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ENVIRONMENTAL CLEARANCE

PARIVESH

(Pro-Active and Responsive Facilitation by Interactive, and Virtuous Environmental Single-Window Hub)

Government of India
Ministry of Environment, Forest and Climate Change
(Issued by the State Environment Impact Assessment Authority(SEIAA), Tamil Nadu)

To,

The Managing Partner
LML HOMES LLP
Ankur Manor, 1st Floor, New No. 271(Old No. 182), Mc Nichol Road, Poonamallee -600100

Subject: Grant of Environmental Clearance (EC) to the proposed Project Activity under the provision of EIA Notification 2006-regarding

Sir/Madam,

This is in reference to your application for Environmental Clearance (EC) in respect of project submitted to the SEIAA vide proposal number SIA/TN/MIS/261135/2022 dated 07 Jun 2022. The particulars of the environmental clearance granted to the project are as below.

1.	**EC Identification No.**	**EC22B038TN127461**
2.	**File No.**	9118
3.	**Project Type**	New
4.	**Category**	B2
5.	**Project/Activity including Schedule No.**	8(a) Building and Construction projects
6.	**Name of Project**	Proposed Construction of Residential Building
7.	**Name of Company/Organization**	LML HOMES LLP
8.	**Location of Project**	Tamil Nadu
9.	**TOR Date**	N/A

The project details along with terms and conditions are appended herewith from page no 2 onwards.

Date: 27/06/2022

(e-signed)
Thiru.Deepak S.Bilgi
Member Secretary
SEIAA - (Tamil Nadu)

Note: A valid environmental clearance shall be one that has EC identification number & E-Sign generated from PARIVESH.Please quote identification number in all future correspondence.

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सत्यमेव जयते

THIRU.DEEPAK S.BILGI, I.F.S.
MEMBER SECRETARY

STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY-TAMILNADU
3rd Floor, Panagal Maaligai,
No.1, Jeenis Road, Saidapet,
Chennai - 600 015.
Phone No. 044-243599
Fax No. 044-243599

ENVIRONMENTAL CLEARANCE (EC)

Letter No. SEIAA-TN/F.No.9118/EC/8(a)/846/2022 dated:17.06.2022

Sir/Madam,

Sub: SEIAA, TN - Environmental Clearance – Proposed construction of residential building at S.No. 19/1, 19/2, 19/6, 19/7, 19/8 of Tambaram Village, Tambaram Taluk, Chengalpattu District, Tamil Nadu by M/s.LML Homes LLP under Category "B" of item 8(a) "Building & Construction Projects" of the Schedule to the EIA Notification, 2006 - Issued - Regarding.

Ref: 1. Online Proposal No. SIA/TN/MIS/261135/2022, dated 11.03.2022
2. Your application for Environmental Clearance dated: 24.03.2022
3. Minutes of the 276th meeting of SEAC held on 21.05.2022
4. Minutes of the 521th Authority meeting held on 17.06.2022

*****

This has reference to your application 1st& 2nd cited, for the proposed construction of residential building by M/s.LML Homes LLP under Category "B2" and Schedule Sl. No. 8 (a) – Building & Construction projects under the Environment Impact Assessment Notification, 2006, as amended.

The Competent Authority and Authorized Signatory furnished the detailed information in Form 1, Form 1A, Conceptual plan and liquidate enclosures are as Annexures:

Annexure 1

S. No	Description	Details
1.	Name of the Project	Proposed construction of residential building by M/s.LML

17/6/2022

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SEIAA-TN

<table>
<tr><td></td><td></td><td>Homes LLP</td></tr>
<tr><td>2.</td><td>Location

Latitude & Longitude</td><td>S.No. 19/1, 19/2, 19/6, 19/7, 19/8 of Tambaram Village, Tambaram Taluk, Chengalpattu District, Tamil Nadu

<table>
<tr><td>12°56'13.50"N</td><td>80°5'59.06"E</td></tr>
<tr><td>12°56'12.55"N</td><td>80°6'2.49"E</td></tr>
<tr><td>12°56'12.38"N</td><td>80°6'0.84"E</td></tr>
<tr><td>12°56'12.07"N</td><td>80°6'2.34"E</td></tr>
<tr><td>12°56'11.05"N</td><td>80°6'0.46"E</td></tr>
<tr><td>12°56'10.41"N</td><td>80°5'6.00"E</td></tr>
</table></td></tr>
<tr><td>3.</td><td>Type of Project</td><td>Building and Construction projects
Schedule 8 (a)</td></tr>
<tr><td>4.</td><td>Brief Description of the project</td><td>The proposal consists of – Block A: Basement Floor+ Stilt floor+ 12 Floors with 192 Nos of dwelling units with plot area – 5800 Sq.m and built up area – 25436.44 Sq.m</td></tr>
<tr><td>5.</td><td>Total Area (in sq. m)</td><td>
<table>
<tr><th>S.No</th><th>Details</th><th>Area in (Sq.m)</th></tr>
<tr><td>1</td><td>Total Land Area</td><td>5800</td></tr>
<tr><td>2</td><td>Area gifted for road widening</td><td>343.5</td></tr>
<tr><td>3</td><td>Ground Coverage Area of Buildings – 36.30%</td><td>2103.61</td></tr>
<tr><td>4</td><td>Roads and Pavements Area – 25.76%</td><td>1494.22</td></tr>
<tr><td>5</td><td>Surface or open Parking Area – 13.97%</td><td>810</td></tr>
<tr><td>6</td><td>STP, Solid Waste Disposal and Other Utilities Area – 9 %</td><td>522.17</td></tr>
<tr><td>7</td><td>Greenbelt development Area – 15%</td><td>870</td></tr>
</table></td></tr>
<tr><td>6.</td><td>Built up Area (in sq. m)</td><td>Total Built Up Area =25,436.44 Sqm
Total Number of Dwelling units = 192 Numbers
<table>
<tr><td>Name of the Block/Building</td><td>Built-up Area Parking Area & Others if any (Covered Built Up Area) Sq.m</td></tr>
</table></td></tr>
</table>

