

**Agenda of 244th Meeting of State Level Expert
Appraisal Committee-2 (SEAC-2)**

Date: 6th, 9th & 10th July, 2025

Time: 10:00 AM Onwards.

**Venue: 1st Floor Dalamal House (Meeting through Video
Conferencing).**

Procedure to be followed to conduct SEAC-2 meeting		
1.		PP/ consultant to send soft copy of presentation and documents mentioned in Sr.no. 2 through e-mail id mentioned in Annexure –A & also send hard copies of the same for meeting dated 6th July, 2025 before 5.00 pm on date 04/07/2025 & for meeting dated 9th & 10th July, 2025 before 5.00pm on date 06/07/2025 PP /Consultant are also requested to send contact details (email/mobile number) of persons (Maximum 4 i.e. 2 Nos. from PP side & 2 Nos. from Consultant side) going to attend the meeting to mhs eac. 2 @ gmail. co m before 5.00 pm on date 04/07/2025
2.	A	PP to include slide showing distance of theda site from ESZ/ESA/CPA/SPA as per recent order passed by Hon'ble NGT on 09.08.2024
	B	PP and consultant to submit joint certificate mentioning the document /data submitted an Parivesh Portal (MoEFCC) and Submitted /presented to the SEAC-2 are same, if any variation is observed the PP and consultant will be solely responsible for the same.
	C	PP to Submit/ attach detailed plagiarism report with the EIA report.
	D	PP to include detailed comparison with respect to the heat island effect before and after the project implementation.
3.	A	Duly filled / signed Form-1 and 1A with building configuration and area statement.
	B	EIA Report in case PP has received ToR previously.
	C	Plans / drawings of Building plan, layout, basement, parking, etc., approved by competent authority as per applicable DCR.
	D	In case of modification/amendment of EC earlier copy of EC, Architect certificate mentioning construction completed BUA & Non-Built-up area in comparison with EC granted earlier.
	E	In case of construction already done, Architect Certificate mentioning all details.
	F	Approved plan/acknowledgement of plan submitted with Local Body
	g	In case of Compliance case presentation should include slide of earlier observations of Committee vis a vis points wise compliance of PP.
	h	In case of application referred back from SEIAA, point wise compliance of observations of Committee vis a vis SEIAA and compliance thereof.
	I	Parking statement showing total number of parking required and proposed as per DCR / Town Planning norms with adequate area per car as per norms. The PP to also submit whether drinking water network, storm water network and sewer network of the planning authority are existing on the road adjoining project site or not. If not, what is the timeline of planning authority to complete each of these and in the meantime how he will cope up with these.”
	J	Cross section at 4-5 places including UGT, OWC and DG set location showing clear road width, distance left from building line and spaces left for plantation, parking, service lines, foot paths, etc.
	k	Co-ordinated master layout superimposing all environmental parameters; minimum distance within environmental services as well as from compound wall is as per NBC Norms.
	L	Drawings of internal storm water and sewer line up to final disposal point. NOC from competent authority if the line is passing through adjoining plots up to final disposal point.
	M	Geo-hydrological report along with details of RWH pits separately for terrace water and surface water, details of nalla through the plot or adj to the plot.

	N	Details of existing socio-economic infrastructure – primary, pre-primary schools etc. within vicinity.
	O	Phase wise programme for proposed construction with mitigation measures taken to avoid inconvenience to existing / nearby occupants.

	P	Debris management plan.
	Q	Site specific, executable EMP encompassing monitoring matrix, Environment Cell and responsibility for execution., Disaster Management Plan with its monetary provision
	R	Details and drawings along with design basis of OWCs, STPs and ETPs proposed.
	S	Details and sections of UGT.
	T	NOC's: (a) CFO NOC, (b) Water supply with quantity, (c) Drainage NOC. (d) solid waste / e-waste management. I bio-medical waste management. (f) Garden / tree cutting NOC. (g) HT Line NOC (h) Airport Authority NOC.
	U	Energy saving calculations with terrace area calculations, area provided for Solar PV/ Hot Water Panel.
	V	RG area required & provided, its calculation with triangular method,
	W	Plantation / landscaping plan incorporating local native fruit bearing trees; Miyawaki Plantation details with area; Survival report of existing trees.
	X	Any other relevant documents / undertakings.
4.		PP to ensure to deposit scrutiny fees as per important notice published on 10th November,2020 by SEIAA on ec.ecmpcb.in website & include details of the same in the presentation of the project.

