



EHS SOLUTIONS &lt;ehssolutions16@gmail.com&gt;

---

**Regarding Post EC Compliance report for the period of September 2025 to November 2025 (M/s Keys Reality)**

1 message

---

**EHS SOLUTIONS** <ehssolutions16@gmail.com>

2 December 2025 at 17:16

To: ecompliance-mh@gov.in

Respected Sir,

Please find attached herewith the Post EC Compliance report for the period of September 2025 to November 2025 for our project "Royal Keys" by M/s Keys Reality at S. no. 18/5, 18/7(P), Burde Wasti, Charholi Budruk, Pimpri Chinchwad, Haveli, Pune 412105

Kindly acknowledge the receipt of the same.

Thanks & Regards,

For Keys Reality.

**Post EC Compliance September 2025 to November 2025 Keys Realty.pdf**

6396K



EHS SOLUTIONS &lt;ehssolutions16@gmail.com&gt;

---

**Regarding Post EC Compliance report for the period of September 2025 to November 2025 (M/s Keys Reality)**

1 message

---

**EHS SOLUTIONS** <ehssolutions16@gmail.com>

2 December 2025 at 17:17

To: sropimprichinchwad@mpcb.gov.in

Respected Sir,

Please find attached herewith the Post EC Compliance report for the period of September 2025 to November 2025 for our project "Royal Keys" by M/s Keys Reality at S. no. 18/5, 18/7(P), Burde Wasti, Charholi Budruk, Pimpri Chinchwad, Haveli, Pune 412105

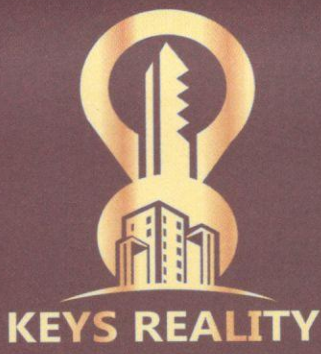
Kindly acknowledge the receipt of the same.

Thanks & Regards,

For Keys Reality.

**Post EC Compliance September 2025 to November 2025 Keys Realty.pdf**

6396K



Date: December 01, 2025

To,  
**Additional Principal Chief Conservator of Forests,**  
Ministry of Environment, Forest & Climate Change,  
Regional Office (West Central Zone)  
Ground Floor, East Wing  
"New Secretary Building"  
Civil lines, Nagpur- 440 001.

**Subject: Submission of Half Yearly Post Monitoring Compliance Reports for the period of September 2025 to November 2025 for project "Royal Keys" by M/s Keys Reality at S. No. 18/5, 18/7 (P), Burde Wasti, Charholi Budruk, Pimpri Chinchwad, Haveli, Pune 412105.**

**Ref: Environment Clearance Identification No.  
EC24C3801MH5851732N Dated 12/09/2025.**

Dear Sir,

This has reference to above subject; we are submitting herewith the Half Yearly Post Monitoring Compliance Reports for the period of September 2025 to November 2025. We are submitting relevant documents as follows:

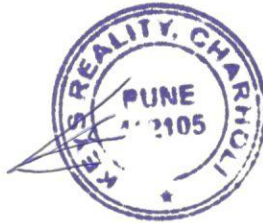
1. Data Sheet
2. Point wise compliance status with annexures.

Hope the above is in line with your requirement.

Thanking you,

Yours faithfully,

**For Keys Reality**



**Authorized Signatory**

Encl: A/a

CC: The Regional Officer MPCB, Pune

**MONITORING THE IMPLEMENTATION OF ENVIRONMENTAL SAFEGUARDS**

Ministry of Environmental and Forests  
Regional Office, West Central Zone, Nagpur.

Monitoring Report

PART – I

DATA SHEET

<b>1</b>	<b>Project type: River Valley/Mining/Industry/Thermal/ Nuclear/Other (specify).</b>	Others (Construction Project)						
<b>2</b>	<b>Name of the project</b>	“Royal Keys” by M/s Keys Reality						
<b>3</b>	<b>Clearance letter (s)/OM No. and date</b>	No. EC24C3801MH5851732N Dated 12/09/2025.						
<b>4</b>	<b>Location:</b> S. no. 18/5, 18/7(P), Burde Wasti, Charholi Budruk, Pimpri Chinchwad, Haveli, Pune 412105							
	<b>a) District (s)</b>	Pune						
	<b>b) State (s)</b>	Maharashtra						
	<b>c) Location Latitude/Longitude</b>	Latitude – 18°38’56.79” N Longitude – 73° 55’14.74” E						
<b>5</b>	<b>Address for correspondence Address of the Concerned Project Chief Engineer (with Pin Code &amp; telephone/telex/fax numbers)</b>	Mr. Ganesh Kute S. no. 18/5, 18/7(P), Burde Wasti, Charholi Budruk, Pimpri Chinchwad, Haveli, Pune 412105						
<b>6</b>	<b>Salient features</b>							
	<b>a) Of the project</b>	Total Plot Area: 4164.97 m <sup>2</sup> FSI Area: 19766.19 m <sup>2</sup> Non FSI Area: 9640.11 m <sup>2</sup> Total BUP Area: 29406.30 m <sup>2</sup>  Buildings & Configuration: <table border="1"> <thead> <tr> <th>Building Name</th> <th>Configuration</th> </tr> </thead> <tbody> <tr> <td>A Wing</td> <td>B.P + G.F + 14 FL</td> </tr> <tr> <td>B Wing</td> <td>B.P + G.F + 14 FL</td> </tr> </tbody> </table>	Building Name	Configuration	A Wing	B.P + G.F + 14 FL	B Wing	B.P + G.F + 14 FL
Building Name	Configuration							
A Wing	B.P + G.F + 14 FL							
B Wing	B.P + G.F + 14 FL							
	<b>b) Of the Environmental management plans</b>	1. Sewage Treatment Plant: Sewage Treatment Plant will be installed for treatment of wastewater and recycled wastewater will be used for Flushing and Gardening.  2. Water Management: Rain Water Harvesting shall be provided to recharge the ground						

		<p>water table. Total Rain Water shall be Harvested.</p> <p>3. Solid Waste Management: Solid waste will be segregated at source. Biodegradable waste generated will be treated in OWC and Dry waste will be handed over to authorize agency.</p> <p>4. Solar energy will be used for streets and Landscape lighting.</p>
7	<b>Break up of the project area</b>	
	<b>a) Submergence area: forest and non-Forest</b>	Non-Forest
	<b>b) Others</b>	Total Plot Area: 4164.97 m <sup>2</sup> FSI Area: 19766.19 m <sup>2</sup> Non FSI Area: 9640.11 m <sup>2</sup> Total BUP Area:29406.30 m <sup>2</sup>
8	<b>Breakup of the project affected population with enumeration of those losing houses/dwelling units only agricultural land only Both dwelling units only agricultural land only Both dwelling units &amp; agricultural land &amp; landless laborers/artisans:</b>	
	<b>a) SC, ST/Adivasi</b>	Not Applicable, Project area is Residential zone
	<b>b) Others</b>	Not Applicable
9	<b>Financial details:</b>	
	<b>a) Project cost as originally planned and subsequent revised estimates and the year of price reference</b>	64.50 Crores
	<b>b) Allocation made for environmental management plans with item wise and year wise and break-up</b>	Capital cost: 86.58 Lakh O & M cost: 25.68 Lakh/Year
	<b>c) Benefit cost ratio/Internal rate of Return and the year of assessment</b>	-
	<b>d) Whether © includes the cost of environmental management as shown in the above</b>	Yes.
	<b>d) Actual expenditure incurred on the project so far</b>	15 Lakh As on November 2025
10	<b>Forest land requirement:</b>	
	<b>a) The status of approvals for diversion of forest land for non-forestry use.</b>	The land is of non-forest type hence not applicable.
	<b>b) The status of clearing felling</b>	R.G. Area Proposed on site: NA

	<b>c) The status of compensatory afforestation, if any</b>	Not Applicable
	<b>d) Comments on the viability &amp; Sustainability of compensatory a Forestation programme in the light of actual field experience so far</b>	Not Applicable
<b>11</b>	<b>The status of clear felling in non-forest areas (Such as submergence area or reservoir, approach Roads.), if any with Quantitative information required.</b>	Not Applicable
<b>12</b>	<b>Status of construction (Actual &amp;/or planned)</b>	As on November 2025, Excavation started
	<b>a) Date of commencement (Actual &amp;/or planned)</b>	IOD No. B.P/ Charholi/132/2025 dated 30.09.2025
	<b>b) Date of completion (Actual &amp;/or planned)</b>	As on November 2025, No any completion taken.
<b>13</b>	<b>Reason for the delay if the project is yet to start.</b>	Not Applicable
<b>14.</b>	<b>Dates of site visits</b>	
	<b>a) The date on which the project was monitored by the regional office on previous occasions, if any</b>	-
	<b>b) Date of site visit for this monitoring report</b>	November 2025
	<b>c) Details of correspondence with project authorities for obtaining action plans/ information on status on compliance to safeguards other than the routine letters for logistic support for site visits</b>	Mr. Ganesh Kute S. no. 18/5, 18/7(P), Burde Wasti, Charholi Budruk, Pimpri Chinchwad, Haveli, Pune 412105



सत्यमेव जयते

File No: SIA/MH/INFRA2/502623/2024

Government of India

Ministry of Environment, Forest and Climate Change

(Issued by the State Environment Impact Assessment Authority(SEIAA),  
MAHARASHTRA)

\*\*\*



Dated 12/09/2025



To,

KEYS REALITY  
KEYS REALITY  
Gat no 18, Burde Wasti, Charholi Bk, Pune, PUNE, MAHARASHTRA, 412105  
keysreality99@gmail.com

**Subject:** Grant of EC under the provision of the EIA Notification 2006-regarding.

**Sir/Madam,**

This is in reference to your application for Grant of EC under the provision of the EIA Notification 2006-regarding in respect of project M/s Keys Reality submitted to Ministry vide proposal number SIA/MH/INFRA2/502623/2024 dated 23/10/2024.

2. The particulars of the proposal are as below :

(i) EC Identification No.	EC24C3801MH5851732N
(ii) File No.	SIA/MH/INFRA2/502623/2024
(iii) Clearance Type	EC
(iv) Category	B2
(v) Project/Activity Included Schedule No.	8(a) Building / Construction
(vii) Name of Project	M/s Keys Reality
(viii) Name of Company/Organization	KEYS REALITY
(ix) Location of Project (District, State)	PUNE, MAHARASHTRA
(x) Issuing Authority	SEIAA
(xi) Applicability of General Conditions	no
(xii) Applicability of Specific Conditions	no

**Plot/Survey Khasra Nos.:** Sr no. 18/5 , 18/7(P)

3. In view of the particulars given in the Para 1 above, the project proposal interalia including Form-1(Part A and B) were submitted to the Ministry for an appraisal by the State Environment Impact Assessment Authority(SEIAA) Appraisal Committee (SEIAA) in the Ministry under the provision of EIA notification 2006 and its subsequent amendments.

4. The above-mentioned proposal has been considered by State Environment Impact Assessment Authority (SEIAA) Appraisal Committee of SEIAA in the meeting held on 13/08/2025. The minutes of the meeting and all the Application and documents submitted [(viz. Form-1 Part A, Part B, Part C EIA, EMP)] are available on PARIVESH portal which can be accessed by scanning the QR Code above.
5. The brief about configuration of plant/equipment, products and byproducts and salient features of the project along with environment settings, as submitted by the Project proponent in Form-1 (Part A, B and C)/EIA & EMP Reports/presented during SEIAA are annexed to this EC as Annexure (1).
6. The SEIAA, in its meeting held on 13/08/2025, based on information & clarifications provided by the project proponent and after detailed deliberations recommended the proposal for grant of EC under the provision of EIA Notification, 2006 and as amended thereof subject to stipulation of specific and general conditions as detailed in Annexure (2).
7. The SEIAA has examined the proposal in accordance with the Environment Impact Assessment (EIA) Notification, 2006 & further amendments thereto and after accepting the recommendations of the State Environment Impact Assessment Authority (SEIAA) Appraisal Committee hereby decided to grant EC for instant proposal of M/s. KEYS REALITY under the provisions of EIA Notification, 2006 and as amended thereof.
8. The Ministry reserves the right to stipulate additional conditions, if found necessary.
9. The EC to the aforementioned project is under provisions of EIA Notification, 2006. It does not tantamount to approvals/consent/permissions etc. required to be obtained under any other Act/Rule/regulation. The Project Proponent is under obligation to obtain approvals /clearances under any other Acts/ Regulations or Statutes, as applicable, to the project.
10. This issues with the approval of the Competent Authority.