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		Basement	3488.47
		Stilt	1918.93
		Block A	
		I floor	
		II floor -12th floor	
		Terrace Floor	
		Club House & others	
		Total	5407.4
		Total Built up area Sq.m	**25436.44**
7.	Cost of Project	Rs. 74.90 Crores	
8.	Water requirement KLD	Construction Phase: Total water Requirement – 25 - 30 KLD, which will be sourced through tanker supply. Operation Phase: Total Water Requirement: 140KLD Domestic fresh water requirement – 90KLD Swimming pool – 1KLD (Dechlorinated and Discharged in to storm water drain) Source-CMWSSB Treated water – 49KLD (Flushing, Green belt) Excess treated sewage to Tambaram STP/Avenue plantation – 76KLD	
9.	Quantity of Sewage Generation	Sewage generation – 132 KLD Treated Sewage – 125 KLD	
10.	Treatment plant Capacity	STP capacity is 155 KLD	
11.	Disposal of Sewage	Treated sewage (for Flushing – 46KLD and Green belt – 3KLD Excess treated sewage to Tambaram STP/Avenue plantation – 76KLD	
12.	Components of STP	**STP:** Bar Screen Chamber Equalization tank Pre Aeration Tank SBR Tank	

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<table>
<tr><td></td><td></td><td>Sludge Holding Tank
Decant water Tank
Final Treated Water Tank
Ultra filtration tank</td></tr>
<tr><td>13.</td><td>Quantity of Solid Waste generated per day , Mode of treatment and Disposal of Solid Waste</td><td>
<table>
<tr><th>S.No</th><th>Description</th><th>Quantity (Tons/day)</th><th>Method of Treatment / Disposal</th></tr>
<tr><td>1</td><td>Biodegradable (@40% of waste generated)</td><td>0.209</td><td>Will be treated in Organic Waste Converter and used as manure for gardening</td></tr>
<tr><td>2</td><td>Non - Biodegradable (@ 60% of waste generated)</td><td>0.314</td><td>Sent to authorized recyclers or local bodies for recycling</td></tr>
<tr><td>3</td><td>STP sludge</td><td>7</td><td>will be used as manure for greenbelt development</td></tr>
</table>
</td></tr>
<tr><td>14.</td><td>Power requirement</td><td>2000 kVA (4*500 kVA)
Source-TNEB</td></tr>
<tr><td>15.</td><td>Details of D.G. set with Capacity and Stack Height</td><td>2 No. x 250kVA
Stack height will be provided as per CPCB Norms</td></tr>
<tr><td>16.</td><td>Details of Parking Area</td><td>
<table>
<tr><th>Details</th><th>No. of Car parking</th><th>No of two wheeler parking</th><th>Area allotted for parking in (Sqm)</th></tr>
<tr><td>Total number of Parking in Basement</td><td>86</td><td>134</td><td>3488.47</td></tr>
<tr><td>Total number of parking in Stilt</td><td>52</td><td>136</td><td>1918.93</td></tr>
<tr><td>Total number of parking in ground level (surface parking)</td><td>54</td><td></td><td>810</td></tr>
<tr><td>Total number of Parking required as per DTCP norms</td><td>120</td><td></td><td></td></tr>
<tr><td>Total number of</td><td>192</td><td>270</td><td></td></tr>
</table>
</td></tr>
</table>

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		Parking provided
17.	Details of Green Belt Area	15 % of the plot area will be provided for the development of Green Belt. Area allotted for Green Belt: 870 Sq.m.
18.	Provision for rain water harvesting	Total Annual Rainfall - 3751.5Cum Recharge pit: 9 Nos with Dia 1.2 m, depth 3 m. - 32
19.	EMP Cost (Rs.)	Construction phase – Rs. 97.79 Lakh Operation phase –Rs. 16.9 lakh
20.	CER activities with the specific allocation of funds	The Project Proponent stated that an amount Rs. 75 lakhs shall be spent as CER and the amount shall be spent for development of greenery and infrastructure facilities in Tambaram Sanatorium Hospital (Rs, 50 lakhs) in consultation with the Health Department authorities and for the following activities in Government Higher Secondary School, Perungalathur, Tambaram Municipal Government Higher Secondary School & MBN Government Girls Higher Secondary School, Chrompet (Rs.25 Lakhs).

AFFIDAVIT

I, Mahesh Kumar Kothari, Managaing Director, representing M/s LML Homes LLP, Ankur Manor, 1st floor, New No.271, (old No :182), Mc Nichol Road, Poonamallee High Road, Kilpauk, Chennai- 600010. We have proposed Construction of Residential Building in Survey numbers 19/1, 19/2, 19/6, 19/7, 19/8 of Tambaram Village, Tambaram Taluk, Chengalpattu District, Tamil Nadu. An application submitted by us seeking Environmental Clearance under the EIA Notification, 2006 is under scrutiny in the Authority. I am furnishing the following undertaking to the Authority, hereby solemnly affirm and state as follows: -

We commit to SEIAA that the total freshwater requirement for our Residential building is 91 KLD. The required water will be met through Municipal Corporation. We will obtain the required permission from the Tambaram City Municipal Corporation for the supply of fresh water for entire period of operation.

Out of the Total fresh water 91 KLD, 90 KLD will be used for Domestic water requirement, 1 KLD for Swimming Pool top up. The total wastewater generation (132 KLD) is 86 KLD from Domestic and 46 KLD from Flushing which will be treated in Sewage treatment Plant of 155

MEMBER SECRETARY
SEIAA-TN

KLD. The treated water is 125 KLD out of which 49 KLD will be used for flushing, 3 KLD for Green belt Development and remaining water of 76 KLD will be sent to Tambaram City Municipal Corporation for Avenue Plantation.

We commit to SEIAA that the Total Municipal Solid waste generated from the development will be 523 kg/day, out of which 209 Kg /day of compostable waste will be treated in OWC within the project site, 314 Kg /day of recyclable waste will be sold to authorized recyclers. STP dry sludge of 15 kg/day will be composted along with the OWC convertor and utilized as manure.

CER will be carried out as per MoEF&CC OM F. No. 22-65/2017 – IA. III dated 30.09.2020 & 20.10.2020.

