



Dosti Realty <realtydosti@gmail.com>

Submission of six monthly compliance monitoring report (October 2024 To March 2025) Dosti Realty Ltd.

1 message

Dosti Realty <realtydosti@gmail.com>

Wed, Jul 16, 2025 at 3:55 PM

To: EC Compliance Maharashtra <ecompliance-mh@gov.in>

Bcc: pristineconsultants@gmail.com

Dear Sir,

This is with reference to **Environmental clearance vide letter no. F. No. 21-99/2016-IA-III dated 18.05.2017** from MoEF & CC Delhi and **Amendment in EC vide letter no: SEIAA-EC-0000002311 dt 20.07.2020** from SEIAA, Maharashtra.

We are enclosing herewith the detailed **Six Monthly Compliance Monitoring Report** for the period of **October 2024 To March 2025** along with a duly filled data sheet for Proposed Residential project at Pune Solapur Road, Hadapsar, Pune, Maharashtra.

Thanks & Regards

Dosti Realty Ltd.**Six monthly compliance monitoring report _October 2024 To March 2025_Dosti Realty Ltd..pdf**

4768K



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Submission of six monthly compliance monitoring report (October 2024 To March 2025) Dosti Realty Ltd.

1 message

Dosti Realty <realtydosti@gmail.com>

Wed, Jul 16, 2025 at 4:02 PM

To: psec.env@maharashtra.gov.in

Dear Sir,

This is with reference to **Environmental clearance vide letter no. F. No. 21-99/2016-IA-III dated 18.05.2017** from MoEF & CC Delhi and **Amendment in EC vide letter no: SEIAA-EC-0000002311 dt 20.07.2020** from SEIAA, Maharashtra.

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Submission of six monthly compliance monitoring report (October 2024 To March 2025) Dosti Realty Ltd.

1 message

Dosti Realty <realtydosti@gmail.com>

Wed, Jul 16, 2025 at 4:02 PM

To: ropune@mpcb.gov.in

Cc: sropune1@mpcb.gov.in

Dear Sir,

This is with reference to **Environmental clearance vide letter no. F. No. 21-99/2016-IA-III dated 18.05.2017** from MoEF & CC Delhi and **Amendment in EC vide letter no: SEIAA-EC-0000002311 dt 20.07.2020** from SEIAA, Maharashtra.

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COMPLIANCE REPORT

(OCTOBER 2024 TO MARCH 2025)

For

PROPOSED RESIDENTIAL CUM COMMERCIAL PROJECT

(Environmental Clearance vide letter no. F.No.21- 99 /2016- IA-III dt 18 /05 /2017)
(Amendment in EC vide letter no : SEIAA-EC-0000002311 dt 20.07.2020)

AT

VILLAGE HADAPSAR PUNE, MAHARASHTRA

Proposed By

M/s DOSTI REALTY LIMITED

PROJECT DETAILS

Sr. No.	Particulars	Details
1	Project type :River-valley/mining/Industry/Thermal/Nuclear/other (specify)	Construction Project
2	Name of the Project	Residential cum commercial
3	Clearance letter(s)/OM and Date	EC vide letter No. F. No. 21-99/2016-IA-III dt. 18.05.2017 received from MoEFand CC . Amendment in EC vide letter no : SEIAA-EC-0000002311 dt 20.07.2020 received from SEIAA, Maharashtra
4	Location	S.No. 112, 112A, 113, 113B, 114, 117, 118, 119, 122, 122A, 123A, 123B, 296, 296/B, 297, 297A,318/ P. No.3, 4, 5, 5A,10,11,11A,12,15,16, proposed residential and commercial project at S. No.112/1A/3/4/5/5A/10/11/11A/12/15/112 /1A/3/4/5/5A/10/11/11A/12/15/16(p),Plot no. 3/Amenity Space, Pune Solapur Road, Hadapsar, Pune, Maharashtra.
	a) District(s)	Pune
	b) State(s)	Maharashtra
	c) Latitude/Longitude	N18°30'20.31" E73°55'08.46"
5	Address of correspondence	
	a) address of concerned Project Chief Executive (with pin code and telephone/telex/fax numbers)	Mr. Deepak K. Goradia Dosti Realty Limited Lawrence and Mayo House, 1st Floor, 276, Dr. Road, Fort, Mumbai - 400001 Tel: 022- 22198500 Email: info@dostigroup.com
	b) Address of Executive Project Engineer/ Manager (with pincode/ fax numbers)	Same as above
6	Salient features	
	a) of the Project	The project will have 17 Residential buildings having 1392 tenements and a commercial building