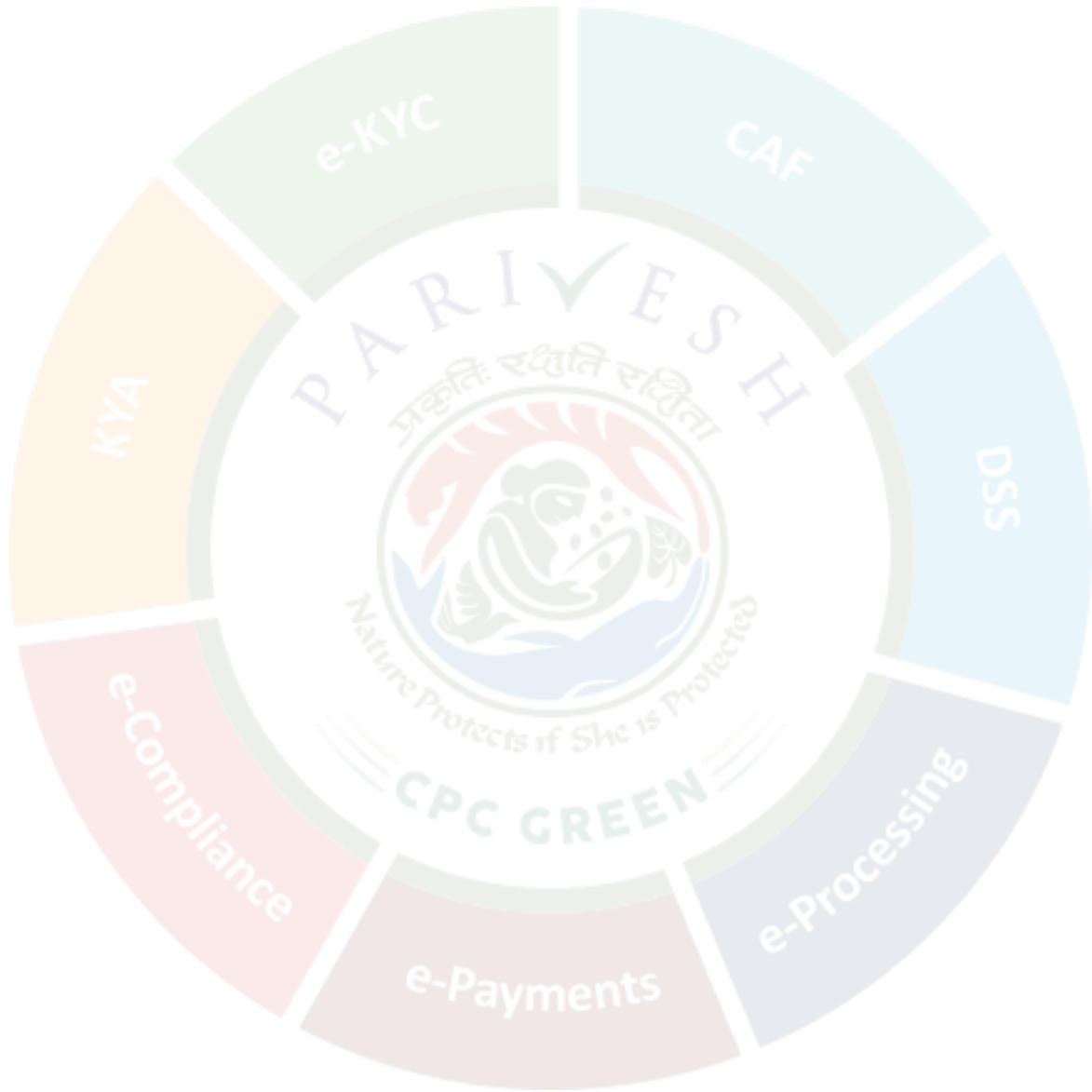
## Annexure 1

### Specific EC Conditions for (Building / Construction)

#### 1. Specific

S. No	EC Conditions
1.1	<p>1. With reference to the directions given by Hon'ble National Green Tribunal, Central Zone Bench, Bhopal in Original Application No. 93/2024(CZ) vide order dt., 08.09.2024, PP and Consultant to jointly submit undertaking that the project site is <b>not</b> located in whole or in part within 5 km. of the protected area notified under the Wildlife (Protection) Act, 1972, critically polluted areas and severely polluted areas as identified by the CPCB, eco-sensitive areas notified under Section 3(2) of the Environment (Protection) Act, and the inter-state boundaries.</p> <p>2. PP to obtain IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions indicating all required RG area as per prevailing Hon'ble Supreme Court Order. PP to obtain all mandatory NOCs from the concerned planning authority and the planning authority shall not issue occupation certificate unless PP obtains the same.</p> <p>3. PP to prepare and implement plan to make proposed project a plastic free zone.</p> <p>4. PP to ensure to achieve the standard parameters of the treated sewage as per order issued by the Hon'ble National Green Tribunal on 30.04.2019. PP to ensure that, the water proposed to be used for construction phase should not be drinking water.</p> <p>5. PP and the planning authority shall ensure that, the construction and demolition waste (C and D waste) is collected and treated at designated places as per Construction and Demolition Waste Management Rules, 2016 amended from time to time.</p> <p>6. PP to provide electric charging facility by providing charging points at suitable places as per</p>

S. No	EC Conditions
	Maharashtra Electric Vehicle Policy, 2021. 7. PP to ensure to achieve minimum 5% energy saving by using non-conventional energy source.



**STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY**

No. SIA/MH/INFRA2/502623/2024  
Environment & Climate  
Change Department  
Room No. 217, 2<sup>nd</sup> Floor,  
Mantralaya, Mumbai- 400032.

To  
M/s Keys Reality,  
Sr no. 18/5,18/7(P),  
Charholi Bk., Pune.

**Subject** : Environment clearance for proposed construction project at Sr no. 18/5,18/7(P), Charholi Bk., Pune by M/s Keys Reality

**Reference** : Application no. SIA/MH/INFRA2/502623/2024

This has reference to your communication on the above-mentioned subject. The proposal was considered by the SEAC-3 in its 224<sup>th</sup> meeting under screening category 8 (a) B2 as per EIA Notification, 2006 and recommend to SEIAA. Proposal then considered in 301<sup>st</sup> (Day-3) meeting of State Level Environment Impact Assessment Authority (SEIAA) held on 13<sup>th</sup> August, 2025.

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

1	Proposal Number	SIA/MH/INFRA2/502623/2024	
2	Name of Project	"Royal Keys" by M/s Keys Reality	
3	Project category	8(a)	
4	Type of Institution	Private	
5	Project Proponent	Name	Mr. Ganesh Kute
		Regd. Office address	S. no. 18/5,18/7 (P), Burde Wasti, Charholi Budruk, Pimpri Chinchwad, Haveli, Pune 412105
6	Consultant	Green Circle Inc, Vadodara NABET Certificate No. NABET/EIA/24-27/IA 0138, Valid up to 13/02/2027	
7	Applied for	New Project	
8	Details of previous EC	Not Applicable	
9	Location of the project	S. no. 18/5,18/7(P), Burde Wasti, Charholi Budruk, Pimpri Chinchwad, Haveli, Pune 412105	
10	Latitude and Longitude	Latitude – 18°38'56.79"N Longitude– 73°55'14.74"E	
11	Total Plot Area (m <sup>2</sup> )	4164.97	
12	Deductions (m <sup>2</sup> )	175.00	
13	Net Plot area (m <sup>2</sup> )	3989.97	
14	Proposed FSI area (m <sup>2</sup> )	19766.19	
15	Proposed non-FSI area (m <sup>2</sup> )	9640.11	
16	Proposed TBUA (m <sup>2</sup> )	29406.30	
17	TBUA (m <sup>2</sup> ) approved by Plng. Authority	29406.30 (FSI - 19766.19 m <sup>2</sup> non-FSI - 9640.11 m <sup>2</sup> )	
18	Ground coverage (m <sup>2</sup> ) & %	1729.41 43.34 % of Total Net plot area (3989.97) 41.52 % of Total Plot area (4164.97)	

19	Total Project Cost (Rs.)		64.50 Cr.		
20	CER as per MoEF & CC circular dated 01/05/2018		-		
21	Details of Building Configuration:				
	Previous EC / Existing Building:- N.a.	Proposed Configuration			
		Wing Name	Configurat ion	Height (m)	
		A Wing	B. P+G.F.+14F L	44.95 M	
B Wing	B. P+G.F.+14F L	44.95 M			
22	Total no. of Tenements	Total No of Tenements – 191Nos., No. of Shops- 52 Nos.			
23	Water Budget	Dry Season(m <sup>3</sup> /day)		Wet Season (m <sup>3</sup> /day)	
		Fresh Water	93.95 m <sup>3</sup> /day	Fresh Water	93.95 m <sup>3</sup> /day
		Recycled water for Gardening	3.00 m <sup>3</sup> /day	Recycled water for Gardening	NA
		Swimming Pool	NA	Swimming Pool	NA
		Recycled water for Flushing	49.38 m <sup>3</sup> /day	Recycled water for Flushing	49.38 m <sup>3</sup> /day
		Total	146.33m <sup>3</sup> /day (One time)	Total	143.33 m <sup>3</sup> /day (One time)
		Excess treated water generation	62.28 m <sup>3</sup> /day	Excess treated water generation	65.28 m <sup>3</sup> /day
24	Water Storage Capacity for Firefighting /UGT	Domestic UG tank Capacity:149 m <sup>3</sup> Flushing UG tank Capacity: 75 m <sup>3</sup> Fire UG tank Capacity: 150 m <sup>3</sup>			
25	Source of water	Pimpri-Chinchwad Municipal Corporation			
26	Rainwater Harvesting (RWH)	Level of the Ground water table:	Pre monsoon – 10 m to 12 m BGL Post monsoon – 5 m to 6 m BGL		
		Size and no of RWH tank(s) and Quantity:	NA		
		Quantity and size of recharge pits:	3 Nos. (1 No for surface water harvesting & 2 Nos for roof top rain water harvesting) Size- A recharge structure of Length 2 Mt, Width 2 Mt. and Height 2 Mt. with 60 M deep recharge bore well with 1 number of 2 M length, 2 M Width and 3 M deep desilting chamber with O & G Trap.		
		Details of UGT tanks if any:	NA		
27	Sewage and Wastewater	Sewage generation in CMD:	128.99 m <sup>3</sup> /day		
		STP technology:	MBBR		

		Capacity of STP (CMD):	135m <sup>3</sup> /day	
28	Solid Waste Management during Construction Phase	Type	Quantity (kg/day)	Treatment / disposal
		Dry waste:	10.00 Kg/Day	Send to Authorized Vendor
		Wet waste:	15.00 Kg/Day	Send to Authorized Vendor
		Construction waste	25.00 Kg/Day	Will be used for Leveling
29	Solid Waste Management during Operation Phase	Type	Quantity (kg/day)	Treatment / disposal
		Dry waste:	239.00 kg/day	Handed over to Authorized Vendor
		Wet waste:	319.00 kg/day	Organic Waste Converter
		E-Waste	4.00 Kg/day	Handed over to Authorized Vendor
		STP Sludge	12.00 Kg/day	Will be used as manure after treatment in OWC
30	Green Belt Development	Total RG area (m <sup>2</sup> ):	Not Applicable	
		Existing trees on plot:	5 Nos.	
		Number of trees to be planted:	37 Nos.	
		Number of trees to be cut:	No	
		Number of trees to be Transplanted:	5 Nos	
		Number of trees to be Retain:	No	
31	Power requirement:	Source of power supply:	MSEDCL	
		During Construction Phase (Demand Load):		50 KVA
		During Operation phase (Connected load):		1296 KVA
		During Operation phase (Demand load):		611 KVA
		Transformer:		630 KVA – 1 No
		DG set:		200 KVA -1No
		Fuel used:		HSD
32	Details of Energy saving		Total Energy saving –23.99%	
33	EMP budget during Construction Phase	Type	Details	Cost
		Capital Cost	Site Barricading, Personal Protective Equipment, Site Sanitation- Mobile toilets & Debris Management	148.24 Lakh
		O & M Cost	Water for Dust Suppression, Air & Noise Monitoring, Tanker Water for Construction & Labour, Water	15.00 Lakh/Year

