुगांव ता.
मुळशी जि. पुणे येथील जमिन स.नं. ७/१, ७/३, ७/४, ८/१ पैकी, ८/२ पैकी, ८/३, ८/४, ८/५,
८/६, १०५/१, १०५/२, १०५/४, १०६/१अ पैकी, १०६/१ ब पैकी, १०६/१ क पैकी, १०६/२अ,
१०७, १०८, १०९, ११०, १११ पैकी, ११३/२, ११४, ११५/१, ११५/२, ११५/३, ११५/५, ११५/६,
११५/७, ११५/८, ११५/११, ११५/१२, ११५/१३, ११६ पैकी, ११८/२, ११९/१, ११२/२, १२३/१, १२४,
१२५/३, १२५/४, १३०/२अ, १३०/२ब, १४३ पैकी, २०२, २०३ पैकी, एकूण क्षेत्र ५१.२९.८९
हेक्टर या जमिनी आदिवासी विभागात येत नाहीत या बाबतचे प्रमाण पत्र मिळणे बाबत विनंती
केली आहे.

सदर अर्जदार यांचे विनंतीनुसार मौजे भुगांव ता. मुळशी जि. पुणे येथील जमिन स.नं. ७/१, ७/३, ७/४, ८/१ पैकी, ८/२ पैकी, ८/३, ८/४, ८/५, ८/६, १०५/१, १०५/२, १०५/४, १०६/१ अ पैकी, १०६/१ ब पैकी, १०६/१ क पैकी, १०६/२अ, १०७, १०८, १०९, ११०, १११ पैकी, ११३/२, ११४, ११५/१, ११५/२, ११५/३, ११५/५, ११५/६, ११५/७, ११५/८, ११५/११, ११५/१२, ११५/१३, ११६पैकी, ११८/२, ११९/१, ११२/२, १२३/१, १२४, १२५/३, १२५/४, १३०/२अ, १३०/२ब, १४३ पैकी, २०२, २०३ पैकी, एकूण क्षेत्र ५१.२९.८९ हेक्टर या मिळकतीचे गाव नमुना १ क (नविन शर्तीचे जमिनीची नोंद वही), गाव नमुना नं. ३ (दुमाला जमिनीची नोंदवही) व गाव कामगार तलाठी भुगांव यांचेकडील दवंडी अहवाल व सदरील नोंदवह्या पाहता सदर जमिन कु.का.क.३६ अ अंतर्गत येत नाहीत असे नमुद असलेचे दिसून येत आहे.

सबब, सदर जमिनी या मंडळ अधिकारी पिरंगुट व कामगार तलाठी, यांचेकडील अहवालवरून व सदर गावचे अभिलेखा वरून आदिवासींच्या जमिनी नाहीत अथवा आदिवासी विभागात येत नसलेचे दिसून येत आहे.


तहसिलदार मुळशी

प्रत :- मा.जिल्हाधिकारी, जिल्हाधिकारी कार्यालय पुणे, यांजकडे माहितीस्तव सविनय सादर.



महाराष्ट्र कृष्णा खोरे विकास महामंडळ
मुख्य अभियंता (जसं), जलसंपदा विभाग, पुणे
सिंचन भवन, मंगळवार पेठ, बारणे रोड, पुणे- ४११०११
कार्यालय (०२०) २६१२०५०५ / २६१२५०७४ फॅक्स (०२०) २६१२६०१५

जा.क्र.मुअ(जसं)/(६५/२०१८)/प्रशा-८/

१०५०७५

दिनांक :

12 NOV 2018

प्रति,

अधीक्षक अभियंता,
पुणे पाटबंधारे मंडळ, पुणे

विषय : मॉटव्हर्ट एलिजन्स लि. भुगांव ता. मुळशी जि. पुणे या संस्थेस मौ. भुगाव ता. मुळशी जि. पुणे येथील नियोजित निवासी गृहप्रकल्पातील लोकांना घरगुती वापरासाठी मुळशी/मुळा नदीतून पाणी उचलण्यासाठी योजना कार्यान्वीत करण्यास मुदतवाढ मिळणेबाबत

संदर्भ : १) शासन निर्णय क्रमांक संकीर्ण २०१२/(३४३/१२)/सिव्य(धो), दि. ०९.१०.२०१२
२) प्रदेश कार्यालयाचे जापन जा.क्र.मुअ/काअ-२/सिंचन/प्रशा-८/६९५०, दि. २७.१२.२०१२
३) अधीक्षक अभियंता, पुणे पाटबंधारे मंडळ, पुणे यांचे पत्र जा.क्र.पुपामं/बिसिमशा/१०९९१, दि. २४.१०.२०१८

उपरोक्त संदर्भीय पत्र क्र.१ व २ अन्वये, मॉटव्हर्ट एलिजन्स लि. भुगांव ता. मुळशी जि. पुणे या संस्थेस मौजे- भुगाव ता. मुळशी जि. पुणे येथील नियोजित निवासी गृहप्रकल्पातील लोकांना मुळशी/मुळा नदीमधून घरगुती (पिण्यासाठी) पाणीवापरासाठी वार्षिक ०.२१६ दलघमी इतके बिगर सिंचन आरक्षण मंजूर केले आहे. त्याप्रमाणे सदर संस्था सिंचन पुर्नस्थापणा खर्च रु.२९.११/-लक्ष व दोन महिन्याची आगाऊ पाणीपट्टी रु.११,२६३/- भरून जलसंपदा विभागासोबत दि. ०९.०५.२०१३ रोजी पुढील सहा वर्षासाठी करारनामा केलेला आहे.

सदर जापनामधील अट क्र.२१ नुसार, सदर संस्था जापन निर्गमित झाल्याच्या दिनांकापासून तीन वर्षांमध्ये योजना कार्यान्वीत करून मंजूर पाणी आरक्षणाप्रमाणे पाणीवापर केला पाहिजे, तसे न केल्यास ३ वर्षांनंतर सदर परवाना आपोआप रद्द होईल, असे नमूद आहे. त्याप्रमाणे जापनाच्या दिनांकापासून तीन वर्षांच्या आत संस्थेने योजना कार्यान्वीत केली नाही व मंजूर आरक्षणाप्रमाणे पाणीवापर केला नाही.

त्यानुषंगाने संदर्भीय पत्र क्र.३ अन्वये, सदर संस्थेची योजना कार्यान्वीत करण्यासाठी मुदतवाढीचा प्रस्ताव सादर केला आहे. त्यामध्ये सदर संस्थेने जागेवरील बांधकाम परवानगीचे अधिकार पूर्वी जिल्हाधिकारी यांना होते व एप्रिल २०१५ पासून पुणे महानगर क्षेत्र विकास प्राधिकरणास दिलेले आहेत व त्यांच्याकडून अद्याप बांधकाम परवाना प्राप्त झालेला नाही, त्यामुळे बांधकाम सुरु करता आले नाही. तसेच सद्यस्थितीत संस्थेचा प्लॅन रिवाईज करणे, आर्थिक मंवीमुळे निवासी प्रकल्प राबविणे व त्यासाठी करावयाचा आर्थिक भार सहन करणे शक्य होत नसल्याने, पाईपलाईनला स्थानिक शेतक-यांचा असलेला विरोध केल्यामुळे बांधकाम सुरु करता आले नसल्याचे संस्थेला योजना कार्यान्वीत करण्यासाठी पुढील ४८ महिन्याची मुदतवाढ मिळण्याची विनंती केलेली आहे.

तसेच सदर संस्था करारनाम्यातील मंजूर अटीप्रमाणे मंजूर कोटयाच्या ९०% प्रमाणे येणारी पाणीपट्टी संस्था नियमितपणे जलसंपदा विभागाकडे भरणा करीत असल्यामुळे संस्थेकडे कोणत्याही प्रकारची पाणीपट्टी थकबाकी नसल्याचे मंडळ कार्यालयाने कळविलेले आहे

त्यानुसार, संस्थेची अडचण लक्षात घेऊन जापनातील अट क्रमांक २१ नुसार तीन वर्षासाठी दि. २६.१२.२०१५ पर्यंत असलेली मुदतवाढ पुढील ४८ महिन्याकरीता वाढवून दि. २६.१२.२०१९ पर्यंत योजना कार्यान्वीत करण्यास मुदतवाढ मिळण्याची विनंती केली आहे.

संस्थेस शासन निर्णय क्रमांक संकीर्ण २०१४/(४३/१४)/सिव्य(धो), दि. २७.०२.२०१८ व मजनिप्रा यांचे ठोकजल दर आदेश क्र. ०१/२०१८ व ०२/२०१८ दि. ११.०१.२०१८ मधील मुद्या क्र. ४ नुसार, पाणीपट्टी आकारणीच्या अधीन राहून मुदतवाढ देण्यांत येत आहे.

मुख्य अभियंता (जसं)
जलसंपदा विभाग, पुणे
३१/११/१०

2

महाराष्ट्र कृषि खाते विकास महामंडळ, पुणे
मुख्य अभियंता (जसं) जलसंपदा विभाग, पुणे.

सिंचनभवन, मंगळवार पेठ, बारणे रोड, पुणे-४११०११

जा.क्र.मुअ/काअ-२/सिंचन/प्रशा-८/(३१/१२) - ६९५०

दिनांक 27 DEC 2012

ज्ञापन

पु. पा. वि. पुणे-१
श.अ.
उ.का.अ.
स.क्र.
वि.
व.क्र.
मार्क

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११११३

विषय :- मुळा नदीतून यिजित गृहप्रकल्पासाठी घरगुती वापरासाठी पाणी उचलण्यास परवानगी मिळणे बाबत.
मॉटव्हर्ट एलिजन्स लि.भुगांव ता.मुळशी जि.पुणे

संदर्भ : शासन निर्णय क्र.संकीर्ण २०१२/(३४३/१२)/सि.व्य/(धे) दिनांक ०९/१०/२०१२

उपरोक्त विषयी शासनाचे संदर्भीय दिनांक ०९/१०/२०१२ चे पत्रानुसार मॉटव्हर्ट एलिजन्स लि.भुगांव ता.मुळशी जि.पुणे या योजनेस पिण्याचे पाणी वापरास मुळा नदीतून पाणी उचलण्यास कायमस्वरूपी खालीलप्रमाणे मंजूरी देण्यास मान्यता देण्यात येत आहे.

अ.क्र.	पाणी वापराचा तपशील	निव्वळ वापर (दलघमी)	बाष्पीभवन वहन तुट (दलघमी)	एकूण वार्षिक पाणी मंजूरी (दलघमी)
१	पिण्यासाठी(घरगुती वापर)	०.१८०	०.०३६	०.२१६
२	औद्योगिक वापरासाठी	-	-	-
	एकूण	०.१८०	०.०३६	०.२१६

२/- सदरची मंजूरीमुळे मुळा नदी प्रकल्पाच्या सिंचन क्षमतेमध्ये २९.११ हेक्टर क्षेत्राची कपात करण्यात येत आहे.

३/- सदरची मान्यता खालील अटी व शर्तीनुसार देण्यात येत आहे.

अटी व शर्ती :-

- वरील संदर्भीय शासन निर्णय सोबत जोडण्यात येत आहे. त्यातील सर्व अटी व शर्ती संस्थेस बंधनकारक राहतील.
- अर्जदार संस्था स्वखर्चाने संबंधित योजना कार्यान्वित करेल.
- संस्थेने सिंचन कपातीपोटी, सिंचन पुनःस्थापनेचा खर्च रु.१ लक्ष प्रती हेक्टरप्रमाणे अथवा प्रत्यक्ष करारनामा करतवेळी लागू असलेला शासनाचा प्रचलित दर यापैकी जो जास्त असेल त्या दराने, शासनाकडे करारनामा करण्यापूर्वी जमा करण्यात यावा. या पाणी आरक्षणामुळे सिंचन कपातीपोटी प्राप्त झालेला सिंचन पुनःस्थापना खर्चाची रक्कम ही त्याच प्रकल्पाचे सिंचन क्षेत्र पुनःस्थापीत करण्याबाबतच्या योजनेकरिता वापरण्यात यावी. तथापि ग्रामपंचायती आर्थिकदृष्ट्या सक्षम नसल्याने त्यांच्याकडून सिंचनपुनःस्थापनेचा खर्च घेण्यात येऊ नये.
- सध्याचे औद्योगिक पाणीपट्टीचे दर पाहता भांडवली अंशदान न घेता, औद्योगिक दराने पाणीपुरवठा करणे शासनाचे हिताचे आहे. यामुळे संस्थेकडून भांडवली अंशदान न घेता शासनाच्या प्रचलित औद्योगिक दराने पाणीपट्टी वसूल करण्यात यावी.
- घरगुती पाणी वापराकरिता शासनाच्या प्रचलित दराने पाणीपट्टी वसूल करावी.

केपीमोरे / मुदका १

For MONTVERT ELEGANCE

PARTNER

४) सर्वसाधारणपणे लघु पाटबंधारे प्रकल्पाचे नियोजन हे ८ महिन्या करिता असते. यामुळे उन्हाळामध्ये अक्षय प्रकल्पाचे पाणी आटते. (अजिबात पाणी नसते) त्यामुळे अपवादात्मक परिस्थितीत पाणी पुरवठा योजनास इतर कोणत्याही पाणी स्रोत उपलब्ध नसल्यास त्यास मंजूरी देण्यात येते. तथापि, अशा मंजूरी दिलेल्या पाणी पुरवठा योजनेस उन्हाळयामध्ये पाणी मिळेलच याची शाश्वती देता येत नाही. याकरिता आवश्यक तो साठा संस्थेने करणे गरजेचे आहे.

५) संस्थेची मागणी ही प्रस्तावित नागरी वसाहत सुभारण्यासाठी असल्यास संस्थेकडून प्रत्यक्ष लोकवस्ती निर्माण होईपर्यंत संपूर्ण पाणी वापरास औद्योगिक दराने पाणीपट्टी आकारण्यात यावी व लोकवस्ती पूर्णतः निर्माण झाल्यावर घरगुती पाणी वापरासाठी घरगुती दराने व औद्योगिक पाणी वापरासाठी औद्योगिक दराने पाणीपट्टी आकारण्यात यावी.

६) संस्थेने आपत्कालीन परिस्थितीत स्वतःची पर्यायी व्यवस्था करावी. उद्भव टिकाणी पाण्याअभावी किंवा आपत्कालीन परिस्थितीत संस्थेस पाण्याची गरज भागविण्यासाठी ६० दिवस पाणी पुरेल इतक्या क्षमतेचा साठवण तलाव स्वखर्चाने बांधावा. तसेच या कालावधीत पाणी उपलब्ध नसल्यास जलसंपदा विभागाची कोणतीही जबाबदारी राहणार नाही.

७) बहुतेक उद्योगांना त्यांचे उत्पादन सुरु करण्यास आरंभ काळ (Gestation Period) लागतो.सर्वसाधारणपणे . या कालावधीत संस्था करारनामा करण्यास टाळते अथवा संस्थेसोबत बिगरसिंचनकरारनामा केला असला तरीही शासनास कोणतीही पाणीपट्टी प्राप्त होत नाही. तथापि संस्थेने पाणी आरक्षण केलेले असल्यामुळे त्यांच्याकडून पाणीवापर होत नसूनही ते इतर अर्जदारांना सुद्धा देणे शक्य होत नाही. यामुळे शासनास मोठया महसुलास मुकावे लागते, ही बाब विचारात घेता, अशा पाणी आरक्षण प्रस्तावास मान्यता देतांना, महाराष्ट्र जलसंपत्ती नियमन प्राधिकरण, मुंबई यांनी महाराष्ट्र राज्यासाठी टोक पाणी प्रशुल्क निकष, भाग ३ मधील परिच्छेद १३.४ (पाच) मध्ये नमूद केल्यानुसार कार्यवाही करण्यात येईल. जलसंपदा विभागाशी करारनामा करतांना बिगर सिंचन पाणी वापरकर्ते अंतिम पाणी मागणी प्रमाणे टप्प्याटप्प्याने पाणी वापर करण्याचे नियोजन नमूद करू शकतील. अंतिम पाणी मागणी प्रमाणे पुरवठा सुरु होईपर्यंत वर्षनिहाय खालीलप्रमाणे आकारणी करण्यात येईल.

अ) टप्प्यानुसार ठरवून घेतलेल्या प्रमाणात पाणीवापर असल्यास लागू दराने आकारणी.

ब) टप्प्यानुसार ठरवून घेतलेल्या पाणीवापरापेक्षा अ १०S पाणी वापर(अधिक/कमी) झाल्यास,फरकाच्या वापरास दंडनीय दर लागू दराच्या १.५ पट.

