

Annexure-I
ToR Copy



F. No. - SIA/8(b)/2461/2023
STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY,
BIHAR

2nd Floor, Beltron Bhawn
Shastri Nagar
Patna - 800 023
E-mail:- seiaabihar@gmail.com
seiaa.ms.br@gmail.com

Dated:- 14/11/2023.

To,

Shri Samrendra Singh,
Managing Director,
M/s Mundeshwari Multicon Private Limited,
1st Floor, Amitabh Kunj,
Main Road, Buddha Colony,
Patna, Bihar,
Pin code: - 800 001,
Email: - mundeshwari7@gmail.com,
info@mundeshwari.co.in.

Sub: **Proposed Residential cum Commercial Building Project**
“Megapolis Housing” at Mauza:- Lakhnibigha, Sarari,
Block:- Danapur, Tehsil:- Danapur, District:- Patna, State:-
Bihar; by M/s Mundeshwari Multicon Private Limited
[Total Plot Area:- 48,393.05 m², Total Built-up Area:-
2,85,667 m²] – Terms of Reference regarding.

Ref:

1. Online Application – SIA/BR/INFRA2/439080/2023.
2. Scrutiny fee submission dated 03-08-2023.

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3. SEAC meeting held on 02-09-2023.
4. SEIAA meeting held on 02-11-2023 and 03-11-2023.

Sir,

This has reference to the online proposal submitted in the State Level Environment Impact Assessment Authority to prescribe the Terms of Reference (ToR) for undertaking detailed EIA study for the purpose of obtaining Environmental Clearance in accordance with the provisions of the EIA Notification, 2006. For this purpose, you had submitted online information in the prescribed format (Form - I) along with a Form - I (A). The details of the proposal as described in the application are as follows:

1.	<u>Online Proposal No.</u>	SIA/BR/INFRA2/439080/2023
2.	<u>File No.:</u>	SIA/8(b)/2461/2023
3.	<u>Name of the Proposal</u>	Proposed Residential cum Commercial Building Project "Megapolis Housing" at Mauza:- Lakhnibigha, Sarari, Block:- Danapur, Tehsil:- Danapur, District:- Patna, State:- Bihar; by M/s Mundeshwari Multicon Private Limited
4.	<u>Category of the Proposal:</u>	Township and Area Development Project.
5.	<u>Project/Activity applied for</u>	8(b) Township and Area Development Project.

In this regard, under the provisions of the EIA Notification, 2006 as amended, the ToR for the purpose of preparing Environment Impact Assessment report and Environment Management Plan for obtaining prior Environmental Clearance is prescribed with Public Consultation as follows: -

A. STANDARD TERMS OF REFERENCE

1. Examine details of land use as per Master Plan and land use around 10 km radius of the project site. Analysis should be made based on latest satellite imagery for land use with raw images. Check on flood plain of any river.



2. Submit details of environmentally sensitive places, land acquisition status, rehabilitation of communities/villages and present status of such activities.
3. Examine baseline environmental quality along with projected incremental load due to the project.
4. Environmental data to be collected in non-monsoon one season in relation to the project development will be (a) land, (b) groundwater, (c) surface water, (d) air, (e) bio-diversity, (f) noise and vibrations, (g) socio economic and health.
5. Submit a copy of the contour plan with slopes, drainage pattern of the site and surrounding area.
6. Submit the details of the tree to be felled for the project.
7. Submit the present land use and permission required for any conversion such as forest, agriculture, etc.
8. Submit Roles and responsibility of the developer etc for compliance of environmental regulations under the provisions of EP Act.
9. Ground water classification as per the Central Ground Water Authority.
10. Examine the details of Source of water, water requirement, use of treated waste water and prep area water balance chart.
11. Rain water harvesting proposals should be made with due safeguards for ground water quality. Maximize recycling of water and utilization of rain water. Examine details.
12. Examine soil characteristics and depth of ground water table for rainwater harvesting.
13. Examine details of solid waste generation treatment and its disposal.
14. Examine and submit details of use of solar energy and alternative source of energy to reduce the fossil energy consumption.
15. DG sets are likely to be used during construction and operational phase of the project. Emissions from DG sets must be taken into consideration while estimating the impacts on air environment. Examine and submit details.

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16. Examine road/rail connectivity to the project site and impact on the traffic due to the proposed project. Present and future traffic and transport facilities for the region should be analysed with measures for preventing traffic congestion and providing faster trouble free system to reach different destinations in the city.
17. A detailed traffic and transportation study should be made for existing and projected passenger and cargo traffic.
18. Examine the details of transport of materials for construction which should include source and availability.
19. Examine separately the details for construction and operation phases both for Environmental Management Plan and Environmental Monitoring Plan with cost and parameters.
20. Submit details of a comprehensive Disaster Management Plan including emergency evacuation during natural and man-made disaster.
21. Prepare a plan for creation of designated greenbelt area (green island) work of demolition of old structures should start from the opposite end of the green island so that wild fauna sheltered therein may take refuge in the island.
22. Prepare a plan regarding Storm Water Management, Sewage Treatment Plant (STP), Effluent Treatment Plant (for the effluents generated from the laboratories) Groundwater recharge points, Rainwater Harvesting, Biomedical Waste Management Hazardous Waste Management, Biogas, Manure, Solar energy, etc.
23. Prepare a plan regarding existing flora and fauna in the campus for its conservation.
24. Submit a copy of the contour map with slopes, drainage pattern of the site, and the surrounding area together with obstruction of the same by project, if any.
25. Submit species wise details GBH (Girth at Breast Height), of the trees to be felled for the project.
26. No tree should be felled. Instead all the trees should be translocated at a suitable site within the Project Premises. "Effort should be made to conserve the trees by modifying the layout/design, particularly the older trees which often are habitats of many activity

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nesting fauna. If inevitable, felling should be planned with permission and under the guidance of Forest Department."

27. Examine separately the details for construction and operation phase both for Environment Management Plan and Environmental Monitoring plan with cost.
28. Allow the use to baseline data collected during the period of October to December, 2020 for the preparation of EIA report.

Sd/-
(Sudhir Kumar)
Member-Secretary,
SEIAA, Bihar

Copy, through email, for information and necessary action to :-

1. Member Secretary, Bihar State Pollution Control Board, Patna.
2. Guard File.


(Sudhir Kumar)
Member-Secretary
SEIAA, Bihar



Annexure -II

Existing EC



F. No. - SIA/8(b)/1259/2020
STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY,
BIHAR

2nd Floor, Beltron Bhawn
Shastri Nagar
Patna - 800 023
E-mail:- seiaabihar@gmail.com
seiaa.ms.br@gmail.com

Dated:- 02/04/2021

To,

Shri Samrendra Kumar,
Managing Director,
M/s Mundeshwari Multicon Private Limited,
1st Floor, Amitabh Kunj,
Main Road, Buddha Colony,
Patna, Bihar,
Pin code:- 800 001,
E-mail:- mundeshwarimulticom77@gmail.com,
info@mundeshwari.co.in,
Telephone No.:- 0612 - 2522916,
Mobile No.:- 9204174599, 9631216494, 9135010051,

Sub: **Proposed Commercial cum Residential Building Project By Mundeshwari Multicom Private Limited at Mauza:- Lakhnibigha, Usri Sarari, Thana:- Danapur, District:- Patna, State:- Bihar; proposed Total Built-up Area:- 2,26,000 m², of Total Plot Area - 46,469 m² - Environment Clearance regarding.**

Reference:- 1. Online Application - SIA/BR/NCP/52882/2020.

2. Your application dated 15-09-2020 and 23-02-2021 (hard copy submission).
3. Minutes of the SEAC meeting held on 12-11-2020, 26-03-2021 & 27-03-2021.
4. Minutes of the SEIAA meeting held on 04-12-2020, 01-04-2021 & 02-04-2021.

Sir,

This has reference to your online application for the above Proposed Commercial cum Residential Building Project for Township and Area Development project at District- Patnasss.

The details of the project provided by project proponent -

Sl. No.	Item	Details			
1.	Name of the project	Proposed Commercial cum Residential Building Project By Mundeshwari Multicom Private Limited			
2.	S. No. in the Schedule of EIA	8(b) {Township and Area Development Project}			
3.	Geo-Coordinates of the project	Latitude - 25° 35' 36.67" N - 25° 35' 34.75" N Longitude - 85° 01' 11.24" E - 85° 01' 11.36" E			
4.	Location of the Project	Khata No.- 375, 375,175, 186, 185, 175, 29, 391, 188, 204, 391, 413, 81, 331, Mauza:- Lakhnibigha, Usri Sarari, Thana:- Danapur, District:- Patna, State:- Bihar.			
5.	Total Plot Area of the project	46,469 m ²			
6.	Proposed total Built-up Area of the project	2,26,000 m ²			
7.	Area Statement	Sl. No.	Details	Area (m ²)	%
		1	Total Plot area	46469	
		2	Permissible FAR @ 3.5	162641.5	
		3	Total residential built-up area	151824.78	
		4	Total commercial built-up area	2773.35	
			Total FAR Achieved @ 3.33	154598	
		5 (a)	Residential Parking area (Required) @ 25% of BUA	37956.20	25%
		5 (b)	Commercial Parking area (Required) @ 30% of BUA	832.01	30.00%