	b) of the Environmental Management Plan	Details of the sewage treatment plant of 1000m ³ , solar hot water system for each building, rain water harvesting and solid waste management through OWC are given in Annexure	
7	Break- up of the project area		
	a) submergence area : forest and non-forest	NA	
	b) Other	Total Plot area (m ²): 48,284.39	
		FSI Area (m ²)	1,02,633.62
		Non FSI Area (m ²)	85,110.90
		Total Construction Area (m ²)	1,87,744.52
8	Break up of the project affected population with enumeration of those losing houses/dwelling unit only agricultural land only, both dwelling units and agricultural land and landless laborers/		
	a) SC, ST / Adivasis	N.A.	
	b) Others (Please indicate whether these figures are based on any scientific and systematic survey carried out or only provisional figures, if a survey carried out gives details and years of survey)	N.A.	
9	Financial details:		
	a) Project cost as originally planned and subsequent revised estimates and the year of price reference	Rs.534Crore	
	b) Allocation made for environmental management plans with item wise and year wise break-up	Construction Cost	422 Lakhs
		Operation and Maintenance Cost	90 Lakhs/Y
	c) Benefit cost ratio/Internal rated of Return and the year of assessment	N.A.	
	d) Whether (c) includes the cost of environmental management as shown in the above	N.A.	
	e) Actual expenditure incurred on the environmental management plans so far	N.A.	
10	Forest land requirement	No Forest Land Required.	
	a) The status of approval for diversion of forest land for non-forestry use	N.A.	
	b) The status of clearing felling	N.A.	

	c) The status of compensatory	N.A.
	d) afforestation, if any	N.A.
	e) Comments on the viability and sustainability of compensatory afforestation programme in the light of actual field experience so far	N.A.
11	The status of clear felling in non-forest area (such as submergence area of reservoir, approach roads), if any with quantitative information	N.A.
12	Status of construction	
	a) Date commencement (Actual and/or planned)	-
	b) Date of completion (Actual and/or planned)	-
13	Reasons for the delay if the project is yet to start	NA
14	Dates of site visits	
	a) The dates on which the project was monitored by the Regional office on previous occasions, if any	Site visit done by official of MoEF and CC Regional Office, Nagpur on 20.06.2017 and 04.05.2024
	b) Date of site visit for this monitoring report	20.06.2017 and 04.05.2024
15	Details of correspondence with project authorities for obtaining action plans/information on status of compliance to safeguards other than the routine letters for logistic support for site visits) (The first monitoring report may contain the details of all the letters issued so far, but the later reports may cover only the letters issued subsequently)	EC vide letter No. F. No. 21-99/2016-IA- III dt. 18.05.2017 received from MoEF and CC . Amendment in EC vide letter no : SEIAA-EC-0000002311 dt. 20.07.2020 received from SEIAA, Maharashtra

**PRESENT STATUS OF PROPOSED RESIDENTIAL CUM COMMERCIAL
PROJECT AT VILLAGE HADAPSAR PUNE, MAHARASHTRA**

Bldg A3 (Rename as Building A1) – 21st Typical Floor Slabs Completed & Terrace Floor slab is in progress

Bldg B2 (Rename as Building B1) – 19th Typical Floor slab Completed

Bldg C1 (Rename as Building C1A)– 19th Typical Floor slab Completed

Bldg C2 (Rename as Building C2)– 19th Typical Floor slab Completed

Bldg C3 (Rename as Building C1B)–18th Typical Floor slab Completed

Bldg C4 (Rename as Building C2A) – Work not Started

Bldg A4 and A5 (Rename as Building A3) – 1st Floor Slab Casting completed and 2nd floor (MIVAN) RCC work is in progress

Bldg A6 & A7 (Rename as Building A4) – Work not Started

Central Podium Area – Podium Floor and Club House 1 (Bliss) RCC work is in progress in 50% area of central Podium

COMPLIANCE TO EC CONDITIONS: SEIAA-EC-0000002311 dt 20.07.2020

PART A - SPECIFIC CONDITIONS		
	Conditions	Compliance
i)	PP to ensure that CER plan gets approved from Municipal Commissioner	Not applicable
ii)	PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF and CC vide F.No.22-34/2018-IA.III dt.04.01.2019.	We agree
iii)	SEIAA decided to grant EC for – FSI: 102633.62 m ² , Non-FSI:85110.90 m ² and Total BUA: 187744.52m ² (Plan Approval no-CC/1574/19, Dated-14.10.2019)	We agree
General Conditions:		
I	E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.	The household E-waste will be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.
II	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.	Noted
III	This environmental clearance is issued subject to obtaining NOC from Forestry and Wild life angle including clearance from the standing committee of the National Board for Wild life as if applicable and this environment clearance does not necessarily implies that Forestry and Wild life clearance granted to the project which will be considered separately on merit.	Not applicable

IV	PP has to abide by the conditions stipulated by SEAC and SEIAA.	Yes we agree
V	The height, Construction built up area of proposed construction shall be in accordance with the existing FSI/FAR norms of the urban local body and it should ensure the same along with survey number before approving layout plan and before according commencement certificate to proposed work. Plan approving authority should also ensure the zoning permissibility for the proposed project as per the approved development plan of the area.	Building plans are approved by PMC as per norms.
VI	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.	We have obtained Consent to Establish from Maharashtra Pollution Control Board vide letter No Format 1.0/BO/CAC-CELL/CE/CAC-9980 dated 01.09.2016. Revalidation and expansion of the consent to Establish vide letter No Format 1.0/CC/UAN No.0000197634/CR/ 2408002152 dated 27/08/2024
VII	All required sanitary and hygienic measures should be in place before starting construction activities and to be maintained throughout the Construction phase.	Temporary sanitation with separate toilets with septic tanks, soak pits for workers is provided on the site.
VIII	Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured	Adequate drinking water and sanitary facilities has been provided to workers. The waste generated from the labour has been mostly household waste, which is collected and disposed in Municipal Solid Waste Management Facility.

