

# PALM GROVE BEACH HOTELS PVT. LTD.

REGD. OFF : RAMADA HOTEL PALM GROVE, JUHU BEACH, MUMBAI 400 049

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CORPORATE OFF. : CONSTRUCTION HOUSE – B, SECOND FLOOR, 623, LINKING ROAD,

OPP. KHAR TELEPHONE EXCHANGE, KHAR, MUMBAI-400 052 • Tel.:2600 2827/2600 5150/6131 3131 • Fax : 2600 6946.

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Dec. 30, 2025

To,  
**Member Secretary, SEIAA,**  
Environment Department,  
Mantralaya,  
Mumbai – 400032

**Sub:** Submission of Compliance Report for Commercial project on plot bearing  
CTS No. 168A/B, 168C/1 & 168 G/2 Ghatkopar, Mumbai, Maharashtra.

**Ref:** 1. Environmental Clearance letter no. SEAC-2010/CR.746/TC-2  
dated 19.03.2012  
2. SUBSEQUENT REVALIDATION EC letter no:SEIAA 2019/CR- 23/SEIAA  
dt.13.01.2019  
3. Amendment in EC letter no EC23B038MH124304 dated 11.04.2023

Dear Sir,

This is with reference to Environmental Clearance Letter No.: SEAC-2010/CR.746/TC-2 dated 19.03.2012; Subsequent Revalidation vide letter no. SEIAA 2019/CR- 23/SEIAA dt. 13.01.2019; Amendment in EC vide letter no. EC23B038MH124304 dated 11.04.2023 from Environment Department of Government of Maharashtra.

We are enclosing here with the detailed Compliance report (from April 2025 to September 2025) along with duly filled data sheet.

Thanking you,  
Yours faithfully,  
For M/s. **PALM GROVE BEACH HOTELS PVT. LTD**



**Authorized Signatory**

**Enclosed:** Copy of Compliance Report for the period of from April 2025 to September 2025.

**Cc:** 1. Regional Office, MPCB, Sion Mumbai  
2. Director, MoEF, Nagpur

# **COMPLIANCE REPORT**

**(APRIL 2025 TO SEPTEMBER 2025)**

For

## **Proposed Residential & Commercial Project**

**ENVIRONMENTAL CLEARANCE LETTER No.: SEAC-2010/CR.746/TC-2 dated 19.03.2012;  
SUBSEQUENT REVALIDATION vide letter no. SEIAA 2019/CR- 23/SEIAA dt. 13.01.2019;  
AMENDMENT IN EC vide letter no. EC23B038MH124304 dated 11.04.2023**

**On plot bearing CTS No. 168A/B, 168C/1 & 168 G/2 Ghatkopar,  
District: Mumbai, State: Maharashtra**

Proposed By

**PALM GROVE BEACH HOTELS PVT.  
LTD.**

**Project Details**

Sr. No.	Particulars	Details
1	Project type :River- valley/mining /Industry/Thermal/Nuclear/other(specify)	Construction Project
2	Name of the Project	Proposed Commercial development
3	Clearance letter(s)/OM and Date	ENVIRONMENTAL CLEARANCE LETTER No.: SEAC-2010/CR.746/TC-2 dated 19.03.2012.  SUBSEQUENT REVALIDATION vide letter no. SEIAA 2019/CR- 23/SEIAA dt. 13.01.2019.  AMENDMENT IN EC vide letter no. EC23B038MH124304 dated 11.04.2023.
4	Location	On plot bearing CTS No. 168A/B, 168C/1 & 168 G/2 Ghatkopar, Dist:Mumbai, State: Maharashtra.
	a) District(s)	Mumbai
	b) State(s)	Maharashtra
	c) Latitude/Longitude	N 19°05'45.98" E 72°55'00.86"
5	Address of correspondence	
	a) address of concerned Project Chief Executive (with pin code & telephone/telex/fax numbers)	<b>Mr. D. D. Bhagwat</b> <b>M/S. Palm Grove Beach Hotels Pvt. Ltd.</b> Construction house, B 2 <sup>nd</sup> floor, 623 linking road, Opp. Telephone exchange, Khar, Mumbai- 400052 Tel.no.: 022-61313131 E mail : <a href="mailto:carporate@krahejareality.com">carporate@krahejareality.com</a>
	b) Address of Executive Project Engineer/Manager(with pin code/fax numbers)	Same as above
6	Salient features	
	a) of the Project	The project comprises 4 Commercial Buildings and 1 Club House. (Bldg. No. 1 is constructed prior 2004.) and commercial area 49,865.77 m <sup>2</sup> having total 5,326 no. of populations.
	b) of the Environmental Management Plan	Details of the total Sewage Treatment Plant 3 of total 200 KLD capacity (i.e MBBR tech), Solar system, Rain Water Harvesting and Solid waste management

