



कार्यालय मुख्य अग्निशमन अधिकारी बनीपार्क नगर निगम जयपुर

क्रमांक: एफ.9()आ.फा./न.नि.ज/16/1511

दिनांक 13/10/16

श्री विजय खेमका पार्टनर,
डी.के.जी टाउनशिप एण्ड डवलपर्स,
रजि0 कार्यालय बी 135 विजय पथ तिलक नगर,
जयपुर।

विषय:— अग्निशमन अस्थाई प्रमाण पत्र की अवधि बढ़ाये जाने बाबत।

प्रसंग:— आप द्वारा प्रस्तुत पत्र दिनांक 10.10.2016 के क्रम में।

उपरोक्त विषयान्तर्गत आवेदित स्थल भूखण्ड संख्या खसरा संख्या 166/402, 167
ग्राम झालाना चौड व खसरा संख्या 120, 127 ग्राम दुर्गापुरा जयपुर की पूर्व में इस विभाग के
क्रमांक: एफ.9()आ.फा./ज.न.नि./13/2276 दिनांक 20.12.2013 के द्वारा दिनांक 01.12.2016
तक के लिये अस्थाई फायर अभिषंशा पत्र जारी किया गया था।

चूँकि भवन निर्माण कार्य अभी पूर्ण नहीं हुआ है अतः आप द्वारा दिनांक 10.10.2016 को
प्रस्तुत किये गये प्रार्थना पत्र के क्रम में अस्थायी अभिषंशा पत्र की अवधि बढ़ाई जाती है जो कि
जारी होने की तिथि से एक वर्ष हेतु मान्य होगी इसकी समस्त शर्तें पूर्व में जारी पत्र क्रमांक: एफ.
9()आ.फा./ज.न.नि./13/2276 दिनांक 20.12.2013 के अनुसार ही मान्य होगी।


मुख्य अग्निशमन अधिकारी
नगर निगम जयपुर

प्रतिलिपि

1. अतिरिक्त मुख्य नगर नियोजक, भवन मानचित्र समिति जयपुर विकास प्राधिकरण जयपुर।


मुख्य अग्निशमन अधिकारी
नगर निगम जयपुर

State Level Environment Impact Assessment Authority, Rajasthan

4, Institutional Area, Jhalana Doongri, Jaipur-302004

Phone: 0141-2705633, 2711329 Ext. 361

File No. F1 (4)/SEIAA/SEAC-Raj/Sectt/Project/Cat8(a)B2(663)13-14

Jaipur, Dated: 31 JUL 2014

To,
M/s. D.K.G. Township and
Developers/Shree Seco Pvt. Ltd.,
B-135, Vijay Path, Tilak Nagar,
Jaipur.

Sub:- E.C. for our proposed Group Housing Project by M/s D.K.G. Township and Developers/ Shree Seco Pvt. Ltd. At Khasra No. 166/402, 167 in Revenue Village- Jhalana Chor, and at Khasra No. 120, 127 in Revenue Village Durgapura, Tehsil. Sanganer Jaipur Raj.

This has reference to your application dated 30.12.13 environmental clearance for the above project under Environment Impact Assessment Notification 2006. The proposal has been appraised as per prescribed procedure in the light of provisions under the Environment Impact Assessment Notification 2006 on the basis of the mandatory documents enclosed with the application viz. the questionnaire, Environment Management Plan and additional clarifications furnished in response to the observation of the State Level Expert Appraisal Committee Rajasthan, in its meeting held on 26-27.06.14

2. Brief details of the Project:

1.	Category / Item no.(in Schedule):	Cat. 8(a)B2		
2.	Location of Project	At Khasra No. 166/402, 167 in Revenue Village- Jhalana Chor, and at Khasra No. 120, 127 in Revenue Village Durgapura, Tehsil. Sanganer Jaipur Raj.		
3.	Project Details	S. no	Particulars	Details
		1.	Total Plot area	19582.00 Sq. m.
		2.	Built up area	133689.41 Sq. m.
		3.	Gross Built up area	142200.49 Sq. m.
		4.	Permissible Ground Coverage	35% (6853.70 Sq. m.)
		5.	Utilized Ground Coverage	34.75 % (6805.13 Sq. m.)
		6.	Permissible FAR	2.25+1+0.5+1.3= 3.88 (75961.50 Sq. m.)
		7.	Utilized FAR	3.7499 (73430.00 Sq. m.)
		8.	Permissible height	42.96 m.
		9.	Achieved height	41.10 m. (up to Terrace Level) 42.96 m. (up to MRL)
4.	Details of Flats	1BHK = 10, EWS= 91, 2BHK=249, 3BHK = 492, 4 BHK = 8 , Pent House = 12 Total Flats = 862 (Reply of Query Letter)		