IX	The solid waste generated should be properly collected and segregated. dry/inert solid waste should be disposed off to the approved sites for land filling after recovering recyclable material.	Solid waste has been properly collected and segregated at source. Wet garbage will be treated in Mechanical composting machine and generated manure is used for the Gardening. Dry solid waste will be disposed of on municipal solid waste management system.
X	Disposal of muck 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	The muck is disposed with the permissions of competent authority at approved site. 35 feet barricading is done considering general safety and health aspect of people. Re-utilization strategy for construction debris is followed. Aggregates are recycled for filling application.
XI	Arrangement shall be made that waste water and storm water do not get mixed.	We will make such arrangement that storm water and waste water not get mixed. Separate pipeline for SWD and waste water will be provided.
XII	All the topsoil excavated during construction activities should be stored for use in horticulture/ Landscape development within the project site.	Noted.
XIII	Additional soil for leveling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.	Natural drainage system of area will not disturb. The construction has been done by taking advantage of natural contour.
XIV	Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.	The landscape will be developed considering CPCB guidelines including selection of plant species. The tree species which planted will be of local variety.
XV	Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.	Soil and water a sample are monitored regularly from MoEF/ NABL recognized laboratory. Copy of the report is attached.

XVI	Construction spoils, including bituminous material and other hazardous materials must not be allowed to contaminate watercourses and the dumpsites for such material must be secured so that they should not leach into the ground water.	Such types of wastes will not anticipate in this activity. However, all possible measures shall be taken to avoid contamination of water bodies/streams.
XVII	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.	Hazardous waste will not anticipate during construction phase as it is residential cum commercial project.
XVIII	The diesel generator sets to be used during construction phase should be low sulphur diesel type and Should conform to Environments (Protection) Rules prescribed for air and noise emission standards.	The DG sets provided is of enclosed type and as per CPCB norms. One no of DG having 500 kVA capacity is installed on site for emergency backup.
XIX	The diesel required for operating DG sets shall be stored in underground tanks and if required, clearance from concern authority shall be taken.	The diesel is procured as and when required. No storage on site.
XX	Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.	Regular maintenance of construction vehicles is carried out to keep them in good condition. The vehicles having PUC certificate will only be hired. Adequate parking space has been made for construction vehicles inside the construction premises to lessen the impacts on traffic in surrounding areas.

XXI	Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.	The noise quality as well as air quality is monitored from MoEF and CC recognized laboratory. Copy of the report is attached.
XXII	Fly ash should be used as building material in the construction as per the provisions of Fly Ash Notification of September 1999 and amended as on 27th August, 2003. (The above condition is applicable only if the project site is located within the 100Km of Thermal Power Stations).	Fly ash containing bricks (AAC Type) has been used for construction.
XXIII	Ready mixed concrete must be used in building construction.	Ready mix concrete with fly ash has been used in the construction.
XXIV	Storm water control and its re-use as per CGWB and BIS standards for various applications.	The provision of Roof top rain water harvesting through collection tank will be made. The overflow of the tank has been joined to the Municipal Storm Water drains. Storm water control and its reuse will be as per Central Ground Water Board and BIS standards for various specifications.
XXV	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.	Complying the same by use of pre-mixed concrete, curing agents and other best practices in NBC.
XXVI	The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.	We will not use the ground water during the construction as well as operational phase.

XXVII	The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and are port in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Discharge of this unused treated affluent, if any should be discharge in the sewer line. Treated effluent emanating from STP shall be recycled/refused to the maximum extent possible. Discharge of this unused treated affluent, if any should be discharge in the sewer line. Treatment of 100%gray water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP.	The installation of the Sewage Treatment Plant (STP) will be certified by an independent expert before commissioned for operation.
XXVIII	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	We will not use the ground water during the construction as well as operational phase.
XXIX	Separation of gray and black water should be done by the use of dual plumbing line for separation of gray and black water.	Instead of the grey and black water separation we will make the provision of STP. Dual plumbing lines will be used for recycled water and fresh water.
XXX	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	A Water efficient sanitary feature, including showers, low flush, dual cistern, will be provided.