क)उर्वरित प्रमाणाकरिता म्हणजे अंतिम नियोजित पाणी वापर वजा टप्प्यानुसार नियोजित पाणीवापराकरिता, बांधिलकी/लेखबध्द आकार लागू दराच्या ५ टक्के वार्षिक दराने आकारण्यात येईल.

८) संस्थेने सांडपाण्यावर शुध्दीकरण प्रक्रिया करणारी यंत्रणा बसवावी. तसेच या बाबतच्या सविस्तर प्रस्तावाची माहिती जलसंपदा/पर्यावरण विभागास विहित कालावधीत म्हणजेच करारनामा करतेवेळी देणे आवश्यक आहे. अन्यथा पाणी आरक्षण रद्द होईल.

९) संस्थेस प्रथम पाणी वापर करण्यास परवानगीचे इरादापत्र (लेटर ऑफ इंटेंन्ट) देण्यात यावे व करारनामा करण्याकरीता ३ महिन्यांची मुदत ठेवावी. करारनामा झाल्यानंतरच प्रत्यक्ष पाणी परवानादिल्याचे ग्राह्य मानण्यात येईल. संस्थेने सदर करारनामा विहित मुदतीत (३ महिन्यांच्या आत) न केल्याससंस्थेचे पाणी आरक्षण आपोआप रद्द होईल.

१०) योजनेचे कामास प्रत्यक्ष सुरुवात करण्यापूर्वी जलसंपदा विभागाचे संबंधित कार्यकारी अभियंतांचे बरोबर शासक परिपत्रक क्र.विषाधु-१००१/(७१३/२००१)/सि.व्य.(धो),दिनांक ११/६/२००३ सोबतच्या विहित मसुद्यानुसार करारनामा करावा लागेल. करारनामा केल्यानंतरच पाणी परवाना मंजूरी कार्यान्वित होईल.संस्थेस प्रथमतः पाणीवापर करण्यास परवानगीचे इरादा पत्र (Letter of Intent) देण्यात यावे. संस्थेने इरादापत्र मिळालेपासून ३ महिन्यांचे आत करारनामा करणे आवश्यक राहिल. करारनामा झाल्यानंतरच संबंधीत

केपीमोरे/मुदका २



कार्यकारी अभियंता प्रत्यक्ष पाणी परवाना देतील. करारनामा विहित मुदतीत न केल्यास संस्थेचे पाणी आरक्षण आपोआप रद्द होईल.

११) संस्थेने घरगुती वापराकरिता आरक्षित केलेल्या पाण्यावर शासनाच्या प्रचलित घरगुती दराने पाणीपट्टी आकारण्यात येईल. आणि शासनाने वेळोवेळी ठरवून दिलेल्या पाणीपट्टीच्या दराने पाणी पुरवठ्याची आकारणी केली जाईल आणि विहित मुदतीत ही पाणी आकारणी अर्जदार संस्थेने जलसंपदा खात्याच्या संबंधित कार्यालयामध्ये भरावी लागेल. पाणीपट्टीची आकारणी ही एकूण पाणी वापरावर करण्यात येईल. एकूण पाणी वापरात प्रत्यक्ष पाणी वापर, व बाष्पीभवन घ्याचा अंतर्भाव राहिल.

१२) योजनेत वापरलेल्या पाण्यातील काही भाग वापरानंतर दुषित स्वरूपात जलाशयांत / कालव्यात / नदीत सोडले न जाण्याची व्यवस्था अर्जदार स्वखर्चाने करेल व त्याबाबत अर्जदार पूर्णतः जबाबदार राहिल. अशा प्रकारे वापरलेल्या पाण्याची शुध्दीकरण व्यवस्था अर्जदार संस्थेने स्वखर्चाने करावी लागेल व त्याची विल्हेवाट लावण्याचे संदर्भात महाराष्ट्र जलप्रदुषण मंडळाचे ना-हरकत प्रमाणपत्र करारनामा करण्यापूर्वी सादर करावे लागेल. संस्थेने शुध्दीकरण प्रक्रिया राबवून पुनर्वापराचे पाणी उपलब्ध करून घेणे आवश्यक आहे. संस्थेने सांडपाणी शुध्दीकरण प्रक्रिया करणारी यंत्रणा बसवावी तसेच याबाबतच्या सविस्तर प्रस्तावाची माहिती जलसंपदा/पर्यावरण विभागांस विहित करारनामा करतवेळी देणे आवश्यक आहे. अन्यथा पाणी आरक्षण आपोआप रद्द होईल.

१३) ही मंजूरी म्हणजे पाणी पुरवठ्याची हमी नव्हे. नैसर्गिक किंवा इतर काही अपरिहार्य कारणांमुळे तलावात पाणी कमी पडल्यास मंजूर पाणी पुरवठ्याबाबत शासन जबाबदार राहणार नाही. कमी पाणी उपलब्धतेच्या वर्षात त्या वर्षापुरती मंजूर पाणी पुरवठ्यात कपात करण्याचा अधिकार जलसंपदा विभागाच्या कार्यकारी अभियंत्यांना राहिल. परिणामी कोणत्याही प्रकारच्या नुकसानीची जबाबदारी शासनावर राहणार नाही. उदमव ठिकाणी पाण्याची कमतरता असल्यास संस्थेस आरक्षित पाण्याची शाश्वती देता येणार नाही.

१४) जलाशयातील / नदीतील पाण्याच्या दर्जा / गुणवत्तेबाबत जलसंपदा विभाग जबाबदार राहणार नाही, व त्यास जबाबदारही धरता येणार नाही.

१५) पाणी जलाशयातून/नदीतून थेट उचलावे लागेल. तलावाचे निम्न पातळी तलाकापर्यंत पाणी जॅकवेलमध्ये घेण्याची व्यवस्था करावी लागेल व या आराखड्यास जलसंपदा विभागाच्या कार्यकारी अभियंता यांची बांधकामापूर्वी पूर्व सहमती घ्यावी लागेल.

१६) जलमापनाची व जलमापन मीटर व्यवस्था संस्थेस स्वखर्चाने करावी लागेल व ती व्यवस्था वारंवार तपासण्याचा अधिकार शासनास राहिल. ह्या व्यवस्थेवर आधारित पाणी वापराचा दैनंदिन अभिलेख संस्थेने ठेवावा हा अभिलेख शासनाचे अधिकारी कॅव्हाही पाहू शकतील. हा अभिलेख नीट ठेवल्याचे दिसून न आल्यास प्रत्यक्षांत केलेल्या पाणी वापरासंबंधीचा अंदाज जलसंपदा विभागाचे कार्यकारी अभियंता ठरवतील व हा अंदाज अंतिम राहिल व संस्थेवर तो बंधनकारक राहिल.

१७) पाणीपट्टीची वसुली भविष्य काळात प्रभावीपणे होण्याचे दृष्टीने शासन व संबंधित संस्था यांचेमध्ये द्विपक्षीय करार करण्यात येईल.

१८) पाणीपट्टी वेळेत भरली नाही तर पाणी पुरवठा खंडीत करण्याचा अधिकार शासनास राहिल.

१९) संस्थेने २ महिन्यांच्या पाणीपट्टी इतकी अनामत रक्कम जलसंपदा खात्याकडे आगाऊ भरणे आवश्यक आहे.

२०) संस्थेकडून सिंचन पुनर्स्थापनेच्या खर्च रु.२९.९९ लक्ष (रु.एकोणतीस लक्ष अकरा हजार) घेण्यात यावा. ही रक्कम करारनामा करणेपूर्वी शासनाकडे जमा करणे आवश्यक राहिल.

4

२१) संस्थेने या ज्ञापनाच्या दिनांकापासून ३ वर्षांत योजना कार्यान्वित करून मंजूर पाणी आरक्षणाप्रमाणे पाणीवापर केला पाहिजे. तसे न केल्यास ३ वर्षांनंतर सदर परवाना आपोआप रद्द होईल, याची नोंद घ्यावी.

सोबत : शासन निर्णय

स्थळ प्रत मा.मु.अ.यांना मान्य

Shripada
(सं.द.चौपडे)
सहाय्यक मुख्य अभियंता
जलसंपदा विभाग,पुणे

प्रत :- मा. सचिव (लाक्षेवि),जलसंपदा विभाग,मंत्रालय, मुंबई ३२ यांना माहितीसाठी सविनय सादर.
(लक्षवेध : श्री.श्री.किं.सोनावणे, शासनाचे कक्ष अधिकारी)

प्रत :- अधीक्षक अभियंता, पुणे पाटबंधारे मंडळ, पुणे यांना माहितीसाठी व पुढील कार्यवाहीसाठी अग्रेषित.

सोबत : संदर्भीय शासन निर्णय

प्रत :- कार्यकारी अभियंता, पुणे पाटबंधारे विभाग, पुणे यांना माहितीसाठी व कार्यवाहीसाठी.

२/- संस्थेस प्रथमतः पाणीवापर करण्यास परवानगीचे इरादापत्र (Letter of intent) देण्यात यावे व ३ महिन्यांचे आंत करारनामा करावा. करारनामा झाल्यानंतरच शासनाच्या प्रचलित नियम व अटी यांस अधिन राहून संस्थेस अंतिम पाणीपरवाना घ्यावा व त्याची प्रत या कार्यालयास सादर करावी.

१) शासन परिपत्रक विपापु-१००१/(७१३/२००१)/सि.व्य.(धो), दिनांक ११/६/२००३ मधील सूचनांनुसार उचित कार्यवाही करण्यात यावी.

२) करारनामा करणेपूर्वी संस्थेकडून महाराष्ट्र प्रदूषण नियंत्रण मंडळाचे मुदतवाढीचे व अटी व शर्ती यासमिल अनुक्रमांक १२ प्रमाणे प्रमाणपत्र मिळवून ते करारनाम्यास लावावे.

३) करारनाम्याचे नूतनीकरण करणेपूर्वी शासनाचे उपरोक्त अटी व शर्तीचे काटेकोरपणे पालन होणे महत्वाचे आहे.

४) पाणी परवाने हे शासनाला महसूल मिळवून देण्याचे साधन आहे. त्यामुळे महसूल वसुलीबाबत काटेकोरपणे व सतर्क राहणे अत्यंत महत्वाचे आहे.

प्रत :- बृहत धारिका. सन २०१२ करीता.

प्रति

व्यवस्थापक

मॉटव्हर्ट इलिजन्स लि. भुगाव
ता.मुळशी, जि.पुणे.

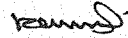
विषय :- मंजूर बिगरसिंचन पाणी आरक्षणाचा करारनामा साक्षांकित करणेबाबत

- संदर्भ :- १) प्रदेश कार्यालयाचे ज्ञापन क्रं. मुअ/काअ-२/सिंचन/प्रशा-८/ ६९५०
दिनांक २७.१२.२०१२
२) या कार्यालयाचे इरादा पत्र क्रं.पुपावि/प्रशा-१/बि.सि./ ७३४
दिनांक ३१.१.२०१३
३) उप विभागीय कार्यालयाचे पत्र क्रं. खडक-२/सिंचन/ १२२५
दिनांक ६.५.२०१३

संदर्भिय पत्र क्रं. १ अन्वये आपणांस मौ. भुगाव ता. मुळशी जि.पुणे येथील नगरवसाहतीसाठी मुळा नदीतून पिण्यासाठी ०.२१६ दलघमी औद्योगिक वापरासाठी निरंक दलघमी. वार्षिक पाणी आरक्षण मंजूर करण्यात आले असून संदर्भिय पत्र क्रं. २ अन्वये आपणांस इरादा पत्र देण्यात आले आहे. या मंजूर पाणी आरक्षणाच्या अनुषंगाने आवश्यक असलेला करारनामा संदर्भिय पत्र क्रं. ३ अन्वये विभागास सादर केला आहे. सदरील करारनामा साक्षांकित करून एक प्रत आपणांस देण्यात येत आहे. तरी करारनाम्यातील सर्व अटीचे तंतोतंत पालन करण्यात यावे व हा करारनामा ६ वर्षे कालावधीसाठी असल्याने करारनाम्याची मुदत संपणेपूर्वी करारनाम्याचे नुतनीकरण करण्यात यावे. प्रत्यक्ष पाणी वापर सुरु करणेपूर्वी इलेक्ट्रॉनिक मीटर कॅलीब्रेशन करून घेऊन बसवणे बंधनकारक असेल. तसेच योजना कार्यान्वित करणेपूर्वी महाराष्ट्र प्रदुषण नियंत्रण मंडळाचे प्रमाणपत्र या कार्यालयास सादर करणे बंधनकारक असेल. तसेच योजना कार्यान्वित करणेपूर्वी महाराष्ट्र प्रदुषण नियंत्रण मंडळाचे प्रमाणपत्र या कार्यालयास सादर करणे बंधनकारक असेल.

स्थळ प्रत मा.का.अ.यांना मान्य

सोबत : करारनामा-१


उप कार्यकारी अभियंता
पुणे पाटबंधारे विभाग, पुणे १.

प्रत :- मा.अधीक्षक अभियंता, पुणे पाटबंधारे मंडळ, पुणे यांना माहितीसाठी सविनय सादर.

प्रत :- उप विभागीय अधिकारी, खडकवासला कालवा उप विभाग क्रं. २, पुणे यांना माहितीसाठी व अनुपालनास्तव

सोबत : करारनामा-१

प्रत :- शाखाधिकारी पिरंगुट पाटबंधारे शाखा यांना माहितीस्तव व अनुपालनास्तव.

सोबत : करारनामा-१

प्रत :- करारनामा धारिका (मुळ करारनामा)

6

[मूळ प्रत] 13.12.
117910/29/41013
नमुना क्रमांक

सा. बां. वि. ६४३ म.

शासनास केलेल्या प्रदानाची पावती (अहस्तांतरणीय)

[म. सा. बां. लेखा संहिता, परिच्छेद ६. ३. १ मध्ये निर्दिष्ट केल्याप्रमाणे]

दिनांक ७/५/०२३

ठिकाण पुणे
विभाग पुपापिपुणे उपविभाग रुकडक
श्री./श्रीमती/कुमारी मा. न्यायलयापक मास्टर इन्जिनियर वि.
यांच्याकडून कृशाव ता. पुढको (पाणी पेशी ठरवामत) या
बाबीसाठी/कारणासाठी रुपये (अंकी) ११२६३=२०
रुपये (अक्षरी) एकदा हजार दोनशे सत्तर फक्त.
फक्त इतकी रक्कम मिळाली.
रोखपाल किंवा लेखापाल Euy

रक्कम घेणाऱ्या अधिकाऱ्याची स्वाक्षरी व पदनाम.

कार्यकारी अभियंता
पुणे पाटबंधारे विभाग, पुणे

[मूळ प्रत] 13.12.20
117909/29/41013
नमुना क्रमांक

सा. बां. वि. ६४३ म.

शासनास केलेल्या प्रदानाची पावती (अहस्तांतरणीय)

[म. सा. बां. लेखा संहिता, परिच्छेद ६. ३. १ मध्ये निर्दिष्ट केल्याप्रमाणे]

दिनांक ७/५/०२३

ठिकाण पुणे
विभाग पुपापिपुणे उपविभाग रुकडक
श्री./श्रीमती/कुमारी मा. न्यायलयापक मास्टर इन्जिनियर वि.
यांच्याकडून कृशाव ता. पुढको (सिंचन पूर्णव्यापना) या
बाबीसाठी/कारणासाठी रुपये (अंकी) २९,९९०००=२०
रुपये (अक्षरी) एक कोटी दोन लाख एकदा हजार फक्त.
फक्त इतकी रक्कम मिळाली.
रोखपाल किंवा लेखापाल Euy

रक्कम घेणाऱ्या अधिकाऱ्याची स्वाक्षरी व पदनाम.

कार्यकारी अभियंता
पुणे पाटबंधारे विभाग, पुणे

क्रमांक

0270095

②

टीप

१. ही पावती अहस्तांतरणीय आहे.
२. ही मूळ पावती सादर केली तरच परताव्याच्या अर्जावर, नियमाप्रमाणे, विचार करण्यात येईल. ही पावती दाखल केल्याशिवाय दुय्यम अधिकारी, कार्यकारी अभियंत्यांच्या खास आदेशाखेरीज, रकमेचा परतावा देणार नाहीत.