S. No.	Activity	Running Capital (In Rs.)
1.	Kerosene Oil to workers – 40 l/month /family @ Rs. 35	Rs. 98,000
2.	Medical Facility (1 Doctor + Compounder- on visit basis	Rs. 38,000
3.	Electricity and general expenses	Rs. 7,000
4.	Proponent will encourage labour to send their children to nearby school for which financial support will be made.	Rs. 42,000
Total		Rs. 1,85,000

3. The SEAC Rajasthan after due considerations of the relevant documents submitted by the project proponent and additional clarifications/documents furnished to it have recommended for Environmental Clearance with certain stipulations. The SEIAA Rajasthan after considering the proposal and recommendations of the SEAC Rajasthan hereby accord Environmental Clearance to the project as per the provisions of Environmental Impact Assessment Notification 2006 and its subsequent amendments, subject to strict compliance of the terms and conditions as follows:

PART A: SPECIFIC CONDITIONS

I. CONSTRUCTION PHASE

- i This EC shall be in terms of and subject to the directions that may be passed by the H'ble High Court, Jaipur in S.B Civil Writ Petition No. 3471/2013 .
- ii "Consent to Establish" shall be obtained from RPCB before start of any construction work at the site.
- iii The PP shall obtain a "No objection certificate for height clearance for the envisaged level from the Airports Authority of India.
- iv No Mobile tower shall be installed.
- v The P.P. shall comply with the guide lines for High Rise Buildings as per Office Memorandum no. 21-270/2008-IA.III dt. 07.02.2012 and amendments made therein.
- vi As envisaged, the P.P. shall invest at least an amount of. Rs. 457.17 lacs as capital cost and Rs.15.80 Lacs as annual recurring cost (before the project is put into use) for implementing various environmental protection measures.
- vii The PP has proposed an amount of Rs.110 lacs spent over 3 years as Rs.58 Lacs for 1st year, Rs.30 lacs for 2nd year and Rs.22 lacs for 3rd year, under CSR as above. The expenditure on these activities shall be reflected in the books of account when presented for auditing of accounts. The proposal should contain provision for toilets for girls in nearby schools. The proposal should contain provision for monthly medical camps, distribution of medicines and improvement in educational facilities in the nearby schools. Detailed action plan of CSR activities shall be submitted by the PP to RSPCB at the time of applying for "Consent to Establish".
- viii Green belt/Landscaping should be developed in following way, as proposed-
979.10 Sq. m. area (5.05) - on open ground
2962.69 Sq. m. (15.13%) area - on podium.
- ix That the grant of this E.C. is issued from the environmental angle only, and does not absolve the project proponent from the other statutory obligations prescribed under any other law or any other instrument in force. The sole and complete responsibility, to comply with the conditions laid down in all other laws for the time-being in force, rests with the industry / unit

