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MINUTES OF 7TH MEETING OF STATE ENVIRONMENT IMPACT ASSESSMENT AUTHORITY, UNION TERRITORY, CHANDIGARH HELD ON 13.01.2015 AT 11:00 A.M. UNDER THE CHAIRMANSHIP OF DR. VEER SINGH, CHAIRMAN, STATE ENVIRONMENT IMPACT ASSESSMENT AUTHORITY, UNION TERRITORY, CHANDIGARH

A meeting of State Environment Impact Assessment Authority, UT, Chandigarh was held on 13.01.2015 at 11:00 A.M. in the Library room at 2nd floor, Paryavaran Bhawan, Sector 19-B, Chandigarh to discuss the case of environmental clearance of M/s Berkeley Realtech Ltd for its commercial complex namely "BERKELEY SQUARE" at Plot No. 24, Industrial Area, Phase - I, Chandigarh:-

Following members were present in the meeting:-

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| 1. | Prof. S.K.Sharma,
Department of Environmental Engineering,
Punjab Engineering College,
Chandigarh. | Member |
| 2. | Sh. Santosh Kumar, IFS
Director Environment
Chandigarh Administration. | Member Secretary |
| 3. | Sh. PJS Dadhwal
Additional Director
Environment Department, Chandigarh | Special Invitee |

The Member Secretary, SEIAA apprised the chairman as well as the member about the project, in detail. This project has recently been recommended by the SEAC for the grant of environmental clearance subject to the conditions mentioned in the recommendations conveyed vide its letter dated 24.12.2014.

The SEIAA, thoroughly gone through the prescribed application form - I and IA along with the documents. The proposed project is a Commercial project, comprises of offices and retail. The building consisting of 3 basements, 1 lower and upper ground floor and 6 floors on the total land area of 4470.95 Sqm. with built-up area of 22019.82 at the cost of Rs.20 Crore

approximately. The building provides parking at -3 basements, lower ground and third floor. The source of water supply is Municipal Corporation, Chandigarh. The total domestic water requirement is 38.56 KLD and 20 KLD for cooling purposes. 30 KLD treated waste water will be generated out of which 13 KLD will be used for flushing and 17.84 KLD will be used for cooling purpose. The net fresh water requirement will be 27.72 KLD. The power requirement is 1808 KW which will be supplied by Electricity Department, Chandigarh. Apart from this, Two (2) Nos. DG set of 600KVA and One (1) No DG set of 320 KVA shall also be installed. The designed population of the project is 280 persons in regular/fixed population and 1617 persons in floating population. The solid waste generated shall be 360 Kg/day which will be collected separately as Bio-degradable and Non-biodegradable waste as per the MSW Rules, 2000. The parking of 358 ECS has been provided. During construction phase Rs. 19.50 lacs has been incurred for implementation of Environmental Management Plan and Rs. 10.00 lacs/annum has been incurred on account of recurring charges. During operation phase, Rs. 16.5 lacs will be incurred for implementation of EMP and Rs. 7.00 lacs/ annum will be incurred on account of recurring charges. Rs. 5 Lacs will be utilized towards the activities to be undertaken under CSR and the implementation of CSR will be responsibility of the Director of the company.

It was observed by the SEIAA that the project proponent has violated the provisions of EIA notification, 2006 and amendments issued there under, by not obtaining the prior environmental clearance from the competent authority i.e. SEIAA, Chandigarh in this case. The SEAC, Chandigarh had also made note of the same. The matter relating to violation had also been put up by the project proponent before their Board of Directors and a commitment in a form of board resolution had also been furnished by the project proponent to the effect that violations will not be repeated in future.

The SEAC, Chandigarh had also observed that the case is required to be dealt as per the procedure mentioned in the Office Memorandum

dated 12.12.2012 of the Ministry of Environment & Forests as amended on 27.06.2013 since the project proponent has violated the provisions of EIA notification dated 14.09.2006 by starting construction of the project without obtaining prior environmental clearance under the said notification. It was informed by Sh. P.J.S.Dadhwal, Additional Director (Env.) and Member Secretary, Chandigarh Pollution Control Committee, Chandigarh that the Union Territory of Chandigarh has initiated action against the project proponent, on the violation by invoking the powers u/s 19 of the EPA 1986 for taking necessary legal action u/s 15 of the Act.

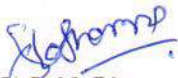
Mr. Ranjeev Dahuja, Director of M/s Berkeley Realtech Ltd., was also present before the Authority. The Chairman, SEIAA asked the Project proponent that whether the proponent has completed the construction of building as on date. On which, the proponent Sh. Ranjeev Dahuja replied that the building is constructed completely and no further construction is required to take place except finishing. In response to the query by Chairman that what is the built up area of the building constructed, Sh. Ranjeev Dahuja informed that the total built up area of the building is 22019.82 Sq.m. On being asked under what circumstances the proponent has started the construction without obtaining prior environmental clearance, he informed that there was some confusion in the built up area. The Department of Architecture and Estate Office, U.T., Chandigarh had calculated the area to be 19920.235 Sq.m. as per sanctioned map. They were left under the impression that their project did not come under the purview of the EIA notification dated 14.09.2006 as the built up area of the project was less than 20,000 Sq.m. The SEIAA, Chandigarh observed that as per Form I/IA submitted by the proponent Sh. Ranjeev Dahuja, the total built up area of the building is 22019.82 Sq.m. and the same has been admitted by the project proponent Sh. Ranjeev Dahuja in the meeting.

However, on the basis of merit and detail deliberations, the authority unanimously resolved to grant environment clearance to the project proponent subject to the conditions imposed by the State Expert Appraisal

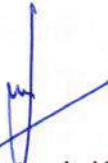
Committee, Chandigarh in its recommendations conveyed vide letter dated 24.12.2014 including with following condition:-

"That this environmental clearance is subject to obtaining prior clearance from forestry and wildlife angle including clearance from the Standing committee of National Board for Wildlife, as applicable, as the proposed site falls within 10 K.M. of notified Wildlife Sanctuary (Sukhna Wildlife Sanctuary and City Bird Sanctuary) and Eco sensitive zone around these sanctuaries have not been notified as yet. It is categorically stated that grant of environmental clearance would not necessarily imply that forestry and wildlife clearance shall be granted to the project and that their proposals for forestry and wildlife clearance shall be considered by the respective authority on merit and decision taken. The investment made in the project, if any, based on environmental clearance so granted, in anticipation of the clearance from forestry and wildlife angle, shall be entirely at the cost and risk of the project proponent and SEAC shall not responsible in this regard, in any manner."

The meeting ended with the vote of thanks to the chair.



Prof. S.K.Sharma
Member



Sh. Santosh Kumar
Member Secretary



Dr. Veer Singh
Chairman