क्रमांक

0270094

टीप

१. ही पावती अहस्तांतरणीय आहे.
२. ही मूळ पावती सादर केली तरच परताव्याच्या अर्जावर, नियमाप्रमाणे, विचार करण्यात येईल. ही पावती दाखल केल्याशिवाय दुय्यम अधिकारी, कार्यकारी अभियंत्यांच्या खास आदेशाखेरीज, रकमेचा परतावा देणार नाहीत.



महाराष्ट्र शासन

सहाय्यक संचालक, पुरातत्त्व विभाग, पुणे

बंगला क्र. ४, पहिला मजला, विमानतळ मार्ग, येरवडा, पुणे ४११ ००६. दूरध्वनी ०२०-२६६८८९२५

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जा.क्र. तंत्र/ना.ह.प्र.-वि.न.व.प्र.भूगाव/४८९/२०२२

दि. 19 6 JUN 2022

प्रति,

मे. काकडे इस्टेटस् डेव्हलपर्स प्रा. लि,
काकडे कॅपिटल, १२०५, शिरोळे रोड,
जे.एम.रोड, शिवाजीनगर, पुणे- ४११ ००४.

विषय:- मौजे भुगाव, ता. मुळशी, जि.पुणे येथील प्रस्तावित विशेष नगर
वसाहत प्रकल्पास पुरातत्त्व विभागाचे ना-हरकत प्रमाणपत्र मिळणेबाबत.

संदर्भ:-मा.संचालक, पुरातत्त्व व वस्तुसंग्रहालये संचालनालय, मुंबई यांचे पत्र
क्र.तंत्र/ २०२२-२३/स.सं.पु.-वि.न.व.प्र.भूगाव/१५२७ दि.१०/०६/२०२२.

उपरोक्त संदर्भिय पत्रान्वये मा.संचालक, पुरातत्त्व व वस्तुसंग्रहालये संचालनालय,
मुंबई यांनी आपणांतर्फे मौजे भुगाव, ता. मुळशी, जि.पुणे येथील प्रस्तावित विशेष नगर वसाहत
प्रकल्पामधील सर्वे नं. ७/१, ७/३, ७/४, ८/१ पैकी ८/२, ८/३, ८/४, ८/५, ८/६, १०५/१, १०५/२,
१०५/३, १०५/४, १०५/५, १०५/६, १०५/७, १०५/८, १०५/९, १०५/११/१, १०५/१२/१, १०६/१ अ,
१०६/१ ब, १०६/१ क, १०६/२/अ, १०७, १०८, १०९, ११०, १११ पैकी, ११३/२, ११४, ११५/१, ११५/२,
११५/३, ११५/४, ११५/५, ११५/६, ११५/७, ११५/८, ११५/१०, ११५/११, ११५/१२, ११५/१३, ११६,
११८/१, ११८/२, ११९/१, ११९/२, १२२/२, १२३/१, १२४, १२५/१, १२५/३, १२५/४, १३०/२/अ,
१३०/२/ब, १४३, २०२, २०३ मधील एकूण क्षेत्र ५४००३७ चौ.मी. क्षेत्रासाठी आपणांस खालील
नमुद अटी व शर्तीच्या अधीन ठेऊन ना-हरकत प्रमाणपत्र देण्यात यावे असे या कार्यालयास कळविले
आहे.

सबब उपरोक्त संदर्भाकित पत्रास अनुलक्षून आपणांस मौजे भुगाव, ता. मुळशी, जि.पुणे
येथील प्रस्तावित विशेष नगर वसाहत प्रकल्पास खालील अटी व शर्तीच्या अधीन ठेऊन ना-हरकत
प्रमाणपत्र देण्यात येत आहे.

- सदर परवानगी ही मौजे भुगाव, ता. मुळशी, जि.पुणे येथील प्रस्तावित विशेष नगर वसाहत
प्रकल्पामधील सर्वे नं. ७/१, ७/३, ७/४, ८/१ पैकी ८/२, ८/३, ८/४, ८/५, ८/६, १०५/१,
१०५/२, १०५/३, १०५/४, १०५/५, १०५/६, १०५/७, १०५/८, १०५/९, १०५/११/१,
१०५/१२/१, १०६/१ अ, १०६/१ ब, १०६/१ क, १०६/२/अ, १०७, १०८, १०९, ११०, १११ पैकी,
११३/२, ११४, ११५/१, ११५/२, ११५/३, ११५/४, ११५/५, ११५/६, ११५/७, ११५/८, ११५/१०,
११५/११, ११५/१२, ११५/१३, ११६, ११८/१, ११८/२, ११९/१, ११९/२, १२२/२, १२३/१, १२४,
१२५/१, १२५/३, १२५/४, १३०/२/अ, १३०/२/ब, १४३, २०२, २०३ मधील एकूण क्षेत्र
५४००३७ चौ.मी. एवढ्या क्षेत्रापुरतीच आहे.

२. सदर ना-हरकत प्रमाणपत्र प्रस्तावित क्षेत्रामध्ये संरक्षित किंवा असंरक्षित पुरातत्त्वीय स्थळ, अवशेष व ऐतिहासिक स्मारक पाहणीदरम्यान आढळून आले नसल्याबाबत असून हे ना-हरकत प्रमाणपत्र कोणत्याही प्रकारे भुखंड मालकी हक्क किंवा संबंधित दावे निर्धारित करत नाही.
३. प्रस्तावित जागेत प्रत्यक्ष खोदकामादरम्यान कोणतेही पुरावशेष अथवा पुरावशेष स्थळ प्राप्त झाल्यास त्याची तात्काळ सुचना या कार्यालयास देणे आपणांवर बंधनकारक राहिल.
४. प्रस्तावित जागेत प्रत्यक्ष खोदकामादरम्यान कोणतेही पुरावशेष अथवा पुरावशेष स्थळ प्राप्त झाल्यास या कार्यालयाकडून सदर स्थळाची/अवशेषांची पाहणी होईपर्यंत खोदकाम बंद ठेवावे व या कार्यालयाच्या सुचनेनंतरच पुनश्च: आपणांस प्रस्तावित क्षेत्रात खोदकामास सुरुवात करता येईल.
५. प्रत्यक्ष खोदकाम अथवा निर्माण कार्य करतेवेळी कुठलेही पुरावशेष अथवा पुरास्थळ आढळून आल्यास त्यांना क्षती अथवा हानी पोहचू नये याची दक्षता घ्यावी.
६. आपणांवर महाराष्ट्र प्राचीन स्मारके, पुराणवस्तुशास्त्रविषयक स्थळे व अवशेष अधिनियम, १९६० व नियम, १९६२ मधील तरतुदी बंधनकारक राहतील.
७. सदर परवानगी हे ना-हरकत प्रमाणपत्र निर्गमित झाल्याच्या दिनांकापासून १ वर्षाकरिता वैध राहिल. वैधता संपल्यानंतर ना-हरकत प्रमाणपत्राचे आवश्यकतेनुसार नुतनीकरण करणे आपणांवर बंधनकारक राहिल.
८. सदर ना-हरकत प्रमाणपत्र अहस्तांतरणीय आहे.
९. नमुद अटी व शर्तीचे उल्लंघन झाल्यास आपणांवर उचित दंडात्मक कारवाई होईल व आवश्यकता वाटल्यास हे ना-हरकत प्रमाणपत्र रद्द करण्याचा अधिकार संचालनालय राखुन ठेवत आहे.

(वि. पुं. वाहणे)

सहाय्यक संचालक,
पुरातत्व विभाग, पुणे

प्रत माहितीस्तव :

मा.संचालक, पुरातत्व व वस्तुसंग्रहालये संचालनालय, मुंबई.

(F-01)

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SWAC/2564/6/4288/ATS (BM)

21 Jul 22

**Kakade Estate Developers Pvt Ltd
Through Sanjay Dattatraya Kakade
Kakade Capital, 1205, Shirole Road,
Shivaji Nagar, Pune (MH)- 411004
Mob: 8830450611**

NOC FOR CONSTRUCTION OF BUILDING

Sir,

1. Please refer your application on the subject.
2. The application has been examined within provisions mentioned under Section 5(2) of Gazette of India GSR 751 (E) read in conjunction with Sub Section (1) Clause (o) & Clause (r) of Sub Section 2 of Section 5 read with Section 9 A of Aircraft Act 1934, Works of Defence Act 1903 and other relevant orders on the subject. HQ SWAC has "**No - Objection**" for construction of building for a height of **57.50m AGL or 752.50m AMSL** (including all projection) at **Survey No. 105(P), 108 (P), 116 (P) & 118 (P) Village-Bhugaon, Taluka - Mulshi, Dist - Pune**, subject to following conditions:
 - (a) The NOC is for construction of building and cannot be used as document for any other purpose / claim whatsoever, including ownership of land.
 - (b) The applicant is responsible to obtain NOC/ all statutory clearances from AAI / State Govt / Municipalities / any other concerned authorities including approval of building plans. Clearance shall also be obtained separately from any other Defence Establishment in the vicinity of proposed construction.
 - (c) The site elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation of the proposed structure. However, at any stage, if it is established that the actual site elevation and site coordinates are different from those provided by the applicant, the NOC will be invalid.
 - (d) The issue of the NOC is further subject to the provisions of Sec 9 A of the Indian Aircraft Act 1934 and those of any notifications issued there under from time to time including the Aircraft (Demolition of Obstruction caused by buildings and trees etc) Rules, 1994.
 - (e) Vertical extent (highest point) of the building proposed at coordinates mentioned below shall not exceed **57.50m AGL or 752.50m AMSL** whichever is lower. No extension or structure permanent or temporary (e.g. Cranes, Antennas, Mumtee, Lightning Arresters, Lift machine room, Overhead water tank, Cooling towers, Sign boards, any attachment or fixtures of any kind) shall be permitted above the cleared height.

Pillar No	Latitude	Longitude	Site Elevation
<p>As per Site Elevation Certificate Issued by PMRDA, Pune vide No. PMRDA/BP/SEC/2656/2022 dated 04/01/22, Certificate No.- DP/Branch-1/1815/170/2022.</p>			

- (f) Standard obstruction lightings as per IS 5613 notification and International Civil Aviation Organization (ICAO) standards as stipulated in ICAO Annex-14 is to be provided by the company. The lights shall be kept 'ON' at all times. Provision shall be made for standby power supply to keep the lights 'ON' during power failure. Company shall carry out periodic maintenance of the lights to keep them in serviceable and visible condition.
- (g) A proper garbage disposal system in accordance with the provisions of Solid Waste Management Rules, 2016 / Gazette Notification SO 1357 (E) (Para 4) or Environment (Protection) Act, 1986 including amendments shall be adhered to by the applicant prior to the construction of building. The same needs to be confirmed and given as undertaking in commencement certificate, as it is for the purpose of avoiding bird activity. The garbage/waste disposal plan shall be shown to the Air Officer Commanding or his nominated representative at AF Station Pune on installation or whenever demanded.
- (h) No light or a combination of lights which by reason of its intensity, configuration or colour may cause confusion with the aeronautical ground lights of the Airport shall be installed at the site at any time during or after the construction of the building.
- (j) The commencement and completion certificate on construction including installation of obstruction lights shall be intimated to AOC, AF Station Pune. Failure to render these certificates by the applicant within the stipulated time shall lead to cancellation of NOC.
- (k) The NOC is valid only for five years from the date of its issue. If the building is not constructed and completed within this period, the applicant shall be required to obtain a fresh NOC from Indian Air Force. Request for revalidation of NOC will not be entertained after the expiry of validity period.
- (l) The applicant shall obtain necessary security clearances from MHA/IB prior to employing any foreign national at the site.
- (m) The NOC will be null and void if the construction is found to be in deviation from the submitted proposal and the event of non-adherence to the above mentioned conditions.

Yours sincerely



(S Venkatesh)

Wing Commander
Command ATC Officer

(F-02)

Tele: 079-23242700

By Regd Post

CATCO Office
HQ SWAC, IAF
VSN, Chiloda, Gandhinagar
Gujarat-382042

SWAC/2564/6/4320/ATS (BM)

05 Sep 22

**Kakade Estate Developers Pvt. Ltd
Through Sanjay Dattatraya Kakade
Kakade Capital, 1205, Shirole Road,
Shivaji Nagar,
Pune (Maharashtra) - 411004
Mob: 8830450611**

NOC FOR CONSTRUCTION OF BUILDING

Sir,

1. Please refer your application on the subject.
2. The application has been examined within provisions mentioned under Section 5(2) of Gazette of India GSR 751 (E) read in conjunction with Sub Section (1) Clause (o) & Clause (r) of Sub Section 2 of Section 5 read with Section 9 A of Aircraft Act 1934, Works of Defence Act 1903 and other relevant orders on the subject. HQ SWAC has "**No - Objection**" for construction of building for a height of **35.50m AGL or 752.50m AMSL** (including all projection) **at Sr. No. 105 (P), 106 (P), 107 (P) & 108 (P), Village – Bhugaon, Taluka – Mulshi, Dist. – Pune**, subject to following conditions:
 - (a) The NOC is for construction of building and cannot be used as document for any other purpose / claim whatsoever, including ownership of land.
 - (b) The applicant is responsible to obtain NOC/ all statutory clearances from AAI / State Govt / Municipalities / any other concerned authorities including approval of building plans. Clearance shall also be obtained separately from any other Defence Establishment in the vicinity of proposed construction.
 - (c) The site elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation of the proposed structure. However, at any stage, if it is established that the actual site elevation and site coordinates are different from those provided by the applicant, the NOC will be invalid.
 - (d) The issue of the NOC is further subject to the provisions of Sec 9 A of the Indian Aircraft Act 1934 and those of any notifications issued there under from time to time including the Aircraft (Demolition of Obstruction caused by buildings and trees etc) Rules, 1994.
 - (e) Vertical extent (highest point) of the building proposed at coordinates mentioned below shall not exceed **35.50m AGL or 752.50m AMSL** whichever is lower. No extension or structure permanent or temporary (e.g. Cranes, Antennas, Mumtee, Lightning Arresters, Lift machine room, Overhead water tank, Cooling towers, Sign boards, any attachment or fixtures of any kind) shall be permitted above the cleared height.

Pillar No	Latitude	Longitude	Site Elevation
As Per Site Elevation Certificate issued by PMRDA, Pune vide PMRDA/BP/SEC/2662/2022 and Certificate No. DP/BRANCH-1/1815/169/2022 dated 04 Jan 2022.			

(f) Standard obstruction lightings as per IS 5613 notification and International Civil Aviation Organization (ICAO) standards as stipulated in ICAO Annex-14 is to be provided by the company. The lights shall be kept 'ON' at all times. Provision shall be made for standby power supply to keep the lights 'ON' during power failure. Company shall carry out periodic maintenance of the lights to keep them in serviceable and visible condition.

(g) A proper garbage disposal system in accordance with the provisions of Solid Waste Management Rules, 2016 / Gazette Notification SO 1357 (E) (Para 4) or Environment (Protection) Act, 1986 including amendments shall be adhered to by the applicant prior to the construction of building. The same needs to be confirmed and given as undertaking in commencement certificate, as it is for the purpose of avoiding bird activity. The garbage/waste disposal plan shall be shown to the Air Officer Commanding or his nominated representative at AF Station Pune on installation or whenever demanded.

(h) No light or a combination of lights which by reason of its intensity, configuration or colour may cause confusion with the aeronautical ground lights of the Airport shall be installed at the site at any time during or after the construction of the building.

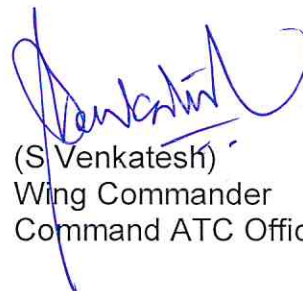
(j) The commencement and completion certificate on construction including installation of obstruction lights shall be intimated to AOC, AF Station Pune. Failure to render these certificates by the applicant within the stipulated time shall lead to cancellation of NOC.

(k) The NOC is valid only for five years from the date of its issue. If the building is not constructed and completed within this period, the applicant shall be required to obtain a fresh NOC from Indian Air Force.

(l) The applicant shall obtain necessary security clearances from MHA/IB prior to employing any foreign national at the site.

(m) The NOC will be null and void if the construction is found to be in deviation from the submitted proposal and the event of non-adherence to the above mentioned conditions.

