

### Brief Summary of “Amritsar One”

S. No.	Description	Details			
1.	Name & Location of the project	Group Housing project namely “Amritsar One” at Shubham Enclave, Besides NH-1, Amritsar, Punjab by M/s ATM Estates Pvt. Ltd..			
2.	Project/activity covered under item of scheduled to the EIA Notification, 14.09.2006	The project falls under Schedule 8(a) - ‘Building & Construction Project’ Category B2 as the built-up area of project is 65,343.18 sq. m.			
3.	Co-ordinates of all the corners of the project site as per following:	The corner co-ordinates of project are given below:			
		S. No	Corner	Latitude	Longitude
		1.	Corner A	31°36'13.27"N	74°56'51.06"E
		2.	Corner B	31°36'10.30"N	74°56'59.09"E
		3.	Corner C	31°36'5.59"N	74°56'55.57"E
		4.	Corner D	31°36'7.40"N	74°56'50.71"E
		5.	Corner E	31°36'9.31"N	74°56'51.74"E
		6.	Corner F	31°36'10.18"N	74°56'49.48"E
4.	Copy of the Master plan duly marked with the project site	The project falls under residential zone as per the Master Plan of Amritsar. Copy of the same showing project location is enclosed along with application.			
5.	Copy of duly signed Layout plan	Approved Layout Plan submitted with application.			
6.	Pre-feasibility report as per Ministry of Environment & Forests, Circular dated 30.12.2010.	PFR is not applicable for 8(a) project. While, Conceptual plan mentioning is submitted.			
7.	Proof of ownership of land mentioning Khasra no. & ownership details (Latest Jamabandi or Registry)	Land Documents has been submitted along with application (Hadbast No.47, Khasra No. - 1363,1364,1365,1415,1416,1417,1418,1419,1420, 1421,1422,1423,1424,1425,1427,1439,1440 & 1441			
8.	Details as per CLU certificate like Khasra no., Project area (Existing & after expansion)	Approval for change in land use has been obtained from MC, Amritsar and letter is enclosed along with application.			
9.	Copy of Memorandum of Article & Association/ partnership deed/ undertaking of sole proprietorship/ list of Directors and names of other persons responsible for managing	MoA & AoA of M/s ATM Estates Pvt. Ltd. has been submitted. Current list of directors is also submitted.			

	the day-to-day affairs of the project.			
10.	Proposed ToRs (based on the standard ToRs)	Not Applicable as project falls under Schedule 8(a).		
11.	Does it attract the general condition? If yes, please specify	No		
12.	Whether the proposal involves approval/clearance under the Forest (Conservation) Act, 1980	No. The project does not involve any forest land.		
13.	Does the project cover under PLPA, 1900	No		
14.	If the project falls within 10 km of eco-sensitive area/ National park/ Wild Life Sanctuary. If yes, a. Name of eco-sensitive area/ National park/ Wild Life Sanctuary and distance from the project site. b. Status of clearance from the National Board for Wild Life (NBWL).	There is no wildlife or bird sanctuary located within 10 km of the project location.		
15.	Classification/Land use pattern as per Master Plan	As per Master Plan of Amritsar, project site falls within the Residential zone.		
16.	Cost of the project	The total estimated cost of the project including land & construction work is Rs. 137.46 Crores		
17.	Processing Fee details (Amount/NEFT no./dated)	The processing fees for environmental clearance application@ Rs. 2/sq.m. of total built-up area. During earlier Environmental Clearance the built-up area of the project is 51,383.45 sq.m. Fees as per increased Built up area 2*13,978.40 = Rs. 27,920 has been paid vide UTR No. BARBX21337449434 dated 04.12.2021		
18.	Detail of various components			
	<b>S.no</b>	<b>Description</b>	<b>Particulars</b>	<b>Unit</b>
	1.	Plot Area	32,685.28 (3.27 ha)	sq. m.
	2.	Built-up Area	65,343.18	sq. m.
	3.	Number of Building Blocks	484 residential flats including EWS flats and club building	-
	4.	Total no. of Saleable DU's	484 DUs	-
	5.	Max. Height of Building	38.3 m	m
	6.	Max. No. of Floors	Stilt + 10	-