		6 (a)	Parking provided in upper Basement	31535.64	
		6 (b)	Parking provided in lower Basement	38634.75	
		6 (c)	Total Parking provided	70170.39	
			Total Built-up Area Provided	226000	
		7	Landscape Area Provided	11,023.50	23.00%
		8	Total Ground Coverage	12546.63	27.00%
8.	New / Expansion / Modernization	New			
9.	Number of Towers	11 Nos.			
10.	Dwelling Units	Flats - 1,286 Units EWS - 652 Units Total - 1,938 Units			
11.	Commercial Showroom	38 Units			
12.	Basement	02			
13.	Maximum height of the building	Approx 45 Meters.			
14.	Proposed STP Capacity	1,400 KLD			
15.	Total Power Requirement	6,000 KW			
16.	Source of Power supply	Bihar State Electricity Board.			
17.	Power Back up	11 nos of DG sets (11 x 250 KVA)			
18.	Total Water Requirement	Total water requirement ~ 1,390 KLD Fresh Water requirement ~ 951 KLD Treated Water ~ 900 KLD			
19.	Waste Water generated	~1,124 KLD			
20.	Solid Waste Generated	4,863.6 Kg/day			
21.	Estimated project Cost	Total Project Cost - ₹ 03,50,00,00,000/- (approx.) (During Construction Phase) Environment Management cost - ₹ 29,50,000 (Capital Investment) Environment Management cost - ₹ 20,25,000/ Annum (Recurring Expenditure) (During Operational Phase) Environment Management cost - ₹ 1,85,00,000/- (Capital Investment) Environment Management cost - ₹ 54,50,000/- (Recurring Expenditure)			

		Corporate Environment Responsibility Cost - ₹ 3,50,00,000/-
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PREMISES OF THE ENVIRONMENTAL CLEARANCE

This Environmental Clearance is being issued on the premises which have been substantiated/described in detail in the format of application along with enclosed affidavits/certificates/undertakings etc. furnished therewith by the project proponent:-

- (i) Information provided, descriptions mentioned are complete, true and actual and no relevant fact has been concealed to obtain Environmental Clearance deceitfully by the project proponent.
- (ii) Environmental Clearance shall be liable to be revoked if furnished information, provided description / Certificates / Affidavits / Undertaking etc. are found false/ concocted at any stage of its validity.
- (iii) Project Proponent shall intimate SEIAA immediately if there is any change in their official address / E-mail / Ph. No / Cell. no etc failing which communication sent to them on old address shall be considered as delivered.
- (iv) This Environmental Clearance is issued without affecting any court order / statutory other institutions as well as relevant other laws enactment by Ministry of Environment, Forest & Climate Change, Government of India, New Delhi.

I. Statutory compliance:

1. The Project Proponent shall obtain all necessary clearance/ permission from all relevant agencies including town planning authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
2. The Project Proponent will obtain CTE from the BSPCB before preparing site for construction; if applicable and CTO before giving occupancy.

Sudhakar
Member Secretary
SEIAA, Bihar

3. The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of fire fighting equipment, etc. as per National Building Code including protection measures from lightening, etc.
4. All directions of the Airport Authority, Director of Explosives and Fire Department, etc. shall be complied with.
5. The Project Proponent shall obtain Consent to Establish / Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the Bihar State Pollution Control Board.
6. The Project Proponent shall obtain the necessary permission for drawl of ground water / surface water required for the project from the competent authority.
7. A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
8. All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department shall be obtained, as applicable, by Project Proponents from the respective competent authorities.
9. The provisions of the Solid Waste (Management) Rules, 2016, e-Waste (Management) Rules, 2016, and the Plastics Waste (Management) Rules, 2016 shall be followed.
10. The Project Proponent shall follow the ECBC / ECBC-R prescribed by Bureau of Energy Efficiency, Ministry of Power, GoI. strictly.
11. The facilities provided for collection, segregation, handling, on site storage & processing of solid waste such as chute system for multi-storey buildings, wet & dry bins, collection centre & mechanical composter, etc. shall be properly maintained. The collected solid waste shall be segregated at site. The recyclable solid waste shall be sold out to the authorized vendors / recyclers for which a written tie-up must be done with the authorized vendors / recyclers.
12. Hazardous waste / E-waste should be disposed off as per Rules applicable and with the necessary approval of the Bihar State Pollution Control Board.

13. Solar power plant or other solar energy related equipments shall be operated and maintained properly.
14. Provisions shall be made for the integration of solar water heating system.
15. Environmental Clearance conditions applicable for construction and operation phase which are in the interest of public at large must be displayed at prominent place which can be easily accessible to public along with address and contact number of authority to whom violation of EC conditions can be reported.

Project site shall be adequately barricaded before the start of construction activity by erecting suitable windscreen upto. $1/3^{\text{rd}}$ of the building height or 10 meters height whichever is more to prevent dispersion of particulate matter from the construction site.

16. Free Parking facility for visitors shall be provided within the project premises to avoid congestions on public road.
17. Construction of appropriate civil structure and creation of other facilities shall be undertaken to provide benefit of the person suffering from disability in accordance with Hon'ble Supreme Court of India order dated 15th December 2017 in Writ Petition (Civil) 292 of 2006 with WP (Civil) 997 of 2013 (Disabled Rights Group & Anr. Vs Union of India & Ors).

II. Air quality monitoring and preservation

1. Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory Implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.
2. Project site shall be adequately barricaded before the start of construction activity by erecting suitable windscreen upto. $1/3^{\text{rd}}$ of the building height or upto 10 meters height whichever is more to prevent dispersion of particulate matter from the construction site. Dust, smoke & other air pollution prevention measures shall be provided for the building as well as the site. Plastic / tarpaulin sheet covers shall be provided for vehicles bringing

- all loose construction material e.g sand, cement, murram and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.
3. A Management Plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.
 4. Diesel power generating sets proposed as source of backup power should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Diesel to be used should have low in sulphur content. The location of the DG sets may be decided with in consultation with State Pollution Control Board.
 5. Dust, smoke& other air pollution prevention measures shall be provided for the building as well as the site. Plastic/tarpaulin sheet covers shall be provided for vehicles bringing all lose construction material e.g sand, cement, murram and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.
 6. All loose construction material e.g sand, soil, cement, stored on site shall be covered adequately so as to prevent dust pollution.
 7. Wet jet shall be provided for grinding and stone cutting.
 8. Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.
 9. All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules, 2016.
 10. The diesel generator sets to be used during construction phase shall be low sulphur diesel type and shall conform to Environmental (Protection), Act 1986 prescribed for air and noise emission standards.
 11. The gaseous emissions from DG set shall be dispersed through adequate stack height as per CPCB standards. Acoustic enclosure shall be provided to the DG sets to mitigate the

noise pollution. Low sulphur diesel shall be used. The location of the DG set and exhaust pipe height shall be as per the provisions of the Central Pollution Control Board (CPCB) norms.

12. For indoor air quality the ventilation provisions as per National Building Code of India shall be implemented.

III. Water quality monitoring and preservation:

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

7. Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing, etc. and other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, conditioning, etc. shall be done.
8. Use of water saving devices/ fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators etc.) for water conservation shall be incorporated in the building plan.
9. Separation of grey and black water should be done by the use of dual plumbing system. In case of single stack system separate recirculation lines for flushing by giving dual plumbing system be done.
10. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
11. The local bye-law provisions on rain water harvesting should be followed. If local byelaw provision is not available, adequate provision for storage and recharge should be followed as per the Ministry of Urban Development Model Building Byelaws, 2016. Rainwater harvesting recharge pits/storage tanks shall be provided for ground water recharging as per the CGWB norms.
12. A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of built up area and storage capacity of minimum one day of total fresh water requirement shall be provided. In areas where ground water recharge is not feasible, the rain water should be harvested and stored for reuse. The ground water shall not be withdrawn without approval from the Competent Authority.
13. All recharge should be limited to shallow aquifer.
14. No ground water shall be used during construction phase of the project.
15. Any ground water dewatering should be properly managed and shall conform to the approvals and the guidelines of the CGWA in the matter. Formal approval shall be taken from the CGWA for any ground water abstraction or dewatering.
16. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the Project

Proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.

17. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/re-used for flushing, AC make up water and gardening. As proposed, no treated water shall be disposed in to municipal drain.
18. No sewage or untreated effluent water would be discharged through storm water drains.
19. Onsite sewage treatment of capacity of treating 100% waste water to be installed. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.
20. Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problem from STP.
21. Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.
22. Separate drainage system shall be developed for storm water so that end point discharge to nearest nallah / river is ensured to avoid water logging without any increase in the pollution load in receiving system.
23. Possibilities need to be explored to use STP waste water during construction phase. Fresh water shall be used only after exhausting the possibility of obtaining STP waste water located in municipal jurisdiction

Sudhakar
Member Secretary
SEIAA, Bihar

IV. Noise monitoring and prevention:

1. Ambient noise levels shall conform to residential area silence zone both during day and night as per Noise Pollution (Control and Regulation) Rules, 2000. Incremental pollution loads on the ambient air and noise quality shall be closely monitored during construction phase. Adequate measures shall be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB / SPCB.
2. Noise level survey shall be carried as per the prescribed guidelines and report in this regard shall be submitted to Regional Officer of the Ministry as a part of six-monthly compliance report.
3. Acoustic enclosures for DG sets, noise barriers for ground-run bays, ear plugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.

V. Energy Conservation measures:

1. Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC.
2. Outdoor and common area lighting shall be LED.
3. Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased day lighting design and thermal mass etc. shall be incorporated in the building design. Wall, window, and roof u-values shall be as per Energy Conservation Building Code (ECBC) specifications.
4. Energy conservation measures like installation of CFLs/ LED for the lighting the area outside the building should be integral part of the project design and should be in place before project commissioning.