S. No	CER Activity	Capital cost Allocation (in Lakhs)
Improvement of school infrastructure, sanitation facility, library, Drinking water treatment plant, solar lighting & smart class (LED Projector with computer), furnitures, development of sports facilities, Greenbelt development, additional classrooms for schools mentioned below		
1.	Government Higher Secondary School, Perungalathur, 2.5 km, SW	
2.	Tambaram Municipal Government Higher Secondary School, 3.5 km, SE	
3	MBN Government Girls Higher Secondary School, Chrompet, 4.3 km, NE	
Provisions for Tambaram Sanitorium Park, 3.3 km, NE		
Total Cost Allocation		**75**

The capital cost of Rs. 75 Lakhs towards CER activities will be spent before applying CTO from TNPCB.

We assure that we are liable for the operation and maintenance of STP for a period of 10 years from operation of the project.

We also assure that the storm water drain would not carry any untreated or treated sewage.

We also assure that our project site does not encroach any water bodies such as rivers, canals, nallas, lakes, ponds, tanks, etc., from its original boundary.

We also assure that no litigations are pending against the project.

MEMBER SECRETARY
SEIAA-TN

I am aware that I can be prosecuted under relevant Act and Rules if I am not ensuring the adherence of the above commitment.

Commitment signed by me as an Authorized signatory of the Project Proponent before the SEIAA, Tamil Nadu.

SEAC Recommendations:

Proposed construction of residential building at S.No. 19/1, 19/2, 19/6, 19/7, 19/8 of Tambaram Village, Tambaram Taluk, Chengalpattu District, Tamil Nadu by M/s.LML Homes LLP- For Environmental Clearance (SIA/TN/MIS/261135/2022, dated 11.03.2022).

The proposal was placed in this 276th SEAC meeting held on 21.5.2022. The project proponent gave a detailed presentation. The details of the project furnished by the proponent are available in the website (parivesh.nic.in).

SEAC noted the following:

1. The Proponent, M/s.LML Homes LLP, has applied for Environmental Clearance for the proposed construction of residential building at S.No. 19/1, 19/2, 19/6, 19/7, 19/8 of Tambaram Village, Tambaram Taluk, Chengalpattu District, Tamil Nadu.
2. The project/activity is covered under Category "B" of item 8(a) "Building & Construction Projects" of the Schedule to the EIA Notification, 2006.
3. The proposal consists of – Block A: Basement Floor+ Stilt floor+ 12 Floors with 192 Nos of dwelling units with plot area – 5800 Sq.m and built up area – 25436.44 Sq.m.

Based on the presentation made and documents furnished by the project proponent, SEAC decided **to recommend the proposal for the grant of Environmental Clearance** subject to the following specific conditions, in addition to standard conditions stipulated by MOEF &CC:

1. **The building shall conform to minimum of IGBC Platinum green building norms and shall obtain IGBC certificate in this regard before obtaining CTO from TNPCB.**
2. **The PP shall obtain fresh water supply commitment letter and disposal of excess treated water from the local body for before obtaining CTO.**
3. **The project proponent shall provide STP of capacity 155 KLD and treated water shall be utilized for flushing, green belt and avenue plantation after obtaining necessary permission from competent Authority.**
4. The PP shall adopt BOT contract so that the STP is maintained by the builder of STP for a minimum period of 10 years.

MEMBER SECRETARY
SEIAA-TN

5. The PP shall analyse the treated wastewater samples periodically through TNPCB.
6. The treated/untreated sewage water shall not be let-out from the unit premises.
7. The proponent shall provide adequate organic waste disposal facility such as organic waste convertor within the project site as committed and non- bio-degradable waste to should be sent to authorized recyclers as committed.
8. The height of the stacks of DG sets shall be provided as per the CPCB norms.
9. The project proponent shall submit structural stability certificate from reputed institutions like IIT, Anna University etc, to TNPCB before obtaining CTO.
10. The proponent shall make proper arrangements for the utilization of the treated water from the proposed site for toilet flushing, Green belt development & OSR and no treated water be let out of the premise.
11. The sludge generated from the sewage treatment plant shall be collected and de-watered using filter press and the same shall be utilized as manure for green belt development after composting.
12. The proponent shall provide the separate wall between the STP, GWTP and OSR area as per the layout furnished and committed.
13. The purpose of green belt around the project is to capture the fugitive emissions, carbon sequestration and to attenuate the noise generated, in addition to improving the aesthetics. A wide range of indigenous plant species should be planted as given in the **Appendix**, in consultation with the State Forest and Horticulture Departments. The plant species with dense/moderate canopy of native origin should be chosen. Species of small/medium/tall trees alternating with shrubs should be planted in a mixed manner.
14. Taller/one year old saplings raised in appropriate size of bags, preferably eco-friendly bags should be planted as per the advice of local forest authorities/botanist/Horticulturist with regard to site specific choices. The proponent shall earmark the greenbelt area with GPS coordinates all along the boundary of the project site with at least 3 meters wide and in between blocks in an organized manner.
15. The proponent shall provide rain water harvesting sump of adequate capacity for collecting the runoff from rooftops, paved and unpaved roads as committed.
16. The project proponent shall allot necessary area for the collection of E waste and strictly follow the E-Waste Management Rules 2016, as amended for disposal of the E waste generation within the premise.