		through OWC are given in Annexure	
7	Break up of the project area		
	a) submergence area : forest & non-forest	NA	
	b) Others	Total Plot area: 30,414.20 m <sup>2</sup>	
		FSI area	49,865.77 m <sup>2</sup>
		Non FSI area	30,154.31m <sup>2</sup>
		Total Construction Area	80,020.08 m <sup>2</sup>
8	Break up of the project affected population with enumeration of those losing houses/dwelling unit only agricultural land only, both dwelling units & agricultural land & landless laborers/		
	a) SC, ST / Adivasis	N.A.	
	b)others (Please indicate whether these figures are based on any scientific and systematic survey carried out or only provisional figures, if a survey carried out gives details and years of survey)	N.A.	
9	Financial details:		
	a) Project cost as originally planned and subsequent revised estimates and the year of price reference	Rs. 154.01Crore	
	b) Allocation made for environmental management plans with item wise and year wise break-up	Construction Cost	916.26 LAKHS
		Operation & Maintenance Cost	86.1 Lakhs
	c) Benefit cost ratio/Internal rated of Return and the year of assessment	N.A.	
	d) Whether (c) includes the cost of environmental management as shown in the above	N.A.	
	e) Actual expenditure incurred on the environmental management plans so far	N.A.	
10	Forest land requirement	No Forest Land Required.	
	a) The status of approval for diversion of forest land for non-forestry use	N.A.	
	b) The status of clearing felling	N.A.	
	c) The status of compensatory	N.A.	
	d) afforestation, if any	N.A.	
	e) Comments on the viability & sustainability of compensatory afforestation programme in the light of actual field experience so far	N.A.	

Compliance report for Proposed Commercial Project

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11	The status of clear felling in non-forest area (such as submergence area of reservoir, approach roads), if any with quantitative information	N.A.
12	Status of construction	
	a) Date commencement (Actual and/or planned)	
	b) Date of completion (Actual and/or planned)	
13	Reasons for the delay if the project is yet to start	NA
14	Dates of site visits	
	a) The dates on which the project was monitored by the Regional office on previous occasions, if any	28.05.2023
	b) Date of site visit for this monitoring report	28.05.2023.
15	Details of correspondence with project authorities for obtaining action plans/information on status of compliance to safeguards other than the routine letters for logistic support for site visits) (The first monitoring report may contain the details of all the letters issued so far, but the later reports may cover only the letters issued subsequently)	<p>ENVIRONMENTAL CLEARANCE LETTER No.: SEAC-2010/CR.746/TC-2 dated 19.03.2012;</p> <p>SUBSEQUENT REVALIDATION vide letter no. SEIAA 2019/CR- 23/SEIAA dt. 13.01.2019;</p> <p>AMENDMENT IN EC vide letter no. EC23B038MH124304 dated 11.04.2023</p> <p>Received from government of Maharashtra.</p>

**PRESENT CONSTRUCTION STATUS OF PROJECT ON SITE**

<b>Work Status</b>
Excavation Completed
3 <sup>rd</sup> Basement, 2 <sup>nd</sup> Basement, 1 <sup>st</sup> Basement RCC & Lower Ground RCC Work is completed, Ground Floor work in progress

**Compliance to Amendment In EC vide letter no. EC23B038MH124304 dated 11.04.2023**

<b>SPECIFIC CONDITIONS</b>		
<b>A. SEAC CONDITIONS:-</b>		
	<b>Conditions</b>	<b>Compliance</b>
1.	PP to submit IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions as per the Circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.	We have received approved plan vide Letter No. Plan approval No. CE/5890/BPES/AN/337/1/AMEND dt.21.09.2022 for bldg.no.2, CE/5727/BPES/AN/337/2/AMEND dt. 21.09.2022 for bldg. no.1 & 3, P12077/2022/(168A/B And Other)/N Ward/GHATKOPAR for bldg. No. 4
2.	PP to obtain following updated NOCs & remarks as per amended planning: a)Sewer connection; b) SWD NOC; c) Tree NOC;	We have obtained all amended NOCs
3.	PP to shift domestic and firefighting tank to first basement for building no-3	We have shifted the domestic tank to 1 <sup>st</sup> basement for Bldg. No. 3.
4.	PP to submit certified six-monthly compliance report of earlier EC from Regional office, MoEF & CC, Nagpur.	We have received the CCR form MoEF Nagpur vide letter no EC N0.2106/RON/2023-NG/11759 dated 28.06.2023.
<b>B. SEIAA CONDITIONS:-</b>		
1.	PP to keep open space unpaved so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.	Noted
2.	PP to achieve at least 5% of total energy requirement from solar/other renewable sources.	We will achieve the around 4.5 % of the Energy saving through Renewable source.
3.	PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF& CC vide F.No.22-34/2018-IA.III dt.04.01.2019.	We agree