XXXI	Use of glass may be reduced up to 40percentto reduce the electricity consumption and load on air conditioning. If necessary, use high quality double glass with special reflective coating in windows.	The use of glass will be less than 40%
XXXII	Roof should meet prescriptive requirement as per Energy Conservation Building Code by using appropriate thermal insulation material to fulfill requirement.	Roof will be as per the prescriptive requirement specified in Energy Conservation Building Code. Roofing material: Total 8" thick (Slab + 2" Brick bat Coba + China Chips flooring)
XXXIII	Energy conservation measures like installation of CFLs /TFLs for the lighting the areas outside the building should be integral part of the project design and should be in place before project commissioning. Use CFL sand TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines /rules ofthe regulatory authority toavoid mercury contamination.Use of solar panels may bedone to the extent possible like installing solar street lights, common solar water heaters system. Project proponent should install, after checking feasibility, solar plus hybrid non-conventional energy source as source of energy.	Solar street lights and solar hot water system will be provided.

XXXIV	Diesel power generating sets proposed as source of backup power for elevators and common are 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. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.	During operation phase, the provision of DG Sets is as per EPA-1986 as well as, guidelines for DG Set installation is followed. DG Set is with acoustic enclosures and is using low Sulphur diesel. The stack heights is as per MPCB prescribed norms. The enclosed type DG sets for common area like Staircase lift lobby, water and Sewage Pumps, STP, OG tanks etc. will be provided. 1 Nos DG installed on site 500 KVA for construction purpose
XXXV	Noise should be controlled to ensure that it does not exceed the prescribed standards. During nighttime the noise levels measured at the boundary of the building shall be restricted to the permissible levels to Comply with the prevalent regulations.	The noise levels are monitored regularly from MoEF recognized laboratory. Copy of the Noise monitoring report is attached
XXXVI	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	Entry and Exit to the project will be located in such way that it won't affect traffic on the adjoining roads. Also sufficient parking space will be provided for completed buildings.
XXXVII	Opaque wall should meet prescriptive requirement as per Energy Conservation Building Code, which is proposed to be mandatory for all air-conditioned spaces while it is aspiration for non-air-conditioned spaces by use of appropriate thermal insulation material to fulfill requirement.	Noted

XXXVIII	The building should have adequate distance between them to allow movement of fresh air and passage Of natural light, air and ventilation	The Buildings will have adequate distance between them to allow movement of fresh air and passage of natural light, air and ventilation to the premises.
XXXIX	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.	The Regular supervision is carried out by the project in-charge and supervisors are trained in Environmental Management measures.
XL	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	We have obtained Environmental Clearance Vide Letter No. SEIAA-EC-0000002311 dt 20.07.2020 from SEIAA, Maharashtra
XLI	Six monthly monitoring reports should be submitted to the Regional office MoEF, Bhopal with copy to this department and MPCB.	The six-monthly Compliance Reports to Regional Office, MoEF and CC Nagpur, Env. Dept. Govt. of Maharashtra and MPCB have been submitted.
XLII	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 in Para 2. Prior certification from appropriate authority shall be Obtained.	We agree

XLIII	Wet garbage 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. Local authority should ensure this.	We will provide Mechanical Composting on site to treat the wet waste and inert waste will be given to municipal vendor.
XLIV	Local body should ensure that no occupation certification is issued prior to operation of STP/MSW site etc. with due permission of MPCB.	Agreed. STP, green belt facilities will be developed before the OC.
XLV	A complete set of all the documents submitted to Department should be forwarded to the Local authority and MPCB.	Agreed
XLVI	In the case of any change(s) in the scope of the project, the project would require a fresh appraisal by this Department.	Agreed
XLVII	A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.	Separate funds will be allocated for implementation of environmental protection measures/EMP.
XLVIII	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 and year-wise expenditure should reported to the MPCB and this department.	Separate funds are allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up is as given in Annexure
XLIX	The project management shall advertise at least in two local newspapers widely circulated in the region around the project.	The advertisements are published in two newspapers. Copy of the same is attached in Annexure.

	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 EC and copies of clearance letter are available with the MPCB and may also be seen at Website at http://ec.maharashtra.gov.in .	
L	Project management should submit half yearly compliance reports in respect of the stipulated prior environment clearance terms and conditions in hard & soft copies to the MPCB & this department, on 1 st June & 1 st December of each calendar year.	We have submitted the half yearly compliance reports to Environment Department Mantralaya, Regional office, MPCB & MoEFCC Nagpur.
LI	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.	We agree
LII	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 ₂ , NO _x (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	We have uploaded the status of compliance of the stipulated EC conditions, including results of monitored data. Weblink: https://dostirealty.com/compliance

	in the public domain.	
LIII	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 RO, MoEF, the respective Zonal Office of CPCB and the SPCB.	We have submitted EC conditions Compliance reports to MoEF, Nagpur, MPCB office and Environment Department, Mantralaya.
LIV	The environmental statement for each financial year ending 31 st March in Form-V as is mandated to be submitted by the project proponent to the concerned SPCB as prescribed under the EPA. 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	We are regularly submitting environmental statement.
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	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.	
6	The Environment department reserves the right to add any stringent condition or to revoke the clearance if conditions stipulated are not implemented to the satisfaction of the department or for that matter, for any other administrative reason.	Noted
7	Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification, 2006, and amendments by MoEF and CC Notification dated 29th April, 2015.	Noted
8	In case of any deviation or alteration in the project proposed from those submitted to this department for clearance, a fresh reference should be made to the department to assess the adequacy of the condition(s) imposed and to incorporate additional environmental protection measures required, if any.	Noted
9	The above stipulations would be enforced among others under the Water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention and Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986 and rules there under, Hazardous Wastes (Management and Handling) Rules, 1989 and its amendments, the public Liability Insurance Act, 1991 and its amendments.	Noted