MEMBER SECRETARY
SEIAA-TN

17. The project proponent shall obtain the necessary authorization from TNPCB and strictly follow the Hazardous & Other Wastes (Management and Transboundary Movement) Rules, 2016, as amended for the generation of Hazardous waste within the premises.
18. No waste of any type to be disposed of in any other way other than as per the concerned regulations in force.
19. All the mitigation measures committed by the proponent for the flood management, to avoid pollution in air, noise, solid waste disposal, sewage treatment & disposal etc., shall be followed strictly.
20. The project proponent shall furnish commitment for post-COVID health management for construction workers as per ICMR and MHA or the State Government guidelines as committed for during SEAC meeting.
21. The project proponent shall provide a medical facility, possibly with a medical officer in the project site for continuous monitoring of the health of construction workers during COVID and post-COVID period.
22. The project proponent shall measure the criteria air pollutants data (including CO) due to vehicular traffic again before getting consent to operate from TNPCB and submit a copy of the same to SEIAA.
23. Generation of the solar/renewable energy should not be less than 25% of total energy utilization. Application of solar energy should be utilized maximum for illumination of common areas, street lighting etc.
24. 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 project proponent.
25. As per the MoEF&CC Office Memorandum F.No. 22-65/2017-IA.III dated: 30.09.2020 and 20.10.2020, the proponent shall include demolishing plan & its mitigation measures in the EMP and adhere the same as committed.
26. **The Project Proponent stated that an amount Rs. 75 lakhs shall be spent as CER and the amount shall be spent for development of greenery and infrastructure facilities in Tambaram Sanatorium Hospital (Rs, 50 lakhs) in consultation with the Health Department authorities and for the following activities in Government Higher**

MEMBER SECRETARY
SEIAA-TN

Secondary School, Perungalathur, Tambaram Municipal Government Higher Secondary School & MBN Government Girls Higher Secondary School, Chrompet (Rs.25 Lakhs)

Improvement of school infrastructure, sanitation facility, library, drinking water treatment plant, solar lighting & smart classroom, furniture, development of sports facilities, greenbelt development, additional classrooms.

Appendix

List of Native Trees for Planting

1. ***Aegle marmelos*** – Vilvam
2. ***Adenaanthera pavonina*** - Manjadi
3. ***Albizia lebbeck*** – Vaagai
4. ***Albizia amara*** - Usil
5. ***Bauhinia purpurea*** - Mantharai
6. ***Bauhinia racemosa*** - Aathi
7. ***Bauhinia tomentosa*** – Iruvathi
8. ***Buchanania aillaris*** - Kattuma
9. ***Borassus flabellifer*** - Panai
10. ***Butea monosperma*** - Murukka maram
11. ***Bobax ceiba*** – Ilavu, Sevvilavu
12. ***Calophyllum inophyllum*** - Punnai
13. ***Cassia fistula*** - Sarakondrai
14. ***Cassia roxburghii***- Sengondrai
15. ***Chloroxylon sweitenia*** - Purasa maram
16. ***Cochlospermum religiosum*** – Kongu, Manjal Ilavu
17. ***Cordia dichotoma*** – Mookuchali maram
18. ***Creteva adansonii*** – Mavalingum
19. ***Dillenia indica*** – Uva, Uzha
20. ***Dillenia pentagyna*** – Siru Uva, Sitruzha
21. ***Diospyros ebenum*** - Karungali
22. ***Diospyros chloroxylon*** – Vaganai
23. ***Ficus amplissima*** – Kal Itchi
24. ***Hibiscus tiliaceous*** – Aatru poovarasu

MEMBER SECRETARY
SEIAA-TN

25. ***Hardwickia binata*** – Aacha
26. ***Holoptelia integrifolia*** - Aayili
27. ***Lannea coromandelica*** - Odhiam
28. ***Lagerstroemia speciosa*** - Poo Marudhu
29. ***Lepisanthus tetraphylla*** - Neikottai maram
30. ***Limonia acidissima*** - Vila maram
31. ***Litsea glutinosa*** –Pisin pattai
32. ***Madhuca longifolia*** - Illuppai
33. ***Manilkara hexandra*** – Ulakkai Paalai
34. ***Mimusops elengi*** - Magizha maram
35. ***Mitragyna parvifolia*** - Kadambu
36. ***Morinda pubescens*** – Nuna
37. ***Morinda citrifolia*** – Vellai Nuna
38. ***Phoenix sylvestre*** - Eachai
39. **Pongamia pinnata** – Pungam
40. **Premna mollissima** – Munnai
41. **Premna serratifolia** – Narumunnai
42. **Premna tomentosa** - Purangai Naari, Pudanga Naari
43. **Prosopis cinerea** - Vanni maram
44. **Pterocarpus marsupium** - Vengai
45. **Pterospermum canescens** – Vennangu, Tada
46. **Pterospermum xylocarpum** - Polavu
47. **Puthranjiva roxburghii** – Puthranjivi
48. **Salvadora persica** – Ugaa Maram
49. **Sapindus emarginatus** - Manipungan, Soapu kai
50. **Saraca asoca** - Asoca
51. **Streblus asper** - Piraya maram
52. **Strychnos nuxvomica** – Yetti
53. **Strychnos potatorum** - Therthang Kottai
54. **Syzygium cumini** - Naval
55. **Terminalia bellerica** - Thandri
56. **Terminalia arjuna** - Ven marudhu

MEMBER SECRETARY
SEIAA-TN

57. **Toona ciliate** – Sandhana vembu

58. **Thespesia populnea** - Puvarasu

59. **Walsura trifoliata** – valsura

60. **Wrightia tinctoria** - Vep

SEIAA Recommendations:

The proposal was placed in the 521st Authority meeting held on 17.06.2022. After detailed discussions, the Authority accepted the recommendation of SEAC and decided to grant of Environmental Clearance subject to the conditions as recommended by SEAC & normal condition in addition to the following conditions:

1. All the construction of Buildings shall be energy efficient and conform to the green building norms.
   a) The proponent shall obtain land use classification certificate from competent Authority before obtaining CTE from TNPCB.
   b) The proponent shall obtain NOC from competent Authority for flood inundation before obtaining CTE from TNPCB.
2. The project proponent shall provide the adequate play area for the children, community hall and crèche with in the premises.
3. The project proponent shall adhere to provide adequate parking space for visitors of all inmates including clean traffic plan as committed.
4. The proponent shall ensure that no treated or untreated trade effluent/sewage shall be discharged outside the premises under any circumstances
5. All biosafety standards, hygienic standards and safety norms of working staff and patients to be strictly followed as stipulated in EIA/EMP.
6. The disaster management and disaster mitigation standards to be seriously adhered to avoid any calamities.
7. The proponent shall ensure that the EIA/EMP and disaster management plan should be adhered strictly.
8. The activities should in no way cause emission and build-up Green House Gases. All actions to be eco friendly and support sustainable management of the natural resources within and outside the campus premises.