4.	SEIAA after deliberation decided to grant EC for FSI – 49,848.09 m <sup>2</sup> , Non FSI- 30,154.31 m <sup>2</sup> , Total BUA- 80,002.4 m <sup>2</sup> . (Plan approval No. CE/5890/BPES/AN/337/1/ AMEND dt.21.09.2022forbldg.no.2,CE/5727/BPES/AN/337/2/AMEND dt. 21.09.2022 for bldg. no.1&3,P12077/2022/(168A/B And Other)/N Ward/GHATKOPAR for bldg. No. 4)	We agree
<b>General Conditions</b>		
<b>A. Construction Phase:-</b>		
(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	Solid waste generated is properly collected and segregated. Dry waste is handed over to Municipal corporation bin.
(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 is disposed with the permissions of competent authority at approved site.  As a precaution, we have barricaded about 10 feet above ground level to create general safety and health aspects of people.  Re-utilization strategy for construction debris is followed. Recycled aggregate is used for filling application.
(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.	No hazardous waste generated during construction and operation phase. As it is Commercial project.  However, the disposal of the same shall be done as per CPCB /MPCB norms applicable to hazardous waste.
(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.	Adequate drinking water and sanitary facilities is provided to workers.  The waste generated from the labour is mostly household waste, which is collected and disposed in Municipal Solid Waste Management Facility.

(v)	Arrangement shall be made that waste water and storm water do not get mixed.	The Storm water drains and sewer lines will be separately provided on site. This arrangement shall ensure that storm water and sewage will not mix.
(vi)	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.	Complying the same by use of pre-mixed concrete, curing agents and other best practices in NBC.
(vii)	The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.	The drinking water quality is monitored through MoEF recognized laboratory.  Monitoring report is attached.  We are not using ground water for construction purpose as well as operational phase.
(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,	We are not using ground water in 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 efficient sanitary fixtures will be provided after completion of buildings.
(x)	The Energy Conservation Building code shall be strictly adhered to.	We agree
(xi)	All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.	Top layer of soil is reused for the development of green belt.
(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.	Natural drainage system of area will not disturbed.
(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.	Soil and water analysis is carried regularly from MoEF recognized laboratory.  Monitoring reports are attached.

(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.	The D. G. set will be enclosed type and as per CPCB norms.  Right now no DG is installed on site. Alternative power supply is available on site.
(xvi)	Vehicles hired for transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport & Highways Department. The vehicle shall be adequately covered to avoid spillage/leakages.	Regular maintenance of construction vehicles is carried out to keep them in good condition. The vehicles having PUC certificate is used.  Adequate parking space is also be made for construction vehicles inside the construction premises to lessen the impacts on traffic in surrounding areas.
(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.	The noise levels as well as air pollution are monitored regularly from MoEF recognized laboratory.  Monitoring reports are attached.

(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.	We will complied to above & make necessary arrangements. The DG sets will be provided as emergency back for lift, common area, pumps etc. The DG set shall confirm the guidelines prescribed by CPCB and rules made under the Environment (Protection) Act 1986.
(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.	The regular supervision is carried out by the project in-charge and supervisors are trained in Environmental Management measures.
<b>B). Operation Phase:-</b>		
(i)	<p>a) The solid waste generated should be properly collected and segregated.</p> <p>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.</p> <p>c) Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.</p>	Solid waste will be collected and segregated at source. Wet garbage will be treated in Mechanical composting machine and generated manure is used for the Gardening. Dry solid waste is disposed of on municipal solid waste management system.
(ii)	E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.	E-Waste generated from Household will be disposed through authorized vendor.