Annexure-A

Sr. No.	Name	Email I'd
1	Shri. Sudhir Khanapure	khanapure.sudhir@gmail.com
2	Mr. Ramesh Bambale	rbbambale@gmail.com
3	Dr. Ganesh Rasal	drganeshrasal@gmail.com
4	Dr. Nitin Labhane	drnitinmlabhane@gmail.com
5	Shri. Abhay Pimparkar	mhs e a c. 2 @ g m a i l. c o m
6	Shri. Vishal Madane	mhs e a c. 2 @ g m a i l. c o m

PP to submit the Brief Information about the project in following format in Soft Copy (MS Word), through e mail to mhs.e.ac.2@gmail.com

Sr. No.	Description	Details					
1	Whether the project falls within 5km of any protected area notified under Wildlife (Protection) Act, 1972, Critically Polluted Areas and Severely Polluted Areas as identified by the CPCB, eco-sensitive areas notified under Section 3(2) of Environment (Protection) Act, 1896 as per Hon'ble National Green Tribunal order dated 9th August 2024	Yes/No					
2	Proposal Number	<PARIVESH / ecmpcb>					
3	Name of Project						
4	Project category	<As per Schedule of EIA Notification, 2006>					
5	Type of Institution	<Private / Government / Semi-Government>					
6	Project Proponent	Name					
		Regd. Office address					
		Contact number					
		e-mail					
7	Consultant	<Name, NABET Accreditation number and Validity.>					
8	Applied for	<New Greenfield Project / Modification / Expansion>					
9	Location of the project	<Survey / Gut number, Village, Taluka, District>					
10	Latitude and Longitude						
11	Plot Area (sq.m.)						
12	Deductions (sq.m.)						
13	Net Plot area (sq.m.)						
14	Ground coverage (m ²) & %						
15	FSI Area (sq.m.)						
16	Non-FSI (sq.m.)						
17	Proposed built-up area (FSI + Non FSI) (sq.m.)						
18	FSI area (m ²) approved by Planning Authority till date	<m ² , number and date of approval letter>					
19	Earlier EC details with Total Construction area, if any.						
20	Construction completed as per earlier EC/ without EC (FSI + Non FSI) (sq.m.)						
21	Previous EC / Existing Building			Proposed Configuration			Reason for Modification / Change
	Building Name	Configuration	Height (m)	Building Name	Configuration	Height (m)	

22	No. of Tenements & Shops	(Existing + Proposed)
23	Total Population	
24	Total Water Requirements CMD	
25	Under Ground Tank (UGT) location	
26	Source of water	
27	Sewage Generation CMD & % of sewage discharge in sewer line	
28	STP Capacity & Technology	

29	STP Location			
30	Solid Waste Management during Construction Phase	type	Quantity (Kg/d)	Treatment / disposal
		Dry waste		
		Wet waste		
		Construction waste		
31	Total Solid Waste Quantities with type during Operation Phase & Capacity of OWC to be installed	Type	Quantity (Kg/d)	Treatment / disposal
		Dry waste		
		Wet waste		
		E-Waste		
		STP Sludge (dry)		
32	R.G. Area in sq.m.	RG required –		
		RG provided on Mother earth		
		Total –		
		Existing trees on plot:		
		Number of trees to be cut:		
		Number of trees to be transplanted:		
		Number of trees to be retained		
		Number of trees to be planted:		
		a) In RG area: b) In Miyawaki Plantation (with area);		
33	Power requirement	Total Nos. of trees after development:		
		During Operation Phase:		
		Details		
		Connected load (kW)		
		Demand load (kW)		
34	Energy Efficiency	a) Total Energy saving (%): b) Solar energy (%):		
35	D.G. set capacity			
36	No. of 4-W & 2-W Parking with 25% EV			
37	No. & capacity of Rainwater harvesting tanks /Pits			
38	Project Cost in (Cr.)			

39	EMP Cost	a) Construction Phase: 1. Capital Cost: 2. O& M Cost: b) Operation Phase: 1. Capital Cost: 2. O& M Cost:
40	CER Details with justification if any....as per MoEF&CC circular dated 01/05/2018	
41	Details of Court Cases/litigations w.r.t the project and project location, if any.	

