



File No: 21-470/2024-IA.III
Government of India
Ministry of Environment, Forest and Climate Change
IA Division



Date 24/02/2025



To,

Sh. Sanjay Kumar Singh
M/s VENUS STAR CONSTRUCTION PRIVATE LIMITED
Venus Heritage, 102/103, Sheikhpura More, Bailey Road, Patna, Dist. Patna - 800014, State Bihar

Subject: Proposed Residential Group Housing Project – Venus Capital Heights at Sandalpur, Usari Road, Near Aqua City, Danapur, Patna – 801105, Bihar by M/s Venus Star Construction Private Limited. – For Corrigendum in Environmental Clearance - reg.

Sir/Madam,

This is in reference to your application for Corrigendum to EC submitted to Ministry vide proposal number IA/BR/INFRA2/524125/2025 dated 14/02/2025.

2. The particulars of clearance granted against which the corrigendum is sought are as under:

(i) Unique Identification No.	EC24B3812BR5333289N
(ii) File No.	21-470/2024-IA.III
(iii) Clearance Type	Application of corrigendum- EC
(iv) Category	B1
(v) Project/Activity Included Schedule No.	8(b) Townships/ Area Development Projects / Rehabilitation Centres
(vii) Name of Project	PROPOSED RESIDENTIAL GROUP HOUSING PROJECT - VENUS CAPITAL HEIGHTS AT SANDALPUR, USARI ROAD, NEAR AQUA CITY, DANAPUR, PATNA - 801105 (BIHAR) By VENUS STAR CONSTRUCTION PVT. LTD.
(viii) Name of Company/Organization	VENUS STAR CONSTRUCTION PRIVATE LIMITED
(ix) Location of Project (District, State)	BIHAR
(x) Issuing Authority	MOEF&CC

3. Earlier, the Project Proponent (PP) has applied for Environmental Clearance (EC) vide Proposal No. IA/BR/INFRA2/503918/2024 dated received on 08.11.2024 through PARIVESH Portal.

4. The project/activity is covered under Category ‘B’ of the item 8(b) ‘Township and Area Development Projects’ of the Schedule to the EIA Notification, 2006 as amended and requires appraisal at the State level. However, due to the temporary absence of SEIAA / SEAC in Bihar, the proposal was appraised at the Central level by sectoral EAC as per the provisions of the OM No. IA3-22/10/2022-IA.III [E 177258] dated 02.08.2023.

5. Accordingly, the above-mentioned proposal for Environmental Clearance was examined by the Expert Appraisal Committee (Infra-2) in its 134th meeting held on 29.11.2024 and 135th meeting held on 17.12.2024. After detailed deliberation, the EAC recommended to grant EC with Specific and Standard Conditions. Accordingly, the Ministry has issued EC to the above mentioned project on 13.01.2025.

6. Now, M/s Venus Star Construction Private Limited has submitted a letter seeking factual corrections in the Environment Clearance granted vide letter no. 21-470/2024-IA.III dated 13.01.2025. The details are as following:

Details Mentioned in the Environment Clearance letter dated 13.01.2025.	Details to be added/read as
Page No. 2; Para No. 5(iv). The total plot area is 56,193.45 sq. m and total built-up area of 3,03,264.52 sq. m. The project will comprise of 11 Buildings. Total 1,621 No. flats (465 LIG/EWS Flats and 1,143 General Flats) will be developed.	The total plot area is 56,193.45 sq. m and total built-up area of 3,03,264.52 sq. m. The project will comprise of 11 Buildings. Total 1,608 No. flats (465 LIG/EWS Flats and 1,143 General Flats) will be developed.
Page No. 2; Table Line No. 2 Column No. 3 Height of Building (m) – 131.7	Height of Building (m) – 113.7

7. In view of above, the request of correction has been examined. The detail of factual correction is as per the recommendation of EAC in its 135th meeting held on 17.12.2024. Accordingly, the details mentioned in para-6 above shall be considered as correct figure for height of the building and number of flats.

8. All other terms and conditions mentioned in the Environment Clearance letter no. 21-470/2024-IA.III dated 13.01.2025 shall remain unchanged.

9. This issues with the approval of the Competent Authority.

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1. The Principal Secretary, Department of the Environment, Forest, and Climate Change , Government of Bihar, Secretariat, Patna – 800 015, Bihar.
2. The Deputy Director General of Forests (C), Ministry of Environment, Forest and Climate Change, Regional Office, Bungalow No. A-2, Shyamali Colony, Ranchi – 834 002 (Jharkhand)
3. The Member Secretary, Central Pollution Control Board, Parivesh Bhavan, CBD-cum-Office Complex, East Arjun Nagar, New Delhi – 110 032.
4. The Member Secretary, Bihar State Pollution Control Board, Beltron Bhawan, Shastri Nagar, Jawahar Lal Nehru Marg, Patna - 800 023, Bihar.
5. Monitoring Cell, MoEF&CC, Indira Paryavaran Bhawan, New Delhi.
6. Guard File/ Record File/ Notice Board/MoEF&CC website.

Additional EC Conditions

N/A