(iii)	<p>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.</p> <p>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.</p>	<p>STP will be installed. STP will be certified by an independent expert. Sewage will be treated up to tertiary level. The treated sewage will be reused for gardening and flushing purpose.</p> <p>The dual plumbing system has been provided at site to recycle the treated water for flushing purpose</p> <p>The plant is designed as per standards prescribed by Maharashtra Pollution Control Board.</p>
(iv)	<p>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.</p>	<p>STP, MSW disposal facility will be provided.</p>
(v)	<p>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.</p>	<p>We agree.</p>

(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.	<p>The site is accessible by 30.50 m wide Lal Bahadur Shastri Road. Ghatkopar Railway Station is at 1.3 km.</p> <p>Entry &amp; Exit to the project will be located in such way that it won't affect traffic on the adjoining roads.</p> <p>Also, sufficient parking space will be provided for completed buildings.</p>
(vii)	PP to provide adequate electric charging points for electric vehicles (EVs).	We agree
(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.	Landscape will be developed considering CPCB guidelines including selection of plant species. The tree species which planted shall be of local variety.
(ix)	A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards	At present project head himself is managing environment issues. However, the Cell shall be formed and it shall be responsible for necessary 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.	<p>Separate funds shall be allocated for implementation of environmental protection measures. Break – up of EMP budget is attached</p> <p>The funds for implementation of environmental protection measures/EMP are provided as per planned requirement.</p>
(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 <a href="http://parivesh.nic.in">http://parivesh.nic.in</a>	Copy of the advertisement was published in two local newspapers, Copy of advertisement attached.

(xii)	A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.	Noted and complied.
(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, SO <sub>2</sub> , NO <sub>x</sub> (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.	We have uploaded the status of compliance of the stipulated EC conditions, including results of monitored data.  The monitoring Reports are sent with Compliance reports to Regional office of MOEF, Environment Department and RO MPCB.
<b>C). General EC Conditions:-</b>		
(i)	PP has to strictly abide by the conditions stipulated by SEAC& SEIAA.	We agree and complying 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.	Consent for establish was obtained vide letter no. Format1.0/CC/UAN No.0000168481 /CE /2309001775 dated 24/09/2023.

(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.	Complied As per the condition we have amended the EC.  We have obtained Environmental Clearance Letter No.:SEAC-2010/CR.746/TC-2 dated 19.03.2012;  SUBSEQUENT REVALIDATION vide letter no. SEIAA 2019/CR- 23/SEIAA dt. 13.01.2019;  AMENDMENT IN EC vide letter no. EC23B038MH124304 dated 11.04.2023
(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.	The monitoring Reports are sent with Compliance reports to Regional office of MOEF Nagpur, Environment Department and RO MPCB.
(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.	Six monthly reports regarding the status of compliance of EC conditions are regularly sent to all mandated authorities  Noted

(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.	We agree
(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.	Not applicable
(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.	We understand the issue and shall be abided accordingly
(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.	We agree

(6)	In case of submission of false document and noncompliance 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.	We agree
(7)	Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification, 2006, amended time to time.	Noted
(8)	The above stipulations would be enforced among others under the Water (Prevention and control of pollution) Act, 1974, the Air (Prevention and Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986 and rules there under, Hazardous Wastes (Management and Handling) Rules, 1989 and its amendments, the public Liability Insurance Act, 1991 and its amendments.	Noted
(9)	Any appeal against this environmental clearance shall lie with the National Green Tribunal ,(Western Zone Bench, Pune) ,New Administrative Building, 1 <sup>st</sup> Floor, D- Wing, Opposite Council Hall, Pune, if preferred ,within 30 days as prescribed under Section 16 of the National Green Tribunal Act ,2010.	Noted



**ANNEXURE – I**

**SOLID WASTE MANAGEMENT PLAN**

- **Wet Garbage:** 639 kg/day.
- **Dry Garbage:** 426 kg/day.
- **E Waste:** 10 T/yr., separate storage place is provided for E Waste
- **STP Sludge (Dry):** 1KLD
- The biodegradable and non-biodegradable waste will be segregated at source of waste generation. Then non- biodegradable waste is separately disposed in municipal waste disposal system.
- Biodegradable garbage will be composted using Organic waste converter.