MEMBER SECRETARY
SEIAA-TN

9. The proponent should strictly comply with, Tamil Nadu Government order regarding ban on one time use and throwaway plastics irrespective of thickness with effect from 01.01.2019 under Environment (Protection) Act, 1986.
10. The proponent shall ensure that provision should be given for proper utilization of recycled water.
11. The proponent shall ensure that all trees & biodiversity listed in EIA report to be protected within the premises.
12. The proponent shall ensure that the buildings should not cause any damage to water environment, air quality and should be carbon neutral building.
13. All the Buildings shall be energy efficient and confirm to the green building norms.
14. The proponent shall ensure almost safety for the existing biodiversity, trees, flora & fauna shall not disturb under any circumstances.
15. The proponent shall ensure that the all activities of EMP shall be completed before obtaining CTO from TNPCB.
16. The proponent shall ensure that the activities undertaken should not result in carbon emission, and temperature rise, in the area.
17. The proponent shall ensure that the buildings and activities should not result in Environmental damages, nor result in temperature rise.
18. The proponent shall provide and ensure the green belt plan is implemented as indicated in EMP. There should be sufficient grass lawns and play facility for children.
19. The proponent shall provide the emergency exit in the buildings.
20. The proponent shall provide elevator as per rules CMDA/DTCP.
21. The proponent shall provide adequate capacity of DG set (standby) for the proposed STP so as ensure continues and efficient operation.
22. The proponent shall adhere to the provision and norms regard to fire safety prescribed by competent authority.
23. The project proponent shall adhere to storm water management plan as committed.

Environmental Clearance along with the conditions containing four parts namely

Part - A – Common conditions applicable for Pre-construction, Construction and Operational Phases

Part - B – Specific Conditions – Pre construction phase

MEMBER SECRETARY
SEIAA-TN

Part - C – Specific Conditions – Construction phase

Part - D – Specific Conditions – Operational Phase/Post constructional Phase / Entire life of the project.

Validity:

The SEIAA hereby accords Environmental Clearance to the above project under the provisions of EIA Notification dated 14th September, 2006 as amended, with validity for Seven years from the date of issue of EC, subject to the compliance of the terms and conditions stipulated below:

Part - A – Common conditions applicable for Pre-construction, Construction and Operational Phases:

1. Any appeal against this Environmental Clearance shall lie with the Hon'ble National Green Tribunal, if preferred, within a period of 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.
2. The construction of STP, ETP, Solid Waste Management facility, E-waste management facility, DG sets, etc., should be made in the earmarked area only. In any case, the location of these utilities should not be changed later on.
3. The Environmental safeguards contained in the application of the proponent /mentioned during the presentation before the State Level Environment Impact Assessment Authority / State Level Expert Appraisal Committee should be implemented in the letter and spirit.
4. All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire and Rescue Services Department, Civil Aviation Department, Forest Conservation Act, 1980 and Wild Life (Protection) Act, 1972, State / Central Ground Water Authority, Coastal Regulatory Zone Authority, other statutory and other authorities as applicable to the project shall be obtained by project proponent from the concerned competent authorities.
5. The SEIAA reserves the right to add additional safeguard measures subsequently, if non-compliance of any of the EC conditions is found and to take action, including revoking of this Environmental Clearance as the case may be.
6. A proper record showing compliance of all the conditions of Environmental Clearance shall be maintained and made available at all the times.

MEMBER SECRETARY
SEIAA-TN

7. 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. The status of compliance of environmental clearance conditions and shall also be sent to the Regional Office of the Ministry of Environment and Forests, Chennai by e-mail.
8. The Regional Office of the Ministry located at Chennai shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer (s) of the Regional Office by furnishing the requisite data / information / monitoring reports.
9. "Consent for Establishment" shall be obtained from the Tamil Nadu Pollution Control Board and a copy shall be submitted to the SEIAA, Tamil Nadu.
10. In the case of any change(s) in the scope of the project, a fresh appraisal by the SEAC/SEIAA shall be obtained before implementation.
11. The conditions will be enforced inter-alia, under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, the Public Liability Insurance Act, 1991, along with their amendments ,draft Minor Mineral Conservation & Development Rules , 2010 framed under MMDR Act 1957,National Commission for protection of Child Right Rules ,2006 and rules made there under and also any other orders passed by the Hon'ble Supreme Court of India/Hon'ble High Court of Madras and any other Courts of Law, including the Hon'ble National Green Tribunal relating to the subject matter.
12. The Environmental Clearance shall not be cited for relaxing the other applicable rules to this project.
13. Failure to comply with any of the conditions mentioned above may result in withdrawal of this clearance and attract action under the provisions of the Environment (Protection) Act, 1986.
14. 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, Chennai, the respective Zonal Office of CPCB, Bengaluru and the TNPCB. The criteria pollutant levels namely;

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PM_{10}, $PM_{2.5}$, SO_2, NO_x (ambient levels as well as stack emissions) or critical sectoral parameters, indicated for the project shall be monitored.

15. The SEIAA, TN may cancel the Environmental Clearance granted to this project under the provisions of EIA Notification, 2006, if, at any stage of the validity of this environmental clearance, if it is found or if it comes to the knowledge of this SEIAA, TN that the project proponent has deliberately concealed and/or submitted false or misleading information or inadequate data for obtaining the Environmental Clearance.
16. The Environmental Clearance does not imply that the other statutory / administrative clearances shall be granted to the project by the concerned authorities. Such authorities would be considering the project on merits and be taking decisions independently of the Environmental Clearance.
17. The SEIAA, TN may alter/modify the above conditions or stipulate any further condition in the interest of environment protection, even during the subsequent period.
18. The Environmental Clearance does not absolve the applicant/proponent of his obligation/requirement to obtain other statutory and administrative clearances from other statutory and administrative authorities.
19. Where the trees need to be cut, compensation plantation in the ratio of 1:10 (i.e. planting of 10 trees for every one tree that is cut) should be done with the obligation to continue maintenance.
20. A separate environmental management cell with suitable qualified personnel should be set-up under the control of a Senior Executive who will report directly to the Head of the Organization and the shortfall shall be strictly reviewed and addressed.
21. The EMP cost shall be deposited in a nationalized bank by opening separate account and the head wise expenses statement shall be submitted to TNPCB with a copy to SEIAA annually.
22. The Project Proponent has to provide rain water harvesting pits to recover and reuse the rain water during normal rains as reported.
23. The project activity should not cause any disturbance & deterioration of the local bio diversity.
24. The project activity should not impact the water bodies. A detailed inventory of the water bodies and forest should be evaluated and fact reported to the Forest Department & PWD for monitoring.