10	Any appeal against this Environment clearance shall lie with the National Green Tribunal (Western Zone Bench, Pune), New Administrative Building, 1 st Floor, D-, Wing, Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.	Noted
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ANNEXURE-I
SOLID WASTE MANAGEMENT PLAN

- Solid Waste generation from the complex is estimated to be 3,532 kg/day
- The biodegradable component: 2119 kg/day
- Inert, Recyclable waste: 1413 kg/day
- Segregation of dry and wet garbage will be done at source
- Dry garbage as will be segregated and disposed off to recyclers
- Wet garbage/biodegradable matter as leftover food, vegetables will be composted by Mechanical Composting (Eco-Biocompack)

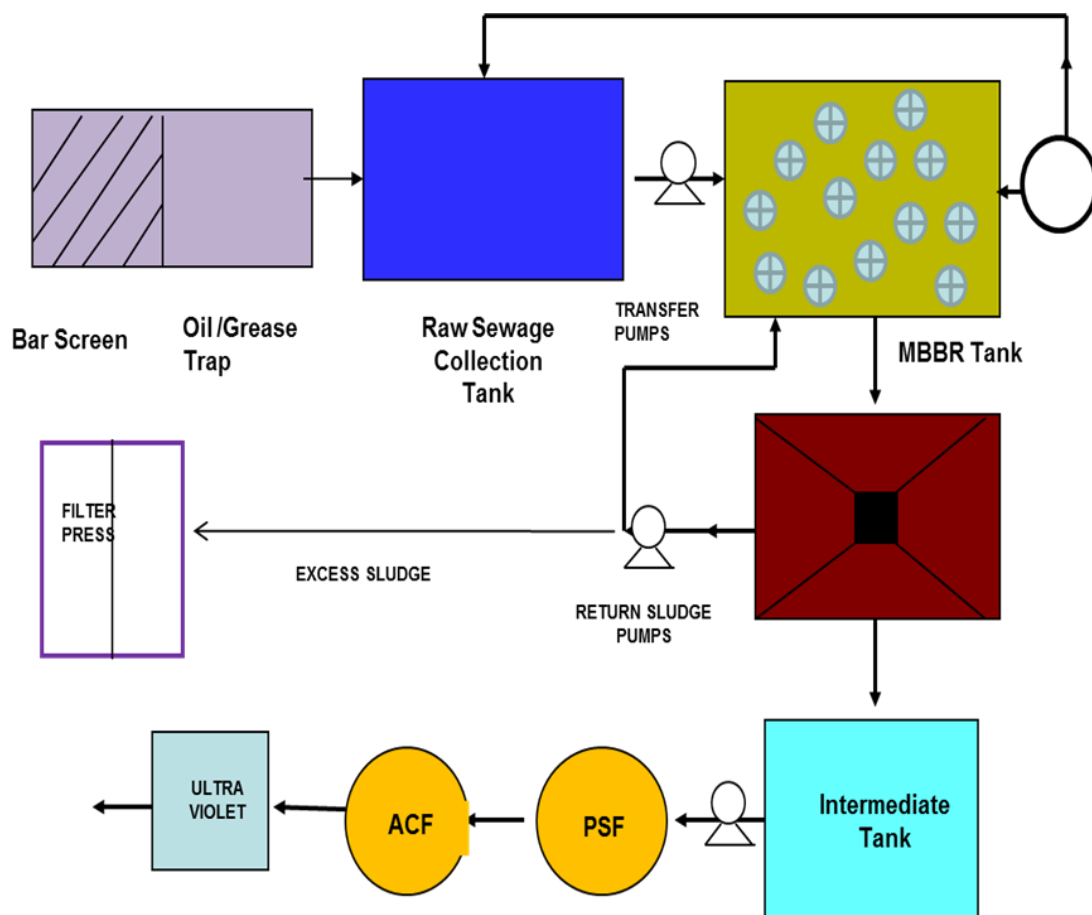
ANNEXURE-II

SEWAGE TREATMENT PLANT

Name of the Unit	Purpose
Bar Screen Chamber	For removing unwanted floating materials
Equalization Tank	To even out the flow variations, and continuous uniform mixing operations with coarse bubble.
Aeration Tank	Activated Sludge Process For developing the bacterial culture, which stabilizes the waste aerators.
Secondary clarifier/Plate settler	To separate out the solids from the treated sewage, And to separate clear supernatant water, Clarifloculator has been proposed with flash mixer to add coagulant to allow more settlement of fine particles.
Pre- Filtration Tank	To collect the supernatant clear water from the settling tank for further treatment.
Filter Press	A Sludge holding tank has been provided with filter press for dewatering sludge. Sludge cakes shall be used as manure.
Pressure Sand Filter	To filter out minute suspended solids if any in the treated water.
Activated Carbon Filter	To remove color and Odor if any in the filtered water.
Final holding tank	To collect the final treated water from then outlet of Activated carbon filter for reuse