Yours sincerely



(S Venkatesh)
Wing Commander
Command ATC Officer

(F-03)

Tele: 079-23242700

By Regd Post

CATCO Office

HQ SWAC, IAF

VSN, Chiloda, Gandhinagar

Gujarat - 382042

SWAC/2564/6/4321/ATS (BM)

23 Aug 22

**Kakade Estate Developers Pvt Ltd
through Sanjay Dattatraya Kakade
Kakade Capital, 1205, Shirole Road,
Shivaji Nagar, Pune (MH)-411004
Mob: 8830450611**

NOC FOR CONSTRUCTION OF BUILDING

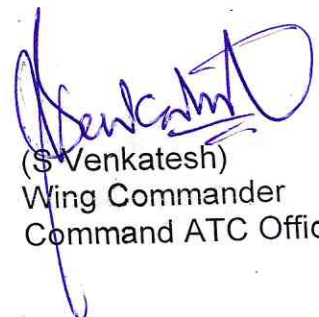
Sir,

1. Please refer your application on the subject.
2. The application has been examined within provisions mentioned under Section 5(2) of Gazette of India GSR 751 (E) read in conjunction with Sub Section (1) Clause (o) & Clause (r) of Sub Section 2 of Section 5 read with Section 9 A of Aircraft Act 1934, Works of Defence Act 1903 and other relevant orders on the subject. HQ SWAC has "**No - Objection**" for construction of building for a height of **40.50m AGL or 752.50m AMSL** (including all projection) **at Survey No. 115(P) & 130 (P), Village-Bhugaon, Taluka-Mulshi, Dist-Pune**, subject to following conditions:
 - (a) The NOC is for construction of building and cannot be used as document for any other purpose / claim whatsoever, including ownership of land.
 - (b) The applicant is responsible to obtain NOC/ all statutory clearances from AAI / State Govt / Municipalities / any other concerned authorities including approval of building plans. Clearance shall also be obtained separately from any other Defence Establishment in the vicinity of proposed construction.
 - (c) The site elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation of the proposed structure. However, at any stage, if it is established that the actual site elevation and site coordinates are different from those provided by the applicant, the NOC will be invalid.
 - (d) The issue of the NOC is further subject to the provisions of Sec 9 A of the Indian Aircraft Act 1934 and those of any notifications issued there under from time to time including the Aircraft (Demolition of Obstruction caused by buildings and trees etc) Rules, 1994.
 - (e) Vertical extent (highest point) of the building proposed at coordinates mentioned below shall not exceed of **40.50m AGL or 752.50m AMSL** whichever is lower. No extension or structure permanent or temporary (e.g. Cranes, Antennas, Mumtee, Lightening Arresters, Lift machine room, Overhead water tank, Cooling towers, Sign boards, any attachment or fixtures of any kind) shall be permitted above the cleared height.

Pillar No	Latitude	Longitude	Site Elevation
As per Site Elevation Certificate issued by PMRDA, Pune vide No. PMRDA/BP/SEC/2649/2022 dated 04/01/2022; Certificate No. DP/Branch-1/1815/173/2022.			

- (f) Standard obstruction lightings as per IS 5613 notification and International Civil Aviation Organization (ICAO) standards as stipulated in ICAO Annex-14 is to be provided by the company. The lights shall be kept 'ON' at all times. Provision shall be made for standby power supply to keep the lights 'ON' during power failure. Company shall carry out periodic maintenance of the lights to keep them in serviceable and visible condition.
- (g) A proper garbage disposal system in accordance with the provisions of Solid Waste Management Rules, 2016 / Gazette Notification SO 1357 (E) (Para 4) or Environment (Protection) Act, 1986 including amendments shall be adhered to by the applicant prior to the construction of building. The same needs to be confirmed and given as undertaking in commencement certificate, as it is for the purpose of avoiding bird activity. The garbage/waste disposal plan shall be shown to the Air Officer Commanding or his nominated representative at AF Station Pune on installation or whenever demanded.
- (h) No light or a combination of lights which by reason of its intensity, configuration or colour may cause confusion with the aeronautical ground lights of the Airport shall be installed at the site at any time during or after the construction of the building.
- (j) The commencement and completion certificate on construction including installation of obstruction lights shall be intimated to AOC, AF Station Pune. Failure to render these certificates by the applicant within the stipulated time shall lead to cancellation of NOC.
- (k) The NOC is valid only for five years from the date of its issue. If the building is not constructed and completed within this period, the applicant shall be required to obtain a fresh NOC from Indian Air Force. Request for revalidation of NOC will not be entertained after the expiry of validity period.
- (l) The applicant shall obtain necessary security clearances from MHA/IB prior to employing any foreign national at the site.
- (m) The NOC will be null and void if the construction is found to be in deviation from the submitted proposal and the event of non-adherence to the above mentioned conditions.

Yours sincerely


 (S Venkatesh)
 Wing Commander
 Command ATC Officer

(E-04)

By Regd Post

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HQ SWAC, IAF
VSN, Chiloda, Gandhinagar
Gujarat - 382042

SWAC/2564/6/4292/ATS (BM)

/0 Aug 22

**Kakade Estate Developers Pvt Ltd
through Sanjay Dattatraya Kakade,
Kakade Capital, 1205, Shirole Road,
Shivaji Nagar, Pune (Maharashtra) - 411004
Mob: 8830450611**

NOC FOR CONSTRUCTION OF BUILDING

Sir,

1. Please refer your application on the subject.
2. The application has been examined within provisions mentioned under Section 5(2) of Gazette of India GSR 751 (E) read in conjunction with Sub Section (1) Clause (o) & Clause (r) of Sub Section 2 of Section 5 read with Section 9 A of Aircraft Act 1934, Works of Defence Act 1903 and other relevant orders on the subject. HQ SWAC has "**No - Objection**" for construction of building for a height of **28.50m AGL or 752.50m AMSL** (including all projection) **at Sr. No. 106(P), 109(P), 113(P), 114(P), 115(P) & 130(P), Village – Bhugaon, Taluka – Mulshi, Dist – Pune**, subject to following conditions:
 - (a) The NOC is for construction of building and cannot be used as document for any other purpose / claim whatsoever, including ownership of land.
 - (b) The applicant is responsible to obtain NOC/ all statutory clearances from AAI / State Govt / Municipalities / any other concerned authorities including approval of building plans. Clearance shall also be obtained separately from any other Defence Establishment in the vicinity of proposed construction.
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 - (e) Vertical extent (highest point) of the building proposed at coordinates mentioned below shall not exceed **28.50m AGL or 752.50m AMSL** whichever is lower. No extension or structure permanent or temporary (e.g. Cranes, Antennas, Mumtee, Lightening Arresters, Lift machine room, Overhead water tank, Cooling towers, Sign boards, any attachment or fixtures of any kind) shall be permitted above the cleared height.

Pillar No	Latitude	Longitude	Site Elevation
As per Site Elevation Certificate issued by PMRDA, Pune vide No.PMRDA/BP/SEC/2646/2022 dated 04/01/2022; Certificate No. DP/Branch-1/1815/160/2022.			

(f) Standard obstruction lightings as per IS 5613 notification and International Civil Aviation Organization (ICAO) standards as stipulated in ICAO Annex-14 is to be provided by the company. The lights shall be kept 'ON' at all times. Provision shall be made for standby power supply to keep the lights 'ON' during power failure. Company shall carry out periodic maintenance of the lights to keep them in serviceable and visible condition.

(g) A proper garbage disposal system in accordance with the provisions of Solid Waste Management Rules, 2016 / Gazette Notification SO 1357 (E) (Para 4) or Environment (Protection) Act, 1986 including amendments shall be adhered to by the applicant prior to the construction of building. The same needs to be confirmed and given as undertaking in commencement certificate, as it is for the purpose of avoiding bird activity. The garbage/waste disposal plan shall be shown to the Air Officer Commanding or his nominated representative at AF Station Pune on installation or whenever demanded.

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Yours sincerely

(Tarun Chaudhry)
Group Captain
Command ATC Officer

(F-05)

Tele: 079-23242700

By Regd Post

CATCO Office
HQ SWAC, IAF
VSN, Chiloda, Gandhinagar
Gujarat - 382042

SWAC/2564/6/4314/ATS (BM)

21 Jul 22

**Kakade Estate Developers Pvt Ltd
through Sanjay Dattatraya Kakade
Kakade Capital, 1205, Shirole Road,
Shivaji Nagar, Pune (MH)-411004
Mob: 8830450611/ 9823040002**

NOC FOR CONSTRUCTION OF BUILDING

Sir,

1. Please refer your application on the subject.
2. The application has been examined within provisions mentioned under Section 5(2) of Gazette of India GSR 751 (E) read in conjunction with Sub Section (1) Clause (o) & Clause (r) of Sub Section 2 of Section 5 read with Section 9 A of Aircraft Act 1934, Works of Defence Act 1903 and other relevant orders on the subject. HQ SWAC has "**No - Objection**" for construction of building for a height of **60.50m AGL or 752.50m AMSL** (including all projection) **at Survey No. 7(P), 202, 203(P), 118(P), 119(P), 120(P), 121, 122(P) & 123(P), Village-Bhugaon, Taluka-Mulshi, Dist-Pune**, subject to following conditions:
 - (a) The NOC is for construction of building and cannot be used as document for any other purpose / claim whatsoever, including ownership of land.
 - (b) The applicant is responsible to obtain NOC/ all statutory clearances from AAI / State Govt / Municipalities / any other concerned authorities including approval of building plans. Clearance shall also be obtained separately from any other Defence Establishment in the vicinity of proposed construction.
 - (c) The site elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation of the proposed structure. However, at any stage, if it is established that the actual site elevation and site coordinates are different from those provided by the applicant, the NOC will be invalid.
 - (d) The issue of the NOC is further subject to the provisions of Sec 9 A of the Indian Aircraft Act 1934 and those of any notifications issued there under from time to time including the Aircraft (Demolition of Obstruction caused by buildings and trees etc) Rules, 1994.
 - (e) Vertical extent (highest point) of the building proposed at coordinates mentioned below shall not exceed **60.50m AGL or 752.50m AMSL** whichever is lower. No extension or structure permanent or temporary (e.g. Cranes, Antennas, Mumtee, Lightning Arresters, Lift machine room, Overhead water tank, Cooling towers, Sign boards, any attachment or fixtures of any kind) shall be permitted above the cleared height.

Pillar No	Latitude	Longitude	Site Elevation
<p>As per Site Elevation Certificate issued by PMRDA, Pune vide No.PMRDA/BP/SEC/2652/2022 dated 04/01/2022; Certificate No. DP/Branch-1/1815/168/2022.</p>			

(f) Standard obstruction lightings as per IS 5613 notification and International Civil Aviation Organization (ICAO) standards as stipulated in ICAO Annex-14 is to be provided by the company. The lights shall be kept 'ON' at all times. Provision shall be made for standby power supply to keep the lights 'ON' during power failure. Company shall carry out periodic maintenance of the lights to keep them in serviceable and visible condition.

(g) A proper garbage disposal system in accordance with the provisions of Solid Waste Management Rules, 2016 / Gazette Notification SO 1357 (E) (Para 4) or Environment (Protection) Act, 1986 including amendments shall be adhered to by the applicant prior to the construction of building. The same needs to be confirmed and given as undertaking in commencement certificate, as it is for the purpose of avoiding bird activity. The garbage/waste disposal plan shall be shown to the Air Officer Commanding or his nominated representative at AF Station Pune on installation or whenever demanded.

(h) No light or a combination of lights which by reason of its intensity, configuration or colour may cause confusion with the aeronautical ground lights of the Airport shall be installed at the site at any time during or after the construction of the building.


(j) The commencement and completion certificate on construction including installation of obstruction lights shall be intimated to AOC, AF Station Pune. Failure to render these certificates by the applicant within the stipulated time shall lead to cancellation of NOC.

(k) The NOC is valid only for five years from the date of its issue. If the building is not constructed and completed within this period, the applicant shall be required to obtain a fresh NOC from Indian Air Force. Request for revalidation of NOC will not be entertained after the expiry of validity period.

(l) The applicant shall obtain necessary security clearances from MHA/IB prior to employing any foreign national at the site.

(m) The NOC will be null and void if the construction is found to be in deviation from the submitted proposal and the event of non-adherence to the above mentioned conditions.

Yours sincerely


(S Venkatesh)
Wing Commander
Command ATC Officer

(F-6)

By Regd Post

Telex: 079-23242700

CATCO Office
HQ SWAC, IAF
VSN, Chiloda, Gandhinagar
Gujarat - 382042

SWAC/2564/6/4316/ATS (BM)

21 Jul 22

Kakade Estate Developers Pvt Ltd
through Sanjay Dattatraya Kakade
Kakade Capital, 1205, Shirole Road,
Shivaji Nagar, Pune (MH)-411004
Mob: 8830450611

NOC FOR CONSTRUCTION OF BUILDING

Sir,

1. Please refer your application on the subject.
2. The application has been examined within provisions mentioned under Section 5(2) of Gazette of India GSR 751 (E) read in conjunction with Sub Section (1) Clause (o) & Clause (r) of Sub Section 2 of Section 5 read with Section 9 A of Aircraft Act 1934, Works of Defence Act 1903 and other relevant orders on the subject. HQ SWAC has "**No - Objection**" for construction of building for a height of **78.0m AGL or 752.50m AMSL** (including all projection) **at Survey No. 116 (P), 118(P), 119(P), Village-Bhugaon, Taluka-Mulshi, Dist-Pune**, subject to following conditions:
 - (a) The NOC is for construction of building and cannot be used as document for any other purpose / claim whatsoever, including ownership of land.
 - (b) The applicant is responsible to obtain NOC/ all statutory clearances from AAI / State Govt / Municipalities / any other concerned authorities including approval of building plans. Clearance shall also be obtained separately from any other Defence Establishment in the vicinity of proposed construction.
 - (c) The site elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation of the proposed structure. However, at any stage, if it is established that the actual site elevation and site coordinates are different from those provided by the applicant, the NOC will be invalid.
 - (d) The issue of the NOC is further subject to the provisions of Sec 9 A of the Indian Aircraft Act 1934 and those of any notifications issued there under from time to time including the Aircraft (Demolition of Obstruction caused by buildings and trees etc) Rules, 1994.
 - (e) Vertical extent (highest point) of the building proposed at coordinates mentioned below shall not exceed of **78.0m AGL or 752.50m AMSL** whichever is lower. No extension or structure permanent or temporary (e.g. Cranes, Antennas, Mumtee, Lightening Arresters, Lift machine room, Overhead water tank, Cooling towers, Sign boards, any attachment or fixtures of any kind) shall be permitted above the cleared height.

Pillar No	Latitude	Longitude	Site Elevation
<p>As per Site Elevation Certificate issued by PMRDA, Pune vide No.PMRDA/BP/SEC/2657/2022 dated 04/01/2022; Certificate No. DP/Branch-1/1815/161/2022.</p>			

(f) Standard obstruction lightings as per IS 5613 notification and International Civil Aviation Organization (ICAO) standards as stipulated in ICAO Annex-14 is to be provided by the company. The lights shall be kept 'ON' at all times. Provision shall be made for standby power supply to keep the lights 'ON' during power failure. Company shall carry out periodic maintenance of the lights to keep them in serviceable and visible condition.

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(l) The applicant shall obtain necessary security clearances from MHA/IB prior to employing any foreign national at the site.

(m) The NOC will be null and void if the construction is found to be in deviation from the submitted proposal and the event of non-adherence to the above mentioned conditions:

Yours sincerely

(S Venkatesh)
Wing Commander
Command ATC Officer

(F-08)

Tele: 079-23242700

By Regd Post

CATCO Office
HQ SWAC, IAF
VSN, Chiloda, Gandhinagar
Gujarat-382042

SWAC/2564/6/4289/ATS (BM)

27 Jun 22

**Kakade Estate Developers Pvt. Ltd.
Through Sanjay Dattatraya Kakade,
Kakade Capital, 1205, Shirole Road,
Shivaji Nagar, Pune (MH) - 411004
Mob: 8830450611**

NOC FOR CONSTRUCTION OF BUILDING

Sir,

1. Please refer your application on the subject.
2. The application has been examined within provisions mentioned under Section 5(2) of Gazette of India GSR 751 (E) read in conjunction with Sub Section (1) Clause (o) & Clause (r) of Sub Section 2 of Section 5 read with Section 9 A of Aircraft Act 1934, Works of Defence Act 1903 and other relevant orders on the subject. HQ SWAC has "**No - Objection**" for construction of building for a height of **48.50m AGL or 752.50m AMSL** (including all projection) at **Survey No. 115(P), 125(P), Village- Bhugaon, Taluka -Mulshi, District- Pune**, subject to following conditions:
 - (a) The NOC is for construction of building and cannot be used as document for any other purpose / claim whatsoever, including ownership of land.
 - (b) The applicant is responsible to obtain NOC/ all statutory clearances from AAI / State Govt / Municipalities / any other concerned authorities including approval of building plans. Clearance shall also be obtained separately from any other Defence Establishment in the vicinity of proposed construction.
 - (c) The site elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation of the proposed structure. However, at any stage, if it is established that the actual site elevation and site coordinates are different from those provided by the applicant, the NOC will be invalid.
 - (d) The issue of the NOC is further subject to the provisions of Sec 9 A of the Indian Aircraft Act 1934 and those of any notifications issued there under from time to time including the Aircraft (Demolition of Obstruction caused by buildings and trees etc) Rules, 1994.
 - (e) Vertical extent (highest point) of the building proposed at coordinates mentioned below shall not exceed **48.50m AGL or 752.50m AMSL** whichever is lower. No extension or structure permanent or temporary (e.g. Cranes, Antennas, Mumtee, Lightening Arresters, Lift machine room, Overhead water tank, Cooling towers, Sign boards, any attachment or fixtures of any kind) shall be permitted above the cleared height.