5. Solar, wind or other Renewable Energy shall be installed to meet electricity generation equivalent to 1% of the demand load or as per the state level/ local building bye-laws requirement, whichever is higher.
6. Solar power shall be used for lighting in the apartment to reduce the power load on grid. Separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher. Residential buildings are also recommended to meet its hot water demand from solar water heaters, as far as possible.

VI. Waste Management:

1. A certificate from the competent authority handling municipal solid wastes, indicating the existing civic capacities of handling and their adequacy to cater to the Municipal Solid Waste (M.S.W.) generated from project shall be obtained.
2. Proper composting / vermi-composting of municipal and biodegradable solid wastes shall be carried out. All municipal solid wastes shall be segregated, collected, transported, treated and disposed as per provisions of the Municipal Solid Wastes (Management and Handling) Rules, 2000 (As amended).
3. All the top soil excavated during construction activities shall be stored for use in horticulture/landscape development within the project site.
4. Disposal of muck during construction phase shall 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 approved sites with the approval of competent authority.
5. Separate wet and dry bins must be provided in each unit and at the ground level for facilitating segregation of waste. Solid waste shall be segregated into wet garbage and inert materials.

Sudhakar
Member Secretary
SEIAA, Bihar

6. Organic waste compost/ Vermiculture pit/ Organic Waste Converter within the premises with a minimum capacity of 0.3 kg /person/day must be installed.
7. All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie up must be done with the authorized recyclers.
8. Any hazardous waste generated during construction phase, shall be disposed off as per applicable rules and norms with necessary approvals of the Bihar State Pollution Control Board.
9. Use of environment friendly materials in bricks, blocks and other construction materials, shall be required for at least 20% of the construction material quantity. These include Fly Ash bricks, hollow bricks, AACs, Fly Ash Lime Gypsum blocks, Compressed earth blocks, and other environment friendly materials.
10. Fly ash should be used as building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25th January, 2016, Ready mixed concrete must be used in building construction.
11. Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Rules, 2016.
12. Used CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/ rules of the regulatory authority to avoid mercury contamination.

VII. Green Cover:

1. No tree should be felled unless exigencies demand. Wherever absolutely necessary, tree felling shall be done with prior permission from the concerned regulatory authority. Old trees should be retained based on girth and age regulations as may be prescribed by the Forest Department. Plantations to be ensured in the ratio of species cut to species planted.
2. 11,023.50 m² (~23 % of the total plot area) shall be kept under green belt cover within the project site.

3. All the affords shall be made not to fell any tree however if any tree need to be removed necessarily a prior permission from concerned local Authority shall be obtained. In case of felling plantations to be insured in the ratio of species cut / removed to species planted. Area for green belt development shall be provided as per the details provided in the Project document.
4. Topsoil should be stripped to a depth of 20 cm from the areas proposed for buildings, roads, paved areas, and external services. It should be stockpiled appropriately in designated areas and reapplied during plantation of the proposed vegetation on site.

VIII. Transport:

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

the implementation of components of the plan which involve the participation of these departments.

IX. Human health issues:

1. All workers working at the construction site and involved in loading, unloading, carriage of construction material and construction debris or working in any area with dust pollution shall be provided with dust mask.
2. For indoor air quality the ventilation provisions as per National Building Code of India.
3. Emergency preparedness plan based on the Hazard identification and Risk Assessment (HIRA) and Disaster Management Plan shall be implemented.
4. Provision shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.
5. Occupational health surveillance of the workers shall be done on a regular basis.
6. A First Aid Room shall be provided in the project both during construction and operations of the project.
7. Ensure to create permanent housing facility to station at least two 3-4 fire tender vehicle with experienced man power within the developed premises to control fire in case of any eventualities.

X. Corporate Environment Responsibility:

1. The Project Proponent shall comply with the provisions contained in this Ministry's OM vide F.No. 22-65/2017-IA.III dated 1st May 2018, as applicable, regarding Corporate Environment Responsibility.
2. The company shall have a well laid down environmental policy duly approved by the Board of Directors. The environmental policy should prescribe for standard operating procedures to have proper checks and balances and to bring into focus any infringements

/ deviation / violation of the environmental / forest / wildlife norms /conditions. The company shall have defined system of reporting infringements/deviation / violation of the environmental / forest / wildlife norms / conditions and / or shareholders / stake holders. The copy of the board resolution in this regard shall be submitted to the MoEF&CC as a part of six-monthly report.

3. Action plan for implementing EMP and environmental conditions along with responsibility matrix of the company shall be prepared and shall be duly approved by competent authority. The year wise funds earmarked for environmental protection measures shall be kept in separate account and not to be diverted for any other purpose. Year wise progress of implementation of action plan shall be reported to the SEIAA/ Ministry, Regional Office along with the Six Monthly Compliance Report.

XI. Miscellaneous:

1. The Project Proponent shall prominently advertise it at least in two local newspapers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded Environmental Clearance and the details of MoEF&CC / SEIAA, Bihar website where it is displayed.
2. The copies of the Environmental Clearance shall be submitted by the Project Proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn has to display the same for 30 days from the date of receipt.
3. All utility lines (electricity, telephone, cable, water supply, sewage, drainage, etc. shall be laid below ground level. Ducts shall be provided along and across the roads to lay the utility lines. Major trunk (water/sewerage) lines are to be laid along the utility corridor.
4. Rest room facilities shall be provided for service population.
5. Permission shall be made for food waste management facility / Bio-composting unit preferably in the campus.

6. The Project Proponent shall upload the status of compliance of the stipulated Environmental Clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.
7. The Project Proponent shall abide by all the commitments and recommendations made in the EIA / EMP report, commitment made during their presentation to the State Expert Appraisal Committee.
8. The Project Proponent shall submit six-monthly reports on the status of the compliance of the stipulated Environmental Conditions on the website of the ministry of Environment, Forest and Climate Change at environment clearance portal.
9. The Project Proponent shall submit the environmental statement for each financial year in Form-V to the Bihar State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put on the website of the company.
10. The Project Proponent shall inform the SEIAA, Regional Office as well as the Ministry, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.
11. The project authorities must strictly adhere to the stipulations made by the Bihar State Pollution Control Board and the State Government.
12. No further expansion or modifications in the plant shall be carried out without prior approval of the SEIAA, Bihar.
13. Concealing factual data or submission of false/fabricated data may result in revocation of this Environmental Clearance and attract action under the provisions of Environment (Protection) Act, 1986.
14. The Environmental Clearance granted on submitted basis of the layout plan of the proposed construction of buildings/establishments of industries shall be provisional for a period of one year or till its approved by the competent authority whichever is earlier. Should there be any deviation / change in the layout plan (as contained in the project

proposal on which Environmental Clearance is granted), the Project Proponent shall furnish a copy along with a request to SEIAA, Bihar to make necessary correction / revision in the Environmental Clearance accordingly. Any failure on part of the Project Proponent in doing so will be treated as a violation of Environmental Clearance condition.

15. The SEIAA may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.
16. The SEIAA reserves the right to stipulate additional conditions if found necessary which shall be implemented in a time bound manner.
17. The Regional Office of the MoEF&CC, GoI / SEIAA shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer(s) of the Regional Office by furnishing the requisite data / information/monitoring reports.
18. Project Proponent shall erect a signboard on his project site and display information regarding name of the project, No. date and validity period of Environmental Clearance, and Environmental Clearance conditions which affect general public at large along with name of authority to which violation of Environmental Clearance conditions can be reported.
19. The above conditions shall be enforced, inter-alia under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and Other Wastes (Management and Transboundary Movement) Rules, 2016 and the Public Liability Insurance Act, 1991 along with their amendments and Rules and any other orders passed by the Hon'ble Supreme Court of India / High Courts and any other Court of Law relating to the subject matter.
20. Environmental Clearance shall remain valid for a maximum period of 7 years or completion of project whichever is earlier.

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

XII. Additional Specific Conditions:

1. Making available at least two appropriate type of Wild animal rescue vehicle to State Forest Department under CER head within one year of grant of Environmental Clearance.
2. To make provision for charging point for electric vehicle in each Block / Tower.

Sudhir Kumar
21/4/2021
(Sudhir Kumar)
Member Secretary
SEIAA, Bihar

Member Secretary
SEIAA, Bihar

Annexure-III

CTE Details



BIHAR STATE POLLUTION CONTROL BOARD

PARIVESH BHAWAN, PLOT NO. NS-B/2, PALIPUTRA INDUSTRIAL AREA,
PATLIPUTRA, Patna - 800 010

Ref. No.-

Patna, Dated-

'CONSENT-TO-ESTABLISH' (NOC)

UNDER SECTIONS 25/26 OF THE WATER (PREVENATION AND CONTROL OF POLLUTION) ACT, 1974 AND 21 OF THE AIR (PREVENTION AND CONTROL OF POLLUTION) ACT, 1981

REFERENCE

- i. Name and address of the Proponent: Sri Samrendra Kumar, M/s Mundeshwari Multicon Pvt. Ltd, at 1st Floor, Amitabh Kunj Main Road, Buddha Colony, Dist.-Patna-800001 ; and
- ii. Application No. 7790208, dated 21.06.2023 of the proponent to establish "Residential Building Construction" unit at Mauza- Lakhnibigha, Sarai Thana-Danapur, Dist- Patna-800011; for (capacity: Residential Building 2,26,000 sqm)

AFTER CONSIDERING

- (i) The facts stated in their application;
- (ii) Bihar State Pollution Control Board's Notification No. 26 dated 08.11.2003 and as amended;
- (iii) Provisions of the Water (Prevention and Control of Pollution) Act, 1974 and the Air (Prevention and Control of Pollution) Act, 1981; and
- (iv) Document uploaded by the applicant, Affidavit dated **19.06.2023**, IR dated 08.04.2023 and copy of EC **SEIAA No.- SIA/8(b)/1259/2020, dated 02.04.2021** issued by SEIAA, Bihar and other document submitted online by the applicant.