			Monitoring, Disinfection-Pest Control, First Aid Facilities, Health Check Up, Creches for Children, Food for children.			
34	EMP Budget during Operation phase	Component	Details		Capital (L)	O&M (L/Y)
		Storm Water	Storm Water Piping		NA	NA
		Sewage treatment	STP		12.00 Lakh	6.85 Lakh/year
		Water treatment	WTP		3.38 Lakh	0.33 Lakh/year
		RWH	Rain Water Harvesting		4.50 Lakh	0.90 Lakh/year
		Swimming Pool	NA		NA	NA
		Solid Waste	Organic Waste Convertor		13.50 Lakh	3.08 Lakh/year
			Dry waste Management		3.00 Lakh	5.00 Lakh/Year
		E-waste	-		-	1.00 Lakh/Year
		Biomedical waste management			-	1.00 Lakh/Year
		Green belt development			1.80 Lakh	0.18 Lakh/Year
		Energy System	Solar PV		19.60 Lakh	1.96 Lakh/Year
			Solar Hot water		28.80 Lakh	2.88 Lakh/Year
		Environmental Monitoring				2.50 Lakh/year
35	Traffic Management	Type	Required as per DCR	Actual Provide d	Area per parking (m <sup>2</sup> )	
		4-W	120	125	Open Parking=25m <sup>2</sup> Covered Parking=30m <sup>2</sup> Basement Parking= 35 m <sup>2</sup>	
		2-W	264	272	3.00 m <sup>2</sup>	
36	Details of Court cases / litigation w.r.t.the project and project location if any.				NA	

3. Proposal was considered by SEIAA in its 301<sup>st</sup> (Day-3) meeting held on 13<sup>th</sup> August, 2025 and decided to accord Environment Clearance to the said project under the provisions of Environment Impact Assessment Notification, 2006 subject to implantation of following terms and conditions-

**Specific Conditions:**

**A. SEAC Conditions-**

1. With reference to the directions given by Hon'ble National Green Tribunal, Central Zone Bench, Bhopal in Original Application No. 93/2024(CZ) vide order dt., 08.09.2024, PP and Consultant to jointly submit undertaking that the project site is **not** located in whole or in part within 5 km. of the protected area notified under the Wildlife

(Protection) Act, 1972, critically polluted areas and severely polluted areas as identified by the CPCB, eco-sensitive areas notified under Section 3(2) of the Environment (Protection) Act, and the inter-state boundaries.

2. PP to obtain IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions indicating all required RG area as per prevailing Hon'ble Supreme Court Order. PP to obtain all mandatory NOCs from the concerned planning authority and the planning authority shall not issue occupation certificate unless PP obtains the same.
3. PP to prepare and implement plan to make proposed project a plastic free zone.
4. PP to ensure to achieve the standard parameters of the treated sewage as per order issued by the Hon'ble National Green Tribunal on 30.04.2019. PP to ensure that, the water proposed to be used for construction phase should not be drinking water.
5. PP and the planning authority shall ensure that, the construction and demolition waste (C and D waste) is collected and treated at designated places as per Construction and Demolition Waste Management Rules, 2016 amended from time to time.
6. PP to provide electric charging facility by providing charging points at suitable places as per Maharashtra Electric Vehicle Policy, 2021.
7. PP to ensure to achieve minimum 5% energy saving by using non-conventional energy source.

**B. SEIAA Conditions-**

1. PP submitted that, as their plot area is less than 0.4 Ha, mandatory RG is not applicable to their project. Local planning authority to ensure the compliance of the same.
2. 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.
3. PP to achieve at least 5% of total energy requirement from solar/other renewable sources.
4. In view of Maharashtra Electric Vehicle Policy, 2025, PP to provide electric vehicle D. C. Charger for 20 % of total parking provided, the number of D. C. Chargers should be worked out as provided in Niti Ayog Handbook of EV charging infrastructure implementation.
5. PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF & CC vide F.No.22-34/2018-IA III dt.04.01.2019.
6. SEIAA decided to grant EC for-FSI-19766.19 m<sup>2</sup>, Non FSI- 9640.11m<sup>2</sup>, total BUA- 29406.30m<sup>2</sup>. (Plan approval No-BP/EC/ Charholi /11/2024 dated 17.12.2024).

**General Conditions:**

**a) Construction Phase :-**

- I. The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. Disposal of muck, Construction spoils, including bituminous material during construction phase should not create any adverse effect on the neighbouring communities and be disposed taking the necessary precautions for general safety and

- health aspects of people, only in the approved sites with the approval of competent authority.
- III. Any hazardous waste generated during construction phase should be disposed of as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.
  - IV. Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.
  - V. Arrangement shall be made that waste water and storm water do not get mixed.
  - VI. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.
  - VII. The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.
  - VIII. Permission to draw ground water for construction of basement if any shall be obtained from the competent Authority prior to construction/operation of the project.
  - IX. Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor based control.
  - X. The Energy Conservation Building code shall be strictly adhered to.
  - XI. All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
  - XII. Additional soil for levelling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.
  - XIII. Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.
  - XIV. PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance.
  - XV. The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.
  - XVI. Vehicles hired for transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport & Highways Department. The vehicle shall be adequately covered to avoid spillage/leakages.
  - XVII. Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.
  - XVIII. Diesel power generating sets proposed as source of backup power for elevators and common area illumination during construction phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel is preferred. The location of the DG sets

may be decided with in consultation with Maharashtra Pollution Control Board.

- XIX. Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell /designated person.

**B) Operation phase:-**

- I. a) The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the premises. c) Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.
- III. a) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Treated effluent emanating from STP shall be recycled/ reused to the maximum extent possible. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP. b) PP to give 100 % treatment to sewage /Liquid waste and explore the possibility to recycle at least 50 % of water, Local authority should ensure this.
- IV. Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement.
- V. The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.
- VI. Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.
- VII. PP to provide adequate electric charging points for electric vehicles (EVs).
- VIII. Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.
- IX. A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.
- X. Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes.
- XI. The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter

are available with the Maharashtra Pollution Control Board and may also be seen at Website at [parivesh.nic.in](http://parivesh.nic.in)

- XII. A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.
- XIII. The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, 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.

**C) General EC Conditions:-**

- I. PP has to strictly abide by the conditions stipulated by SEAC & SEIAA.
- II. If applicable Consent for Establishment" shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy shall be submitted to the Environment department before start of any construction work at the site.
- III. Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.
- IV. The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in hard copies as well as by e-mail) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.
- V. The environmental statement for each financial year ending 31st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.
- VI. No further Expansion or modifications, other than mentioned in the EIA Notification, 2006 and its amendments, shall be carried out without prior approval of the SEIAA. In case of deviations or alterations in the project proposal from those submitted to SEIAA for clearance, a fresh reference shall be made to the SEIAA as applicable to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.
- VII. This environmental clearance is issued subject to obtaining NOC from Forestry & Wild life angle including clearance from the standing committee of the National Board for Wild life as if applicable & this environment clearance does not necessarily implies that Forestry & Wild life clearance granted to the project which will be considered separately on merit.

4. The environmental clearance is being issued without prejudice to the action initiated under EP Act or any court case pending in the court of law and it does not mean that project proponent has not violated any environmental laws in the past and whatever decision under EP Act or of the

Hon'ble court will be binding on the project proponent. Hence this clearance does not give immunity to the project proponent in the case filed against him, if any or action initiated under EP Act.


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

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

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

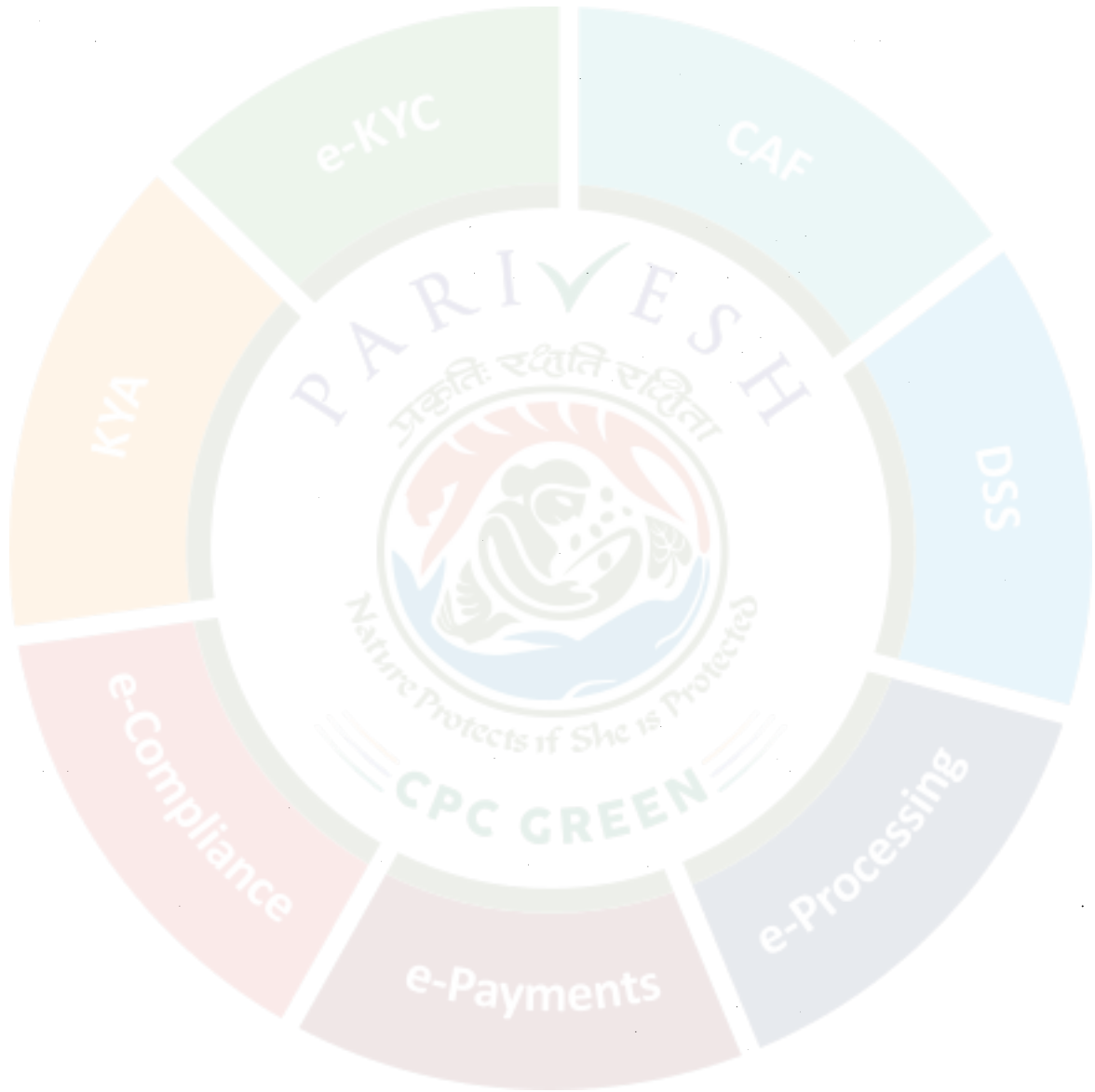
8. The above stipulations would be enforced among others under the Water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention and Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986 and rules there under, Hazardous Wastes (Management and Handling) Rules, 1989 and its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

9. Any appeal against this Environment clearance shall lie with the National Green Tribunal (Western Zone Bench, Pune), New Administrative Building, 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.

  
Jayashree Bhoj (IAS)  
(Member Secretary, SEIAA)

Copy to:

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



### Specific Conditions

#### A. SEAC Conditions: -

Sr. No.	Particular	Status
1	With reference to the directions given by Hon'ble National Green Tribunal, Central Zone Bench , Bhopal in Original Application No.93/2024(CZ) vide order dt.,08.09.2024, PP and Consultant to jointly submit undertaking that the project site is not located in whole or in part within 5 km. of the protected area notified under the Wildlife (Protection) Act,1972, critically polluted areas and severely polluted areas as identified by the CPCB eco-sensitive areas notified under Section 3(2) of the Environment (Protection) Act, and the inter-state boundaries.	Undertaking Submitted to SEAC
2	PP to obtain IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions indicating all required RG area as per prevailing Hon'ble Supreme Court Order. PP to obtain all mandatory NOCs from the concerned planning authority and the planning authority shall not issue occupation certificate unless PP obtains the same.	We have obtained IOD & all Noc's from PCMC.
3	PP to prepare and implement plan to make proposed project a plastic free zone.	Noted
4.	PP to ensure to achieve the standard parameters of the treated sewage as per order issued by the Hon'ble National Green tribunal on 30.04.2019. PP to ensure that, the water proposed to be used for construction phase should not be drinking water.	Noted
5.	PP and the planning authority shall ensure that, the construction and	Noted

	demolition waste (C & D waste) is collected and treated at designated places as per Construction and Demolition Waste Management Rules,2016 amended from time to time.	
6.	PP to provide electric charging facility by providing charging points at suitable places as per Maharashtra Electric Vehicle policy,2021	Provision is made in proposed plan.
7.	PP to ensure to achieve minimum 5% energy saving by using non-conventional energy source.	Noted
<b>B. SEIAA Conditions: -</b>		
<b>Sr.No.</b>	<b>Particular</b>	<b>Status</b>
1	PP submitted that, as their plot area is less than 0.4 Ha, mandatory RG is not applicable to their project. Local planning authority to ensure the compliance of the same.	Noted.
2	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.
3	PP to achieve at least 5% of total energy requirement from solar/other renewable sources.	Noted.
4	In view of Maharashtra Electric Vehicle Policy, 2025, PP to provide electric vehicle D. C. Charger for 20% of total parking provided, the number of D. C. Charges should be worked out as provided in Niti Ayog Handbook of EV charging infrastructure implementation.	Noted
5	PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF & CC vide F.No.22-34/2018-IA.III dt.04.01.2019	Agree for the same
6	SEIAA decided to grant EC for - FSI: 19766.19 m <sup>2</sup> , Non-FSI: 9640.11 m <sup>2</sup> and Total BUA: 29406.30 m <sup>2</sup> (Plan Approval No-	Noted.