Sewage Generation: 888 KLD STP Capacity: 1000 KLD
STP Technology: Moving Bed Biofilm Reactor (MBBR)

STP Flow Sheet



ANNEXURE-III
WATER BUDGET

Particulars	Quantity in KLD
Total Water Requirement	961
Fresh Water Requirement	633
Sewage Generation	888
Water Recycled	335

ANNEXURE IV**ENVIRONMENTAL MANAGEMENT PLAN
DURING CONSTRUCTION PHASE**

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

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

ANNEXURE V

NEWSPAPER ADVERTISEMENT

Business Standard dated 27.07.2020

Business Standard PUNE | MONDAY, 27 JULY 2020

"DOSTI REALTY LIMITED"

Our proposed Amendment and Expansion in Environment Clearance for Construction of Residential cum Commercial Project on Plot bearing at S. No. 112, 112A, 113, 113B, 114, 117, 118, 119, 122, 122A, 123A, 123B, 296, 296 / B, 297, 297A, 318 / P, No. 3, 4, 5, 5A, 10, 11, 11A, 12, 15, 16, proposed residential and commercial project at S. No. 112 / 1A / 3 / 4 / 5 / 5A / 10 / 11 / 11A / 12 / 15 / 16 (pl), Plot No. 1, 112 / 1A / 3 / 4 / 5 / 5A / 10 / 11 / 11A / 12 / 15 / 16 (pl), Plot No. 2 / DP Road, 112 / 1A / 3 / 4 / 5 / 5A / 10 / 11 / 11A / 12 / 15 / 16 (pl), Plot No. 3 / Amenity Space, Pune Solapur Road, Hadapsar, Pune, Maharashtra, was accorded the Environmental Clearance from the Environment Department, Government of Maharashtra.

The copy of the Environmental clearance letter is available with Maharashtra Pollution Control Board web site at www.ecmpcb.in

LokManthan news paper dtd 27.07 2020.

"दोस्ती रीअल्टी लिमिटेड"

आम्हाच्या प्रस्तावित सर्व्हे नं 112, 112ए, 113, 113बी, 114, 117, 118, 119, 122, 122ए, 123ए, 123बी, 296, 296 / बी, 297, 297ए, 318 / बी, नं 3, 4, 5, 5ए, 10, 11, 11ए, 12, 15, 16, प्रस्तावित सर्व्हे नं 112 / 1ए / 3 / 4 / 5 / 5ए / 10 / 11 / 11ए / 12 / 15 / 16 (पार्टी), प्लॉट नं. 1, 112 / 1ए / 3 / 4 / 5 / 5ए / 10 / 11 / 11ए / 12 / 15 / 16 (पार्टी), प्लॉट नं. 2 / डीपी रोड 112 / 1ए / 3 / 4 / 5 / 5ए / 10 / 11 / 11ए / 12 / 15 / 16 (पार्टी), प्लॉट नं. 3 / अमेनिटी स्पेस, पुणे सोलापूर रोड, हदपसर, पुणे, महाराष्ट्र येथील रहिवासी व व्यावसायिक इकलव्यवस्था सुधारिकरण आणि वित्तीयकयनाला पर्यावरण विभाग महाराष्ट्र शासन मुंबई, यांनाकडून पर्यावरण विषयक मंजूरी देण्यात आली आहे.

संदर्भ पर्यावरण विषयक मंजूरीची प्रत महाराष्ट्र प्रदूषण नियंत्रण मंडळ संकेत www.ecmpcb.in या संकेतस्थळावर उपलब्ध आहे.

SITE PHOTOGRAPHS

LABOUR CAMP



**DRINKING FACILITY PROVIDED FOR
LABOUR CAMP**



**SANITARY FACILITY PROVIDED FOR
LABOUR ON SITE**



**DG SET PROVIDED FOR THE
CONSTRUCTION PURPOSE**



**STP PROVIDED FOR SEWAGE
TRETAMENT GENERATED FROM
LABOUR CAMP**



**PUC CERTIFICATE OF THE VEHICLE
CARRYING BUILDING MATERIAL ON SITE**

Form : 9
(See rules 11a (2))

Pollution Under Control Certificate
Authorised By :
Government of Maharashtra

Date : 18/11/2024
Time : 16:55:14 PM
Validity upto : 17/11/2025

Certificate SL. No. : MH01400420027537
Registration No. : MH12VT5630
Date of Registration : 09/Nov/2023
Month & Year of Manufacturing : October-2023
Valid Mobile Number : *****1359
Emission Norms : EURO VI AT STAGE VI
Fuel : CNG ONLY
PUC Code : MH0140042
GSTIN :
Fees : Rs. 125.00
MIL observation : No