- xxv Ambient noise levels shall conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality shall be closely monitored during construction phase.
- xxvi Fly ash shall be used as building material in the construction as per the provisions of Fly Ash notification of September, 1999 and amended as on August, 2003.
- xxvii Ready mixed concrete shall be used in building construction.
- xxviii NOC shall be obtained from National State Disaster Management Authority, wherever applicable.
- xxix Provision for storm water harvesting and its re-use as per CGWA and BIS standards for various applications should be implemented before the project is put into use.
- xxx Guidelines issued by concerned Ministry for water scarce areas may be followed.
- xxxi Water demand during construction shall be reduced by the use of pre-mixed concrete, curing agents and other best practices. In place of fresh water, effort should be made to use treated waste water from nearby areas.
- xxxii Total domestic water requirement shall not exceed 30 KLD construction stage which will met through tanker supply and 396.70 KLD during post construction phase, obtained from PHED water supply, as proposed. The necessary permission of water supply should be submitted to RSPCB at the time of applying for CTE. At the time of applying for CTE the PP should get it confirmed from RSPCB that no illegal bore well exists in the proposed site.
- xxxiii Building Plan should be got approved from the competent Authority and the construction should be as per the approved building plan and as per applicable provisions in NBC.
- xxxiv The P.P. should ensure compliance of the order of the Hon'ble Rajasthan High Court, Jodhpur, in D. B. Civil writ petition no. 1536 of 2003 in the matter of Abdul Rahman vs. State of Rajasthan and others.
- xxxv Adequate measures shall be taken to reduce air and noise pollution during construction as per CPCB norms.
- xxxvi Fixtures for showers, toilet flushing and drinking shall be of low flow either by use of aerators of pressure reducing devices or sensor based control.
- xxxvii Use of glass may be reduced by up to 40% to reduce the electricity consumption and load in air-conditioning. If necessary, use high quality double glass with special reflective coating windows.
- xxxviii Roofing should meet prescriptive requirement as per Energy Conservation Building Code by using appropriate thermal insulation material to fulfill requirement.
- xxxix Opaque walls shall meet prescriptive requirement as per Energy Conservation Building Code for all air-conditioned spaces, whereas, for non- air-conditioned spaces, by use of appropriate thermal insulation material to fulfill the requirement.
- xl Provision of solar water heating /chilling/street lighting etc shall be explored and implemented.
- xli Review and revise the requirement of DG set capacities for 100% power back up through optimization of power back up in case of power failure and emergency.
- xlii A First Aid Room should be provided at the project site, both, during construction and operation phase of the project.
- xliii Any hazardous waste generated during construction phase shall be disposed off as per applicable rules and norms with necessary authorization of the RPCB.
- xliv The approval of the competent authority shall be obtained for structural safety of the building due to earthquake, adequacy of fire fighting equipments, etc as per National Building Code 2005 including protection measures from lightening etc.
- xlvi Regular supervision of the above and other measures for monitoring shall be in place throughout the construction phase, so as to avoid nuisance to the surroundings.
- xlvi During construction phase and Post construction / operation phase of the project, the project proponent shall be responsible for implementation of EIA/EMP. Commitment of proponent in this regard shall be submitted to RPCB at the time of applying for CTE.

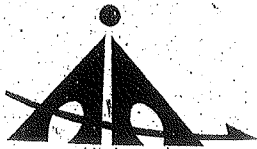
- xlvii The project proponent shall fulfill in letter and spirit, all the commitments given/submitted to the SEAC office.

II OPERATION PHASE

- i An independent expert shall certify the installation of the Sewage Treatment Plant (STP) and a report in this regard shall be submitted to the RPCB, before the project is commissioned for operation. Discharge of treated sewage shall conform to the norms & standards of the Rajasthan State Pollution Control Board.
- ii Adequate measures shall be taken to prevent odor from solid waste processing and STP.
- iii Proper system of channelizing excess storm water shall be provided.
- iv Rain Water harvesting (RWH) for roof top run-off and surface run-off, as planned shall be implemented. Before recharging the surface run off, pre-treatment must be done to remove suspended matter, oil and grease. The Rain Water Harvesting plan shall be as per GoI manual.
- v The proposals on the energy conservation measures conforming to energy conservation norms finalized by Bureau of Energy Efficiency shall be implemented.
- vi The power factor shall be maintained near unity.
- vii Application of solar energy shall be incorporated for illumination of common areas, lighting for gardens and street lighting in addition to provision for solar water heating. A hybrid system or fully solar system for a portion of the apartments shall be provided.
- viii Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking shall be fully internalized and no public space shall be utilized.
- ix Regular and periodic mock drills shall be undertaken by the fire department at least once in a year.
- x The D. G. sets to be operated with stack height as per EP Act, 1986 along with acoustic enclosure.
- xi Incremental pollution loads on the ambient air quality noise and water quality shall be periodically monitored after commissioning of the project and report to be submitted to RPCB.
- xii The solid waste generated shall be properly collected & segregated before disposal to the City Municipal Facility. The in-vessel bio-conversion technique may be used for composting the organic waste.
- xiii Any hazardous waste including biomedical waste shall be disposed of as per applicable Rules & norms with necessary approvals of the Rajasthan State Pollution Control Board.
- xiv The green belt design along the periphery of the plot shall achieve attenuation factor conforming to the day and night noise standards prescribed for residential land use. The proposed open space inside the plot shall be suitably landscaped and covered with vegetation of indigenous variety.
- xv Trees and shrubs of local species shall be planted to allow habitat for birds with appropriate distance from the boundary.
- xvi The SEIAA, Rajasthan reserve the right to add new conditions, modify/ annual any condition and/or to revoke the clearance if implementation of any of the aforesaid condition/other stipulations imposed by competent authorities is not satisfactory. Six monthly compliance status report of the project along with implementation of environmental measures shall be submitted to MoEF, Regional Office, Lucknow, SEIAA, Rajasthan & RPCB, Jaipur.