	BP/EC/Charholi/11/2024 dated 17.12.2024)	
<b>General Conditions</b>		
<b>a) Construction Phase: -</b>		
<b>Sr. No</b>	<b>Particular</b>	<b>Status</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.	Excavated debris will be utilized for landfilling and remaining quantity will be used for road preparation.
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 approved sites with the approval of competent authority.	
III	Any hazardous waste generated during construction phase should be disposed off as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.	Agree for the same.
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.	We have provided adequate drinking water and sanitary facilities for construction workers at the site.
V	Arrangement shall be made that waste water and storm water do not get mixed.	Agree to do the same.
VI	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents & other best practices.	Agree to do the same.
VII	The ground water level and its quality should be monitored regularly in consultation with	Ground water will not use. We will use Tanker water for construction purpose.

	Ground Water Authority.	
VIII	Permission to draw ground water and construction of basement if any shall be obtained from the competent Authority prior to Construction/operation of the project.	Not applicable, as we will not use any ground water for construction activity.
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.	We have agreed to comply with.
X	The energy conservation Building code shall be strictly adhered to.	We have agreed to comply with.
XI	All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.	Agree for the same. All topsoil will be used for landscaping only.
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.	We have agreed to comply with.
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.	We have tested soil and testing report is attached. Ground water will not be used for the project. Reports are attached as <b>Annexure I</b> .
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.	We have agreed to comply with.
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.	We will provide DG set during construction phase as per MPCB rules and regulations.
XVI	Vehicles hired for transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road	We have agreed to comply with.

	Transport & Highways Department. The Vehicle shall be adequately covered to avoid spillage/leakages.	
XVII	Ambient noise levels should conform to residential standards both during day and night. incremental pollution loads on the ambient air, and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.	Air Monitoring & Noise levels checked. Monitoring reports are attached as <b>Annexure I.</b>
XVIII	Diesel power generating sets proposed as source of backup power for elevators and common area illumination during operation 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 provide DG set during construction phase as per MPCB rules and regulations.
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.	Agree for the same.
<b>B) Operation phase: -</b>		
I	a) The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Waste Converter and	Agree to do the same during operation phase. We will be installed OWC for treatment of wet waste. Dry waste will be handed over to

	<p>treated waste (manure) should be utilized in the 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>	authorized vendor.
II	E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.	We will do the same.
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/refused to the maximum extent possible. Treatment of 100% gray 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>	We will be installed STP of capacity 135 KLD for treatment of domestic sewage.
IV	Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement.	We have agreed to comply with.

V	The Occupancy certificate shall be issued to the project by local planning authority to the project only after ensuring sustained availability of drinking water, connectivity of the sewer line to the project site and proper disposal of treated water as per environmental norms.	We will be obtained occupancy certificate after availability of Water & Sewer line.
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.	Provision made for no traffic congestion will be happen near the entry and exit points of our project.
VII	PP to provide adequate electric charging points for electric vehicles (EVs).	We will provide the electric charging points for electric vehicles (EVs).
VIII	Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/Agriculture Dept.	We have agreed to comply with.
IX	A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.	Provided.
X	Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. These costs shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes.	Separate funds are allocated for implementation of environmental protection measures/EMP
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	Advertisement was given in two local newspapers in Marathi & English newspapers. Copy attached as <b>Annexure II</b> .

	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>	
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.	We have sent the same to local body and uploaded on web site.
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 agreed to comply with.
<b>C) General EC Condition: -</b>		
I	PP has to strictly abide by the conditions stipulated by SEAC & SEIAA.	Agree for 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 to establish received vide no Format 1.0 / JD (WPC) / UAN No. 0000255900/ CE / 2508003611 dated 28/08/2025  Copy of C to E is attached as <b>Annexure III.</b>

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.	Noted.
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.	We have agreed to comply with.
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.	We have obtained EC on 13.09.2025 First Environmental Statement will be submitted in September 2026.
VI	No. further Expansion or modifications, other than mentioned in the EIA Notification, 2006 and its amendments, shall be carried out without prior approval to the SEIAA. In case of deviations or alterations in the project proposal from those submitted to SEIAA for clearance, a fresh reference shall be made to the SEIAA as applicable to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.	Noted.

VII	This environmental clearance is to subject to obtaining NOC from forestry and wildlife angle including from the standing committee of the National Board for wild life as if applicable and this environmental clearance does not necessarily implies that forestry and wild life clearance granted to the project which will be considered separately on merit.	Not Applicable
-----	--	----------------

# **Annexure I**



## TEST REPORT

Report No:	EHSM/2025/Nov/R-499	Issue Date	18/11/2025
Name and Address of Customer	M/s Keys Reality at S. No. 18/5, 18/7 (P), Burde Wasti, Charholi Budruk, Pimpri		
Sample Name	Air	Sample Description	Ambient Air
Date of Sampling	12/11/2025	Sampling duration	1440 Min
Sampling Location	Near Main Gate	Sampling Procedure	CPCB Guideline for measurement of Ambient Air pollutants Volume I
Dry bulb temperature	30°C	Wet bulb temperature	26°C
Relative Humidity	70 %	Sampling done by	EHS Matrix Pvt Ltd, Pune
Start Date of Analysis	13/11/2025	End Date of Analysis	18/11/2025

## Results

Sr. No.	Parameters	Results	Unit(s)	Specifications (NAAQ Standards)	Methods
1	Sulphur Dioxide (SO <sub>2</sub> )	18.0	µg/m <sup>3</sup>	≤ 80	IS 5182 (Part 2)
2	Oxides of Nitrogen (NO <sub>2</sub> )	22.0	µg/m <sup>3</sup>	≤ 80	IS 5182 (Part 6)
3	Particulate Matter PM <sub>10</sub>	68.0	µg/m <sup>3</sup>	≤ 100	CPCB Guideline for measurement of Ambient Air pollutants Volume I
4	Particulate Matter PM <sub>2.5</sub>	33.0	µg/m <sup>3</sup>	≤ 60	
5	Carbon Monoxide (CO)	1.3	mg/m <sup>3</sup>	≤ 04	
6	Ozone(O <sub>3</sub> )	18.0	µg/m <sup>3</sup>	≤ 180	
7	Lead (Pb)	BDL	µg/m <sup>3</sup>	≤ 01	
8	Arsenic(As)	BDL	ng/m <sup>3</sup>	≤ 06	
9	Nickel(Ni)	BDL	ng/m <sup>3</sup>	≤ 20	
10	Ammonia(NH <sub>3</sub> )	BDL	µg/ m <sup>3</sup>	≤ 400	
11	Benzo(a)Pyrene(BaP)	BDL	ng/ m <sup>3</sup>	≤ 1.0	
12	Benzene(C <sub>6</sub> H <sub>6</sub> )	BDL	µg/ m <sup>3</sup>	≤ 05	

**Remark-** All above results are within National Ambient Air Quality standards.  
BDL – Below Detectable Limit.



Authorized Signatory  
Mr. Rahul Patil  
(Director)



## TEST REPORT

Report No:	EHSM/2025/Nov/R-500	Issue Date	18/11/2025
Name and Address of Customer	M/s Keys Reality at S. No. 18/5, 18/7 (P), Burde Wasti, Charholi Budruk, Pimpri		
Sample Name	Air	Sample Description	Ambient Air
Date of Sampling	12/11/2025	Sampling duration	1440 Min
Sampling Location	Near NW Corner of Plot	Sampling Procedure	CPCB Guideline for measurement of Ambient Air pollutants Volume I
Dry bulb temperature	30°C	Wet bulb temperature	26°C
Relative Humidity	70 %	Sampling done by	EHS Matrix Pvt Ltd, Pune
Start Date of Analysis	13/11/2025	End Date of Analysis	18/11/2025

## Results

Sr. No.	Parameters	Results	Unit(s)	Specifications (NAAQ Standards)	Methods
1	Sulphur Dioxide(SO <sub>2</sub> )	16.0	µg/m <sup>3</sup>	≤ 80	IS 5182 (Part 2)
2	Oxides of Nitrogen(NO <sub>2</sub> )	20.0	µg/m <sup>3</sup>	≤ 80	IS 5182 (Part 6)
3	Particulate Matter PM <sub>10</sub>	55.0	µg/m <sup>3</sup>	≤ 100	CPCB Guideline for measurement of Ambient Air pollutants Volume I
4	Particulate Matter PM <sub>2.5</sub>	25.0	µg/m <sup>3</sup>	≤ 60	
5	Carbon Monoxide (CO)	1.1	mg/m <sup>3</sup>	≤ 04	
6	Ozone(O <sub>3</sub> )	19.0	µg/m <sup>3</sup>	≤ 180	
7	Lead (Pb)	BDL	µg/m <sup>3</sup>	≤ 01	
8	Arsenic(As)	BDL	ng/m <sup>3</sup>	≤ 06	
9	Nickel(Ni)	BDL	ng/m <sup>3</sup>	≤ 20	
10	Ammonia(NH <sub>3</sub> )	BDL	µg/ m <sup>3</sup>	≤ 400	
11	Benzo(a)Pyrene(BaP)	BDL	ng/ m <sup>3</sup>	≤ 1.0	
12	Benzene(C <sub>6</sub> H <sub>6</sub> )	BDL	µg/ m <sup>3</sup>	≤ 05	

**Remark-** All above results are within National Ambient Air Quality standards.  
BDL – Below Detectable Limit.



Authorized Signatory  
Mr. Rahul Patil  
(Director)



**TEST REPORT**

Report No:	EHSM/2025/Nov/R-501	Issue Date	18/11/2025
Name and Address of Customer	M/s Keys Reality at S. No. 18/5, 18/7 (P), Burde Wasti, Charholi Budruk, Pimpri		
Sample Name	Noise	Sample Description	Ambient Noise
Date of Sampling	12/11/2025	Sampling duration	Spot Time
Sampling done by	EHS Matrix Pvt Ltd, Pune		

**Results**

Sr. No.	Locations	Results dB(A) Day	Results dB(A) Night	Specifications (CPCB Standards dB(A)	Methods
1	Near Main Gate	50.5	40.0	55/45	CPCB Guideline
2	Near NW Corner of Plot	48.2	39.0		

**Remark-**

- All above Noise level results are within Central Pollution Control Board Standards limit.
- Day/Night -55/45 dB.