NOC IN FAVOUR OF THE PROPONENT AT THE SAID SITE IS HEREBY ACCORDED SUBJECT TO THE FOLLOWING CONDITIONS

Specific Conditions

1. That, you have not submitted copy of NOC obtained from CGWA for abstraction of ground water, till date; therefore, construction work shall be started after obtaining required NOC as per prevailing guidelines of CGWA/CGWB. In the event of non-compliance, legal action may be taken under the provisions of the Water Act, 1974 and the Air Act, 1981;
2. That, Consent-to-Operate for the Project shall be obtained from the Bihar State Pollution Control Board as required under the Water (Prevention and Control of Pollution) Act, 1974 and the Air (Prevention and Control of Pollution) Act, 1981;
3. That, they shall comply with provisions (whichever applicable) of The Water Act, 1974, The Air Act, 1981, The Environment (Protection) Act, 1986, Rules and notifications issued there under;
4. That, they shall have to provide suitable and separate drainage system for sewer/other wastewater and storm water. No sewage or untreated effluent water would be discharged through storm water drains. A coloured drainage map shall be submitted to the Board;
5. That, no construction shall be allowed to obstruct the natural drainage through the site;
6. That, they shall adopt rain water harvesting as provisions made by the local bye-law. If local bye-law provision is not available, adequate provision for storage and recharge should be followed as per CPCB guideline. Ensure proper management of storm water to optimum use and allow it to be by-passed during times of heavy rain to avoid any flooding problem inside the campus. Submit an action plan of well-designed rainwater harvesting system with storm water management;

7. That, the sewage shall be treated in Sewage Treatment Plant (STP) and after treatment the water will be recycled for flushing of toilets, floor washing/cleaning, gardening/horticulture etc. They shall submit an action plan for use of treated sewage water in bulk use/in-house use;
8. That, the quality of treated sewage of STP shall have to comply with the following standards (whichever applicable):

Sl No.	Parameter	Limiting concentration in mg/l, except pH and Fecal Coliform
1	pH	5.5-9.0
2	BOD	10
3	Total Suspended Solids (TSS)	20
4	COD	50
5	Nitrogen-Total	10
6	Phosphorus-Total for discharge into Ponds, Lakes	1.0
7	Fecal Coliform (FC) (Most Probable Number per 100 mililiter, MPN/100 ml)	Desirable-100 Permissible-230

9. That, sludge generated from the STP will be dried and later it will be used as manure in agriculture and for green belt development/gardening/horticulture;
10. That, they shall comply with the provisions (whichever applicable) of the Hazardous and Other Wastes (Management and Transboundary Movement) Rules, 2016. The used oil from DG sets as hazardous waste will be stored in HDPE drums in isolated covered facility. This used oil will be sold to authorized recyclers and record shall be maintained. Necessary care will be taken so that spills/leaks of used oil from storage are avoided;
11. That, they shall comply with the provisions (whichever applicable) of the Solid Waste Management Rules, 2016. Separate wet and dry bins must be provided in each unit and at the ground level for facilitating segregation of waste. All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie up must be done with authorized recyclers. Organic waste compost/vermiculture pit with a minimum capacity of 0.3 kg/person per day must be installed;
12. That, segregation of dry (in blue bin), wet (in green bin) and domestic hazardous waste (in black bin) must be ensure; wet waste must be composted inside the premises and dry & domestic hazardous waste shall be handed over to the local body;
13. That, non-biodegradable waste and dry waste like rejected corrugated cardboard, waste paper etc may be handed over to the recyclers registered with Bihar State Pollution Control Board;
14. That, they shall comply with the provisions (whichever applicable) of the E-Waste (Management) Rules, 2016. The e-waste generated shall be disposed of by handing over to the authorised collection centre and a record shall be maintained;
15. That, they shall comply with the provisions (whichever applicable) of the Plastic Waste Management Rules, 2016. They will make effort to discourage the use of plastics so that minimum generation of plastics wastes to be taken place;
16. That, they shall comply with the provisions (whichever applicable) of the Bio-Medical Waste Management Rules, 2016 in case of generation of clinical/hospital wastes from health care facilities available in the premises;

17. That, during construction activities, they shall comply with the provisions (whichever applicable) of the Construction and Demolition Waste Management Rules, 2016;
18. That, the surface having unpaved and loose soil, if any, shall be adequately sprinkled with water to suppress dust/fugitive emission;
19. That, maximum efforts will be made to retain existing tree cover as well as new sapling shall be planted during coming season; and
20. That, the project proponent shall submit half yearly compliance report of EC (obtained from SEIAA, Bihar) condition in hard and soft copy. Soft copy of the report shall be mailed to the Board through e-mail ID:bspcb@yahoo.com.

General Conditions

1. That, they shall provide adequate fire safety measures and equipment as required under the Rules and obtain necessary permission/NOC from competent authority as required;
2. That, they shall obtain all mandatory clearance/ permission from all relevant agencies;
3. That, the Environmental Statement as prescribed in the E (P) Rules, 1986 [see rule 14] for the each financial year ending the 31st March, shall be submitted by the month of September every year;
4. That, maximize recycling of water and utilization of treated sewage water in in-house shall be ensured;
5. That, they shall provide electromagnetic flow meter at the inlet and outlet of the STP and any pipeline to be used for re-using the treated wastewater for flushing/horticulture purpose/green belt development etc. and shall maintain a record of readings of each such meter on daily basis;
6. That, diesel generating sets (DG Sets), if any; as source of backup power should be provided with an integral acoustic enclosure and the maximum permissible sound pressure level for new D.G. set shall be 75 dB(A) at 1 meter from the enclosure surface. The height of exhaust of DG sets should be as: Exhaust Stack Height formula:- (Ht of Building in meter + $0.2\sqrt{\text{KVA}}$) m; it should be installed on pucca base with anti vibration pads;
7. That, roads leading to or at construction site must be paved and blacktopped (i.e. metallic roads); no excavation of soil shall be carried out without adequate dust mitigation measures in place; no loose soil or sand or Construction & Demolition Wastes or any other construction material that causes dust shall be left uncovered; water sprinkling system shall be put in place; grinding & cutting of building material in open area shall be prohibited and no uncovered vehicles carrying construction material and waste shall be permitted in the campus etc;
8. That, they shall comply with the applicable provisions/directions of the State Govt./BSPCB including the directions that no person shall manufacture, import, store, sell or use any kind of plastic carry bags;
9. That, they shall use energy efficient/environment friendly materials like LED bulb, use of solar energy, flyash bricks, hollow bricks etc;
10. That, this Consent-to-Establish (CTE) should not be construed as exemption from obtaining necessary NOC/permission from any other Government agencies and it is confined to matters arising out of the Water (Prevention and Control of Pollution) Act, 1974 and the Air (Prevention and Control of Pollution) Act, 1981;
11. All other mandatory approvals and permissions from competent authority shall be obtained;

12. That, in compliance of direction of the Hon'ble Supreme Court and vide Board's HQ ref. no.-2638, dated 09.07.2019, they shall make provisions for display of data outside main unit gate about quantity and quality of water discharge and air emission along with solid waste generated within the unit premises;
13. That, not withstand any thing stated above, the applicant unit shall abide by all the provisions of the environmental laws including policies and guidelines made there under; and
14. That, this CTE is granted on the basis of the undertaking/affidavit up-loaded by the applicant and it is subject to the condition that in the event of any information/documents submitted by the proponent are found false or misleading at any stage, the NOC granted, shall be revoked and legal action shall be initiated.

NOTE:-

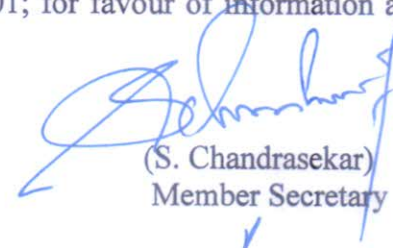
1. Bihar State Pollution Control Board reserves the option to revise or add other conditions, if necessary, for protection of Environment in general and for Pollution Control in particular;
2. The present NOC should not be construed as an assurance for the grant of 'Consent-to-Operate' the proposed project but shall be subject to compliance of all the conditions indicated above; and
3. The NOC, granted, shall be valid for a period of one year from the date of issue.

Sd/-
(S. Chandrasekar)
Member Secretary

Memo No.:- 1441

Patna, Dated:- 26-07-23

Copy forwarded to: Sri Samrendra Kumar, M/s Mundeshwari Multicon Pvt. Ltd, at 1st Floor, Amitabh Kunj Main Road, Buddha Colony, Dist.-Patna-800001; for favour of information and necessary action.


(S. Chandrasekar)
Member Secretary
26/7/23

Annexure-IV

**The project site indicating levels &
contour**



LEGEND:-

S.NO.	DESCRIPTION	SYMBOL
1	Boundary	
2	Building	
3	Road	
4	Other Boundary Line	
5	Pipal,Banyan Tree	
6	Electric Pole	

Title:-
TOPOGRAPHICAL SURVEY DRAWING OF
SARARI CITY,SARARI,DANAPUR,PATNA

Client:-
MUNDESHWARI MULTICON PVT.LTD.
All Dimension are in Meter

North:-
Scale-

Date:- 16 - 08 - 2021
Area = 48393.05 Sq.m
= 11.95 Acre

Annexure-V
Land Document



MundeshwariTM
Living Transformed

Mundeshwari Multicon Pvt. Ltd.