Pillar No	Latitude	Longitude	Site Elevation
As per Site Elevation Certificate Issued by Pune Metropolitan Region Development Authority, Pune vide PMRDA/BP/SEC/2651 and Certificate No.- DP/Branch-1/1815/166/2022 dated 04/01/2022.			

- (f) Standard obstruction lightings as per IS 5613 notification and International Civil Aviation Organization (ICAO) standards as stipulated in ICAO Annex-14 is to be provided by the company. The lights shall be kept 'ON' at all times. Provision shall be made for standby power supply to keep the lights 'ON' during power failure. Company shall carry out periodic maintenance of the lights to keep them in serviceable and visible condition.
- (g) A proper garbage disposal system in accordance with the provisions of Solid Waste Management Rules, 2016 / Gazette Notification SO 1357 (E) (Para 4) or Environment (Protection) Act, 1986 including amendments shall be adhered to by the applicant prior to the construction of building. The same needs to be confirmed and given as undertaking in commencement certificate, as it is for the purpose of avoiding bird activity. The garbage/waste disposal plan shall be shown to the Air Officer Commanding or his nominated representative at AF Station Pune on installation or whenever demanded.
- (h) No light or a combination of lights which by reason of its intensity, configuration or colour may cause confusion with the aeronautical ground lights of the Airport shall be installed at the site at any time during or after the construction of the building.
- (j) The commencement and completion certificate on construction including installation of obstruction lights shall be intimated to AOC, AF Station Pune. Failure to render these certificates by the applicant within the stipulated time shall lead to cancellation of NOC.
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- (l) The applicant shall obtain necessary security clearances from MHA/IB prior to employing any foreign national at the site.
- (m) The NOC will be null and void if the construction is found to be in deviation from the submitted proposal and the event of non-adherence to the above mentioned conditions.

Yours sincerely

(S Venkatesh)
Wing Commander
Command ATC Officer

(F-09)

Tele: 079-23242700

By Regd Post

CATCO Office
HQ SWAC, IAF
VSN, Chiloda, Gandhinagar
Gujarat - 382042

SWAC/2564/6/4303/ATS (BM)

26 Aug 22

**Kakade Estate Developers Pvt Ltd
through Sanjay Dattatraya Kakade
Kakade Capital, 1205, Shirole Road,
Shivaji Nagar, Pune (MH)-411004
Mob: 8830450611**

NOC FOR CONSTRUCTION OF BUILDING

Sir,

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2. The application has been examined within provisions mentioned under Section 5(2) of Gazette of India GSR 751 (E) read in conjunction with Sub Section (1) Clause (o) & Clause (r) of Sub Section 2 of Section 5 read with Section 9 A of Aircraft Act 1934, Works of Defence Act 1903 and other relevant orders on the subject. HQ SWAC has "**No - Objection**" for construction of building for a height of **40.50m AGL or 752.50m AMSL** (including all projection) **at Survey No. 106(P), 108(P), 115(P), 116(P) & 117(P), Village-Bhugaon, Taluka-Mulshi, Dist-Pune**, subject to following conditions:
 - (a) The NOC is for construction of building and cannot be used as document for any other purpose / claim whatsoever, including ownership of land.
 - (b) The applicant is responsible to obtain NOC/ all statutory clearances from AAI / State Govt / Municipalities / any other concerned authorities including approval of building plans. Clearance shall also be obtained separately from any other Defence Establishment in the vicinity of proposed construction.
 - (c) The site elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation of the proposed structure. However, at any stage, if it is established that the actual site elevation and site coordinates are different from those provided by the applicant, the NOC will be invalid.
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 - (e) Vertical extent (highest point) of the building proposed at coordinates mentioned below shall not exceed of **40.50m AGL or 752.50m AMSL** whichever is lower. No extension or structure permanent or temporary (e.g. Cranes, Antennas, Mumtee, Lightening Arresters, Lift machine room, Overhead water tank, Cooling towers, Sign boards, any attachment or fixtures of any kind) shall be permitted above the cleared height.

Pillar No	Latitude	Longitude	Site Elevation
As per Site Elevation Certificate issued by PMRDA, Pune vide No. PMRDA/BP/SEC/2659/2022 dated 04/01/2022; Certificate No. DP/Branch-1/1815/162/2022.			

(f) Standard obstruction lightings as per IS 5613 notification and International Civil Aviation Organization (ICAO) standards as stipulated in ICAO Annex-14 is to be provided by the company. The lights shall be kept 'ON' at all times. Provision shall be made for standby power supply to keep the lights 'ON' during power failure. Company shall carry out periodic maintenance of the lights to keep them in serviceable and visible condition.

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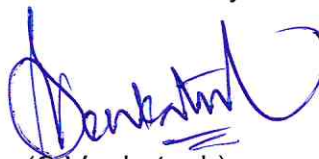
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(k) The NOC is valid only for five years from the date of its issue. If the building is not constructed and completed within this period, the applicant shall be required to obtain a fresh NOC from Indian Air Force.

(l) The applicant shall obtain necessary security clearances from MHA/IB prior to employing any foreign national at the site.

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Yours sincerely


 (S Venkatesh)
 Wing Commander
 Command ATC Officer

(F-11)

Tele: 079-23242700

By Regd Post

CATCO Office
HQ SWAC, IAF
VSN, Chiloda, Gandhinagar
Gujarat - 382042

SWAC/2564/6/4331/ATS (BM)

13 Jul 22

M/s Kakade Estate Developers Pvt.Ltd
Through Sanjay Dattatraya Kakade
Kakade Capital, 1205, Shirole Road
Shivaji Nagar, Pune-411004
Mob: 8830450611

NOC FOR CONSTRUCTION OF BUILDING

Sir,

1. Please refer your application on the subject.
2. The application has been examined within provisions mentioned under Section 5(2) of Gazette of India GSR 751 (E) read in conjunction with Sub Section (1) Clause (o) & Clause (r) of Sub Section 2 of Section 5 read with Section 9 A of Aircraft Act 1934, Works of Defence Act 1903 and other relevant orders on the subject. HQ SWAC has "**No - Objection**" for construction of building for a height of **12.00m AGL or 762.00m AMSL** (including all projection) **at S. No. 109(P), 110(P), 111(P), 113(P), 114(P) Village- Bhugaon, Tal-Mulshi, Dist- Pune**, subject to following conditions:
 - (a) The NOC is for construction of building and cannot be used as document for any other purpose / claim whatsoever, including ownership of land.
 - (b) The applicant is responsible to obtain NOC/ all statutory clearances from AAI / State Govt / Municipalities / any other concerned authorities including approval of building plans. Clearance shall also be obtained separately from any other Defence Establishment in the vicinity of proposed construction.
 - (c) The site elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation of the proposed structure. However, at any stage, if it is established that the actual site elevation and site coordinates are different from those provided by the applicant, the NOC will be invalid.
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 - (e) Vertical extent (highest point) of the building proposed at coordinates mentioned below shall not exceed **12.00m AGL or 762.00m AMSL** whichever is lower. No extension or structure permanent or temporary (e.g. Cranes, Antennas, Mumtee, Lightning Arresters, Lift machine room, Overhead water tank, Cooling towers, Sign boards, any attachment or fixtures of any kind) shall be permitted above the cleared height.

Pillar No	Latitude	Longitude	Site Elevation
1	18°30'48.21" N	73°44'41.07" E	743.5M AMSL
2	18°30'45.96" N	73°44'42.77" E	734.5M AMSL
3	18°30'43.74" N	73°44'43.98" E	737.5M AMSL
4	18°30'42.46" N	73°44'44.36" E	737.0M AMSL

5	18°30'41.03" N	73°44'45.13" E	729.5M AMSL
6	18°30'39.71" N	73°44'43.14" E	737.5M AMSL
7	18°30'45.02" N	73°44'36.66" E	740.5M AMSL
8	18°30'44.32" N	73°44'35.97" E	733.5M AMSL
9	18°30'45.38" N	73°44'35.79" E	744.0M AMSL
10	18°30'45.83" N	73°44'37.04" E	750.0M AMSL
CP	18°30'44.99" N	73°44'40.52" E	749.5M AMSL
HP	18°30'50.75" N	73°44'25.70" E	803.5.0M AMSL

(f) Standard obstruction lightings as per IS 5613 notification and International Civil Aviation Organization (ICAO) standards as stipulated in ICAO Annex-14 is to be provided by the company. The lights shall be kept 'ON' at all times. Provision shall be made for standby power supply to keep the lights 'ON' during power failure. Company shall carry out periodic maintenance of the lights to keep them in serviceable and visible condition.

(g) A proper garbage disposal system in accordance with the provisions of Solid Waste Management Rules, 2016 / Gazette Notification SO 1357 (E) (Para 4) or Environment (Protection) Act, 1986 including amendments shall be adhered to by the applicant prior to the construction of building. The same needs to be confirmed and given as undertaking in commencement certificate, as it is for the purpose of avoiding bird activity. The garbage/waste disposal plan shall be shown to the Air Officer Commanding or his nominated representative at AF Station Pune on installation or whenever demanded.

(h) No light or a combination of lights which by reason of its intensity, configuration or colour may cause confusion with the aeronautical ground lights of the Airport shall be installed at the site at any time during or after the construction of the building.

(j) The commencement and completion certificate on construction including installation of obstruction lights shall be intimated to AOC, AF Station Pune. Failure to render these certificates by the applicant within the stipulated time shall lead to cancellation of NOC.

(k) The NOC is valid only for five years from the date of its issue. If the building is not constructed and completed within this period, the applicant shall be required to obtain a fresh NOC from Indian Air Force. Request for revalidation of NOC will not be entertained after the expiry of validity period.

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(m) The NOC will be null and void if the construction is found to be in deviation from the submitted proposal and the event of non-adherence to the above mentioned conditions.

Yours sincerely

(Tarun Chaudhry)
Group Captain
Command ATC Officer

(F-12)

Tele: 079-23242700

By Regd Post

CATCO Office
HQ SWAC, IAF
VSN, Chiloda, Gandhinagar
Gujarat - 382042

SWAC/2564/6/4323/ATS (BM)

13 Jul 22

✓ Kakade Estate Developers Pvt Ltd
through Sanjay Dattatraya Kakade
Kakade Capital, 1205, Shirole Road,
Shivaji Nagar, Pune (MH)-411004
Mob: 8830450611

NOC FOR CONSTRUCTION OF BUILDING

Sir,

1. Please refer your application on the subject.
2. The application has been examined within provisions mentioned under Section 5(2) of Gazette of India GSR 751 (E) read in conjunction with Sub Section (1) Clause (o) & Clause (r) of Sub Section 2 of Section 5 read with Section 9 A of Aircraft Act 1934, Works of Defence Act 1903 and other relevant orders on the subject. HQ SWAC has "**No - Objection**" for construction of building for a height of **12.5m AGL or 753.0m AMSL** (including all projection) **at Survey No. 109(P), 110(P), 111(P), 113(P), 114(P), 115(P), & 130(P) Village-Bhugaon, Taluka-Mulshi, Dist-Pune**, subject to following conditions:
 - (a) The NOC is for construction of building and cannot be used as document for any other purpose / claim whatsoever, including ownership of land.
 - (b) The applicant is responsible to obtain NOC/ all statutory clearances from AAI / State Govt / Municipalities / any other concerned authorities including approval of building plans. Clearance shall also be obtained separately from any other Defence Establishment in the vicinity of proposed construction.
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 - (e) Vertical extent (highest point) of the building proposed at coordinates mentioned below shall not exceed **12.5m AGL or 753.0m AMSL** whichever is lower. No extension or structure permanent or temporary (e.g. Cranes, Antennas, Mumtee, Lightening Arresters, Lift machine room, Overhead water tank, Cooling towers, Sign boards, any attachment or fixtures of any kind) shall be permitted above the cleared height.

Pillar No	Latitude	Longitude	Site Elevation
<p>As per Site Elevation Certificate issued by PMRDA, Pune vide No.PMRDA/BP/SEC/2658/2022 dated 04/01/2022; Certificate No. DP/Branch-1/1815/158/2022.</p>			

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Yours sincerely

(Tarun Chaudhry)
Group Captain
Command ATC Officer

(F-13)

Tele: 079-23242700

By Regd Post

CATCO Office
HQ SWAC, IAF
VSN, Chiloda, Gandhinagar
Gujarat - 382042

SWAC/2564/6/4335/ATS (BM)

12 Jul 22

**Kakade Estate Developers Pvt Ltd
through Sanjay Dattatraya Kakade
Kakade Capital, 1205, Shirole Road,
Shivaji Nagar, Pune (MH)-411004
Mob: 8830450611**

NOC FOR CONSTRUCTION OF BUILDING

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2. The application has been examined within provisions mentioned under Section 5(2) of Gazette of India GSR 751 (E) read in conjunction with Sub Section (1) Clause (o) & Clause (r) of Sub Section 2 of Section 5 read with Section 9 A of Aircraft Act 1934, Works of Defence Act 1903 and other relevant orders on the subject. HQ SWAC has "**No - Objection**" for construction of building for a height of **21.00m AGL or 773.00m AMSL** (including all projection) **at Survey No. 111(P), Village-Bhugaon, Taluka-Mulshi, Dist-Pune**, subject to following conditions:
 - (a) The NOC is for construction of building and cannot be used as document for any other purpose / claim whatsoever, including ownership of land.
 - (b) The applicant is responsible to obtain NOC/ all statutory clearances from AAI / State Govt / Municipalities / any other concerned authorities including approval of building plans. Clearance shall also be obtained separately from any other Defence Establishment in the vicinity of proposed construction.
 - (c) The site elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation of the proposed structure. However, at any stage, if it is established that the actual site elevation and site coordinates are different from those provided by the applicant, the NOC will be invalid.
 - (d) The issue of the NOC is further subject to the provisions of Sec 9 A of the Indian Aircraft Act 1934 and those of any notifications issued there under from time to time including the Aircraft (Demolition of Obstruction caused by buildings and trees etc) Rules, 1994.
 - (e) Vertical extent (highest point) of the building proposed at coordinates mentioned below shall not exceed **21.00m AGL or 773.00m AMSL** whichever is lower. No extension or structure permanent or temporary (e.g. Cranes, Antennas, Mumtee, Lightning Arresters, Lift machine room, Overhead water tank, Cooling towers, Sign boards, any attachment or fixtures of any kind) shall be permitted above the cleared height.

Pillar No	Latitude	Longitude	Site Elevation
As per Site Elevation Certificate issued by PMRDA, Pune vide No.PMRDA/BP/SEC/2855/2022 dated 27/01/2022; Certificate No. DP/Branch-1/1815			

- (f) Standard obstruction lightings as per IS 5613 notification and International Civil Aviation Organization (ICAO) standards as stipulated in ICAO Annex-14 is to be provided by the company. The lights shall be kept 'ON' at all times. Provision shall be made for standby power supply to keep the lights 'ON' during power failure. Company shall carry out periodic maintenance of the lights to keep them in serviceable and visible condition.
- (g) A proper garbage disposal system in accordance with the provisions of Solid Waste Management Rules, 2016 / Gazette Notification SO 1357 (E) (Para 4) or Environment (Protection) Act, 1986 including amendments shall be adhered to by the applicant prior to the construction of building. The same needs to be confirmed and given as undertaking in commencement certificate, as it is for the purpose of avoiding bird activity. The garbage/waste disposal plan shall be shown to the Air Officer Commanding or his nominated representative at AF Station Pune on installation or whenever demanded.
- (h) No light or a combination of lights which by reason of its intensity, configuration or colour may cause confusion with the aeronautical ground lights of the Airport shall be installed at the site at any time during or after the construction of the building.
- (j) The commencement and completion certificate on construction including installation of obstruction lights shall be intimated to AOC, AF Station Pune. Failure to render these certificates by the applicant within the stipulated time shall lead to cancellation of NOC.
- (k) The NOC is valid only for five years from the date of its issue. If the building is not constructed and completed within this period, the applicant shall be required to obtain a fresh NOC from Indian Air Force. Request for revalidation of NOC will not be entertained after the expiry of validity period.
- (l) The applicant shall obtain necessary security clearances from MHA/IB prior to employing any foreign national at the site.
- (m) The NOC will be null and void if the construction is found to be in deviation from the submitted proposal and the event of non-adherence to the above mentioned conditions.