**Authorized Signatory**  
**Mr. Rahul Patil**  
**(Director)**



**TEST REPORT**

Report No:	EHSM/2025/Nov/R-502	Issue Date	18/11/2025
Name and Address of Customer	M/s Keys Reality at S. No. 18/5, 18/7 (P), Burde Wasti, Charholi Budruk, Pimpri		
Sample Name	Soil	Sample Description	Soil
Date of Sampling	12/11/2025	Sampling Time	12.20 PM
Sampling Location	Project Site	Sampling Procedure	--
Sampling done by	EHS Matrix Pvt Ltd, Pune	Sample Quantity	02 kg
Start Date of Analysis	13/11/2025	End Date of Analysis	18/11/2025

**Results**

Sr. No.	Parameters	Results	Unit(s)	Methods
1	Soil Texture			Manual Of Soil Testing
	a) Sand	32	%	
	b) Slit	24	%	
	c)Clay	44	%	
2	pH at 25°C	7.3	--	IS 2720(Part 26) 1987
3	EC at 25°C	321.0	µS/cm	IS 14767 : 2000
4	Moisture Content	7.0	%	Manual Of Soil Testing
5	Organic Carbon	1.5	%	IS 2720(Part 22) 1972
6	Bulk Density	0.9	gm/cm <sup>2</sup>	Manual Of Soil Testing
7	Phosphorus (as P)	12.0	kg/ha	Manual Of Soil Testing
8	Total Kjeldhal Nitrogen	0.78	%	Manual Of Soil Testing
9	Water Holding Capacity	48.0	%	Manual Of Soil Testing
10	Calcium (as Ca)	30.0	mg/kg	Manual Of Soil Testing
11	Magnesium (as Mg)	25.0	mg/kg	Manual Of Soil Testing
12	Lead (as Pb)	<0.1	mg/kg	Manual Of Soil Testing
13	Potassium (as K)	28.0	kg/ha	Manual Of Soil Testing
14	Iron (as Fe)	3.5	mg/kg	Manual Of Soil Testing
15	Zinc (as Zn)	1.2	mg/kg	Manual Of Soil Testing



**Authorized Signatory**  
**Mr. Rahul Patil**  
**(Director)**  
Page 01 of 01

Laboratory Recognized by Ministry of Environment, Forest (MoEF) & Climate Change (CC) Govt. of India.

Register Office Address :  
C-7, Omkar Kudale Patil Estate, Manik  
Baugh, Sinhgad Road, Pune - 411051.  
+91 20 2435 6133  
+91 90961 85285 / +91 91585 60571

Branch Office Address :  
F-01, Shakuntala Complex,  
Rajarampuri, 4th Lane,  
Kolhapur - 416008.  
+91 98343 07334

CERTIFICATIONS :  
ISO 9001 : 2015  
ISO 14001 : 2015  
ISO 45001 : 2018  
ISO/IEC 17025 : 2017 (NABL)



## TEST REPORT

Report No:	EHSM/2025/Nov/R-503	Issue Date	18/11/2025
Name and Address of Customer	M/s Keys Reality at S. No. 18/5, 18/7 (P), Burde Wasti, Charholi Budruk, Pimpri		
Sample Name	Water	Sample Description	Drinking Water
Date of Sampling	12/11/2025	Sampling Time	11.30 AM
Sampling Location	Project Site	Sampling Procedure	APHA 1060
Sampling done by	EHS Matrix Pvt Ltd, Pune	Sample Quantity	02 lit
Start Date of Analysis	13/11/2025	End Date of Analysis	18/11/2025

### Results

Sr. No.	Parameters	Results	Limits as per Is 10500:2012	Unit(s)	Methods
1	Colour	Clear	<5	Hazen	IS : 3025 (Part 4):1983
2	Turbidity	<1	<1	NTU	IS : 3025 (Part 10):1984
3	pH at 25°C	7.5	6.5 to 8.5	--	APHA 4500 H+ A, 23 <sup>rd</sup> Ed.2017
4	Total Dissolved Solids TDS	74.0	<500	mg/lit	APHA 2540 C, 23 <sup>rd</sup> Ed.2017
5	Total Hardness	30.0	<200	mg/lit	IS 3025 (Part 21):2009
6	Total Alkalinity	25.0	<200	mg/lit	IS 3025 (Part 23):1986
7	Sulphate (as SO <sub>4</sub> )	5.0	<200	mg/lit	IS 3025 (Part 24):1986
8	Chloride (as Cl)	12.0	<250	mg/lit	APHA 4500 Cl 23 <sup>rd</sup> Ed.2017
9	Nitrate (as NO <sub>3</sub> )	<5.0	<45	mg/lit	IS : 3025 (Part 34):1988
10	Fluoride (as F)	<0.1	<0.1	mg/lit	IS : 3025 (Part 23):1983
11	Residual Chlorine	<0.1	<0.2	mg/lit	IS : 3025 (Part 26):1986
12	Calcium (as Ca)	10.0	<75	mg/lit	IS 3025 (Part 40) 1991
13	Magnesium (as Mg)	5.0	<30	mg/lit	IS 3025 (Part 46) 1994
14	Iron (as F)	<0.1	<0.3	mg/lit	AAS Method
15	Total Coliform	Absent	Absent	MPN/100ml	IS 1622:1981
16	E.coli.	Absent	Absent	MPN/100ml	IS 1622:1981

- Remark- The above water sample is Comply with required limit as per 10500:2012.
- For Total Coliform & E.coli. <2 can be consider as Zero [ Refer IS:1622 (R.A.1996), Table No.-4].



Authorized Signatory  
Mr. Rahul Patil  
(Director)

Page 01 of 01

Laboratory Recognized by Ministry of Environment, Forest (MoEF) & Climate Change (CC) Govt. of India.

Register Office Address :  
C-7, Omkar Kudale Patil Estate, Manik  
Baugh, Sinhgad Road, Pune - 411051.  
+91 20 2435 6133  
+91 90961 85285 / +91 91585 60571

Branch Office Address :  
F-01, Shakuntala Complex,  
Rajarampuri, 4th Lane,  
Kolhapur - 416008.  
+91 98343 07334

CERTIFICATIONS :  
ISO 9001 : 2015  
ISO 14001 : 2015  
ISO 45001 : 2018  
ISO/IEC 17025 : 2017 (NABL)

## **Annexure II**

**FORM A PUBLIC ANNOUNCEMENT**  
(Regulation 14 of the Insolvency and Bankruptcy Code of India (Voluntary Liquidation Process) Regulations, 2017)  
**FOR THE ATTENTION OF THE STAKEHOLDERS OF ATUL ELECTRO FORMERS LIMITED**

1	NAME OF CORPORATE PERSON	Atul Electro Formers Limited
2	DATE OF INCORPORATION OF CORPORATE PERSON	12/02/1997
3	AUTHORITY UNDER WHICH CORPORATE PERSON IS INCORPORATED / REGISTERED	ROC-Pune
4	CORPORATE IDENTITY NUMBER / LIMITED LIABILITY IDENTIFICATION NUMBER OF CORPORATE PERSON	U26102PN1997PLC105810
5	ADDRESS OF THE REGISTERED OFFICE AND PRINCIPAL OFFICE (IF ANY) OF CORPORATE PERSON	<b>Registered Address:</b> Sr. No 10 Final Plot No 408, Unit No.13, Kubera Estate, Gultekdi, Pune - 411037
6	LIQUIDATION COMMENCEMENT DATE OF CORPORATE PERSON	12/09/2025
7	NAME, ADDRESS, EMAIL ADDRESS, TELEPHONE NUMBER AND THE REGISTRATION NUMBER OF THE LIQUIDATOR	<b>Name: CS Mandar Wagh</b> <b>Address registered with IBI:</b> Flat no. C-1302, Grandstand Trinity, Service Road from Vedbhavan to Warje, Pune Bangalore Highway, Near Chandani Chowk, Pune 411038 <b>Address for communication:</b> C/o. Anand Chaitanya Corporate Legal Advisors LLP, 603, 5th Floor, Venture, Above McDonald's Paud Road, Bhusan Colony, Pune 411 038 <b>Email Id:</b> atul.v@ahaoo.com and mandar.wagh@anandchaitanya.com <b>Contact:</b> 9822844488 <b>Registration No:</b> IBI/PA-002/IP-N00450/2017-18/11276
8	LAST DATE FOR SUBMISSION OF CLAIMS	12/10/2025

Notice is hereby given that the Atul Electro Formers Limited has commenced voluntary liquidation on 12/09/2025. The stakeholders of Atul Electro Formers Limited are hereby called upon to submit a proof of their claims, on or before 12/10/2025 to the liquidator at the address mentioned against item 7. The financial creditors shall submit their proof of claims by electronic means only. All other stakeholders may submit the proof of claims in person, by post or by electronic means. Submission of false or misleading proofs of claim shall attract penalties.

**CS Mandar Wagh**  
Liquidator  
Date : 15/09/2025 Registration No.-IBI/PA-002/IP-N00450/2017-18/11276  
Place : Pune AFA No. AA211276/02311225/203640 Valid upto 31/12/2025

**PUBLIC NOTICE**

We, M/s. Renuka Constructions hereby bring to the kind notice of general Public that Environment Department, Government of Maharashtra has accorded Environmental Clearance of our proposed Residential & Commercial SRA Project located at S. No. 31(P), CTS No. 4515/A, Village Anand Nagar, Chinchwad, Pune Maharashtra vide letter dated 11/09/2025 EC Identification No. EC25C3801MH5460183N bearing file No. SIA/MH/INFRA/252825/2025. The copies of the clearance letter are available with Maharashtra Pollution Control Board and may also be seen at the Website of the Department of Environment, Government of Maharashtra at <http://parivesh.nic.in/>  
Date : 13/09/2025  
Place : Pune  
Sd/-  
For M/s. Renuka Constructions

**PUBLIC NOTICE**

(Pursuant to rule 22 the Companies (Incorporation) Rules, 2014) 1. Notice is hereby given that in pursuance of sub-section (4)(ii) of section 8 of the Companies Act, 2013, an application has been made by M/s AIRAAWAYTOLIFE FOUNDATION to the Registrar of companies, at Pune for revocation of the licence issued to it under section 8(5) of the companies Act,2013. After the cancellation of license the company will be adding the word "Private Limited" to its name in place of Foundation. 2. Principal objects of the company after the revocation of license as per the provisions u/s 8(4)(ii) of the companies Act,2013 shall be as follows: To carry on the business of providing Support Services whether information technology enabled or otherwise, including but not limited to providing back office services, enterprise content and data services, job portal development, accounting, legal services, business analysis, business intelligence, advertising, public relations, business, commercial and administrative services in India and abroad. 3. A copy of the draft memorandum and articles of the proposed company may be seen at 102, Shri Dnyaneshwar Society, Sahkar Nagar No 1, Parvati, Pune, Pune City, Maharashtra, India, 411009. 4. Notice is hereby given that any person, firm, company, corporation or body corporate, objecting to this application may communicate such objection to the Registrar at Pune within thirty days from the date of publication of this notice, by a letter addressed to The Registrar of Companies, Green Building, PCNTDA Park, 1st and 2nd, Akurdi, Pune, 411044 a copy of which shall be forwarded to the Applicant at 102, Shri Dnyaneshwar Society, Sahkar Nagar No 1, Parvati, Pune, Pune City, Maharashtra, India, 411009.

For Airaawaytolife foundation  
Director : Manas Gangdhar Director : Prathamesh Kokate

**GSPL India Gasnet Limited**  
CIN : U40200GJ2011SGC087499 Corp. Office : "GSPL Bhavnar, Sector-26, Gandhinagar-382 028"  
Tel: +91-79-23268500 Fax: +91-79-23268875 Website: www.gspcgroup.com

**NOTICE INVITING TENDER**

GSPL India Gasnet Limited (GIGL), Joint Venture Company promoted by GSPL, IOCL, BPCL and HPCL is laying a gas grid, to facilitate gas transmission from supply points to demand centres. GIGL invites bids from reputed pipeline construction companies for following requirements vide "Single Stage, Three-Part" open bidding process:

Tender : Pipeline and Associated Works for Pall-Jodhpur Spur line Project (8" X 87 Km approx.) on EPC basis.

Aforementioned tender shall be published online through n-Procure, and bids are acceptable through n-Procure (<https://gigitender.nprocure.com/>) only.  
Date of tender upload on n-Procure portal is 15-09-2025 @ 1500 hrs. IST

**Public Notice**

Government of Maharashtra, Environment Department, Room No.217, 2nd Floor, Mantralaya Annexe, Mumbai - 400032, has accorded Environmental Clearance vide no. EC24C3801MH581732N Dated. 12th September, 2025 for Residential & Commercial Project of M/s Keys Reality, Charholi Budruk, Pune.

Copies of the Clearance letter are available with Maharashtra Pollution Control Board & May also be seen at website of Government of Maharashtra, Department of Environment <https://parivesh.nic.in>

M/s Keys Reality  
S. no. 18/5,18/7(P), Burde Wasti, Charholi Budruk, Pimpri Chinchwad, Haveli, Pune.