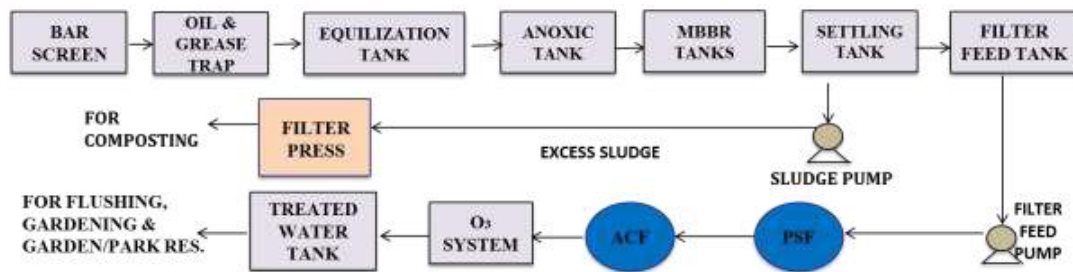
## ANNEXURE II

### Sewage Treatment Plant

Sewage Generation: 148 KLD

Total 3STP's Capacity: 200 KLD

Technology Used: MBBR Technology



**ANNEXURE III**

**WATER BUDGET**

Water Demand	Quantity	Unit
Water consumption	77	KLD
Sewage generation	148	KLD
STP capacity (3 Nos.)	200	KLD
<b>Recycling</b>		KLD
Treated water is recycled & used for flushing	147	KLD
Treated water used for gardening	69	KLD
Excess Treated Water is disposed in Municipal Sewer Line	0	KLD

**WATER BALANCE**

Particulars	No of Flats /Commercial area	Occupancy	Total Population	Water Requirement Basis (in lpcd) <sup>a</sup>		Total Water Requirement/ person	Water Demand KLD
				Domestic	Flushing		
Blkg No. 1	11109	1 person per 10 m <sup>2</sup>	1117	23	20	43	79
Blkg No. 2	497.51	6 person per 100 m <sup>2</sup>	42	23	20	43	3
1st Floor	5245.51	1 person per 10 m <sup>2</sup>	526	23	20	43	24
2nd to 5th Floor							
Blkg No. 3 (Shopping mall Ground Floor Area)	2887.68	1 person per 3 m <sup>2</sup>	963				0
Shop staff @Ground (10%)	96.26	1	96	23	20	43	4
Shop visitors @Ground (20%)	866.92	1	866	5	10	15	13
Blkg No. 3 (Shopping mall 1st to 4th Floor Area)	12906.54	1 person per 6 m <sup>2</sup>	2151				0
Shop staff @Ground (10%)	215.11	1	215	23	20	43	10
Shop visitors @Ground (20%)	1935.98	1	1936	5	10	15	20
Blkg No. 4 (Commercial Area)	845.13	1 person per 10 m <sup>2</sup>	85	23	20	43	4
Club House							1
<b>Total</b>			<b>9,373</b>				<b>108</b>
Sewage Generation				90 % of Domestic & 100 % of Flushing Requirement			<b>148</b>
Sludge				1 % of Sewage Generation			<b>1</b>
<b>Recycling for Flushing</b>							
Blkg No. 1	11109	1 person per 10 m <sup>2</sup>	1117		20	20	81
Blkg No. 2	497.51	6 person per 100 m <sup>2</sup>	42		20	20	3
1st Floor	5245.51	1 person per 10 m <sup>2</sup>	526		20	20	13
2nd to 5th Floor							
Blkg No. 3 (Shopping mall Ground Floor Area)	2887.68	1 person per 3 m <sup>2</sup>	963		0	0	-
Shop staff @Ground (10%)	96.26	1	96		20	20	2
Shop visitors @Ground (20%)	866.92	1	866		10	10	8
Blkg No. 3 (Shopping mall 1st to 4th Floor Area)	12906.54	1 person per 6 m <sup>2</sup>	2151		0	0	-
Shop staff @Ground (10%)	215.11	1	215		20	20	9
Shop visitors @Ground (20%)	1935.98	1	1936		10	10	13
Blkg No. 4 (Commercial Area)	845.13	1 person per 10 m <sup>2</sup>	85		20	20	2
<b>Total</b>			<b>9,373</b>				<b>78</b>
Recycling for Gardening	7933.96					61/m <sup>2</sup>	39
Misc.							39
<b>Total</b>							<b>157</b>
Excess Treated Water to Municipal Sewer							<b>0</b>

**ANNEXURE IV**

**Environmental Management Plan during Construction Phase**

Sr. No.	Environmental Components	Predicted Impacts	Probable source of Impact	Mitigation Measures	Remarks
<b>CONSTRUCTION PHASE</b>					
1.	Ambient Air Quality	Negative impact inside construction site premises. No negative impact outside site.	Dust emissions from excavation, air emissions from machinery and other construction activities at site.	Dust reduction measures such as road watering. Periodic maintenance of construction equipment. Use of good quality fuels. Use of Personal Protective Equipments	Impacts are temporary during construction phase. Impacts are confined to short distances, as coarse particles are settle within the short distance from activities.
2.	Noise	Negative impact near noise generation sources inside premises. No significant impact on ambient noise levels in the surrounding area.	Noise generated from construction activities and operation of construction equipment and DG sets	Use of well maintained equipment. Heavy construction activity limited to day-time hours only. Use of noise mufflers in and construction vehicle. Use of earplugs/muffs by construction staff.	Temporary impacts during construction phase. No blasting or other high noise activities envisaged.