Yours sincerely



(Tarun Chaudhry)
 Group Captain
 Command ATC Officer

(F-15)

Tele: 079-23242700

By Regd Post

CATCO Office
HQ SWAC, IAF
VSN, Chiloda, Gandhinagar
Gujarat-382042

SWAC/2564/6/4291/ATS (BM)

11 Jul 22

**Kakade Estate Developers Pvt Ltd
Through Sanjay Dattatraya Kakade
Kakade Capital, 1205, Shirole Road,
Shivaji Nagar, Pune (MH)- 411004
Mob: 8830450611 / 9823040002**

NOC FOR CONSTRUCTION OF BUILDING

Sir,

1. Please refer your application on the subject.
2. The application has been examined within provisions mentioned under Section 5(2) of Gazette of India GSR 751 (E) read in conjunction with Sub Section (1) Clause (o) & Clause (r) of Sub Section 2 of Section 5 read with Section 9 A of Aircraft Act 1934, Works of Defence Act 1903 and other relevant orders on the subject. HQ SWAC has "**No - Objection**" for construction of building for a height of **25.50m AGL or 752.50m AMSL** (including all projection) at **Survey No. 106(P), Village – Bhugaon, Taluka - Mulshi, Dist - Pune**, subject to following conditions:
 - (a) The NOC is for construction of building and cannot be used as document for any other purpose / claim whatsoever, including ownership of land.
 - (b) The applicant is responsible to obtain NOC/ all statutory clearances from AAI / State Govt / Municipalities / any other concerned authorities including approval of building plans. Clearance shall also be obtained separately from any other Defence Establishment in the vicinity of proposed construction.
 - (c) The site elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation of the proposed structure. However, at any stage, if it is established that the actual site elevation and site coordinates are different from those provided by the applicant, the NOC will be invalid.
 - (d) The issue of the NOC is further subject to the provisions of Sec 9 A of the Indian Aircraft Act 1934 and those of any notifications issued there under from time to time including the Aircraft (Demolition of Obstruction caused by buildings and trees etc) Rules, 1994.
 - (e) Vertical extent (highest point) of the building proposed at coordinates mentioned below shall not exceed **25.50m AGL or 752.50m AMSL** whichever is lower. No extension or structure permanent or temporary (e.g. Cranes, Antennas, Mumtee, Lightning Arresters, Lift machine room, Overhead water tank, Cooling towers, Sign boards, any attachment or fixtures of any kind) shall be permitted above the cleared height.

Pillar No	Latitude	Longitude	Site Elevation
As per Site Elevation Certificate Issued by PMRDA, Pune vide No. PMRDA/BP/SEC/2648/2022 dated 04/01/22 , Certificate No.- DP/Branch-1/1815/172/2022.			

- (f) Standard obstruction lightings as per IS 5613 notification and International Civil Aviation Organization (ICAO) standards as stipulated in ICAO Annex-14 is to be provided by the company. The lights shall be kept 'ON' at all times. Provision shall be made for standby power supply to keep the lights 'ON' during power failure. Company shall carry out periodic maintenance of the lights to keep them in serviceable and visible condition.
- (g) A proper garbage disposal system in accordance with the provisions of Solid Waste Management Rules, 2016 / Gazette Notification SO 1357 (E) (Para 4) or Environment (Protection) Act, 1986 including amendments shall be adhered to by the applicant prior to the construction of building. The same needs to be confirmed and given as undertaking in commencement certificate, as it is for the purpose of avoiding bird activity. The garbage/waste disposal plan shall be shown to the Air Officer Commanding or his nominated representative at AF Station Pune on installation or whenever demanded.
- (h) No light or a combination of lights which by reason of its intensity, configuration or colour may cause confusion with the aeronautical ground lights of the Airport shall be installed at the site at any time during or after the construction of the building.
- (j) The commencement and completion certificate on construction including installation of obstruction lights shall be intimated to AOC, AF Station Pune. Failure to render these certificates by the applicant within the stipulated time shall lead to cancellation of NOC.
- (k) The NOC is valid only for five years from the date of its issue. If the building is not constructed and completed within this period, the applicant shall be required to obtain a fresh NOC from Indian Air Force. Request for revalidation of NOC will not be entertained after the expiry of validity period.
- (l) The applicant shall obtain necessary security clearances from MHA/IB prior to employing any foreign national at the site.
- (m) The NOC will be null and void if the construction is found to be in deviation from the submitted proposal and the event of non-adherence to the above mentioned conditions.

Yours sincerely

(Tarun Chaudhry)
Group Captain
Command ATC Officer

(F-16)

Tele: 079-23242700

By Regd Post

CATCO Office
HQ SWAC, IAF
VSN, Chiloda, Gandhinagar
Gujarat-382042

SWAC/2564/6/4293/ATS (BM)

21 Jul 22

**Kakade Estate Developers Pvt. Ltd.
Through Sanjay Dattatraya Kakade,
Kakade Capital, 1205, Shirole Road,
Shivaji Nagar, Pune (MH) - 411004
Mob: 8830450611**

NOC FOR CONSTRUCTION OF BUILDING

Sir,

1. Please refer your application on the subject.
2. The application has been examined within provisions mentioned under Section 5(2) of Gazette of India GSR 751 (E) read in conjunction with Sub Section (1) Clause (o) & Clause (r) of Sub Section 2 of Section 5 read with Section 9 A of Aircraft Act 1934, Works of Defence Act 1903 and other relevant orders on the subject. HQ SWAC has "**No - Objection**" for construction of building for a height of **26.00m AGL or 752.50m AMSL** (including all projection) **at Sr. No. 106 (P), Village – Bhugaon, Taluka - Mulshi, Dist – Pune**, subject to following conditions:
 - (a) The NOC is for construction of building and cannot be used as document for any other purpose / claim whatsoever, including ownership of land.
 - (b) The applicant is responsible to obtain NOC/ all statutory clearances from AAI / State Govt / Municipalities / any other concerned authorities including approval of building plans. Clearance shall also be obtained separately from any other Defence Establishment in the vicinity of proposed construction.
 - (c) The site elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation of the proposed structure. However, at any stage, if it is established that the actual site elevation and site coordinates are different from those provided by the applicant, the NOC will be invalid.
 - (d) The issue of the NOC is further subject to the provisions of Sec 9 A of the Indian Aircraft Act 1934 and those of any notifications issued there under from time to time including the Aircraft (Demolition of Obstruction caused by buildings and trees etc) Rules, 1994.
 - (e) Vertical extent (highest point) of the building proposed at coordinates mentioned below shall not exceed **26.00m AGL or 752.50m AMSL** whichever is lower. No extension or structure permanent or temporary (e.g. Cranes, Antennas, Mumtee, Lightening Arresters, Lift machine room, Overhead water tank, Cooling towers, Sign boards, any attachment or fixtures of any kind) shall be permitted above the cleared height.

Pillar No	Latitude	Longitude	Site Elevation
1	18°30'34.89" N	73°44'33.54" E	724.0M AMSL
2	18°30'34.21" N	73°44'36.04" E	710.0M AMSL

3	18°30'33.60" N	73°44'35.98" E	713.5M AMSL
4	18°30'31.28" N	73°44'36.64" E	717.0M AMSL
5	18°30'30.29" N	73°44'35.53" E	721.0M AMSL
6	18°30'30.17" N	73°44'33.81" E	726.5M AMSL
CP	18°30'32.90" N	73°44'34.92" E	721.0M AMSL
HP 'A'	18°28'59.64" N	73°45'57.01" E	752.5M AMSL
HP 'B'	18°30'51.20" N	73°45'11.02" E	755.0M AMSL

(f) Standard obstruction lightings as per IS 5613 notification and International Civil Aviation Organization (ICAO) standards as stipulated in ICAO Annex-14 is to be provided by the company. The lights shall be kept 'ON' at all times. Provision shall be made for standby power supply to keep the lights 'ON' during power failure. Company shall carry out periodic maintenance of the lights to keep them in serviceable and visible condition.

(g) A proper garbage disposal system in accordance with the provisions of Solid Waste Management Rules, 2016 / Gazette Notification SO 1357 (E) (Para 4) or Environment (Protection) Act, 1986 including amendments shall be adhered to by the applicant prior to the construction of building. The same needs to be confirmed and given as undertaking in commencement certificate, as it is for the purpose of avoiding bird activity. The garbage/waste disposal plan shall be shown to the Air Officer Commanding or his nominated representative at AF Station Pune on installation or whenever demanded.

(h) No light or a combination of lights which by reason of its intensity, configuration or colour may cause confusion with the aeronautical ground lights of the Airport shall be installed at the site at any time during or after the construction of the building.

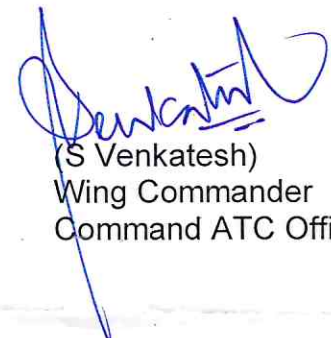
(j) The commencement and completion certificate on construction including installation of obstruction lights shall be intimated to AOC, AF Station Pune. Failure to render these certificates by the applicant within the stipulated time shall lead to cancellation of NOC.

(k) The NOC is valid only for five years from the date of its issue. If the building is not constructed and completed within this period, the applicant shall be required to obtain a fresh NOC from Indian Air Force. Request for revalidation of NOC will not be entertained after the expiry of validity period.

(l) The applicant shall obtain necessary security clearances from MHA/IB prior to employing any foreign national at the site.

(m) The NOC will be null and void if the construction is found to be in deviation from the submitted proposal and the event of non-adherence to the above mentioned conditions.

Yours sincerely



(S Venkatesh)
Wing Commander
Command ATC Officer

(F-17)
By Regd Post

Tele: 079-23242700

CATCO Office
HQ SWAC, IAF
VSN, Chiloda, Gandhinagar
Gujarat-382042

SWAC/2564/6/4311/ATS (BM)

10 Aug 22

Kakade Estate Developers Pvt. Ltd
Through Sanjay Dattatraya Kakade
Kakade Capital, 1205, Shirole Road,
Shivaji Nagar, Pune (MH)-411004
Mob: 8830450611

NOC FOR CONSTRUCTION OF BUILDING

Sir,

1. Please refer your application on the subject.
2. The application has been examined within provisions mentioned under Section 5(2) of Gazette of India GSR 751 (E) read in conjunction with Sub Section (1) Clause (o) & Clause (r) of Sub Section 2 of Section 5 read with Section 9 A of Aircraft Act 1934, Works of Defence Act 1903 and other relevant orders on the subject. HQ SWAC has "**No - Objection**" for construction of building for a height of **35.0m AGL or 758.0m AMSL** (including all projection) at **S. No. 106(P), 109(P), 111(P), Village-Bhugaon, Taluka-Mulshi, Dist-Pune**, subject to following conditions:
 - (a) The NOC is for construction of building and cannot be used as document for any other purpose / claim whatsoever, including ownership of land.
 - (b) The applicant is responsible to obtain NOC/ all statutory clearances from AAI / State Govt / Municipalities / any other concerned authorities including approval of building plans. Clearance shall also be obtained separately from any other Defence Establishment in the vicinity of proposed construction.
 - (c) The site elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation of the proposed structure. However, at any stage, if it is established that the actual site elevation and site coordinates are different from those provided by the applicant, the NOC will be invalid.
 - (d) The issue of the NOC is further subject to the provisions of Sec 9 A of the Indian Aircraft Act 1934 and those of any notifications issued there under from time to time including the Aircraft (Demolition of Obstruction caused by buildings and trees etc) Rules, 1994.
 - (e) Vertical extent (highest point) of the building proposed at coordinates mentioned below shall not exceed **35.0m AGL or 758.0m AMSL** whichever is lower. No extension or structure permanent or temporary (e.g. Cranes, Antennas, Mumtee, Lightening Arresters, Lift machine room, Overhead water tank, Cooling towers, Sign boards, any attachment or fixtures of any kind) shall be permitted above the cleared height.

Pillar No	Latitude	Longitude	Site Elevation
As per Site Elevation Certificate issued by PMRDA, Pune vide No. PMRDA/BP/SEC/2655/2022 dated 04/01/22; Certificate No. DP/BRANCH-1/1815/157/2022.			

- (f) Standard obstruction lightings as per IS 5613 notification and International Civil Aviation Organization (ICAO) standards as stipulated in ICAO Annex-14 is to be provided by the company. The lights shall be kept 'ON' at all times. Provision shall be made for standby power supply to keep the lights 'ON' during power failure. Company shall carry out periodic maintenance of the lights to keep them in serviceable and visible condition.
- (g) A proper garbage disposal system in accordance with the provisions of Solid Waste Management Rules, 2016 / Gazette Notification SO 1357 (E) (Para 4) or Environment (Protection) Act, 1986 including amendments shall be adhered to by the applicant prior to the construction of building. The same needs to be confirmed and given as undertaking in commencement certificate, as it is for the purpose of avoiding bird activity. The garbage/waste disposal plan shall be shown to the Air Officer Commanding or his nominated representative at AF Station Pune on installation or whenever demanded.
- (h) No light or a combination of lights which by reason of its intensity, configuration or colour may cause confusion with the aeronautical ground lights of the Airport shall be installed at the site at any time during or after the construction of the building.
- (j) The commencement and completion certificate on construction including installation of obstruction lights shall be intimated to AOC, AF Station Pune. Failure to render these certificates by the applicant within the stipulated time shall lead to cancellation of NOC.
- (k) The NOC is valid only for five years from the date of its issue. If the building is not constructed and completed within this period, the applicant shall be required to obtain a fresh NOC from Indian Air Force. Request for revalidation of NOC will not be entertained after the expiry of validity period.
- (l) The applicant shall obtain necessary security clearances from MHA/IB prior to employing any foreign national at the site.
- (m) The NOC will be null and void if the construction is found to be in deviation from the submitted proposal and the event of non-adherence to the above mentioned conditions.

Yours sincerely

(Tarun Chaudhry)
 Group Captain
 Command ATC Officer

Tele: 079-23242700

By Regd Post

CATCO Office
HQ SWAC, IAF
VSN, Chiloda, Gandhinagar
Gujarat-382042

SWAC/2564/6/4762/ATS (BM)

07 Feb 23

**Kakade Estate Developers Pvt. Ltd.
Through Sanjay Dattatraya Kakade
C/o Balaji Associates,
1st Floor, Saijyot Apartment,
S. No. 50/2/1/1, Vatare Mala,
Off BT Kawade Road,
Ghorpadi, Pune (MH) - 411036
Mob: 8830450611**

NOC FOR CONSTRUCTION OF BUILDING

Sir,

1. Please refer your application on the subject.
2. The application has been examined within provisions mentioned under Section 5(2) of Gazette of India GSR 751 (E) read in conjunction with Sub Section (1) Clause (o) & Clause (r) of Sub Section 2 of Section 5 read with Section 9 A of Aircraft Act 1934, Works of Defence Act 1903 and other relevant orders on the subject. HQ SWAC has "**No - Objection**" for construction of building for a height of **70.50m AGL or 752.50m AMSL** (including all projection) **at Sr. No. 116(P), 117(P), 118(P), 119(P), 120(P), 122(P), 123(P), 124 & 125(P), Village - Bhugaon, Taluka - Mulshi, Dist. - Pune**, subject to following conditions:
 - (a) The NOC is for construction of building and cannot be used as document for any other purpose / claim whatsoever, including ownership of land.
 - (b) The applicant is responsible to obtain NOC/ all statutory clearances from AAI / State Govt / Municipalities / any other concerned authorities including approval of building plans. Clearance shall also be obtained separately from any other Defence Establishment in the vicinity of proposed construction.
 - (c) The site elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation of the proposed structure. However, at any stage, if it is established that the actual site elevation and site coordinates are different from those provided by the applicant, the NOC will be invalid.
 - (d) The issue of the NOC is further subject to the provisions of Sec 9 A of the Indian Aircraft Act 1934 and those of any notifications issued there under from time to time including the Aircraft (Demolition of Obstruction caused by buildings and trees etc) Rules, 1994.
 - (e) Vertical extent (highest point) of the building proposed at coordinates mentioned below shall not exceed **70.50m AGL or 752.50m AMSL** whichever is lower. No extension or structure permanent or temporary (e.g. Cranes, Antennas, Mumtee, Lightening Arresters, Lift machine room, Overhead water tank, Cooling towers, Sign boards, any attachment or fixtures of any kind) shall be permitted above the cleared height.