An ISO 9001: 2008 and 14001 : 2004 Certified Company

Ref. No.

Date

Land details for Proposed Expansion and Modification of Residential Cum commercial Building "Megapolis Sarari Housing" Project at Usri, Sarari, Patna by Mundeshwari Multicon Private Limited.

S. No.	Name	Deed No.	Khata No.	Plot No.	Total area of Land	Total area of Land in Katha
1	Mundeshwari Multicon	17752	319 and 320	527 and 1817	74	23.68
2	Neebha Singh	19094	375	546 and 547	437.25	139.92
3,4,5	Ashok Kumar Gupta, Sudama Kumar and Gopal Kumar	2733	375	547	156.25	50.08
6	Rani Kumari	8839	391	526	3.125	1
7	Hemant Devi, Ravi Kumar, Rakesh Kumar and Devendra Kumar Sandhwar	12741	391	526	11.6706	3.74
8	Rajni Verma, Amrendra Kumar Singh, Pallavi Singh and Pranik Kumar	8032	391	526	9.373	3.004
9	Jailendra Kumar Singh and Manoranjan Kumar	6129	391	526	6.6574	2.13
10	Madhavi, Sapna Maijarwar, Gaurav Anand, Kanchan Kumari, Archana, Rashmi Kumari and Gita Kumari	13341	391	526	18.556	5.94
11	Kumari Komal	8837	391	526	2.2956	0.73
12	Soni Devi, Pawan Kumar, Anita Sharma, Raghvendra Kumar, Sunil Kumar, Prem Kumari, Arvind Kumar Rai and Chandan Kumar Vidyarthi	13793	391	526	21.0422	6.73
13	Swati Surabhi, Ram Chandra Razak and Kumari Kanchan	16539	39	526	9.375	3.004
14	Prakash Singh	18455	331	530, 525 and 528	26.375	8.4
15	Priyanka Singh	10843	331	525	9.375	3
16	Ashok Kumar Singh, Rinki Kumari, Ranjana Sharma and Dr. Rashmi	12638	331	525	8.8392	2.83
17	Aishwarya Singh	7982	331	522 and 525	13.25	4.24

Office : 1st Floor, Amitabh Kunj, Main Road, Buddha Colony, Patna - 800 001

Toll Free Number : 1800-120-0945, Mob : +91-9204174599, +91-9631216494, 9135010051

Website : www.mundeshwari.co.in Email : info@mundeshwari.co.in



Mundeshwari Multicon Pvt. Ltd.

An ISO 9001: 2008 and 14001 : 2004 Certified Company

Ref. No.

Date

S. No.	Name	Deed No.	Khata No.	Plot No.	Total area of Land	Total area of Land in Katha
18	Harendra Kumar Singh	12834	331	522 and 525	6.25	2
19	Kumari Nitu Sinha, Siya Dulari Devi, Aruna Devi, Neeraj Kumar Sinha and Vineeta Sinha	12640	331	522 and 525	11.786	3.77
20	Manish Kumar	18454	331	522 and 525	7.8125	2.5
21	Vikash Kumar Singh	18456	331	522 and 525	18.75	6
22	Divesh	2979	413	522	4.6875	1.5
23	Sharmila Kumari	11266	413	522	3.125	1
24	Kumari Kanchan, Sujata and Arti Kumari	7859	331	522	9.375	3
25	Lakhpati Devi, Rita Devi and Janardan Prasad	11377	188 and 202	40 and 41	38.218	12.24
26	Munnu Prasad	3946	188 and 202	40 and 41	4.918	1.34
27	Prabha Sahay	11540	186 and 29	20 and 39	24	7.69
27	Prabha Sahay	10493	175 and 186	19 and 39	40.8865	13.1
27	Prabha Sahay	11646	186 and 29	20 and 39	24	7.69
28	Uma Devi	11235	186, 175 and 186	39, 19 and 20	62.5	20
29	Kumar Shivam	10744	186 and 175	39 and 19	33.6135	10.7
29	Kumar Shivam	76	186 and 175	39 and 19	8.24	2.64
30	Mukul Chand Singh	7863	175	19	6.25	2
31	Manish Kumar	18453	203	15	7.8125	2.5
32	Sanjay Singh	19093	203	15	13.687	4.37
33,34	Dilip Kumar, Pushpa Kumari and Manoj Kumar	802	212	14	66	21.15
Total					1199.3455 Decimal	383.618 Katha



Office : 1st Floor, Amitabh Kunj, Main Road, Buddha Colony, Patna - 800 001

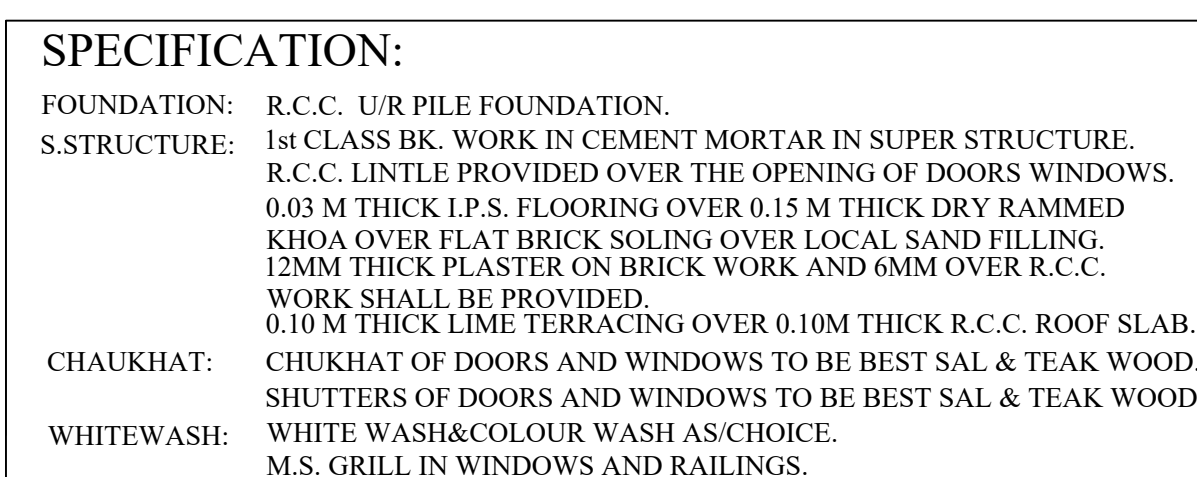
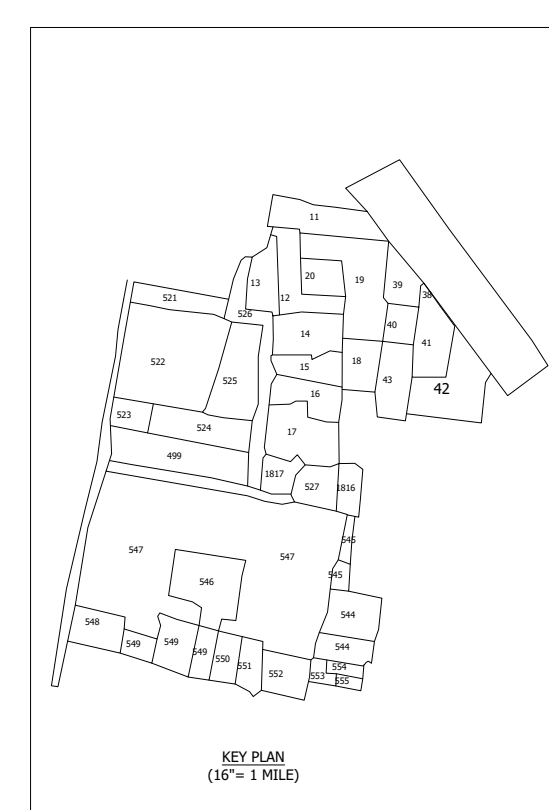
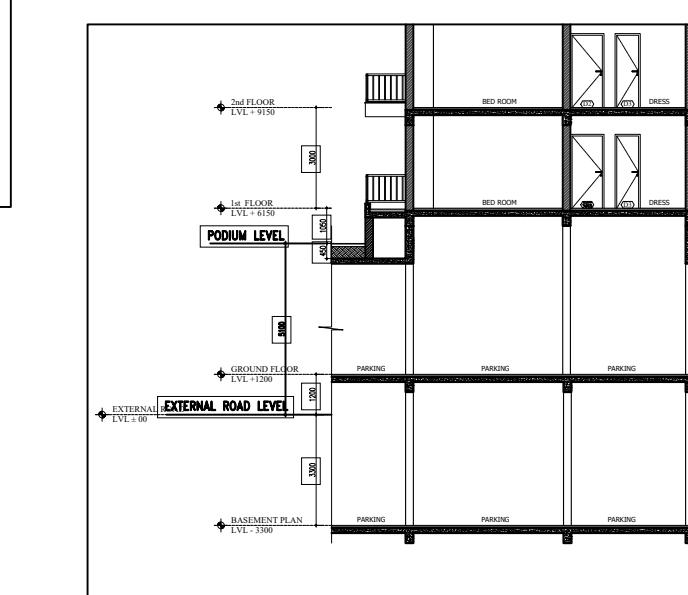
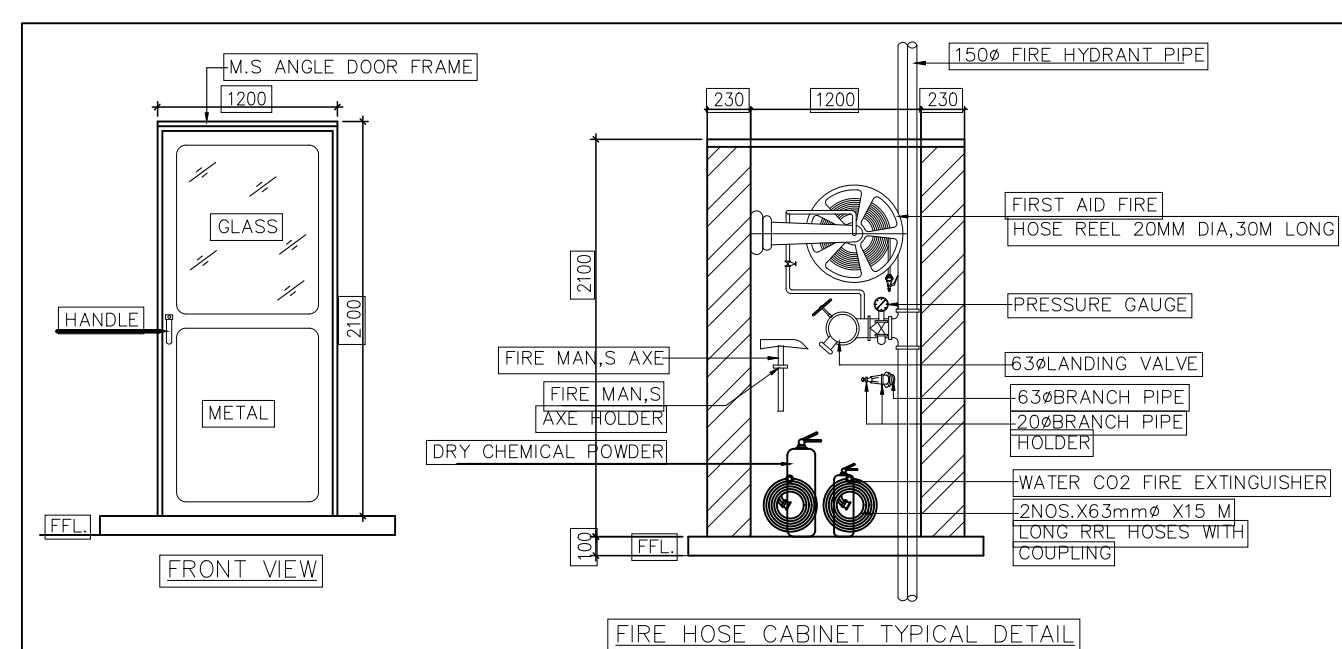
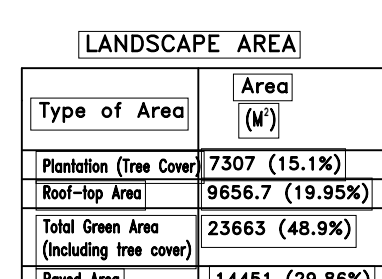
Toll Free Number : 1800-120-0945, Mob : +91-9204174599, +91-9631216494, 9135010051