**SHREEJI SHIPPING GLOBAL**  
SHREEJI SHIPPING GLOBAL LIMITED  
(Formerly known as SHREEJI SHIPPING GLOBAL PRIVATE LIMITED & SHREEJI SHIPPING)  
CIN: U52242GJ2024PLC150537

Reg. Office: "SHREEJI HOUSE", Town Hall Circle, Jamnagar-361001 (Gujarat), India. Phone: +91 288 2553331, 2673331, 2555352, 2675334, Fax: +91 288 2556525; E-mail: info@shreejishipping.in; Web: www.shreejishipping.in

**STATEMENT OF UNAUDITED FINANCIAL RESULTS FOR THE QUARTER ENDED JUNE 30, 2025**

The Board of Directors of the company in their meeting held on September 13, 2025, approved the Unaudited Financial Result of the company, for the Quarter ended on June 30, 2025. The Unaudited Results along with the Limited Review Report has been hosted on the website of the Company at [www.shreejishipping.in](http://www.shreejishipping.in) and on the website of BSE Limited ([www.bseindia.com](http://www.bseindia.com)) and on the website of National Stock Exchange of India Limited ([www.nseindia.com](http://www.nseindia.com)) and can be accessed by scanning the QR Code.

By Order of Board  
For, Shreeji Shipping Global Limited  
Sd/-  
Ashokkumar Lal  
Chairman & Managing Director (DIN: 01736933)

Place: Jamnagar  
Date: September 15, 2025

Note: The above intimation is in accordance with Regulation 33 read with Regulation 47(1) of the SEBI (LODR) Regulations, 2015.

**AAVAS FINANCIERS LIMITED**  
(CIN:L65922RJ2011PLC034297) Regd. & Corp. Office: 201-202, 2nd Floor, South End Square, Mansarovar Industrial Area, Jaipur. 302020

**POSSESSION NOTICE**

Whereas, The undersigned being the Authorised Officer of AAVAS FINANCIERS LIMITED under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 and in exercise of powers conferred upon me under section 13(12) read with Rule 9 of the Security Interest (Enforcement) Rules 2002, issued a Demand Notice calling upon the borrowers mentioned herein below to repay the amount mentioned in the respective notice within 60 days from the date of receipt of the said notice. The borrowers having failed to repay the amount, undersigned has taken possession of the properties described herein below in exercise of powers conferred on me under Section 13(4) of the said Act read with Rule 9 of the said rules on the dates mentioned as below. The borrower and Guarantor in particular and the public in general are hereby cautioned not to deal with the properties and any dealings with the property will be subject to the charge of the AAVAS FINANCIERS LIMITED for an amount mentioned as below and further interest thereon.

Name of the Borrower	Date & Amount of Demand Notice	Description of Property	Date & Type of Possession
<b>BAJARANG POKALE, ARCHANA POKALE</b> (A/C NO.) LNH101820-210145627 & LNPUN01415-160025808	15 MAY 25 Rs. 480044/- & Rs. 1417985/- 15 MAY 25	FLAT NO 203 & 204, 2ND FLOOR POKALE COMPLEX, SITUATED AT S NO 53/1/1A/1/1B, NEAR DHYANESHWAR TEMPLE, POKALE WASTI GAON, PUNE, MAHARASHTRA ADMEASURING 540 SQ.FT. & 310 SQ.FT.	SYMBOLIC POSSESSION TAKEN ON 12 SEP 25
<b>EKNATH KASHINATH JADHAV, DIPAK EKNATH JADHAV, JAYSHREE DIPAK JADHAV, SUVARNA VISHAL JADHAV, VISHAL EKNATH JADHAV, MANDA EKNATH JADHAV GUARANTOR : SANDIP KAMLA KAR</b> (A/C NO.) LNH5R00317-180052461	7 FEB 25 Rs. 856443/- & 3 FEB 25	RH NO-1 NEW SURVEY NO 174 SUB PLOT NO 42 TO 44/1,2,3,4,5,6,7,8, IN AT-BHAIRAVNATH, TAL - SHRIRAMPUR, DIST- AHMADNAGAR, MAHARASHTRA ADMEASURING 887.50 SQ.FT.	SYMBOLIC POSSESSION TAKEN ON 12 SEP 25
<b>RAHUL KISANRAO DURGUE, SANTOSH KISAN DURGUE, SWATI SANTOSH DURGUE, VAISHALI RAHUL DURGUE</b> (A/C NO.) LNHDP03718-190099216 & LNHDP04230-210146327	9 JUL 25 Rs. 8640264/- & Rs. 134932/- 4 JUL 25	FISRT FLOOR+SECOND FLOOR+THIRD FLOOR+FOURTH FLOOR, AND GROUNDS FLOOR PARKING PROPERTY BEARING ITS S. NO-165 NEW S. NO-204, HISSA NO.10, SITUATED AT VILLAGE FURSUNGI, TAL. HAVELI, DIST. PUNE. PUNE MUNICIPAL CORPORATION PUNE, SUB-REGISTRAR HAVELI TALUKA HAVELI, DIST. PUNE, MAHARASHTRA (INDIA)-412308 / ADMEASURING 2500 SQ. FT.+2500 SQ. FT.	SYMBOLIC POSSESSION TAKEN ON 12 SEP 25
<b>PRANASH BHUTE, ARCHANA VIKAS BHUTE, SUNITA BHUTE, VIKAS BHUTE</b> (A/C NO.) LNSHR00621-220188746	6 JUN 25 Rs. 895636/- & 4 JUN 25	GAT NO. 277/1A, AMBIKA NAGAR, ASTAGAN ROAD, NEAR NAVMATH MANDIR, AT RAHATA TAL. RAHATA DIST AHMEDNAGAR MAHARASHTRA ADMEASURING 1430 SQ.FT.	SYMBOLIC POSSESSION TAKEN ON 12 SEP 25
<b>RUPESH VISHNU SURVE, CHAVA VISHNU SURVE, VISHNU BALU SURVE</b> GUARANTOR : SURESHCHANDRA SURATWALA (A/C NO.) LNHAD17623-240325070	12 MAY 25 Rs. 996896/- & 8 MAY 25	FLAT NO. 604 ON 6TH FLOOR ON SURVEY NO. 723, CTS NO. 792 , FINAL PLOT NO. 1004 SITUATED AT VILLAGE PARVATI TAL HAVELI DIST PUNE, M H ADMEASURING 270 SQ. FT IE 20.90 SQ. MTR	SYMBOLIC POSSESSION TAKEN ON 12 SEP 25

Place : Jaipur Date: 15-09-2025 Authorised Officer Aavas Financiers Limited

**TATA CAPITAL HOUSING FINANCE LIMITED**  
Registered Address: 11th Floor, Tower A, Peninsula Business Park, Ganpatrao Kadam Marg, Lower Parel, Mumbai - 400013.  
Branch Address: TATA CAPITAL HOUSING FINANCE LIMITED, ABIL, 1st Floor Avasanti Residency, Abhinav Chowk, Tilak Road, Pune - 411030.

**NOTICE FOR SALE OF IMMOVABLE PROPERTY**  
(Under Rule 8(6) read with Rule 9(1) of the Security Interest (Enforcement) Rules 2002)

E-Auction Notice of 30 days for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with Rule 8(6) and Rule 9(1) of the Security Interest (Enforcement) Rules, 2002. Notice is hereby given to the public in general and in particular to the below mentioned Borrower and/ Co- Borrower, or their legal heirs/representatives (Borrowers) that the below described immovable property mortgaged to Tata Capital Housing Finance Ltd. (TCHFL), the possession of which has been taken by the Authorised Officer of TCHFL, will be sold on 17-10-2025 on "As is where is" & "As is what is" and "Whatever there is" and without any recourse basis" for recovery of outstanding dues from below mentioned Borrower and Co-Borrowers. The Reserve Price and the Earnest Money Deposit is mentioned below. Notice is hereby given that, in the absence of any postponement/discontinuance of the sale, the said secured asset/ property shall be sold by E-Auction at 2.00 PM, on the said 17-10-2025. The sealed envelope containing Demand Draft of EMD for participating in E-Auction shall be submitted to the Authorised Officer of the TCHFL on or before 16-10-2025 till 5.00 PM at Branch address TATA CAPITAL HOUSING FINANCE LIMITED, ABIL, 1st Floor Avasanti Residency, Abhinav Chowk, Tilak Road, Pune - 411030. The sale of the Secured Asset/ Immovable Property will be on "as is where condition is" as per brief particulars described herein below.

Sr. No.	Loan A/c No.	Name of Borrower(s) / Co-borrower(s) / Legal Heir(s) / Legal Representative/ Guarantor(s)	Date of Demand Notice	Reserve Price	Outstanding as on
1.	10494622	<b>Mrs. Seema Gadhave</b> <b>Mr. Mohan Pandurang Gadhave</b>	Rs. 13,90,196/- (Rupees Thirteen Lakh Ninety Thousand One Hundred Ninety Six Only) 06-05-2023	<b>Rs. 26,35,000/-</b> (Rupees Twenty Six Lakh Thirty Five Thousand Only) <b>Earnest Money Deposit (EMD) :-</b> <b>Rs. 2,63,500/-</b> (Rupees Two Lakh Sixty Three Thousand Five Hundred Only) Type of possession: - Physical	Rs. 1961767/- (Rupees Nineteen Lakh Sixty One Thousand Seven Hundred Sixty Seven Only) as on 08-09-2025.

**Description of the Immovable Property:** All that piece and parcel of the All that consisting of the Flat No. 405, admeasuring 322.81 Sq. Ft. i.e. 30 Sq. Mtrs. + Terrace admeasuring 57.16 Sq. Ft. i.e. 5.31 Sq. Mtrs. Balcony admeasuring 28.74 Sq. Ft. i.e. 2.67 Sq. Mtrs. i.e. total Salable area 547.83 Sq. Ft. i.e. 50.91 Sq. Mtrs. on 4TH Floor, in the project known as "Indraprastha" Construction on land bearing S. No. 34/3B/4, and 34/3B/5, in situated at Yewalewadi, Taluka Haveli, Dist. Pune.

**Disclosure :-** Suit filed by the Borrower against TCHFL (RCS/1876/2023) is pending before 5th Joint Civil Judge Senior Division & CJM Pune. No stay order is passed against TCHFL in the said case. The bidders are advised to conduct due diligence before submitting the bid. The auction shall be subject to the outcome of the litigation.

At the Auction, the public generally is invited to submit their bid(s) personally. No officer or other person, having any duty to perform in connection with this sale shall, however, directly or indirectly bid for, acquire or attempt to acquire any interest in the Immovable Property sold. The sale shall be subject to the conditions prescribed in the Security Interest (Enforcement) Rules, 2002 and to the following further conditions: NOTE: The E-auction of the properties will take place through portal <http://bankauctions.in/> on 17-10-2025 between 2.00 PM to 3.00 PM with limited extension of 5 minutes each.

**Terms and Condition:** 1. The particulars specified in the Schedule herein below have been stated to the best of the information of the undersigned, but the undersigned shall not be answerable for any error, misstatement or omission in this proclamation. In the event of any dispute arising as to the amount bid, or as to the bidder, the Immovable Property shall at once again be put up to auction subject to the discretion of the Authorised Officer. 2. The Immovable Property shall not be sold below the Reserve Price. 3. Bid Increment/Amount will be: Rs. 10,000/- (Rupees Ten Thousand Only) 4. All the Bids submitted for the purchase of the property shall be accompanied by Earnest Money as mentioned above by way of a Demand Draft favoring the "TATA CAPITAL HOUSING FINANCE LTD." Payable at Branch address. The Demand Drafts will be returned to the unsuccessful bidders after Auction. For payment of EMD through NEFT/RTGS/IMPS, kindly contact Authorised Officer. 5. The highest bidder shall be declared as successful bidder provided always that he/she is legally qualified to bid and provided further that the bid amount is not less than the reserve price. It shall be in the discretion of the Authorised Officer to decline acceptance of the highest bid when the price offered appears so clearly inadequate as to make it inadvisable to do so. 6. For reasons recorded, it shall be in the discretion of the Authorised Officer to adjourn/discontinue the sale. 7. Inspection of the Immovable Property can be done on 07-10-2025 between 11 AM to 5.00 PM, with prior appointment. 8. The person declared as a successful bidder shall, immediately after such declaration, deposit twenty-five per cent of the amount of purchase money/bid which would include EMD amount to the Authorised Officer within 24hrs and in default of such deposit, the property shall forthwith be put to fresh auction/Sale by private treaty. 9. In case the initial deposit is made as above, the balance amount of the purchase money payable shall be paid by the purchaser to the Authorised Officer on or before the 15th day from the date of confirmation of the sale of the property, exclusive of such day, or the 15th day if a Sunday or other holiday, then on the first office day after the 15th day. 10. In the event of default of any payment within the period mentioned above, the property shall be put to fresh auction/Sale by private treaty. The deposit including EMD shall stand forfeited by TATA CAPITAL HOUSING FINANCE LTD and the defaulting purchaser shall lose all claims to the property. 11. Details of any encumbrances, known to the TATA CAPITAL HOUSING FINANCE LTD, to which the property is liable: as per table above. The Intending Bidder is advised to make their own independent inquiries regarding encumbrances on the property including statutory liabilities areas of property tax, electricity etc. 12. For any other details or for procedure online training on e-auction the prospective bidders may contact the Service Provider, M/s. 4Close, Block No. 805 A, 6th Floor, Maltrivnam Commercial Complex, Amerpet, Hyderabad - 500038 Email - info@bankauctions.in or Manish Bansal, Email id Manish.Bansal@tatacapital.com Authorised Officer Mobile No. 8588983696. Please send your query on WhatsApp Number - 9999078669. 13. TDS of 1% will be applicable and payable by the highest bidder over the highest declared bid amount. The payment needs to be deposited by highest bidder in the PAN of the owner/ borrower(s) and the copy of the challan shall be submitted to our company. 14. Please refer to the below link provided in secured creditor's website [www.tatacapital.com](http://www.tatacapital.com) for the above details. 15. Kindly also visit the link: <https://www.tatacapital.com/property-disposal.html>

**Please Note -** TCHFL has not engaged any broker/agent apart from the mentioned auctioneer partner for sale/auction of this property. Interested parties should only contact the undersigned or the Authorised officer for all queries and enquiry in this matter.