Pillar No	Latitude	Longitude	Site Elevation
As per Site Elevation Certificate issued by PMRDA, Pune vide No. PMRDA/BP/SEC/2650/2022 & Certificate No. DP / BRANCH-1/1815/165/2022 dated 04/01/22.			

(f) Standard obstruction lightings as per IS 5613 notification and International Civil Aviation Organization (ICAO) standards as stipulated in ICAO Annex-14 is to be provided by the company. The lights shall be kept 'ON' at all times. Provision shall be made for standby power supply to keep the lights 'ON' during power failure. Company shall carry out periodic maintenance of the lights to keep them in serviceable and visible condition.

(g) A proper garbage disposal system in accordance with the provisions of Solid Waste Management Rules, 2016 / Gazette Notification SO 1357 (E) (Para 4) or Environment (Protection) Act, 1986 including amendments shall be adhered to by the applicant prior to the construction of building. The same needs to be confirmed and given as undertaking in commencement certificate, as it is for the purpose of avoiding bird activity. The garbage/waste disposal plan shall be shown to the Air Officer Commanding or his nominated representative at AF Station Pune on installation or whenever demanded.

(h) No light or a combination of lights which by reason of its intensity, configuration or colour may cause confusion with the aeronautical ground lights of the Airport shall be installed at the site at any time during or after the construction of the building.

(j) The commencement and completion certificate on construction including installation of obstruction lights shall be intimated to AOC, AF Station Pune. Failure to render these certificates by the applicant within the stipulated time shall lead to cancellation of NOC.

(k) The NOC is valid only for five years from the date of its issue. If the building is not constructed and completed within this period, the applicant shall be required to obtain a fresh NOC from Indian Air Force.

(l) The applicant shall obtain necessary security clearances from MHA/IB prior to employing any foreign national at the site.

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Yours sincerely

(S Venkatesh)
Wing Commander
Command ATC Officer

By Regd Post

Tele: 079-23242700

CATCO Office
HQ SWAC, IAF
VSN, Chiloda, Gandhinagar
Gujarat - 382042

SWAC/2564/6/4761/ATS (BM)

11 Nov 22

**Kakade Estate Developers Pvt. Ltd
Through Sanjay Dattatraya Kakade,
C/o Balaji Associates, 1st Floor,
Saijyot Apartment, S. No. 50/2/1/1, Vatare Mala,
Off BT Kawade Road, Ghorpadi,
Pune (Maharashtra) - 411036
Mob: 8830450611**

NOC FOR CONSTRUCTION OF BUILDING

Sir,

1. Please refer your application on the subject.
2. The application has been examined within provisions mentioned under Section 5(2) of Gazette of India GSR 751 (E) read in conjunction with Sub Section (1) Clause (o) & Clause (r) of Sub Section 2 of Section 5 read with Section 9 A of Aircraft Act 1934, Works of Defence Act 1903 and other relevant orders on the subject. HQ SWAC has "**No - Objection**" for construction of building for a height of **12.50m AGL or 752.50m AMSL** (including all projection) **at Sr. No. 113(P), 130 (P) & 143 (P), Village – Bhugaon, Taluka – Mulshi, Dist. - Pune**, subject to following conditions:
 - (a) The NOC is for construction of building and cannot be used as document for any other purpose / claim whatsoever, including ownership of land.
 - (b) The applicant is responsible to obtain NOC/ all statutory clearances from AAI / State Govt / Municipalities / any other concerned authorities including approval of building plans. Clearance shall also be obtained separately from any other Defence Establishment in the vicinity of proposed construction.
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 - (e) Vertical extent (highest point) of the building proposed at coordinates mentioned below shall not exceed **12.50m AGL or 752.50m AMSL** whichever is lower. No extension or structure permanent or temporary (e.g. Cranes, Antennas, Mumtee, Lightening Arresters, Lift machine room, Overhead water tank, Cooling towers, Sign boards, any attachment or fixtures of any kind) shall be permitted above the cleared height.

Pillar No	Latitude	Longitude	Site Elevation
As per Site Elevation Certificate issued by PMRDA vide No. PMRDA/BP/SEC/2653/2021 and Certificate No. dated 04/01/22.			

- (f) Standard obstruction lightings as per IS 5613 notification and International Civil Aviation Organization (ICAO) standards as stipulated in ICAO Annex-14 is to be provided by the company. The lights shall be kept 'ON' at all times. Provision shall be made for standby power supply to keep the lights 'ON' during power failure. Company shall carry out periodic maintenance of the lights to keep them in serviceable and visible condition.
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Yours sincerely

(Tarun Chaudhry)
Group Captain
Command ATC Officer

Tele: 079-23242700

By Regd Post

CATCO Office
HQ SWAC, IAF
VSN, Chiloda, Gandhinagar
Gujarat-382042

SWAC/2564/6/4310/ATS (BM)

25 Jul 22

Kakade Estate Developers Pvt. Ltd
Through Sanjay Dattatraya Kakade
Kakade Capital, 1205, Shirole Road,
Shivaji Nagar, Pune (MH)- 411004
Mob: 8830450611

NOC FOR CONSTRUCTION OF BUILDING

Sir,

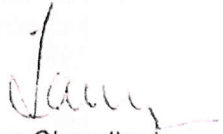
1. Please refer your application on the subject.
2. The application has been examined within provisions mentioned under Section 5(2) of Gazette of India GSR 751 (E) read in conjunction with Sub Section (1) Clause (o) & Clause (r) of Sub Section 2 of Section 5 read with Section 9 A of Aircraft Act 1934, Works of Defence Act 1903 and other relevant orders on the subject. HQ SWAC has "No - Objection" for construction of building for a height of 12.80m AGL or 759.80m AMSL (including all projection) at Survey No. 106(P) & 111 (P) Village-Bhugaon, Taluka - Mulshi, Dist - Pune, subject to following conditions:
 - (a) The NOC is for construction of building and cannot be used as document for any other purpose / claim whatsoever, including ownership of land.
 - (b) The applicant is responsible to obtain NOC/ all statutory clearances from AAI / State Govt / Municipalities / any other concerned authorities including approval of building plans. Clearance shall also be obtained separately from any other Defence Establishment in the vicinity of proposed construction.
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 - (e) Vertical extent (highest point) of the building proposed at coordinates mentioned below shall not exceed 12.80m AGL or 759.80m AMSL whichever is lower. No extension or structure permanent or temporary (e.g. Cranes, Antennas, Mumtee, Lightning Arresters, Lift machine room, Overhead water tank, Cooling towers, Sign boards, any attachment or fixtures of any kind) shall be permitted above the cleared height.

Pillar No Latitude Longitude Site Elevation

As per Site Elevation Certificate Issued by PMRDA, Pune vide No. PMRDA/RP/SEC/2661/2022 dated 04/01/22, Certificate No.- DP/Branch-1/1815/159/2022.

- (f) Standard obstruction lightings as per IS 5613 notification and International Civil Aviation Organization (ICAO) standards as stipulated in ICAO Annex-14 is to be provided by the company. The lights shall be kept 'ON' at all times. Provision shall be made for standby power supply to keep the lights 'ON' during power failure. Company shall carry out periodic maintenance of the lights to keep them in serviceable and visible condition.
- (g) A proper garbage disposal system in accordance with the provisions of Solid Waste Management Rules, 2016 / Gazette Notification SO 1357 (E) (Para 4) or Environment (Protection) Act, 1986 including amendments shall be adhered to by the applicant prior to the construction of building. The same needs to be confirmed and given as undertaking in commencement certificate, as it is for the purpose of avoiding bird activity. The garbage/waste disposal plan shall be shown to the Air Officer Commanding or his nominated representative at AF Station Pune on installation or whenever demanded.
- (h) No light or a combination of lights which by reason of its intensity, configuration or colour may cause confusion with the aeronautical ground lights of the Airport shall be installed at the site at any time during or after the construction of the building.
- (j) The commencement and completion certificate on construction including installation of obstruction lights shall be intimated to AOC, AF Station Pune. Failure to render these certificates by the applicant within the stipulated time shall lead to cancellation of NOC.
- (k) The NOC is valid only for five years from the date of its issue. If the building is not constructed and completed within this period, the applicant shall be required to obtain a fresh NOC from Indian Air Force. Request for revalidation of NOC will not be entertained after the expiry of validity period.
- (l) The applicant shall obtain necessary security clearances from MHA/IB prior to employing any foreign national at the site.
- (m) The NOC will be null and void if the construction is found to be in deviation from the submitted proposal and the event of non-adherence to the above mentioned conditions.

Yours sincerely


(Tarun Chaudhry)
Group Captain
Command ATC Officer



PUNEMETROPOLIS

पुणे महानगर प्रदेश विकास प्राधिकरण, पुणे

Pune metropolitan Regional Development Authority, Pune

अग्निशमन विभाग, आकुर्डी रेल्वे स्टेशन जवळ, नवीन प्रशासकीय इमारत,

०४ था मजला, अ-विंग, आकुर्डी-४११०३५

ई-मेल- fireofficer.pmrda@gmail.com, दूरध्वनी क्र:- २७६५९८५५-०२०

Dated:- 23.06.2023

Please quote following number to
Environmental Clearance for future
correspondence with PMRDA
No. EC/ 11 /2022

TO,

M/s. Kakade Estate Developers Pvt. Ltd.
Through Director Mr. Sanjay D. Kakade
Survey No-7/1,7/3,7/4,8/1,8/2,8/3,8/4,8/5,
8/6,105/1,105/2,105/3,105/4,105/5,105/6 and Others,
Village-Bhugaon,
Tal-Mulashi,Dist-Pune.

Sub:- "Provisional Fire Clearance Only for Environment Impact Assessment Authority-Maharashtra for IOD of Residential and Commercial Building Project on Survey No-7/1, 7/3, 7/4, 8/1, 8/2, 8/3, 8/4, 8/5, 8/6, 105/1, 105/2, 105/3, 105/4, 105/5, 105/6 and Others, Village-Bhugaon, Tal-Mulashi, Dist-Pune.

Ref: Your Application Number 650 of 2022-23 Dated:-08.03.2023

Sir,

This has reference to the application submitted by you along with the building plans; This "Provisional Fire Clearance" is issued for obtaining clearance from Environment Impact Assessment Authority-Maharashtra on your proposed construction/Project subject to the fulfillment of following conditions. This Clearance should not be used any other purpose than the Environment Clearance for IOD.

The details of the proposed construction area as certified by the Architect are as under:-

Sr. No.	Particulars	Details
1.	Address of the Proposed site	Survey No-7/1,7/3,7/4,8/1,8/2,8/3,8/4,8/5, 8/6,105/1,105/2,105/3,105/4,105/5,105/6 and Others

File No. 679/2022-23 (Environment Impact Assessment Authority-Maharashtra) Page 1



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		Village-Bhugaon Tal-Mulashi, Dist-Pune.
2.	Builder /Developers Name	M/s. Kakade Estate Developers Pvt. Ltd. Through Director Mr. Sanjay D. Kakade
3.	Architects Name	Arch. <i>Mohanaj Tatoskar</i>
4.	Classification of Building	Residential and Commercial Building
5.	Access Road to Plot	60.00 MTRS.
6.	The Plot Area	512989.00 SQM
7.	Net Built up Area	527038.44 SQM
8.	Gross Built up Area	983575.68 SQM

Details about the Proposed Structure:-

Sector	Building No.	Ground Level Height in Mtrs.	No. Of Floors	FSI B/U Area (Sqm)	No. of bldg.	Total FSI B/U Area (Sqm)	Total FSI + Non-FSI B/U Area (Sqm)
Sector 1	A1 to A3	37.20	B2+B1+ST.P+12	3951.49	3	11854.47	26189.79
	B1	37.20	B2+B1+ST.P+12	5533.62	1	5533.62	10397.86
	B2	62.85	B2+B1+ST.P+21	9702.23	1	9702.23	15333.65
	B3 To B4	57.15	B2+B1+ST.P+19	8762.35	2	17524.70	27474.06
	B5	71.40	B2+B1+ST.P+24	11051.20	1	11051.20	16978.58
	C1 To C3	68.55	B2+B1+ST.P+23	8813.85	3	26441.55	41898.80
	C4 To C7	65.70	B2+B1+ST.P+22	8418.80	4	33675.20	52375.20
	D1 To D2	37.20	B2+B1+ST.P+12	2610.51	2	5221.02	13864.62
	D3	40.05	B2+B1+ST.P+13	2835.37	1	2835.37	7191.87
	D4 To D5	42.90	B2+B1+ST.P+14	3060.23	2	6120.46	14902.86
	D6 To D9	48.60	B2+B1+ST.P+16	3509.95	4	7019.90	15941.10
	D10 To D11	51.45	B2+B1+ST.P+17	3683.66	2	7367.32	16460.22
	D12 To D13	57.15	B2+B1+ST.P+19	4133.38	2	8266.76	17498.46
	Conv. Shop-1	3.75	GROUND	187.08	1	187.08	187.08
Sector 2	A1 to A8	37.20	B2+B1+ST.P+12	3951.49	8	31611.92	64487.60
	B1	45.75	B2+B1+ST.P+15	6943.44	1	6943.44	12043.79
	B2	48.60	B2+B1+ST.P+16	7413.38	1	7413.38	12592.10
	B3	51.45	B2+B1+ST.P+17	7822.47	1	7822.47	13140.41



	B4 To B5	57.15	B2+B1+ST.P+19	8762.35	2	17524.70	28474.06
	C1 To C4	37.20	B2+B1+ST.P+12	4610.96	4	18443.84	37143.20
	C5 To C7	40.05	B2+B1+ST.P+13	5005.93	3	15017.79	29224.80
	D1 To D2	60.00	B2+B1+ST.P+20	4358.24	2	8716.48	18017.58
	D3	54.30	B2+B1+ST.P+18	3908.52	1	3908.52	8489.67
	D4	48.60	B2+B1+ST.P+16	3509.95	1	3509.95	7970.55
	D5 To D6	45.75	B2+B1+ST.P+15	3285.09	2	6570.18	15421.98
	D7 To D11	37.20	B2+B1+ST.P+12	2610.11	5	13050.55	34661.55
	Conv. Shop-2	3.75	GROUND	81.11	1	81.11	81.11
Sector 5	Parking				1		0.00
		4.20	Gr. Parking	-		-	
Sector 6	Bunglow-01 to 34	11.20	Gr.+02	171.91	34	5844.94	7228.06
	Bunglow-35 to 248	11.80	Gr.+02	216.46	214	46322.44	51047.56
	Bunglow- 249 to 589	11.80	Gr.+02	208.43	341	71074.63	90276.34
	Conv. Shop-3 To 4	3.75	GROUND	123.85	2	247.70	247.70
	Conv. Shop-5 To 8	3.75	GROUND	81.11	4	324.44	324.44
	Conv. Shop-9	3.75	GROUND	96.38	1	96.38	96.38
	Conv. Shop-10	3.75	GROUND	59.56	1	59.56	59.56
Sector 8	Comm. 01	78.00	B2+B1+Gr.P+21	74000.00	1	74000.00	112819.34
	Comm. 02	86.00	B2+B1+Gr.P+23	27601.53	1	27601.53	51011.19
	School Bldg.	30.00	Gr.+07	8051.61	1	8051.61	8051.61
	PROPOSED OVER HEAD WATER TANK+LIFT MACHINE ROOM AREA AREA					-	1860.00
	RESIDENTIAL BLDG. TOP SLAB AREA					-	65236.38
	COMMERCIAL BLDG. TOP SLAB AREA + FIRE STATION					-	19309.91
	PROPOSED U.G.TANK AREA					-	780.00
	PROPOSED D.G AREA					-	1012.00
	PROPOSED OWC AREA					-	3027.00
	PROPOSED S.T.P. AREA					-	5339.06



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PROPOSED SECURITY CABIN AREA	-	100.00
ARCHITECTURAL PROJECTION	-	5020.00
CLUB HOUSE AREA	-	1286.60
TOTAL AREA	527038.44	983575.68

Important :- The Area details comprises with No. of floors/ Floor Area/ Height of the buildings/Marginal open spaces/ provision of the Refuge Area etc. are duly signed and attested by the authorized Architect. It is presumed that the Plans submitted by him are in compliance of the provisions of prevailing DC Rules and NBC. If any lapses or deviations are observed in the said proposal / drawings submitted by him, He Architect shall be personally liable for actions deemed fit.