Website : www.mundeshwari.co.in

Email : info@mundeshwari.co.in

Annexure-VI

Site Plan



FIRE FIGHTING LEGEND:-

FD	DOUBLE LEAF DOUBLE SWING SELF CLOSING FIRE RESISTING DOOR
⌂	HOUSE RULES AS PER I.S.T.A.C. RECOMMENDATIONS DULY CONNECTED WITH THE WET RISER SYSTEM.
⊖	LANDING VALVES AS PER I.S.T.A.C. RECOMMENDATIONS DULY CONNECTED WITH THE WET RISER SYSTEM.
⊠	LOUD SPEAKER OUTLETS FOR THE PUBLIC ADDRESS SYSTEM.
☎	MICROPHONE POSITION FOR THE PUBLIC ADDRESS SYSTEM.
⚡	FLOOR INDICATOR PANELS FOR THE AUTOMATIC FIRE ALARM SYSTEM AS PER I.S.S.
⚗	WATER CO2 TYPE PORTABLE EXTINGUISHER OF 9 LITRE CAPACITY.
⚙	SIAMSE CONNECTION.
➡	EXIST DIRECTIONAL SIGN.
⚒	PORTABLE CHEMICAL B.C.F. EXTINGUISHER OF 3.5 KG CAPACITY.
FIRE FIGHTING WATER OVER HEAD WATERKANK 20,000 LTR.	
UNDER GROUND STATIC TANK WITH 20,000 LTR CAPACITY FOR FIRE.	

EXTERNAL FIRE HYDRANT

EXTERNAL YARD HYDRANT

FIRE LEGEND		
NO.	SYMBOL	DESCRIPTION
01.		FIRE BOX WITH ACCESSORIES
02.		HYDRANT VALVE
03.		HOSE REEL
04.		DCP TYPE FIRE EXTINGUISHER
05.		CO2 TYPE FIRE EXTINGUISHER
06.		PENDENT TYPE SPRINKLER
07.		SIDE WALL SPRINKLER
08.		INSTALLATION TESTING ASSEMBLY
09.		FIRE HYDRANT PIPE
10.		FIRE SPRINKLER PIPE
11.		FIRE DRAIN PIPE
12.		NON RETURN VALVE
13.		BUTTERFLY VALVE

PLOT DETAILS:-

PROPOSED COMMERCIAL & RESIDENTIAL BUILDING OF
(1) NEEBHA SINGH (2) ASHOK KUMAR GUPTA & OTHERS
(3) UMA DEVI (4) DILIP KUMAR & OTHERS
(5) KUMAR SHIVAM (6) PARBHA SAHAJ
(7) MUKULCHAND SINGH (8) RAJINI VERMA & OTHERS
(9) SRIMATI LAKHPATI DEVI & OTHERS
(10) JAILENDRA KUMAR & OTHERS
(11) KUMARI KOMAL (12) SHRIMATI MADHWI & OTHERS
(13) SHRIMATI HEMANT DEVI & OTHERS
(14) SHRIMATI SWATI SHURBHI & OTHERS
(15) SHRIMATI SONI DEVI & OTHERS
(16) NITISH KUMAR (17) ASHOK KUMAR SINGH
(18) AISHWARYA SINGH (19) HARENDRA KUMAR SINGH
(20) PRIYANKA SINGH (21) GAURAV TANDAN
(22) DIVESH KUMAR (23)SHRIMATI LALITA DEVI & OTHERS
(24) SHRIMATI KUMARI KANCHAN & OTHERS
(25) SHRIMATI SHARWILA KUMARI & OTHERS
(26) ASHOK KUMAR & OTHERS (27) KUMARI NITU SINHA &
OTHERS (28) SANJAY SINGH & OTHERS (29) PUJA SINGH (30)
VIKASH KUMAR SINGH (31) MANISH KUMAR JHA
(32) MANISH KUMAR JHA (33) PRAKASH SINGH
(34) SUNITA SINGH (35) GITIKA (36) GITIKA
AT MAUZA SARARI & LAKHNIKHIBGA, KHATA NO- 375,175,
186 185,188,188,204,413,81,331,81. PLOT NO-546,547,19
20,39,14,526,40,41,521,52,525,522,15. THANA NO-44,41, AT
SUNJARI SARARI DANAPUR, PATNA.

DEVELOPER:-
M/S MUNDESHWARI MULTICON PVT. LTD.