7.	Expected Population	2,722	Persons
8.	Permissible Ground Coverage Area (@ 35%)	11,439.85	sq. m.
9.	Proposed Ground Coverage @ 34.84 %	11,387.33	sq. m.
10.	Permissible FAR (@165%)	53,930.71	sq. m.
11.	Achieved FAR (@ 157.15%)	51,364.78	sq. m.
12.	Proposed Non-FAR	13,978.40	sq. m.
13.	Total FAR and Non FAR Area	65,343.18	sq. m.
14.	Total Water Requirement	333	KLD
15.	Freshwater requirement	220	KLD
16.	Wastewater Generation	266	KLD
17.	Proposed STP Capacity	300 KLD capacity based on MBBR technology followed by UF Plant	-
18.	Treated Water Available for Reuse	261	KLD
19.	Recycled Water	Flushing: 113 Landscaping in Summer: 29 Landscaping in Winter: 10 Landscaping in Monsoon: 3	KLD KLD KLD KLD
20.	Surplus treated water	Summer: 119 Winter: 138 Monsoon: 145	KLD KLD KLD
21.	Rain Water Harvesting Potential	337	m <sup>3</sup> /hr
22.	Proposed Total Parking	461	ECS
23.	Covered Parking	461	ECS
24.	Green Area	5,350.989	sq.m.
25.	Municipal Solid Waste Generation	1,028	kg/day
26.	Quantity of E-Waste Generation- Kg/Day	E-waste generated from the project will be handled as per E-Waste (Management) Rules, 2016 & its amendments.	-
27.	Quantity of Hazardous Waste Generation	Used oil from DG sets will be periodically sold to authorized vendors as per Hazardous Wastes (Management & Handling) Rules, 2020 and its amendments.	-

	28.	Quantity of Sludge Generated from STP	STP sludge (approx. 6 kg/day) will be generated which will be dried and later will be used as manure for green belt development.	-					
19.	Breakup of Water Requirements & source in Operation Phase (Summer, Rainy, Winter):								
	<b>S.No</b>	<b>Season</b>	<b>Freshwater</b>		<b>Reuse water</b>			<b>Total (KLD)</b>	
			<b>Domestic (KLD)</b>	<b>Others (KLD)</b>	<b>Flushing (KLD)</b>	<b>Green area (KLD)</b>	<b>HVAC (KLD)</b>	<b>MC Sewer (KLD)</b>	
	1.	Summer	220	-	113	29	-	119	481
	2.	Winter	220	-	113	10	-	138	481
	3.	Rainy	220	-	113	3	-	145	481
	<b>S.No.</b>	<b>Description</b>			<b>Source of water</b>				
	1.	Domestic			Borewell				
	2.	Flushing purposes			Treated water				
	3.	Green area			Treated water from STP				
20.	Details of acknowledgement of application filed to CGWA/ Competent Authority for obtaining permission for abstraction of ground water.		The source of water during operation phase will be from borewell. CGWA permission has already been obtained; copy is submitted along with application. Application for extracting ground water from borewell is being filled to Punjab Water Regulation and Development Authority (PWRDA).						
21.	Specify block of project site as per CGWA norms (Notified/ Non Notified)		The project falls under non-notified & over-exploited zone. However, as per the latest Notification, CGWA is not processing the ground water application for Punjab state. Punjab Water Regulation and Development Authority (PWRDA) deals with permission for abstraction of ground water. Thus, the project site falls in Chogawan block of Distt. Amritsar which is over-exploited and falls in yellow category as per the block wise ground water resources category and status by Punjab Guidelines for Groundwater Extraction and Conservation, 2020.						
22.	Details of Wastewater generation, Treatment facility & its Disposal arrangements in Construction Phase		During Construction Phase, wastewater generation will be treated in septic tank.						
23.	Details of Wastewater generation, Treatment facility & its Disposal		During Operation Phase, the wastewater generation will be 266 KLD which will be treated in proposed STP of 300						