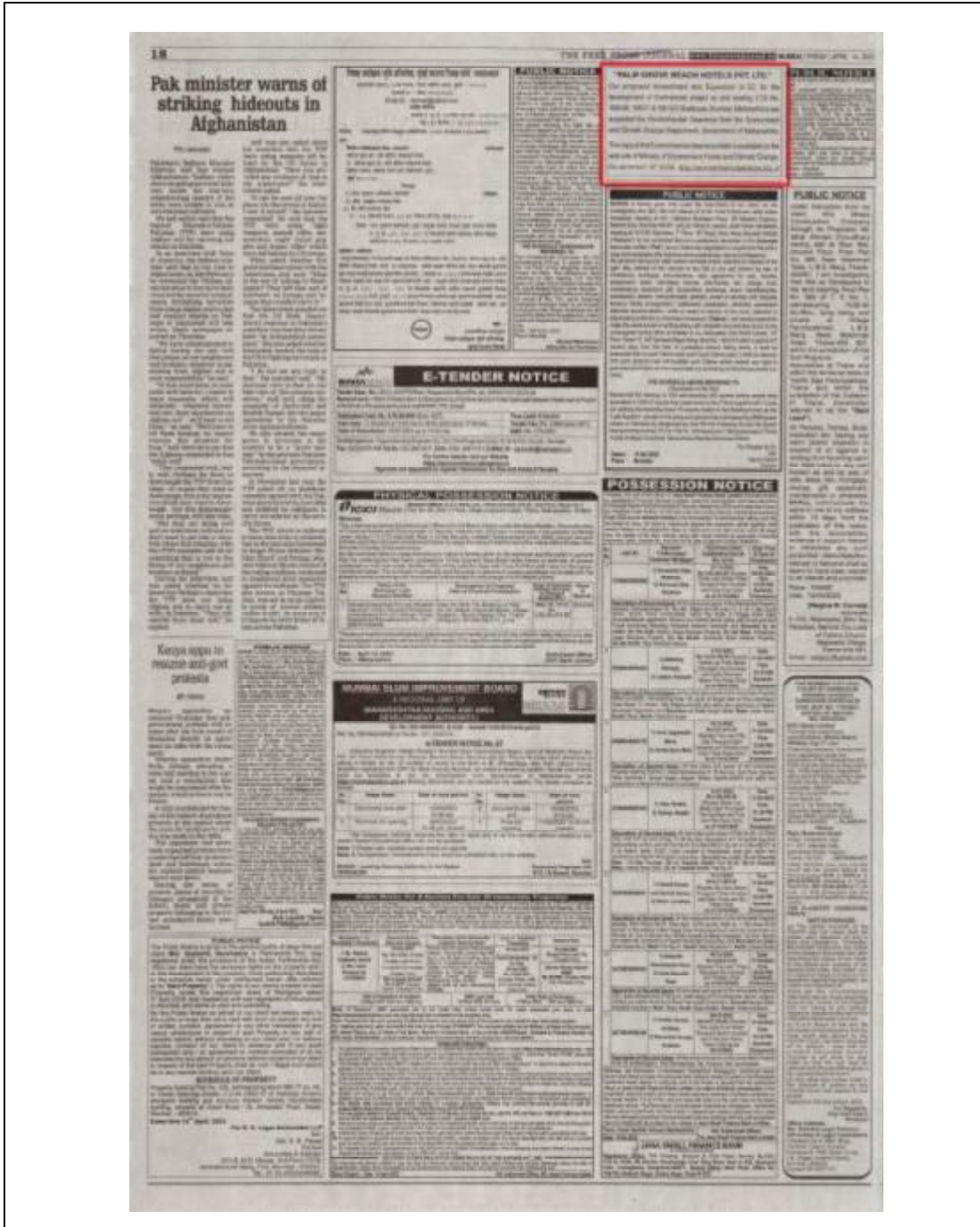
3.	Water	No significant negative impact.	Surface runoff from project site. Oil/fuel and waste spills. Improper debris disposal. Discharge of sewage from labour camp.	Silt fences to reduce run-off Secondary containment and dykes in material storage areas. Sewage treatment in septic tanks.	Laboursare employed to reduce size of labour camps. No perennial surface water resource adjacent to site.
4.	Land	Minor negative impact	Excavation, Construction debris, waste from labour camp.	Reutilization and recycling of construction debris Waste from labour camps was collected and composted on site. Non compostable waste is transported to landfill site. Topsoil is conserved and used for landscaping in functional phase.	-
5.	Aesthetics	Minor negative impacts	Construction activities and Excavation	The impacts is compensated by extensive tree plantation and gardening in the use phase.	Short term impact restricted only in the initial stages of construction.