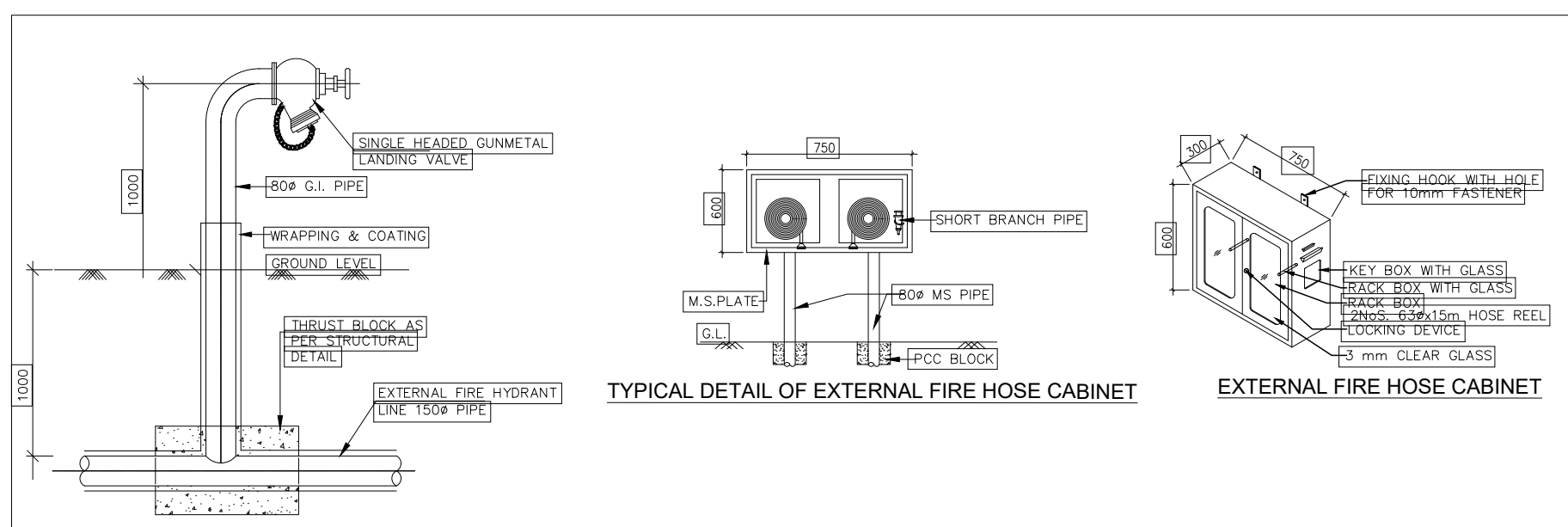
SITE PLAN

SCALE
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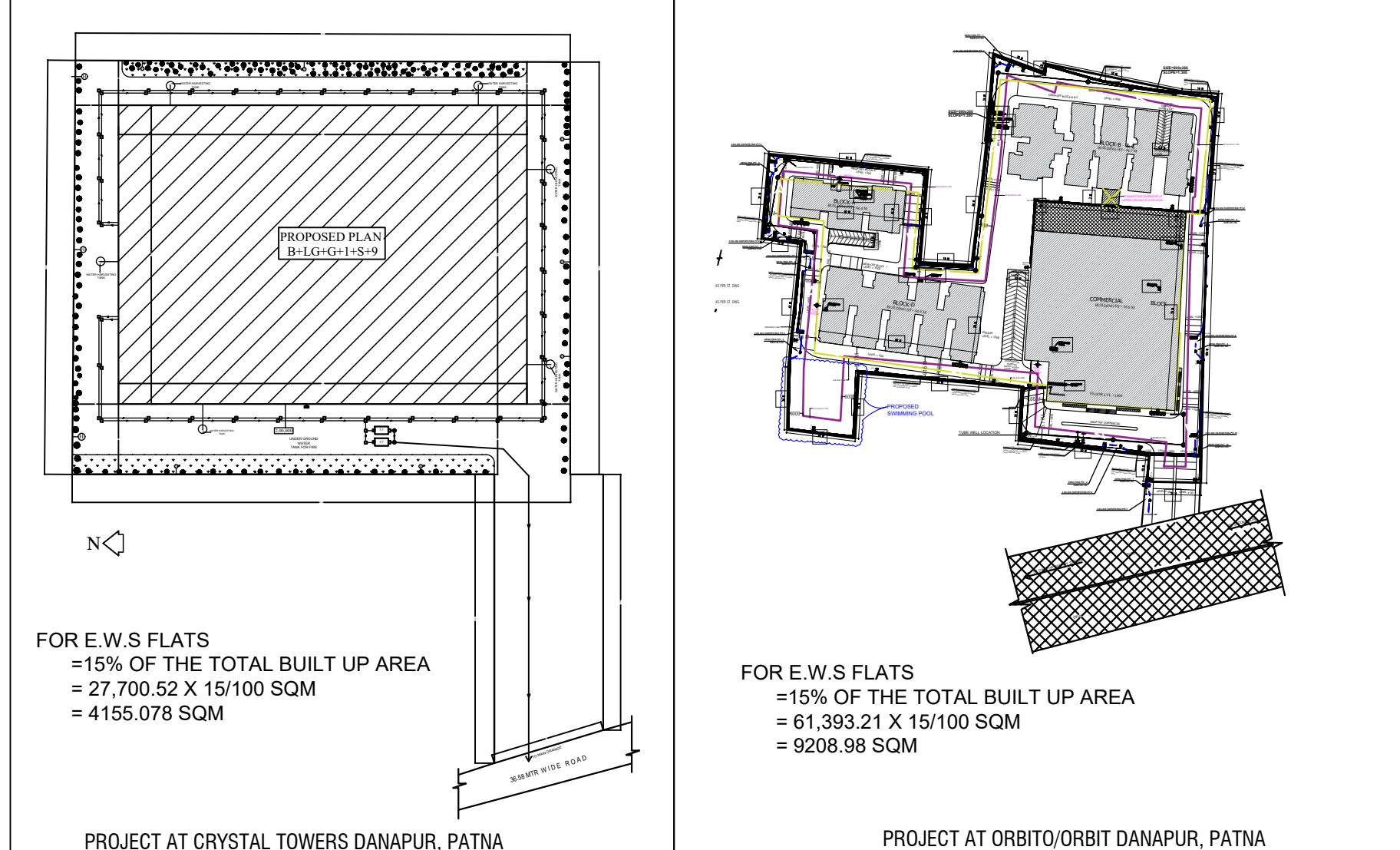
DRAWING NO
01/25

DATE PERM	1/16/20	01/23
		SIG. OF STRUCTURE ENGINEER
SIGNATURE OF OWNER/ DEVELOPER	SIGNATURE OF ARCHITECT	

SIGNATURE OF OWNER/ DEVELOPER	SIGNATURE OF ARCHITECT
-------------------------------	------------------------



TYPICAL DETAIL OF SINGLE HEADED HYDRANT



TOTAL REQUIRED EWS FROM CRYSTAL TOWERS DANAPUR +ORBITO/ORBITDANAPUR + MEGAPOLIS PROJECT.