Vehicle Photo with Registration plate
60 mm x 30 mm

Sr. No.	Pollutant (as applicable)	Units (as applicable)	Emission limits	Measured Value (upto 2 decimal places)
1	2	3	4	5
Idling Emissions	Carbon Monoxide (CO)	percentage (%)	0.3	0.21
	Hydrocarbon, (THC/HC)	ppm	200.0	190.82
High idling emissions	CO	percentage (%)	0.0	0.0
	RPM	RPM	2500 ± 200	0.0
	Lambda	-	1 ± 0.03	0.0
Smoke Density	Light absorption coefficient	1/metre		

This PUC certificate is system generated through the national register of motor vehicles and does not require any signature.

Note : 1. Vehicle owners to link their mobile numbers to registered vehicle by logging to <https://puc.parivahan.gov.in>

Authorised Signature with stamp of PUC Operator
60mm x 20 mm



Recognised by Ministry of Environment and Forests (MoEF) / Central Pollution Control Board Govt. of India (CPCB)
and ISO/IEC 17025:2017 (NABL), ISO 9001:2015, ISO 45001 : 2018 and ISO 14001 : 2015 Certified Company

TEST REPORT				
Test Report No: -	GESEC/PRO/AAQM/2025-26/05/1496		Report Date	13.05.2025
Sample ID: -	GESEC/PRO/AAQM/2025-26/05/1496			
Name & Address of the Customer	M/s DOSTI REALTY LIMITED. Proposed Residential project at Pune Solapur Road, Hadapsar, Pune, Maharashtra			
AMBIENT AIR SAMPLE DETAILS				
Type	Sampling Location	Sampling done by	Sampling Time (Total Hrs)	
Ambient Air	Project Site	Pristine Consultants	8 Hrs.	
Date of Sampling	Sample Receipt Date	Analysis Start Date	Analysis End Date	
06.05.2025	07.05.2025	07.05.2025	13.05.2025	
Parameters	Method	Unit	NAAQ Standards	Result
Particulate Matter PM ₁₀	CPCB Guidelines, Volume I ,36/2012-13, Page no. 11	µg/m ³	≤ 100	75.3
Particulate Matter PM _{2.5}	CPCB Guidelines, Volume I ,36/2012-13, Page no. 15	µg/m ³	≤ 60	22.4
Sulphur Dioxide (SO ₂)	CPCB Guidelines, Volume I ,36/2012-13, Page no. 01	µg/m ³	≤ 80	32.7
Oxide of Nitrogen (NO ₂)	CPCB Guidelines, Volume I ,36/2012-13, Page no. 07	µg/m ³	≤ 80	42.1
Remark-				
➤ All above results are within National Ambient Air Quality standards.				
GREEN ENVIROSAFE PUNE Engineers & Consultant Pvt. Ltd. Mr. Vinod Hande (Technical Manager) Reviewed & Authorized By				

END OF REPORT

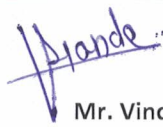
Page 1 of 1

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2. The results shown in this test report may differ based on various factors including temperature, humidity, pressure, retention time etc.
3. The test report cannot be reproduced wholly or in part and cannot be used for promotional or publicity purpose without the written consent of laboratory, GESEC.
4. Samples will be retained for a period of seven (7) days after completion of analysis. Longer retention periods can be arranged, on request of the customer.
5. We strictly maintain the confidentiality of all test result of sample(s) collected by us/ supplied by customer and not revel to third party unless required by the statutory or legal requirement.
6. If on site their is no proper sampling location, Source or port available the results of testing are not challenge.
7. MoEF approved Lab by Govt. of India. till 28/02/2026 and NABL approved by Quality Council of India. till 28/02/2026.

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TEST REPORT

Test Report No: -	GESEC/PRO/ANLM/2025-26/05/1497	Report Date	13.05.2025
Sample ID: -	GESEC/PRO/ANLM/2025-26/05/1497		
Name & Address of the Customer	M/s DOSTI REALTY LIMITED. Proposed Residential project at Pune Solapur Road, Hadapsar, Pune, Maharashtra		
AMBIENT NOISE SAMPLE DETAILS			
Type	Ambient Noise		
Sampling done by	Pristine Consultants		
Standard method	As Per IS: 9989:2020		
Date of Monitoring	06.05.2025		
Timing of Monitoring	Unit	Results	CPCB Standards dB(A)
Location	Project site		
Day	dB(A) Leq	55.6	55
Night	dB(A) Leq	45.1	45
Remark- ➤ Limit During Day time < 55. (Day time shall mean from 6.00 am to 10.00 pm.) Limit During Night time < 45. (Night time shall mean from 10.00 pm to 6.00 am.)			
		  Mr. Vinod Hande (Technical Manager) Reviewed & Authorized By	