	arrangements in Operation Phase and if wastewater being disposed in MC sewer then also mention the details of NOC from competent authority	<p>KLD capacity based on MBBR technology followed by UF treatment.</p> <p>The details of the breakup of the utilization of treated wastewater is as under: -</p> <table border="1"> <thead> <tr> <th>Season</th> <th>Flushing (KLD)</th> <th>Green area (KLD)</th> <th>HVAC (KLD)</th> <th>MC Sewer (KLD)</th> </tr> </thead> <tbody> <tr> <td>Summer</td> <td>113</td> <td>29</td> <td>-</td> <td>119</td> </tr> <tr> <td>Winter</td> <td>113</td> <td>10</td> <td>-</td> <td>138</td> </tr> <tr> <td>Monsoon</td> <td>113</td> <td>3</td> <td>-</td> <td>145</td> </tr> </tbody> </table>	Season	Flushing (KLD)	Green area (KLD)	HVAC (KLD)	MC Sewer (KLD)	Summer	113	29	-	119	Winter	113	10	-	138	Monsoon	113	3	-	145
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24.	Details of Rainwater recharging/ Harvesting (m <sup>3</sup> /hr) proposal & technology proposed to be adopted	Total 6 nos. of Rain water recharging pits are proposed for rain water recharging within the project premises. Out of which, 3 has already been constructed within the project premises.																				
25.	Details of Solid waste generation (Qty), treatment facility and its disposal arrangement	<p>a) 1,028 kg/day</p> <p>b) The solid waste shall be duly segregated into biodegradable, non-biodegradable and non-hazardous waste components as per SWM Rules, 2016.</p>																				
26.	Details of Hazardous Waste & E- Waste generation (Qty), Treatment facility and its disposal arrangement	Used oil from DG set will be generated which will be sold to authorized vendor. E-waste generated from the project will be handled as per E-Waste (Management) Rules, 2016 & its amendments.																				
27.	Detail of DG sets	Total 2 nos. of DG set of capacity 500 KVA & 125 KVA have been proposed for power back up.																				
28.	Air pollution control device details	DG set shall be with in-built acoustic enclosure as approved by CPCB and conforming to MoEF Notification.																				
29.	Energy Requirements & Saving	2,750 KVA from Punjab State Power Corporation Limited (PSPCL). LED lights and solar panels have been proposed on the roof top of blocks.																				
30.	Details of Environmental Management Plan	<table border="1"> <thead> <tr> <th>S. No</th> <th>Environmental Protection Measures</th> <th>Capital Cost Rs. Lakh</th> <th>Recurring Cost Rs. Lakh</th> </tr> </thead> <tbody> <tr> <td>1.</td> <td>Construction</td> <td>264</td> <td>13</td> </tr> <tr> <td>2.</td> <td>Operation</td> <td>-</td> <td>19</td> </tr> </tbody> </table>	S. No	Environmental Protection Measures	Capital Cost Rs. Lakh	Recurring Cost Rs. Lakh	1.	Construction	264	13	2.	Operation	-	19								
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1.	Construction	264	13																			
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31.	a) Details of Corporate Environmental	CER is now a part of Environment management plan.																				

	<p>Responsibility (CER) indicating various activities to be undertaken as per the provision of OM dated 01.05.2018.</p> <p>b) Details of NOC from the village Sarpanch, Certificate from the School Principal &amp; concerned Govt. Departments etc.</p>	
32.	<p>Details of green belt development shall include following:</p> <p>a) No. of tree to be planted against the requisite norms.</p> <p>b) Percentage of the area to be developed.</p>	<p>a. No. of trees required = 1 Tree per 80 sq. m. of plot area = 32,685.28 / 80 = 409 trees No. of trees proposed = 425 trees</p> <p>a. Green Area proposed = 5,350.989 sq. m (@ 16.37%)</p>