GENERAL CONDITIONS

1. The environmental safeguards contained in Form 1-A shall be implemented in letter and spirit.
2. Six monthly compliance reports shall be submitted to Ministry of Environment and Forest, Govt. of India, Regional Office, Ministry of Environment & Forests, RO(CZ), Kendriya Bhawan, 5th Floor, Sector 'H', Aliganj, Lucknow, SEIAA, Rajasthan and Rajasthan State Pollution Control Board.
3. Officials of the RSPCB, who would be monitoring the implementation of environmental safeguards, shall be given full cooperation facilities and documents/data by the PP during their inspection. A complete set of all the documents submitted to SEIAA, Rajasthan shall be forwarded to the RSPCB.



भारतीय विमानपत्तन प्राधिकरण
AIRPORTS AUTHORITY OF INDIA

AAI/NOC/2013/532/ 3460-65

SPEED POST

HEIGHT RESTRICTED

Date: 13-12-2013

16

To

M/S D.K.G. Town & Developers,
C/o Adarsh Buildestate Ltd.
Elements Mall, Near DCM Market,
Ajmer Road, Jaipur-302021.

Subject: **No Objection Certificate for Height Clearance**

This NOC is issued by Airports Authority of India (AAI) in pursuance of responsibility conferred by and as per the provisions of Govt. of India (Ministry of Civil Aviation) order SO84 (E) dated 14th Jan, 2010 for safe and Regular Aircraft Operations:

1. References:

*NOCID	JAIP/NORTH/B/101613/17129
Applicant Letter	NIL Dated 16-10-2013
AAI Reference	AAI/JP/Prachalan(NOC)-25/2013/1292/15686-87 Dated : 01-11-2013

2. NOC Details for Height Clearance:

Applicant Name	M/S.D.K.G. Town & Developers
Type of Structure	Building
Site Address	Kh.No.166/402, 167, Village-Jhalan Chod & Kh.No-120-127, Village-Durgapura, Teh.-Sanganer, Jaipur
Site Co-ordinates	i) 26 50 49 N - 75 47 11 E ii) 26 50 50 N - 75 47 14 E iii) 26 50 52 N - 75 47 14 E iv) 26 50 52 N - 75 47 11 E
Site Elevation AMSL (in Mtrs.)	387.00 Mtrs. (Three Hundred Eighty Seven Decimal Zero Mtrs.)
Permissible Height above Ground Level (in Mtrs.)	42.96 Mtrs. (Forty two Decimal Nine Six Mts.)
Permissible Top Elevation AMSL (in Mtrs.)	429.96 Mtrs. (Four Hundred Twenty Nine Decimal Nine Six Mtrs.)

3. This NOC is subject to the terms and conditions as given below:

- (A) The site-elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation for the proposed structure. If, however, at any stage it is established that the actual data is different from the one, provided by the applicant, this NOC will be invalid.
- (B) The issue of the 'NOC' is further subject to the provisions of Section 9-A of the Indian Aircraft Act, 1934 and those of any notifications issued there under from time to time including the Aircraft (Demolition of obstruction caused by buildings and trees etc.) Rules, 1994.
- (C) No radio/TV Antenna, lighting arresters, staircase, Mumtee, Overhead water tank and attachments of fixtures of any kind shall project above the Permissible Top Elevation **429.96 Mtrs. (Four Hundred Twenty Nine Decimal Nine Six Mtrs.)**, indicated in para 2.
- (D) The use of oil fired or electric fired furnace is mandatory, within 8 KM of the Aerodrome Reference Point.