Place : Pune | Date : 15-09-2025 Sd/-, Authorised Officer, Tata Capital Housing Finance Ltd.

**IKF Home Finance**  
Plot # 30/A | Survey Number: 83/1, 11th Floor | My Home Twitza | APJIC Hyderabad Knowledge City Raidurg | Hyderabad - 500 081 |

**POSSESSION NOTICE FOR IMMOVABLE PROPERTY [(Appendix IV) Rule 8(1)]**

WHEREAS the undersigned being the Authorized Officer of IKF Home Finance Ltd. (hereinafter referred to as "IKF") under Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002), and in exercise of the powers conferred under Section 13(12) read with Rule 3 of the Security Interest (Enforcement) Rules, 2002 issued Demand Notice dated mentioned below under Section 13(2) of the said Act calling upon you being the borrowers (names mentioned below) to repay the amount mentioned in the said notice and interest thereon within 60 days from the date of receipt of the said notice. The borrowers mentioned herein below having failed to repay the amount, notice is hereby given to the borrowers mentioned herein below and to the public in general that the undersigned has taken Possession of the property described herein below in exercise of powers conferred on me under sub-section (4) of Section 13 of the Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002. The borrowers mentioned herein above in particular and the public in general are hereby cautioned not to deal with said property and any dealings with the property will be subject to the charge of "IKF" for an amount as mentioned herein under and interest thereon.

Sl. No.	Name of the Borrower(s) / Guarantor(s) LAN	Description of Secured Assets (Immovable Property)	Demand Notice Date & Amount	Date of Possession
	<b>Lan :- LNPUN00118-190001104</b>	All that piece and parcel of the Property bearing Survey No. 11 Hissa No. 3 Total Area Adm. 01 H 17 R assessed at Rs. 09.12 Paa, out of which area adm. 500 Sq Ft. Plot No. 30, situated at Village Pimple Gurav, Tal. Haveli Dist. Pune and within the limits of Pimpri Chinchwad Municipal Corporation & within the jurisdiction of sub Registrar Haveli Pune and which land is bounded as under: On or towards East: By Private Plot No. 31, On or towards South: By 10 Ft Road, On or towards West: By remaining Part of S. No. 11/3, On or towards North: By Property of Mr. Jagtap.	18.03.2025 Rs. 9,08,057.92/- (Rupees Nine Lakhs Eight Thousand Fifty Seven and Ninety Two Paise Only)	11.09.2025
1.	<b>2) Mrs. Sangeeta Pritam Chavan W/o. Mr. Pritam Chandrakant Chavan and 3) Mr. Lata Chandrakant Chavan, W/o. Mr. Chandrakant Chavan</b>			

Date : 11.09.2025  
Place : Pune, Maharashtra  
Sd/-  
Authorised Officer  
IKF Home Finance Ltd

**Chola**  
Enter a better life

**CHOLAMANDALAM INVESTMENT AND FINANCE COMPANY LIMITED**  
Corporate office address: Chola Crest, Super B, C54 & C55.4, Thiru Vi Ka Industrial Estate, Guindy, Chennai - 600 032

**POSSESSION NOTICE**  
[(APPENDIX IV) [Under Rule 8(1)]

WHEREAS the undersigned being the Authorised Officer of M/s. Cholamandalam Investment And Finance Company Limited, under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 (54 of 2002), and in exercise of the powers conferred under Section 13(12) read with Rule 9 of the Security Interest (Enforcement) Rules, 2002 issued Demand Notice dated mentioned below under Section 13(2) of the said Act calling upon you being the borrowers (names and addresses mentioned below) to repay the amount mentioned in the said notice and interest thereon within 60 days from the date of receipt of the said notice. The borrowers mentioned herein below having failed to repay the amount, notice is hereby given to the borrowers mentioned herein below and to the public in general that the undersigned has taken possession of the property described herein below in exercise of powers conferred on me under sub-section (4) of Section 13 of the Act read with Rule 8 of the Security Interest (Enforcement) Rules, 2002. The borrowers mentioned herein above in particular and the public in general are hereby cautioned not to deal with said property and any dealings with the property will be subject to the charge of M/s. Cholamandalam Investment And Finance Company Limited for an amount as mentioned herein under and interest thereon. The borrower's attention is invited to provisions of sub-section (8) of Section 13 of the Act, in respect of time available, to redeem the secured assets.

Sl. Name and Address of the No. Borrowers & Loan A/c no.	Date of Demand Notice	O/S AMT	Description Of The Property Possessed	Date Of Possession
<b>1. Loan Account Nos.H2SPLT000093290</b> <b>Mr/Mrs. Yogesh Tanaji Shinde (alias) Yogesh Shinde</b> <b>Mr/Mrs. Tanaji Shinde</b> <b>Mr/Mrs. Sadhana Shinde</b> <b>Both Are R/o. Sarde vasti Bhose Solapur, Road, Solapur, Maharashtra - 413315</b> <b>Also At: Malkat No.1278, Bhavani Mata Temple, Khedhose, Pandharpur, Solapur, Maharashtra - 413315</b>	10-01-2025	Rs.2267464/- (Rupees Twenty Two Lakhs Sixty Seven Thousand Four Hundred Sixty Four Only) as on 09-01-2023 And interest Thereon.	All the piece and parcel of Grampanchayat Property No. 1278 land area adms. 2900 sq. ft. and Rcc construction thereupon area adms.1700 sq. ft. Within The Limit of village and Khedhose Tal. Pandharpur Dist. Solapur belonging Mr. Tanaji Dnyandeve Shinde And Boundaries as Per- Title Deed.	Possession date: 08-09-2025

DATE:08-09-2025  
Place: Solapur.  
AUTHORIZED OFFICER  
CHOLAMANDALAM INVESTMENT AND FINANCE COMPANY LIMITED

**PUBLIC NOTICE**

Reference: Share Certificate No. 06 along with all rights, title and interests in Plot No. 13 at Tapovan Co-operative Housing Society Ltd.

**NOTICE** is hereby given to public at large that the Client/s of the undersigned Advocate is/are proposing to enter into a Definitive Deed / Deed of Assignment with one **Mrs. Suma Venkatesh**, age about 56 years, residing at 221, Buena Vista, Gen. Jagannath Bhoale Marg, Opp. Y. B. Chavan Auditorium, Nariman Point, Mumbai, Maharashtra 400021, in respect of Share Certificate bearing No. 06 for five fully paid up shares of Rupees Fifty each, bearing distinctive numbers from 26 to 30 (both inclusive) along with the Plot No. 13 admeasuring an area of about 407.48 sq. mtr. equivalent to 4386 sq. ft. (as per the Allotment Letter dated 16.06.2025 issued by Tapovan Co-Operative Housing Society Ltd. whereas as per Village Forms 7 & 12 the Plot No. 13 is admeasuring about 355.43 sq. mtr. along with proportional Internal Road admeasuring about 90.85 sq. mtr.) in the Society further together with the absolute and exclusive right to use, exploit, enjoy, possess, excavate, develop and re-develop the said Plot No. 13 and to construct, repair, redevelop, demolish, etc. any and all structure/s as may be approved by the Pune Municipal Corporation and/or such other local authorities; which Plot No. 13 is more particularly mentioned in the Schedule of Property hereunder written. **Mrs. Suma Venkatesh** has represented, assured, indemnified and declared to my Clients that she is the absolute, exclusive, sole owner of the said Property and that she alone has clear and marketable title, free from any encumbrances together with peaceful and vacant possession of the said Share Certificate bearing No. 06 in the said Society together with clear and marketable title, free from any encumbrances and peaceful & vacant possession of the said Plot No. 13. Any and all person/s (if any) having and/or claiming any right, title, claim, demand and/or interest in respect of the said Share Certificate No. 06, the said Plot No. 13 and/or the development rights to the said Plot No. 13 and/or to any part thereof by way of agreement, memorandum of understanding, letter of intent, sale, exchange, mortgage, let, sub-let, lease, sub-lease, lien, charge, maintenance, license, gift, inheritance, share, possession, easement, trust, bequest, possession, assignment, testamentary instrument, etc. and/or encumbrance of whatsoever nature and/or otherwise are hereby requested to intimate to the undersigned in writing at the address mentioned below of any such claim accompanied with all necessary and supporting documents within 15 (Fifteen) days from the date of publication hereof, failing which it shall be presumed that there are no claims and that claims, if any, have been waived off, released, relinquished, surrendered, and/or settled and my Client/s shall proceed to enter into any proposed transaction pertaining to the said Share Certificate No. 06, the said Plot No. 13 and/or the development rights to the said Plot No. 13 without any reference, liability and/or regard to such claim/s.

**SCHEDULE OF PROPERTY**  
(Description of the property being transferred to my Clients)  
Plot No. 13 admeasuring an area of about 407.48 sq. mtr. equivalent to 4386 sq. ft. (as per the Allotment Letter dated 16.06.2025 issued by Tapovan Co-Operative Housing Society Ltd. whereas as per Village Forms 7 & 12 the Plot No. 13 is admeasuring about 355.43 sq. mtr. along with proportional Internal Road admeasuring about 90.85 sq. mtr.) together with the absolute and exclusive right to use, exploit, enjoy, possess, excavate, develop and re-develop the said Plot No. 13 and to construct, repair, redevelop, demolish, etc. any and all structure/s as may be approved by the Pune Municipal Corporation and/or such other local authorities, together with right of easement and appurtenance thereto, and which Plot No. 13 is situated at Tapovan Co-operative Housing Society Ltd. together with all and singular the right, title, interest & benefit under Share Certificate bearing No. 06 for five fully paid up shares of Rupees Fifty each, bearing distinctive numbers from 26 to 30 (both inclusive) to the membership of the Society in the shares, deposits, sinking fund and other funds/amounts appearing to the credit of the Transferor in the account of the Society, lying on Plot No. 13 lying at Sr. No. 6, Bavdhan Khurd, Taluka Mulshi, District Pune, Maharashtra 411021 and which Plot No. 13 is bounded as: On & by the North: 7.5 meter wide internal road of the Society, On & by the South: Plot No. 14 of the Society, On & by the East: Rajmata Jijau Sankul Government Building (Sub-Registrar Office), On & by the West: 6 meter wide internal road of the Society. Dated this 15th day of September, 2025.

**Advocate Khorzan Irani**  
Flat No. C-701, C Wing, Kumar Presidency Phase 1, Lane No. 07, North Main Road, Koregaon Park, Pune 411001.

**THE BUSINESS DAILY.**

**FINANCIAL EXPRESS**

**FOR DAILY BUSINESS.**

financialexpress.com



## **Annexure III**

# MAHARASHTRA POLLUTION CONTROL BOARD

Tel: 24010706/24010437  
Fax: 24044532/4024068/4023516  
Website: <http://mpcb.gov.in>  
Email: [jdwater@mpcb.gov.in](mailto:jdwater@mpcb.gov.in)



Kalpataru Point, 2nd, 3rd  
and 4th floor, Opp. Cine  
Planet Cinema, Near Sion  
Circle, Sion (E),  
Mumbai-400022

Infrastructure/ORANGE/M.S.I

No:- Format1.0/JD (WPC)/UAN No.0000255900/CE/2508003611

Date: 28/08/2025

To,  
M/s. Keys Reality, project-"Royal Keys"  
S.No. 18/5,18/7(P), Burde Wasti, Charholi  
Budruk, Pimpri Chinchwad, Dist. Pune.