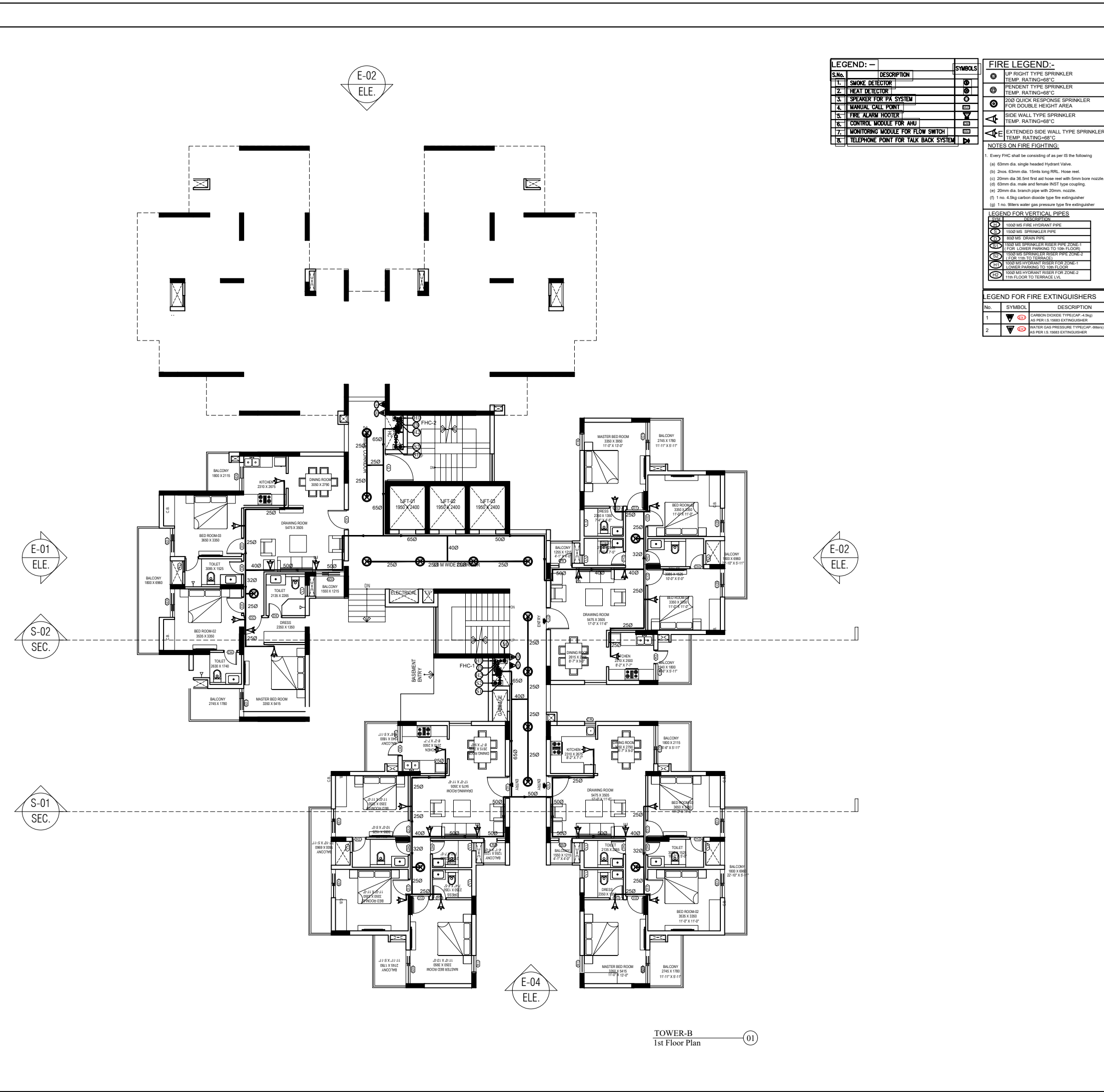
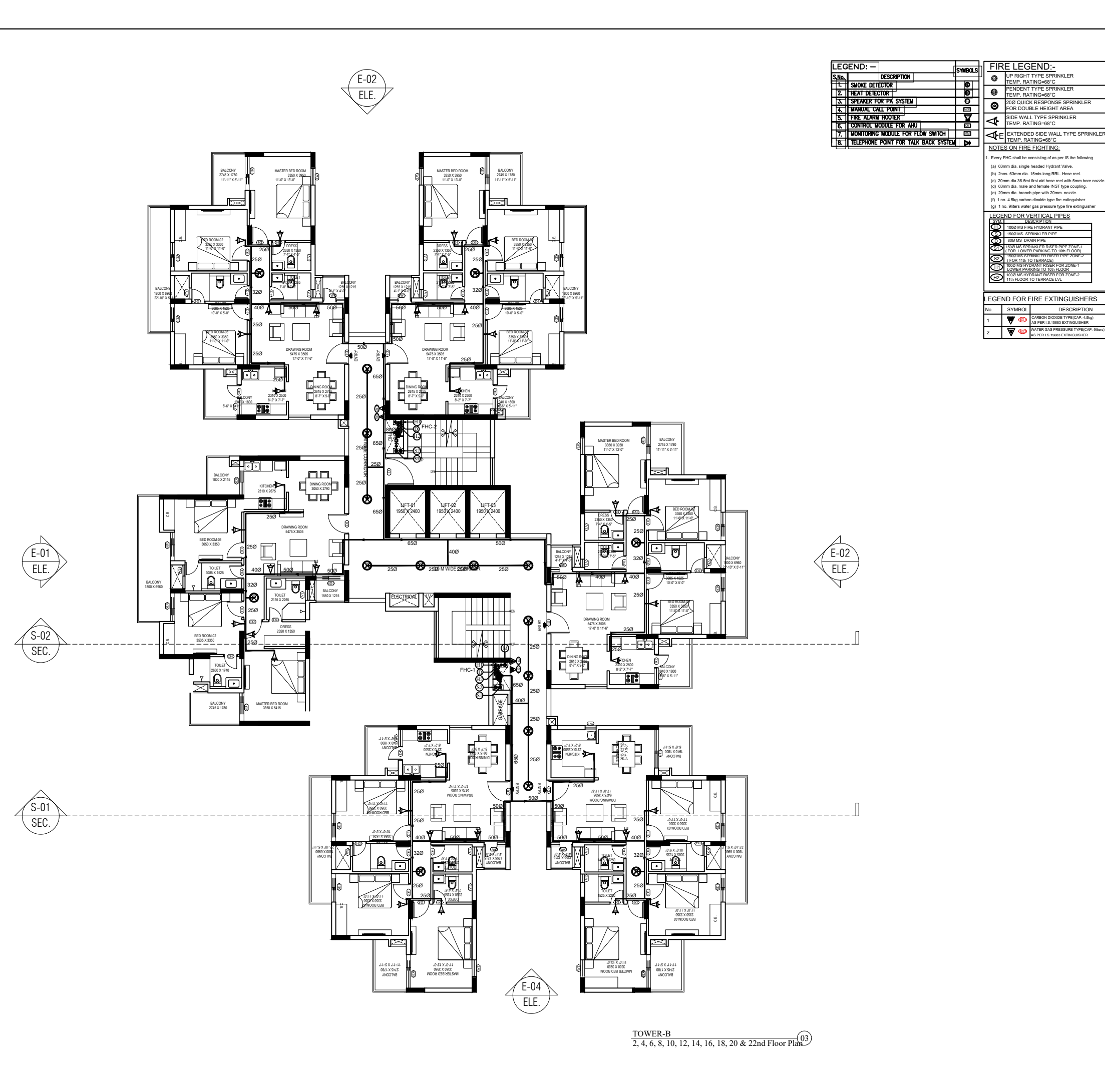
MEGAPLANS PROJECT FAR AREA CALCULATION									
Use Area as Reported Area		4818.01		Town-B		Town-G			
Site Area as per geospatial Area		4818.01							
FAR		3.50							
Latched Area		3.62(3711)							
S.No./Tower Name		Area (sq.ft.)		Use of Plans					
1-Tower-A		3744.17		254					
2-Tower-B		18975.20		235					
3-Tower-C		21302.46		235					
4-Tower-D		15683.79		138					
5-Tower-E		16133.00		235					
6-Tower-F		13243.93		94					
7-Tower-G		24876.76		271					
8-Tower-H		17347.57		155					
9-Tower-I & W.S. 10 can not be added in FAR		6.00							
Total		71623.22		1206					
Parking Calculation									
Respected Parking Area		Area (sq.ft.)							
Commercial		3774.14							
Commercial/ Parking Required (15%)		5661.21							
Residential		26243.12							
Residential/ Parking Required (25%)		6560.78							
Total Required Parking Area		12221.99							
Provided Parking Area		12221.99							
Ground Area		30601.00							
Barricade		5522.00							
Provided Required Parking Area (48%) approx.									
S.No./Tower		Town-A		Town-B		Town-C		Town-D	
1-Respected Floor		2750.00		1875.00		1875.00		1875.00	
2-Respected Floor		289.13		202.34		202.34		202.34	
3-1st Floor		0		0		0		0	
4-Respected Floor		140.00		105.00		105.00		105.00	
5-2nd Floor		140.00		105.00		105.00		105.00	
6-3rd Floor		140.00		105.00		105.00		105.00	
7-4th Floor		140.00		105.00		105.00		105.00	
8-5th Floor		140.00		105.00		105.00		105.00	
9-6th Floor		140.00		105.00		105.00		105.00	
10-7th Floor		140.00		105.00		105.00		105.00	
11-8th Floor		140.00		105.00		105.00		105.00	
12-9th Floor		140.00		105.00		105.00		105.00	
13-10th Floor		140.00		105.00		105.00		105.00	
14-11th Floor		140.00		105.00		105.00		105.00	
15-12th Floor		140.00		105.00		105.00		105.00	
16-13th Floor		140.00		105.00		105.00		105.00	
17-14th Floor		140.00		105.00		105.00		105.00	
18-15th Floor		140.00		105.00		105.00		105.00	
19-16th Floor		140.00		105.00		105.00		105.00	
20-17th Floor		140.00		105.00		105.00		105.00	
21-18th Floor		140.00		105.00		105.00		105.00	
22-19th Floor		140.00		105.00		105.00		105.00	
23-20th Floor		140.00		105.00		105.00		105.00	
24-21st Floor		140.00		105.00		105.00		105.00	
25-22nd Floor		140.00		105.00		105.00		105.00	
26-23rd Floor		140.00		105.00		105.00		105.00	
27-24th Floor		140.00		105.00		105.00		105.00	
Total		3744.17		264					
S.No./Tower		Town-B		Town-C		Town-D		Town-E	
1-Respected Floor		1875.00		1875.00		1875.00		1875.0	

LEGEND:-		SYMBOL
S.NO	DESCRIPTION	
1.	SMOKE DETECTOR	
2.	HEAT DETECTOR	
3.	SPEAKER FOR PA SYSTEM	
4.	MANUAL CALL POINT	
5.	FIRE ALARM HORN	
6.	CONTROL MODULE FOR AMU	
7.	MONITORING MODULE FOR FLOW SWITCH	
8.	TELEPHONE POINT FOR TALK BACK SYSTEM	
9.	TSW HORN MODULE	

LEGEND:-	
SYMBOL	DESCRIPTION
	VALVE
	NON RETURN VALVE
EXTERNAL FIRE HYDRANTS	
	FIRE BRIGADE INLET CONNECTION TO TANK
	FIRE BRIGADE WITHDRAWAL CONNECTION FROM TANK
	FIRE HYDRANT C/C 45m
	FIRE HYDRANT LINE
	RAIN WATER HARVESTING
	DESILTING PIT

Annexure-VII

Floor Plan



PLOT DETAILS:-
PROPOSED COMMERCIAL & RESIDENTIAL BUILDING OF
(1) NEEBHA SINGH (2) ASHOK KUMAR GUPTA & OTHERS
(3) UMA DEVI (4) DILIP KUMAR & OTHERS
(5) KUMAR SHIVAM (6) PARBHA SAHAY
(7) MUKULCHAND SINGH (8) RAJINI VERMA & OTHERS
(9) SRIMATI LAKHPATI DEVI & OTHERS
(10) JAILENDRA KUMAR & OTHERS
(11) KUMARI KOMAL (12) SHRIMATI MADHWI & OTHERS
(13) SHRIMATI HEMANTI DEVI & OTHERS
(14) SHRIMATI SWATI SHURBHI & OTHERS
(15) SHRIMATI SONI DEVI & OTHERS
(16) NITISH KUMAR (17) ASHOK KUMAR SINGH
(18) AISHWARYA SINGH (19) HARENDRA KUMAR SINGH
(20) PRINYANKA SINGH (21) GAURAV TANDAN
(22) DIVESH KUMAR (23)SHRIMATI LALITA DEVI & OTHERS
(24) SHRIMATI KUMARI KANCHAN & OTHERS
(25) SHRIMATI SHARMILA KUMARI & OTHERS
(26) ASHOK KUMAR & OTHERS (27) KUMARI NITU SINHA & OTHERS (28) SANJAY SINGH & OTHERS (29) PUJA SINGH
(30) VIKASH KUMAR SINGH (31) MANISH KUMAR JHA
(32) MANISH KUMAR JHA (33) PRAKASH SINGH
(34) SUNITA SINGH (35) GITIKA (36) GITIKA
AT MAUZA SARARI & LAKHNBIGHA, KHATA NO- 375,175, 186,185,29,391,188,204,413,81,331,81. PLOT NO-546,547,19,20,39,14,526,40,41,521,52,525,522,15. THANA NO-44.41 AT USARI SARARI DANAPUR PATNA.

DEVELOPER:-
M/S MUNDESHWARI MULTICON PVT. LTD.

TOWER-B SCALE 1:100 DRAWING NO. 06/25

SIG. OF STRUCTURE ENGINEER

SIGNATURE OF DEVELOPER SIGNATURE OF ARCHITECT