END OF REPORT

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TEST REPORT

Test Report No – GESEC/PRO/DW/2025-26/05/1498	Date of Reporting	13.05.2025
Sample ID - GESEC/PRO/DW/2025-26/05/1498	Sample Details	Drinking Water
Name & Address of the Customer –	Type of Sample	Water
M/s DOSTI REALTY LIMITED. Proposed Residential project at Pune Solapur Road, Hadapsar, Pune, Maharashtra	Volume Of Sample	2 Lit Plastic Can
	Sample Status	Sealed
	Sample Collected By	Pristine Consultants
	Date of Sample Collection	06.05.2025
	Analysis start Date	07.05.2025
	Analysis End Date	13.05.2025
	Sampling Location :	Project site

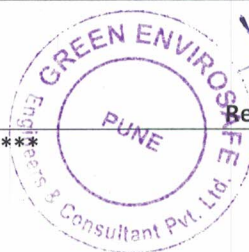
WATER ANALYSIS REPORT

Parameter	Result	Limits as per IS 10500:2012	Unit(s)	Standard Method
Physical Parameter				
Turbidity	<1	Max1	NTU	APHA 2130 B24 th Edition:2023
TDS	108	Max 500	mg/l	APHA 2540 C 24 th Edition:2023
Color	<5	Max 5	Hazen	APHA 2120 B 24 th Edition:2023
Chemical Parameter				
pH	7.74	6.5 to 8.5	--	APHA 4500 H+ B 24 th Edition:2023
Total Hardness	152	Max 200	mg/l	APHA 2340 C 24 th Edition:2023
Total Alkalinity	134	Max 200	mg/l	APHA 2320 B 24 th Edition:2023
Sulphate	BDL	Max 200	mg/l	APHA 4500-SO4 - E 24 th Edition:2023
Chloride	18.7	Max 250	mg/l	APHA 4500-Cl-B 24 th Edition:2023
Calcium (as Ca)	5.2	Max 75	mg/l	APHA 3500-Ca B 24 th Edition:2023
Magnesium (as Mg)	3.6	Max 30	mg/l	IS 3025 (Part 46):2023
Elemental Analysis				
Iron as Fe	<0.1	Max 0.3	mg/l	EPA200.7
Microbiological Parameter				
Total Coliform	Absent	Absent	/100ml	APHA 9222, J, 24th Ed. 2023
E.coli.	Absent	Absent	/100ml	APHA 9222, J, 24th Ed. 2023

Remark(s):

- The above water sample is Comply with required limit as per IS 10500:2012 for above tested parameters.
- BDL – Below Detectable Limit.

END OF REPORT



Hande
 Mr. Vinod Hande
 (Technical Manager)
 Reviewed & Authorized By

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TEST REPORT				
Test Report No: GESEC/PRO/SL/2025-26/05/1499			Date of Report	13.05.2025
Sample ID: GESEC/PRO/SL/2025-26/05/1499			Date of Sampling	06.05.2025
Name & Address of the Customer – M/s DOSTI REALTY LIMITED. Proposed Residential project at Pune Solapur Road, Hadapsar, Pune, Maharashtra			Start Date of Analysis	07.05.2025
			End Date of Analysis	13.05.2025
			Sample Details	Soil
			Nature of sample	Solid
			Sample Collected By	Pristine Consultants
Sample Collected By				
Parameter	Result	Unit	Standard Method	
Colour	Black	--	By Visual	
pH	7.89	--	Manual Soil Testing in India (Dept of Agriculture and cooperation, Ministry of Agri Gov. of India, page No.77 : 2011	
Water Content/Moisture	5.2	%	ICARDA-Methods of soil, Plant and water analysis, Page No. 26:2013	
Electrical Conductivity	6.3	mhos/Cm	ICARDA-Methods of soil, Plant and water analysis, Page No. 67-68:2013	
Organic Carbon	10.2	%	ICARDA-Methods of soil, Plant and water analysis, Page No. 74 :2013	
Cation Exchange Capacity	65.2	Meq/100gm	ICARDA-Methods of soil, Plant and water analysis, Page No.78 & 79 :2013	
Available Nitrogen	106	mg/Kg	ICARDA-Methods of soil, Plant and water analysis, Page No. 90-93:2013	
Available Phosphorous as PO4	92.3	mg/Kg	ISRIC, Page No.14-1:2002	
Available Potassium as K	71.2	mg/Kg	Food and agriculture organization Sec III,8-1,Page no115	
Sodium	3.2	mg/kg	USEPA SW 846/6010 C	
Copper	<2	mg/kg	GESEC/LAB/SOP/ICP-OES/05	
Zinc	<2.5	mg/kg	GESEC/LAB/SOP/ICP-OES/05	
Total Chromium	<5	mg/kg	GESEC/LAB/SOP/ICP-OES/05	
Cadmium	<5	mg/kg	GESEC/LAB/SOP/ICP-OES/05	
Lead	<1	mg/kg	GESEC/LAB/SOP/ICP-OES/05	
GREEN ENVIROSAFE PUNE Hande Mr. Vinod Hande (Technical Manager) Reviewed & Authorized By				

END OF REPORT

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