MEMBER SECRETARY
SEIAA-TN

25. All the assessed flora & fauna should be conserved and protected.
26. The proponent should strictly comply with, Tamil Nadu Government Order (Ms) No.84 Environment and forests (EC.2) Department dated 25.06.2018 regarding ban on one time use and throwaway plastics irrespective of thickness with effect from 01.01.2019 under Environment (Protection) Act, 1986.
27. Necessary permission shall be obtained from the competent authority for the drawl / outsourcing of fresh water before obtaining consent from TNPCB.
28. The proponent shall appoint an Environmental Engineer with necessary qualification for the operation and maintenance of STP (Sewage Treatment Plant) and GWTP (grey water Treatment Plant)
29. The Proponent shall provide the dispenser for the disposal of Sanitary Napkins.
30. All the mitigation measures committed by the proponent for the flood management, Solid waste disposal, Sewage treatment & disposal etc., shall be followed strictly.
31. No waste of any type to be disposed of in any watercourse including drains, canals and the surrounding environment.
32. Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided.
33. The safety measures proposed in the report should be strictly followed.

Part - B – Specific Conditions – Pre construction phase:

1. **The project authorities should advertise with basic details at least in two local newspapers widely circulated, one of which shall be in the vernacular language of the locality concerned, within 7 days of the issue of clearance. The press releases also mention that a copy of the clearance letter is available with the State Pollution Control Board and also at website of SEIAA, TN. The copy of the press release should be forwarded to the Regional Office of the Ministry of Environment and Forests located at Chennai and SEIAA-TN.**
2. In the case of any change(s) in the scope of the project, a fresh appraisal by the SEAC/SEIAA shall be obtained before implementation.
3. **A copy of the clearance letter shall be sent by the proponent to the Local Body. The clearance letter shall also be put on the website of the Proponent.**
4. The approval of the competent authority shall be obtained for structural safety of the buildings during earthquake, adequacy of firefighting equipments, etc. as per National

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SEIAA-TN

Building Code including protection measures from lightning etc. before commencement of the work.

5. All required sanitary and hygienic measures for the workers should be in place before starting construction activities and they have to be maintained throughout the construction phase.
6. Design of buildings should be in conformity with the Seismic Zone Classifications.
7. The Construction of the structures should be undertaken as per the plans approved by the concerned local authorities/local administration.
8. No construction activity of any kind shall be taken up in the OSR area.
9. Consent of the local body concerned should be obtained for using the treated sewage in the OSR area for gardening purpose. The quality of treated sewage shall satisfy the bathing quality prescribed by the CPCB.
10. The height and coverage of the constructions shall be in accordance with the existing FSI/FAR norms as per Coastal Regulation Zone Notification, 2011.
11. The Project Proponent shall provide car parking exclusively for the visiting guest in the proposed residential apartments as per CMDA norms.
12. The project proponent shall ensure the entry of basement shall be above maximum flood level.
13. The proponent shall prepare completion plans showing Separate pipelines marked with different colours with the following details
    i. Location of STP, compost system, underground sewer line.
    ii. Pipe Line conveying the treated effluent for green belt development.
    iii. Pipe Line conveying the treated effluent for toilet flushing
    iv. Water supply pipeline
    v. Gas supply pipe line, if proposed
    vi. Telephone cable
    vii. Power cable
    viii. Strom water drains, and
    ix. Rain water harvesting system, etc. and it shall be made available to the owners
14. A First Aid Room shall be provided in the project site during the entire construction and operation phases of the project.

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SEIAA-TN

15. The present land use surrounding the project site shall not be disturbed at any point of time.
16. The green belt area shall be planted with indigenous native trees.
17. Natural vegetation listed particularly the trees shall not be removed during the construction/operation phase. In case any trees are likely to be disturbed, shall be replanted.
18. During the construction and operation phase, there should be no disturbance to the aquatic eco-system within and outside the area.
19. The Provisions of Forest conservation Act 1980, Wild Life Protection Act 1972 & Bio diversity Act 2002 should not be violated.
20. There should be Firefighting plan and all required safety plan.
21. Regular fire drills should be held to create awareness among owners/ residents.

Part - C - Specific Conditions – Construction phase:

1. **Construction Schedule:**
   i) The Project proponent shall have to furnish the probable date of commissioning of the project supported with necessary bar charts to SEIAA-TN.
2. **Labour Welfare:**
   i) All the laborers to be engaged for construction should be screened for health and adequately treated before and during their employment on the work at the site.
   ii) Personnel working in dusty areas should wear protective respiratory devices and they should also be provided with adequate training and information on safety and health aspects. Occupational health surveillance program of the workers should be undertaken periodically to observe any contradictions due to exposure to dust and take corrective measures, if needed.
   iii) Periodical medical examination of the workers engaged in the project shall be carried out and records maintained. For the purpose, schedule of health examination of the workers should be drawn and followed accordingly. The workers shall be provided with personnel protective measures such as masks, gloves, boots etc.
3. **Water Supply:**
   i) The entire water requirement during construction phase may be met from private tankers
   ii) Provision shall be made for the housing labour within the site with all necessary infrastructures and facilities such as fuel for cooking, mobile toilets, mobile STP,

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safe drinking water, medical health care, crèche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.

iii) Adequate drinking water and sanitary facilities should be provided for construction workers at the site. The treatment and disposal of waste water shall be through dispersion trench after treatment through septic tank. The MSW generated shall be disposed through Local Body and the identified dumpsite only.

iv) Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices prevalent.

v) Fixtures for showers, toilet flushing and drinking water should be of low flow type by adopting the use of aerators / pressure reducing devises / sensor based control.