**ANNEXURE V**

***EMP COST***

<b>Component</b>	<b>Capital Cost (Rs. In Lakhs)</b>	<b>O &amp; M Cost (Rs. In Lakhs/year)</b>
STP (Tertiary)	50	10
Solar System	144	2
Rain Water Harvesting	72	4
Solid waste Composting plant	30	10
Landscape development	70	7
Environmental Monitoring		4
DMP Cost	<b>440</b>	<b>29.1</b>
<b>Total Cost</b>	<b>806</b>	<b>66.1</b>

ANNEXURE VI  
ADVERTISEMENT





**ANNEXURE VII**  
**SITE PHOTOGRAPHS**



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TEST REPORT				
Test Report No: -	GESEC/PRO/AAQM/2025-26/05/1670	Report Date	06.06.2025	
Sample ID: -	GESEC/PRO/AAQM/2025-26/05/1670			
Name & Address of the Customer	<b>M/S PALM GROVE BEACH HOTELS LTD.</b> Proposed Commercial development project on plot bearing CTS No. 168A/B, 168C/1 & 168 G/2 Ghatkopar, Dist:Mumbai, State: Maharashtra.			
AMBIENT AIR SAMPLE DETAILS				
Type	Sampling Location	Sampling done by	Sampling Time (Total Hrs)	
Ambient Air	Project Site	Pristine Consultants	8 Hrs.	
Date of Sampling	Sample Receipt Date	Analysis Start Date	Analysis End Date	
30.05.2025	31.05.2025	31.05.2025	06.06.2025	
Parameters	Method	Unit	NAAQ Standards	Result
Particulate Matter PM <sub>10</sub>	CPCB Guidelines, Volume I ,36/2012-13, Page no. 11	µg/m <sup>3</sup>	≤ 100	77.6
Particulate Matter PM <sub>2.5</sub>	CPCB Guidelines, Volume I ,36/2012-13, Page no. 15	µg/m <sup>3</sup>	≤ 60	30.1
Sulphur Dioxide (SO <sub>2</sub> )	CPCB Guidelines, Volume I ,36/2012-13, Page no. 01	µg/m <sup>3</sup>	≤ 80	24.6
Oxide of Nitrogen (NO <sub>2</sub> )	CPCB Guidelines, Volume I ,36/2012-13, Page no. 07	µg/m <sup>3</sup>	≤ 80	39.2
<b>Remark-</b>				
➤ All above results are within National Ambient Air Quality standards.				
 <b>Mr. Vinod Hande</b> (Technical Manager) Reviewed & Authorized By				

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TEST REPORT			
Test Report No: -	GESEC/PRO/ANLM/2025-26/05/1671	Report Date	06.06.2025
Sample ID: -	GESEC/PRO/ANLM/2025-26/05/1671		
Name & Address of the Customer	M/S PALM GROVE BEACH HOTELS LTD. Proposed Commercial development project on plot bearing CTS No. 168A/B, 168C/1 & 168 G/2 Ghalkopar, Dist:Mumbai, State: Maharashtra.		
AMBIENT NOISE SAMPLE DETAILS			
Type	Ambient Noise		
Standard method	As Per IS: 9989:2020		
Date of Monitoring	30.05.2025		
Timing of Monitoring	Unit	Results	CPCB Standards dB(A)
Location	Project site		
Day	dB(A) Leq	54.2	55
Night	dB(A) Leq	42.4	45
<b>Remark-</b>			
<ul style="list-style-type: none"> <li>➤ Limit During Day time &lt; 55. (Day time shall mean from 6.00 am to 10.00 pm.)</li> <li>Limit During Night time &lt; 45. (Night time shall mean from 10.00 pm to 6.00 am.)</li> </ul>			
		 <b>Mr. Vinod Hande</b> (Technical Manager) Reviewed & Authorized By	