## Sub: Consent to Establish for Building Construction Project Granted under Orange Category

Ref: Your application vide UAN No. MPCB-CONSENT-0000255900

Your application NO. MPCB-CONSENT-0000255900

For: Grant of Consent to Establish under Section 25 of the Water (Prevention & Control of Pollution) Act, 1974 & under Section 21 of the Air (Prevention & Control of Pollution) Act, 1981 and Authorization / Renewal of Authorization under Rule 6 of the Hazardous & Other Wastes (Management & Transboundary Movement) Rules 2016 is considered and the consent is hereby granted subject to the following terms and conditions and as detailed in the schedule I,II,III & IV annexed to this order:

- The Consent to Establish is granted for a period upto commissioning of project or up to 5 year whichever is earlier.**
- The capital investment of the project is Rs.64.50 Cr. (As per undertaking submitted by pp).**
- The Consent to Establish is valid for Building Construction Project named as M/s. Keys Reality, project-"Royal Keys" S. No. 18/5,18/7(P), Burde Wasti, Charholi Budruk, Pimpri Chinchwad, Dist. Pune on Total Plot Area of 4164.97 Sq Mtrs for construction BUA of 29406.30 Sq Mtrs including utilities and services**
- Conditions under Water (P&CP), 1974 Act for discharge of effluent:**

Sr No	Description	Permitted (in CMD)	Standards to	Disposal
1.	Trade effluent	Nil	NA	NA
2.	Domestic effluent	128.99	As per Schedule - I	The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be connected to the sewerage system provided by local body

- Conditions under Air (P& CP) Act, 1981 for air emissions:**

Stack No.	Description of stack / source	Number of Stack	Standards to be achieved
1	DG Set (200 KVA)	1	As per Schedule -II

6. **Conditions under Solid Waste Rules, 2016:**

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Wet Waste	319.00 Kg/Day	OWC	Use as Manure
2	Dry Waste	239.00 Kg/Day	NIL	Handed over to authorized vendor
3	STP Sludge	12.00 Kg/Day	SDB	Use as Manure

7. **Conditions under Hazardous & Other Wastes (M & T M) Rules 2016 for Collection, Segregation, Storage, Transportation, Treatment and Disposal of hazardous waste:**

Sr No	Category No.	Quantity	UoM	Treatment	Disposal
NA					

8. The Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
  9. This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government authorities.
  10. Project Proponent shall provide Organic waste digester with composting facility or biodigester with composting facility.
  11. Project Proponent shall comply the Construction and Demolition Waste Management Rules, 2016 which is notified by Ministry of Environment, Forest and Climate Change dtd.29/03/2016.
  12. The project proponent shall make provision of charging of electric vehicles in at least 30 % of total available parking area.
  13. The project proponent shall take adequate measures to control dust emission and noise level during construction phase.
  14. PP shall obtain Environmental Clearance from competent authority for the proposed activity. PP shall not take effective steps towards construction without obtaining Environmental Clearance.
  15. PP shall submit an affidavit in Boards prescribed format within 15 days regarding compliance of C to E & Environmental Clearance/CRZ Clearance.
- The industry shall create an Environment Cell by appointing an Environmental Engineer / Expert for looking after day-to-day activities related to Environment / Pollution control.

This consent is issued on the basis of information/documents submitted by the Applicant/Project Proponent, if it has been observed that the information submitted by the Applicant/Project Proponent is false, misleading or fraudulent, the Board reserves its right to revoke the consent & further legal action will be initiated against the Applicant/Project Proponent.



Generated by: **PrintBuddy**  
b080a491  
da45148d  
224af6ea  
4c6bbc46  
0ba6ab62  
a8b28e1f  
08efbb2d  
b10a75fe

**Signed by: Jagannath Salunkhe**  
Joint Director (WPC)  
For and on behalf of,  
**Maharashtra Pollution Control Board**  
jdwater@mpcb.gov.in  
2025-08-28 10:46:42 IST

**Received Consent fee of -**

<b>Sr.No</b>	<b>Amount(Rs.)</b>	<b>Transaction/DR.No.</b>	<b>Date</b>	<b>Transaction Type</b>
1	100000.00	MPCB-DR-35825	05/08/2025	NEFT

**Copy to:**

1. Regional Officer, MPCB, Pune and Sub-Regional Officer, MPCB, Pimpri Chinchwad  
- They are directed to ensure the compliance of the consent conditions.
2. Chief Accounts Officer, MPCB, Sion, Mumbai



## SCHEDULE-I

### **Terms & conditions for compliance of Water Pollution Control:**

- 1) A] As per your application, you have proposed to provide MBBR based Sewage Treatment Plants (STPs) of combined capacity **135 CMD for treatment of domestic effluent of 128.99 CMD.**
- B] The Applicant shall operate the sewage treatment plant (STP) to treat the sewage so as to achieve the following standards prescribed by the Board or under EP Act, 1986 and Rules made there under from time to time, whichever is stringent.

<b>Sr.No</b>	<b>Parameters</b>	<b>Limiting concentration not to exceed in mg/l, except for pH</b>
1	pH	5.5-9.0
2	BOD	10
3	COD	50
4	TSS	20
5	NH4 N	5
6	N-total	10
7	Fecal Coliform	less than 100

- C] The treated domestic effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be utilized on land for gardening and connected to the sewerage system provided by local body.
- 2) The Board reserves its rights to review plans, specifications or other data relating to plant setup for the treatment of waterworks for the purification thereof & the system for the disposal of sewage or trade effluent or in connection with the grant of any consent conditions. The Applicant shall obtain prior consent of the Board to take steps to establish the unit or establish any treatment and disposal system or and extension or addition thereto.
- 3) The industry shall ensure replacement of pollution control system or its parts after expiry of its expected life as defined by manufacturer so as to ensure the compliance of standards and safety of the operation thereof.
- 4) **The Applicant shall comply with the provisions of the Water (Prevention & Control of Pollution) Act,1974 and as amended, and other provisions as contained in the said act.**

<b>Sr. No.</b>	<b>Purpose for water consumed</b>	<b>Water consumption quantity (CMD)</b>
1.	Industrial Cooling, spraying in mine pits or boiler feed	0.00
2.	Domestic purpose	146.33
3.	Processing whereby water gets polluted & pollutants are easily biodegradable	0.00
4.	Processing whereby water gets polluted & pollutants are not easily biodegradable and are toxic	0.00
5.	Grandening/Other consumption	0

- 5) The Applicant shall provide Specific Water Pollution control system as per the conditions of EP Act, 1986 and rule made there under from time to time.

## **SCHEDULE-II**

### **Terms & conditions for compliance of Air Pollution Control:**

- 1) **As per your application, you have proposed to provide the Air pollution control (APC) system and also proposed to erect following stack (s) and to observe the following fuel pattern-**

<b>Stack No.</b>	<b>Source</b>	<b>APC System provided/proposed</b>	<b>Stack Height(in mtr)</b>	<b>Type of Fuel</b>	<b>Sulphur Content(in %)</b>	<b>Pollutant</b>	<b>Standard</b>
1	DG Set (200 KVA)	Acoustic Enclosure	4.50	HSD 50 Ltr/Hr	1	SO <sub>2</sub>	19.2 Kg/Day

- 2) The applicant shall operate and maintain above mentioned air pollution control system, so as to achieve the level of pollutants to the following standards.

Total Particular matter	Not to exceed	150 mg/Nm <sup>3</sup>
-------------------------	---------------	------------------------

- 3) The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacement/alteration well before its life come to an end or erection of new pollution control equipment.
- 4) The Board reserves its rights to vary all or any of the condition in the consent, if due to any technological improvement or otherwise such variation (including the change of any control equipment, other in whole or in part is necessary).
- 5) **Conditions for utilities like Kitchen, Eating Places, Canteens:-**
- The kitchen shall be provided with exhaust system chimney with oil catcher connected to chimney through ducting.
  - The toilet shall be provided with exhaust system connected to chimney through ducting.
  - The air conditioner shall be vibration proof and the noise shall not exceed 68 dB(A).
  - The exhaust hot air from A.C. shall be attached to Chimney at least 5 mtrs. higher than the nearest tallest building through ducting and shall discharge into open air in such a way that no nuisance is caused to neighbors.

### SCHEDULE-III

#### Details of Bank Guarantees:

Sr. No.	Consent(C2E/C2O/C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	C2E	Rs. 10.0 Lakhs	15 Days	Compliance of Consent & EC condition	Commissioning of Project	Commissioning of Project

\*\* The above Bank Guarantee(s) shall be submitted by the applicant in favour of Regional Officer at the respective Regional Office within 15 days of the date of issue of Consent.  
# Existing BG obtained for above purpose if any may be extended for period of validity as above.

#### BG Forfeiture History

Srno.	Consent (C2E/C2O/C2R)	Amount of BG imposed	Submission Period	Purpose of BG	Amount of BG Forfeiture	Reason of BG Forfeiture
NA						

#### BG Return details

Srno.	Consent (C2E/C2O/C2R)	BG imposed	Purpose of BG	Amount of BG Returned
NA				



## SCHEDULE-IV

### Conditions during construction phase

<b>A</b>	During construction phase, applicant shall provide temporary sewage and MSW treatment and disposal facility for the staff and worker quarters.
<b>B</b>	During construction phase, the ambient air and noise quality shall be maintained and should be closely monitored through MoEF approved laboratory.
<b>C</b>	Noise should be controlled to ensure that it does not exceed the prescribed standards. During night time the noise levels measured at the boundary of the building shall be restricted to the permissible levels to comply with the prevalent regulations.

### General Conditions:

- 1 The applicant shall provide facility for collection of samples of sewage effluents, air emissions and hazardous waste to the Board staff at the terminal or designated points and shall pay to the Board for the services rendered in this behalf.
- 2 The firm shall strictly comply with the Water (P&CP) Act, 1974, Air (P&CP) Act, 1981 and Environmental Protection Act 1986 and Solid Waste Management Rule 2016, Noise (Pollution and Control) Rules, 2000 and E-Waste (Management & Handling Rule 2011).
- 3 Drainage system shall be provided for collection of sewage effluents. Terminal manholes shall be provided at the end of the collection system with arrangement for measuring the flow. No sewage shall be admitted in the pipes/sewers downstream of the terminal manholes. No sewage shall find its way other than in designed and provided collection system.
- 4 Vehicles hired for bringing construction material to the site should be in good condition and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.
- 5 Conditions for D.G. Set
  - a) Noise from the D.G. Set should be controlled by providing an acoustic enclosure or by treating the room acoustically.
  - b) Industry should provide acoustic enclosure for control of noise. The acoustic enclosure/ acoustic treatment of the room should be designed for minimum 25 dB (A) insertion loss or for meeting the ambient noise standards, whichever is on higher side. A suitable exhaust muffler with insertion loss of 25 dB (A) shall also be provided. The measurement of insertion loss will be done at different points at 0.5 meters from acoustic enclosure/room and then average.
  - c) Industry should make efforts to bring down noise level due to DG set, outside industrial premises, within ambient noise requirements by proper siting and control measures.
  - d) Installation of DG Set must be strictly in compliance with recommendations of DG Set manufacturer.
  - e) A proper routine and preventive maintenance procedure for DG set should be set and followed in consultation with the DG manufacturer which would help to prevent noise levels of DG set from deteriorating with use.
  - f) D.G. Set shall be operated only in case of power failure.
  - g) The applicant should not cause any nuisance in the surrounding area due to operation of D.G. Set.
  - h) The applicant shall comply with the notification of MoEFCC, India on Environment (Protection) second Amendment Rules vide GSR 371(E) dated 17.05.2002 and its amendments regarding noise limit for generator sets run with diesel.

- 6 Solid Waste - The applicant shall provide onsite municipal solid waste processing system & shall comply with Solid Waste Management Rule 2016 & E-Waste (M & H) Rule 2011.
- 7 Affidavit undertaking in respect of no change in the status of consent conditions and compliance of the consent conditions the draft can be downloaded from the official web site of the MPCB.
- 8 Applicant shall submit official e-mail address and any change will be duly informed to the MPCB.
- 9 The treated sewage shall be disinfected using suitable disinfection method.
- 10 The firm shall submit to this office, the 30th day of September every year, the environment statement report for the financial year ending 31st march in the prescribed Form-V as per the provision of rule 14 of the Environmental (Protection) Second Amended rule 1992.
- 11 The applicant shall obtain Consent to Operate from Maharashtra Pollution Control Board before commissioning of the project.

---

This certificate is digitally & electronically signed.

---