Marginal Spaces for Building structure:-

Sr. No.	Sides	Provisions proposed on site in Mtrs as certified by the Architect
1	Front Side	12.00 MTRS.
2	Right side	16.00 MTRS.
3	Left side	16.00 MTRS.
4	Rear side	16.00 MTRS.

Details about the Fire protection Fees paid for Environment Clearance only:-

Sr. No.	FIRE-FILE NO.	Built up Area for Fees calculation	Total Amount	Payment Challan No & payment Date
1.	FIRE/679/2022-23	Residential & Commercial Building= 983575.68 SQM.	<u>Rs.16,67,160/-</u> (Sixteen Lac Sixty-Seven Thousand One Hundred Sixty Rupees Only)	CHALLAN NO.729 Dated.19.06.2023 J.No.IBKLR920230 61900043926
2.	FIRE/679/2022-23		<u>Rs.3,00,020/-</u> (Three Lac Twenty Rupees Only)	CHALLAN NO.152 Dated.22.06.2023 J.No.IBKLR920230 62200086654
3.	FIRE/679/2022-23	Penalty Challan	<u>Rs.50,020/-</u> (Fifty Thousand Twenty Rupees Only)	CHALLAN NO.151 Dated.22.06.2023 J.No.IBKLR230622552273

(* In future, if the difference of fees is assessed, the same will be recovered from the owner or developers as the case may be)

Important Note:-



This Fire Provisional NOC is issued for the max. proposed height of 62.85 Mtrs. However, the architect has submitted the master plans with additional FSI (Residential Building) for Master building with Total height of max. 62.85 Mtrs. (B2+B1+ST.P+21) and Total FSI is 527038.44 SQM for its IOD only.

Considering the same this provisional clearance is issued to M/s.Kakade Estate Developers Pvt Ltd through Ramesh Bhosale, for obtaining Environment clearance for proposed expansion upto 62.80 Mtrs. (B2+B1+ST.P+21) and Total FSI + Non FSI is 983575.68 SQM separate Fire NOC for at upper floors and height should be obtained on payment of necessary fire protection fees.

This Environment Clearance Fire N.O.C. is valid subject to fulfillment of the following conditions:-

1. The scope of this approval is restricted for the purpose Environment Clearance- IOD This approval should not be treated/ presumed as an approval for civil / architectural drawings.
2. The area calculation statements TDR/FSI/FAR/ZONE/USE etc shall be subject to verification and approval of PMRDA's competent Authority.
3. The separate plans of the proposed building should be approved by Building Permission Dept & Fire Dept PMRDA's showing The layout plans, marginal open spaces, refuge areas, travel distance, etc.
4. The required Marginal Open spaces as per DCPR requirements mentioned in Regulation should be kept obstruction free at all time. Parking of vehicles should not obstruct the mobility of fire vehicles at any time.
5. Proper roads in the premises should be provided for easy mobility of the Fire Brigade Appliance & the roads should be capable to hold weight of fire appliances.
6. The undersigned reserves right to amend any additional recommendations deemed fit at the time of actual issuing of Provisional Fire Noc. For building plan approval.
7. The building plans submitted to this office under reference (i) above, are scrutinized by this department from the point of view of fire prevention & protection for the propose height and built up area. The undersigned reserve all rights to amendment, additions, modifications in the said proposal at the time of actual issuing of provisional fire NOC.



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8. This office has scrutinized the proposed Master plan submitted by you and recommendations with respect to the Fire and Life Safety Measures for the proposed township layout are mentioned as under for favor of information and further needful please. The proposal is scrutinized on the basis Part 3 and Part 4 of National Building Code 2016. After the scrutiny of the said proposal following observations were made as under :-

- A) Provisional and Final approval should be obtained by the applicant from PMRDA Fire Department for every building/sector without which no Commencement Certificate shall be issued by the PMRDA. One sets of drawings with soft copy of AUTO CAD drawings should be submitted showing details scheme of Fire Prevention and Protection arrangements.
- B) The maximum heights of the proposed buildings are not yet finalized, however it is necessary to obtained height clearance from Civil Aviation Authorities / Air force for the high rise building, wherever necessary.
- C) Any changes in the layout should be intimated to this office with amended drawings and approval for the same should not be obtained in advanced.

You are hereby informed to take note of the following points:

- This letter of approval in principle is issued only for Master Plan and it shall be your responsibility to obtain separate "Provisional and Final No-Objection Certificate for each and every Sector/Building-wise without which no Commencement Certificate shall be issued by the authority.
- Separate Fire Protection Fund Fee shall have to be paid for each Sector/Building.
- As per PMRDA DC rule marginal distance of H/4 (Max. up to 16 Mtrs) between the plot boundary and between two buildings shall be maintained.
- Compliance of the requirement of the Fire station to^{be} obtained, the Final NOC is essential.

General Provisions of Maharashtra Fire Prevention and Life Safety Measures Act, 2006

1. Under Section 3 of Maharashtra Fire Prevention and Life Safety Measures Act, 2006 (hereinafter referred to as "said Act").

The applicant (developer, owner, occupier by whatever name called) shall comply with all the Fire and Life Safety measures adhering to National Building Code of



India, 2016 and as amended from time to time failing which it shall be treated as a violation of the said Act.

2. As per the provision as under:- 10 of the said Act. No person other than the License Agency shall carry out the work of providing Fire Prevention and Life Safety Measures or performing. Such other related activities required to be carried out in any place or building or part there of:-
 - A. No Licensed Agency or any other person claiming to be such Licensed Agency shall give a certificate under sub-section (3) of section 3 regarding the compliance of the fire prevention and life safety measures or maintenance thereof in good repair and efficient condition, without there being actual such compliance or maintenance.
 - B. The names of the License Agencies approved by Directorate of Maharashtra is available on their website as mentioned below : www.mahafireservice.gov.in
3. Under Section 11 of the said Act, the fire service fees shall be assessed and the same shall be payable after serving the notice to that effect or prior to issue of the building completion certificate or occupancy certificate whichever is earlier.
4. Under Section 45 of the said Act, the owner/occupier or developer shall appoint Fire Officer/Officers and staff for taking adequate Fire and Life Safety Measures.
5. Though certain conditions are stipulated from the said Act and the provisions of National Building Code of India, it is obligatory on part of the applicant that is developer, builder, occupier, owner, tenant, by what so ever named called to abide with the provisions of the said Act failing which it shall be actionable under the provisions of said act.

In future if the builder / developer intend to go for any expansion, alteration, modification of any building an approval of this department must be obtained before commencing proposed modifications. The validity of this Environment Clearance Certificate is for One Year only from the date of issue of this letter.

This clearance is giving only for the purpose to getting Environment Clearance from the "State Environment Impact Assessment Authority, Govt. Of Maharashtra". Provisional Fire NOC for the purpose of getting commencement certificate from Building Permission Department Of PMRDA, should be taken separately from this Department.

Thanking you.



Yours faithfully,

Devendra Potphode
23/06/23
(Devendra Potphode)
Chief Fire Officer
PMRDA, PUNE.

KAKADE ESTATES DEVELOPERS PVT. LTD

CIN NO. : U70102PN2007PTC129608

Regd. Office

Kakade Capital, 1205, Shirole Road, J.M. Road,
Shivaji Nagar, Pune - 411 004.

Tel. : 020 6623 2700
Fax. : 020 6623 2703

Email : sanjaykakatogroup85@gmail.com
Website : www.sanjaykakatogroup.com



SANJAY KAKADE
GROUP

प्रति,
मा.शामसेवक साहेब,
ग्रामपंचायत भूगाव,
ता.मुळशी, जि.पुणे

दि.१७-०३-२०२३

संदर्भ: १) महाराष्ट्र शासनाचे नगर विकास विभागाकडील अधिसूचना क्र.टिपीएस-
१८१४/३३/प्र.क्र.२७०/१४/नवि-१३, दि.२५.०२.२०१६

२) महाराष्ट्र शासनाचे नगर विकास विभागाकडील अधिसूचना टिपीएस-
१८१४/३३/प्र.क्र.२७०/१४/नवि-१३, दि. १७.०८.२०२२

विषय : आमचे भूगाव येथील जमीन मिळकतीवर मंजूर केलेल्या "एकात्मिक विशेष
नगर विकास प्रकल्प " मध्ये वेगळ्या पोलिस चौकी ची आवश्यकता नसलेबाबत
दाखला मिळणेबाबत....

महोदय,

वरील विषयास अनुसरून कारणे विनंती अर्ज करतो की, आमची कंपनी
मे.काकडे इस्टेट डेव्हलपर्स प्रा.लि. यांना भूगाव येथील साधारण ५१.२९८९ क्षेत्रावर
डेव्हलपमेंट चे अधिकार प्राप्त झाले असून, महाराष्ट्र शासनाचे नगर विकास
विभागाकडील अधिसूचना क्र.टिपीएस-१८१४/३३/प्र.क्र.२७०/१४/नवि-१३,
दि.२५.०२.२०१६ अन्वये मौजे भूगाव, ता.मुळशी, जि.पुणे येथील सदरील आम्ही
विकसित करत असलेल्या ५१.२९८९ क्षेत्रावर विशेष नगर वसाहत क्षेत्रास "विशेष

अर्ज प्राप्त
दि.०२/०५/२३



KAKADE ESTATES DEVELOPERS PVT. LTD

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Regd. Office

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Tel. : 020 6623 2700
Fax. : 020 6623 2703

Email : sanjaykakatgroup85@gmail.com
Website : www.sanjaykakatgroup.com



**SANJAY KAKADE
GROUP**

नगर विकास" म्हणून लोकेशन क्लिअरन्स मंजूरी दिलेली आहे. त्याच अनुषंगाने आमची कंपनी मे.काकडे इस्टेट डेव्हलपर्स प्रा.लि. यांनी केलेल्या दि. १८.०५.२०२२ चे अर्जास अनुसरून महाराष्ट्र शासनाचे नगर विकास विभागाने दि.१७.०८.२०२२ रोजी अधिसूचना मंजूर करून ५१.२९८९ क्षेत्र "एकात्मिक विशेष नगर विकास प्रकल्प " म्हणून घोषित केले. (सोबत आपले माहितीस्तव सदरील अर्जा सोबत महाराष्ट्र शासनाचे नगर विकास विभागाकडील अधिसूचना क्र.टिपीएस-१८१४/३३/प्र.क्र.२७०/१४/नवि-१३, दि.२५.०२.२०१६ व दि.१७.०८.२०२२ रोजीची अधिसूचना जोडत आहे.)

याच वर नमूद अधिसूचनेच्या अनुषंगाने आम्हास सदरील प्रकल्प जागेमध्ये नजीक एक पोलिस चौकी असणे आवश्यक आहे, परंतु आम्हास मिळालेल्या माहिती प्रमाणे सदर भूगाव परिसर करिता आधीच एक पोलिस चौकी अस्तित्वात असलेमुळे अतिरक्त पोलिस चौकी ची आवश्यकता भासणार नाही असे आमचे मत होत आहे.

तरी वर नमूद अर्जाचा व सोबत जोडलेल्या अधिसूचनेचा विचार करून आम्हास सदरील जागेवर पुढील विकास योजना अंमलबजावणीसाठी भूगाव मध्ये अतिरक्त पोलिस चौकी ची आवश्यकता नसलेबाबतचा दाखला द्यावा हि विनंती.

कळावे,

आपले नम्र

मे.काकडे इस्टेट डेव्हलपर्स प्रा.लि. तर्फे
(अधिकृत सही करणार)



0/c.

KAKADE ESTATES DEVELOPERS PVT. LTD

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प्रति,

मा.ग्रामसेवक साहेब,
ग्रामपंचायत भूगाव,
ता.मुळशी, जि.पुणे

दि. ०३-०५-२०२३

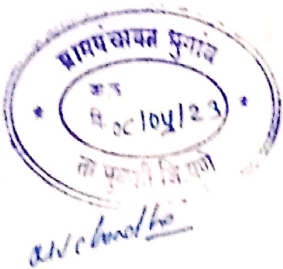
संदर्भ: १) महाराष्ट्र शासनाचे नगर विकास विभागाकडील अधिसूचना क्र.टिपीएस-
१८१४/३३/प्र.क्र.२७०/१४/नवि-१३, दि.२५.०२.२०१६

२) महाराष्ट्र शासनाचे नगर विकास विभागाकडील अधिसूचना टिपीएस-
१८१४/३३/प्र.क्र.२७०/१४/नवि-१३, दि. १७.०८.२०२२

विषय : आमचे भूगाव येथील जमीन मिळकतीवर मंजूर केलेल्या "एकात्मिक विशेष
नगर विकास प्रकल्प " मध्ये वेगळ्या स्मशानभूमी व दफनभूमी ची आवश्यकता
नसलेबाबत दाखला मिळणेबाबत....

महोदय,

वरील विषयास अनुसरून कारणे विनंती अर्ज करतो की, आमची कंपनी
मे.काकडे इस्टेट डेव्हलपर्स प्रा.लि. यांना भूगाव येथील साधारण ५१.२९८९ क्षेत्रावर
डेव्हलपमेंट चे अधिकार प्राप्त झाले असून, महाराष्ट्र शासनाचे नगर विकास
विभागाकडील अधिसूचना क्र.टिपीएस- १८१४/३३/प्र.क्र.२७०/१४/नवि-१३,
दि.२५.०२.२०१६ अन्वये मौजे भूगाव, ता.मुळशी, जि.पुणे येथील सदरील आम्ही
विकसित करत असलेल्या ५१.२९८९ क्षेत्रावर विशेष नगर वसाहत क्षेत्रास "विशेष



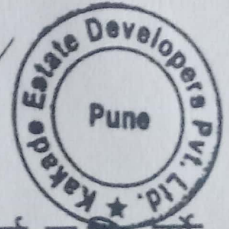
नगर विकास" म्हणून लोकेशन क्लिअरन्स मंजुरी दिलेली आहे. त्याच अनुषंगाने आमची कंपनी मे.काकडे इस्टेट डेव्हलपर्स प्रा.लि. यांनी केलेल्या दि. १८.०५.२०२२ चे अर्जास अनुसरून महाराष्ट्र शासनाचे नगर विकास विभागाने दि.१७.०८.२०२२ रोजी अधिसूचना मंजूर करून ५१.२९८९ क्षेत्र "एकात्मिक विशेष नगर विकास प्रकल्प " म्हणून घोषित केले. (सोबत आपले माहितीस्तव सदरील अर्जा सोबत महाराष्ट्र शासनाचे नगर विकास विभागाकडील अधिसूचना क्र.टिपीएस-१८१४/३३/प्र.क्र.२७०/१४/नवि-१३, दि.२५.०२.२०१६ व दि.१७.०८.२०२२ रोजीची अधिसूचना जोडत आहे.)

याच वर नमूद अधिसूचनेच्या अनुषंगाने आम्हास सदरील प्रकल्प जागेमध्ये नजीक एक स्मशानभूमी व दफनभूमी असणे आवश्यक आहे, परंतु आम्हास मिळालेल्या माहिती प्रमाणे सदर भूगाव परिसर करिता आधीच एक स्मशानभूमी व दफनभूमी अस्तित्वात असलेमुळे अतिरिक्त स्मशानभूमी व दफनभूमी ची आवश्यकता भासणार नाही असे आमचे मत होत आहे.

तरी वर नमूद अर्जाचा व सोबत जोडलेल्या अधिसूचनेचा विचार करून आम्हास सदरील जागेवर पुढील विकास योजना अंमलबजावणीसाठी भूगाव मध्ये अतिरिक्त स्मशानभूमी व दफनभूमी ची आवश्यकता नसलेबाबतचा दाखला द्यावा हि विनंती.

कळावे,

आपले नम



मे.काकडे इस्टेट डेव्हलपर्स प्रा.लि. तर्फे

(अधिकृत सही करणार)