4. Solid Waste Management:

i) In the solid waste management plan, the STP sludge management plan for direct use as manure for gardens is not acceptable; it must be co-composted with biodegradables.

ii) Hazardous waste such as batteries, small electronics, CFL bulbs, expired medicines and used cleaning solvent bottles should be segregated at source, collected once in a month from residences and disposed as per the SWM Rules 2016.

iii) Domestic solid wastes to be regularly collected in bins or waste handling receptacles and disposed as per the solid waste management rules 2016.

iv) No waste of any type to be disposed of in any watercourse including drains, canals and the surrounding environment.

v) E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016 and subsequent amendment.

5. Top Soil Management:

i) All the top soil excavated during construction activities should be stored for use in horticulture/ landscape development within the project site.

6. Construction Debris disposal:

i) Disposal of construction debris during construction phase should not create any adverse effect on the neighboring communities and be disposed off only in approved sites, with the approval of Competent Authority with necessary precautions for general safety and health aspects of the people. The construction

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SEIAA-TN

and demolition waste shall be managed as per Construction & Demolition Waste Management Rules, 2016.

ii) Construction spoils, including bituminous materials and other hazardous materials, must not be allowed to contaminate watercourses. The dump sites for such materials must be secured so that they should not leach into the adjacent land/ lake/ stream etc.

7. **Diesel Generator sets:**

i) Low Sulphur Diesel shall be used for operating diesel generator sets to be used during construction phase. The air and noise emission shall conform to the standards prescribed in the Rules under the Environment (Protection) Act, 1986, and the Rules framed thereon.

ii) The diesel required for operating stand by DG sets shall be stored in barrels fulfilling the safety norms and if required, clearance from Chief Controller of Explosives shall be taken.

iii) The acoustic enclosures shall be installed at all noise generating equipments such as DG sets, air conditioning systems, cooling water tower etc.

8. **Air & Noise Pollution Control:**

i) Vehicles hired for bringing construction materials to the site should be in good condition and should conform to air and noise emission standards, prescribed by TNPCB/CPCB. The vehicles should be operated only during non-peak hours.

ii) Ambient air and noise levels should conform to residential standards prescribed by the TNPCB, both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during the construction phase. The pollution abatement measures shall be strictly implemented.

iii) Traffic congestion near the entry and exit points from the roads adjoining the proposed project site shall be avoided. Parking shall be fully internalized and no public space should be utilized. Parking plan to be as per CMDA norms. The traffic department shall be consulted and any cost effective traffic regulative facility shall be met before commissioning.

iv) The buildings should have adequate distance between them to allow free movement of fresh air and passage of natural light, air and ventilation.

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v) The project proponent should ensure that adequate Air Pollution Control measures shall be provided from buses and other vehicles, which will be entering the bus terminal. Further, water sprinkling system shall be provided and same shall be used at regular interval to control the dust emission within the project site.

9. Building material:

i) Fly-ash blocks should be used as building material in the construction as per the provision of Fly ash Notification of September, 1999 and amended as on 27th August, 2003 and Notification No. S.O. 2807 (E) dated: 03.11.2009.

ii) Ready-mix concrete shall alone be used in building construction and necessary cube-tests should be conducted to ascertain their quality.

iii) Use of glass shall be reduced up to 40% to reduce the electricity consumption and load on air conditioning. If necessary, high quality double glass with special reflecting coating shall be used in windows.

10. Storm Water Drainage:

i) Storm water management around the site and on site shall be established by following the guidelines laid down by the storm water manual.

ii) Storm water management plan shall be obtained by engaging the services of Anna University/IIT.

11. Energy Conservation Measures:

i) Roof should meet prescriptive requirement as per Energy Conservation Building Code by using appropriate thermal insulation material, to fulfill the requirement.

ii) Opaque wall should meet prescribed requirement as per Energy Conservation Building Code which is mandatory for all air conditioned spaces by use of appropriate thermal insulation material to fulfill the requirement.

iii) All norms of Energy Conservation Building Code (ECBC) and National Building Code, 2005 as energy conservation have to be adopted Solar lights shall be provided for illumination of common areas.

iv) Application of solar energy should be incorporated for illumination of common areas, lighting for gardens and street lighting. A hybrids system or fully solar system for a portion of the apartments shall be provided.

v) A report on the energy conservation measures conforming to energy conservation norms prescribed by the Bureau of Energy Efficiency shall be prepared

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incorporating details about building materials & technology; R & U factors etc and submitted to the SEIAA in three month's time.

vi) Energy conservation measures like installation of CFLs/TFLs for lighting the areas outside the building should be integral part of the project design and should be in place before project commissioning.

12. Fire Safety:

i) Adequate fire protection equipments and rescue arrangements should be made as per the prescribed standards.

ii) Proper and free approach road for fire-fighting vehicles upto the buildings and for rescue operations in the event of emergency shall be made.

13. Green Belt Development:

i) The Project Proponent shall plant tree species with large potential for carbon capture in the proposed green belt area based on the recommendation of the Forest department well before the project is completed.

ii) The proponent has to earmark the greenbelt area with dimension and GPS coordinates for the green belt area all along the boundary of the project site with at least 3 meter wide and the same shall be included in the layout out plan to be submitted for CMDA/DTCP approval.

iii) The proponent shall develop the green belt as per the plan furnished and area earmarked for the greenbelt shall not be alter at any point of time for any other purpose.

14. Sewage Treatment Plant:

i) The Sewage Treatment Plant (STP) installed should be certified by an independent expert/ reputed Academic institutions for its adequacy and a report in this regard should be submitted to the SEIAA, TN before the project is commissioned for operation. Explore the less power consuming systems viz baffle reactor, etc., for the treatment of sewage.

ii) The Proponent shall install STP as furnished. Any alteration to satisfy the bathing quality shall be informed to SEIAA-TN.

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iii) The project proponent shall operate and maintain the Sewage treatment Plant and Effluent treatment plant effectively to meet out the standards prescribed by the CPCB.

iv) The project proponent shall continuously operate and maintain the Sewage treatment plant and Effluent treatment plant to achieve the standards prescribed by the CPCB.

v) The project proponent has to ensure the complete recycling of treated Sewage &Effluent water after achieving the standards prescribed by the CPCB.

vi) The project proponent has to provide separate standby D.G set for the STP/GWTP for the continuous operation of the STP/GWTP in case of power failure.