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TEST REPORT				
Test Report No – GESEC/PRO/DW/2025-26/05/1672		Date of Reporting		06.06.2025
Sample ID - GESEC/PRO/DW/2025-26/05/1672		Sample Details		Drinking Water
Name & Address of the Customer -  <b>M/S PALM GROVE BEACH HOTELS LTD.</b>  Proposed Commercial development project on plot bearing CTS No. 168A/B, 168C/1 & 168 G/2 Ghatkopar, Dist:Mumbai, State: Maharashtra.		Type of Sample		Water
		Volume Of Sample		2 Lit Plastic Can
		Sample Status		Sealed
		Date of Sample Collection		30.05.2025
		Date of Sample received in lab		31.05.2025
		Analysis End Date		06.06.2025
		Sampling Location :		Project site
WATER ANALYSIS REPORT				
Parameter	Result	Limits as per IS 10500:2012 (Reaff.2023)	Unit(s)	Standard Method
Physical Parameter				
Turbidity	<1	Max1	NTU	APHA 2130 B.24 th Edition:2023
TDS	115	Max 500	mg/l	APHA 2540 C.24 th Edition:2023
Color	<5	Max 5	Hazen	APHA 2120 B.24 th Edition:2023
Chemical Parameter				
pH	7.42	6.5 to 8.5	–	APHA 4500 H+ B.24 th Edition:2023
Total Hardness	163	Max 200	mg/l	APHA 2340 C.24 th Edition:2023
Total Alkalinity	128	Max 200	mg/l	APHA 2320 B.24 th Edition:2023
Sulphate	<5	Max 200	mg/l	APHA 4500-SO <sub>4</sub> - E.24 th Edition:2023
Chloride	5.6	Max 250	mg/l	APHA 4500-Cl-B.24 th Edition:2023
Calcium (as Ca)	6.2	Max 75	mg/l	APHA 3500-Ca B.24 th Edition:2023
Magnesium (as Mg)	3.4	Max 30	mg/l	IS 3025 (Part 46):2023
Elemental Analysis				
Iron as Fe	<0.1	Max 0.3	mg/l	EPA200.7
Microbiological Parameter				
Total Coliform	Absent	Absent	/100ml	FSSAI manual Microbiology methods FSSAI 15.025:2023
E.coli.	Absent	Absent	/100ml	FSSAI manual Microbiology methods FSSAI 15.025:2023
<b>Remark(s):</b> ➤ The above water sample is Comply with required limit as per IS 10500: 2012 (Reaff.2023) for above tested parameters.				

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TEST REPORT				
Test Report No: GESEC/PRO/SL/2025-26/05/1673		Date of Report		06.06.2025
Sample ID: GESEC/PRO/SL/2025-26/05/1673		Date of Sampling		30.05.2025
Name and Address of the Customer -  M/S PALM GROVE BEACH HOTELS LTD.  Proposed Commercial development project on plot bearing CTS No. 168A/B, 168C/1 & 168 G/2 Ghatkopar, Dist:Mumbai, State: Maharashtra.		Start Date of Analysis		31.05.2025
		End Date of Analysis		06.06.2025
		Sample Details		soil
		Nature of sample		solid
Sample Collected By				
Parameter	Result	Unit	Standard Method	
Colour	Black	--	By Visual	
pH	8.54	--	Manual Soil Testing in India (Dept of Agriculture and cooperation, Ministry of Agri Gov. of India, page No.77 : 2011	
Water Content/Moisture	3.6	%	ICARDA-Methods of soil, Plant and water analysis, Page No. 26:2013	
Electrical Conductivity	12.6	mhos/Cm	ICARDA-Methods of soil, Plant and water analysis, Page No. 67-68:2013	
Organic Carbon	7.4	%	ICARDA-Methods of soil, Plant and water analysis, Page No. 74 :2013	
Cation Exchange Capacity	55.6	Meq/100g	ICARDA-Methods of soil, Plant and water analysis, Page No.78 & 79 :2013	
Available Nitrogen	62.8	%	ICARDA-Methods of soil, Plant and water analysis, Page No. 90-93:2013	
Available Phosphorous as PO4	78.1	kg/ha	ISRIC, Page No.14-1:2002	
Available Potassium as K	63.5	kg/ha	Food and agriculture organization Sec III,8-1, Page no115	
Sodium	3.5	%	USEPA SW 846/6010 C	
Copper	<2	mg/kg	GESEC/LAB/SOP/ICP-OES/05	
Zinc	<2.5	mg/kg	GESEC/LAB/SOP/ICP-OES/05	
Total Chromium	<5	mg/kg	GESEC/LAB/SOP/ICP-OES/05	
Cadmium	<5	mg/kg	GESEC/LAB/SOP/ICP-OES/05	
Lead	<1	mg/kg	GESEC/LAB/SOP/ICP-OES/05	
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