15. Rain Water Harvesting:

i) The proponent shall ensure that roof rain water collected from the covered roof of the buildings, etc shall be harvested so as to ensure the maximum beneficiation of rain water harvesting by constructing adequate sumps so that 100% of the harvested water shall be reused.

ii) Rain water harvesting for surface run-off, as per plan submitted should be implemented. Before recharging the surface run off, pre-treatment with screens, settlers etc. must be done to remove suspended matter, oil and grease, etc.

iii) The Project Proponent has to provide rain water harvesting pits to recover and reuse the rain water during normal rains as reported.

i) The project activity should not cause any disturbance & deterioration of the local bio diversity.

16. Building Safety:

Lightning arrester shall be properly designed and installed at top of the building and where ever is necessary.

Part – D - Specific Conditions – Operational Phase/Post constructional phase/Entire life of the project:

1. There should be Firefighting plan and all required safety plan.
2. Regular fire drills should be held to create awareness among owners/ residents.
3. Hazardous waste such as batteries, small electronics, CFL bulbs, expired medicines and used cleaning solvent bottles should be segregated at source, collected once in a month from residences and disposed as per the SWM Rules 2016.

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4. The building should not spoil the green views and aesthetics of surroundings and should provide enough clean air space.
5. Solar energy saving shall be increased to atleast10% of total energy utilization.
6. The Project proponent has to spend the CER as committed in the affidavit. The above activity shall be carried out before obtaining CTO from TNPCB.
7. The EMP cost shall be deposited in a nationalized bank by opening separate account and the head wise expenses statement shall be submitted to TNPCB with a copy to SEIAA annually
8. The EMP cost shall be printed in the Brochure / Pamphlet for the preparation of the sale of the property and should also mention the component involved.
9. The Project proponent shall get due permission from the wetland Authority before the commencement of the work, if applicable.
10. The Project proponent should discuss with the wet land Authority, Tamil Nadu Forest Department, PWD and support lake restoration cum improvement, awareness and conservation programs.
11. The project activities should in no way disturb the manmade structures.
12. The Proponent shall do afforestation/ restoration programme contemplated to strengthen the open spaces shall preferably include native species along with the financial forecast for planting and maintenance for 5 years.
13. "Consent to Operate" should be obtained from the Tamil Nadu pollution Control Board before the start of the operation of the project and copy shall be submitted to the SEIAA-TN.
14. Raw water quality to be checked for portability and if necessary RO plant shall be provided.
15. The Proponent should be responsible for the maintenance of common facilities including greening, rain water harvesting, sewage treatment and disposal, solid waste disposal and environmental monitoring including terrace gardening for a period of 3 years. Within one year after handing over the flats to all allottees a viable society or an association among the allottees shall be formed to take responsibility of continuous maintenance of all facilities with required agreements for compliance of all conditions furnished in Environment Clearance (EC) order issued by the SEIAA-TN or the Proponent himself shall maintain all

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the above facilities for the entire period. The copy of MOU between the buyers Association and proponent shall be communicated to SEIAA-TN.

16. The ground water level and its quality should be monitored and recorded regularly in consultation with Ground Water Authority.
17. Treated effluent emanating from STP shall be recycled / reused to the maximum extent possible. The treated sewage shall conform to the norms and standards for bathing quality laid down by CPCB irrespective of any use. Necessary measures should be made to mitigate the odour and mosquito problem from STP.
18. The Proponent shall operate STP continuously by providing stand by DG set in case of power failure.
19. It is the sole responsibility of the proponent that the treated sewage water disposed for green belt development/ avenue plantation should not pollute the soil/ ground water/ adjacent canals/ lakes/ ponds, etc
20. Adequate measures should be taken to prevent odour emanating from solid waste processing plant and STP.
21. The e - waste generated should be collected and disposed to a nearby authorized e-waste centre as per E- waste (Management & Handling), Rules 2016 as amended.
22. Diesel power generating sets proposed as source of back-up power 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.
23. The noise level shall be maintained as per MoEF/CPCB/TNPCB guidelines/norms both during day and night time.
24. Spent oil from D.G sets should be stored in HDPE drums in an isolated covered facility and disposed as per the Hazardous & other Wastes (Management & Transboundary Movement) Rules 2016. Spent oil from D.G sets should be disposed off through registered recyclers.
25. The proponent is required to provide a house hold hazardous waste / E-waste collection and disposal mechanism.
26. The proponent shall ensure that storm water drain provided at the project site shall be maintained without choking or without causing stagnation and should also ensure that the storm water shall be properly disposed off in the natural drainage / channels without

17/6

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disrupting the adjacent public. Adequate harvesting of the storm water should also be ensured.

27. Used CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/rules of the regulatory authority to avoid mercury contamination.
28. Failure to comply with any of the conditions mentioned above may result in withdrawal of this clearance and attract action under the provisions of the Environment (Protection) Act, 1986.
29. The Environmental Clearance is issued based on the documents furnished by the project proponent. In case any documents found to be incorrect/not in order at a later date the Environmental Clearance issued to the project will be deemed to be revoked/ cancelled.

17/6/2022

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Copy to:

1. The Additional Chief Secretary to Government, Environment & Forests Dept, Govt. of Tamil Nadu, Fort St. George, Chennai - 9.
2. The Chairman, Central Pollution Control Board, Parivesh Bhavan, CBD Cum-Office Complex, East Arjun Nagar, New Delhi - 110032.
3. The Member Secretary, Tamil Nadu Pollution Control Board, 76, Mount Salai, Guindy, Chennai-600 032.
4. The APCCF (C), Regional Office, Ministry of Environment & Forest (SZ), 34, HEPC Building, 1st & 2nd Floor, Cathedral Garden Road, Nungambakkam, Chennai - 34.
5. Monitoring Cell, I A Division, Ministry of Environment & Forests, Paryavaran Bhavan, CGO Complex, New Delhi - 110003.
6. The Corporation of Chengalpattu, Chengalpattu District.
7. Stock File.



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