AGENDA

Day 1 – 06/07/2025

Sr. No	Name of Project	Statement No.	Category	Date	Time
1.	Environmental Clearance for amendment in existing layout of Tata Memorial Centre – ACTREC campus located at Plot no. 1 and 2, Sector 22, Kharghar, Tehsil Panvel, District Raigad, Maharashtra by Tata Memorial Centre ACTREC.	524188	B1	06.07.2025	10.00 am Onwards
2.	Dr. D.Y. Patil Hospital Complex Plot No – 2, Sector – 5, Nerul, Navi Mumbai, Dist-Thane by M/s Continental Medicare Foundation.	524413	B1		
3.	Redevelopment Of Bombay Development Directorate (BDD) Chawls At CTS No. 1539 & 1540 Lower Parel, Worli, Mumbai, Maharashtra By Mumbai Housing And Area Development Board (A Regional Unit Of Mhada)	542166	Amendment		
4.	Environment Clearance for “VIVA COMPLEX” at Plot No: 5, Sector 15, CBD Belapur, Navi Mumbai - 400 614 by M/s. Purab Estates Pvt. Ltd.	484178	B2		
5.	Proposed expansion of commercial IT building development project located at Plot No. D-225 & D-226, MIDC Nerul, Opp. DY Patil Stadium, Nerul, Navi Mumbai, Maharashtra by M/s. Dream Apex Realities	500283	B2		
6.	Proposed development of residential and commercial buildings at Plot Nos. 51 and 51A, Sector-19A, Nerul, Navi Mumbai, Maharashtra, by M/s. Moreshwar Enterprises	515586	B2		
7.	Proposed Residential cum Commercial Building on Plot No.- 76/1, Sector- 17, at Kalamboli, Navi Mumbai, district - Raigad, Maharashtra by M/s. Reliable Kaamdhenu Lifespaces LLP.	493697	B2		
8.	Proposed Residential cum Commercial Building on Land bearing plot no - 57+58+59, Sector - 19A, Nerul, Navi Mumbai, Maharashtra by M/s Matrix Superstructures.	478650	B2		
9.	Proposed Multi-Residential Development, S.No.73/1/B, Rohinjan, Panvel, Navi Mumbai by M/s. Ellora Heritage LLP.	506282	B2		
10.	Expansion in Building Construction project at S. No. 19/1, 20, 24/A/8/B of village Rohinjan, District Raigad by M/s. Mahaavir Superstructures Pvt Ltd.	517404	B2		
11.	Amendment in Proposed Residential Cum Commercial Building on plot No. 3, 4 & 4A, Sector – 30/31, at C.B.D. Belapur, Navi Mumbai by M/s. Bhumiraj Builders Private Limited.	528324	B2		

Day 2 – 09/07/2025

Sr. No	Name of Project	Statement No.	Category	Date	Time
1.	Expansion of Commercial & Rehab Residential Plot known as Tata Colony (Plot 1) and Bharat Nagar transit Camp (Plot 2) at Bharat Nagar bearing S.No.378 (Pt.) CTS No.7643 (Pt.) & 5371 (Pt.) Village Kole-Kalyan, Tal. Andheri, Mumbai by M/s. Bharatnagar Buildcon LLP & M/s. Prestige (BKC) Realtors Pvt. Ltd.	539810	B1	09.07.2025	10.00 am Onwards
2.	Proposed Development of Commercial and Residential Buildings Plot No 21, Thane Dombivali Link Road, Opp Lodha Premium Royale Villas Upper Thane, Mankoli, Bhiwandi by Khushi Axis Infratech Llp.	542055	B2		
3.	Proposed SR Scheme on plot bearing CTS B 906B/ 1(pt) & B 1152 (pt) of village Bandra Tal. Bandra Kadeshwari Marg Bandra W Mumbai 400050, by M/s. Hare Krushna Developers LLP.	542043	B2		
4.	Proposed warehouse (storage) building at Village: Pogaon, Taluka: Bhiwandi, District: Thane, State: Maharashtra, India by M/s. SGSA Spaces Private Limited.	542268	B2		
5.	Amendment and Expansion of Proposed Residential cum commercial building (Ground + 25th floor part) under Accommodation reservation of Vegetable Market as per sanction D.P. Reservation No. (252) & As per Draft D.P. Reservation No. (202) on Land Bearing S.NO. 124/125/159/161(PT), 125/5/125/7/125/9 (PT), 126/3/2(PT), 161/3/2(PT) & 161/3/1/D(PT) At Village Kamatghar, Tal. Bhiwandi, Dist. Thane By M/s. Shree Munisuvrat Realtor LLP.	541972	B2		
6.	Proposed Commercial building on CTS No./ Survey No.11/64 on plot no.64, sector-11, CBD Belapur, Navi Mumbai by M/s. Ideal City Builders Pvt. Ltd.	542806	B2		
7.	Proposed Residential & Commercial Project at Plot No. 60, Sector 34A, Node Kharghar, Panvel, Raigad – 410210 by M/s. Tharwani Realtors.	527252	B2		
8.	Proposed Redevelopment Project with Shopline at Survey no. 36/0, Village - Beed (Kharghar), Tal. - Panvel, Dist. – Raigad 410210 by M/s. Moraj Prajapati Developers Pvt Ltd.	542742	B2		
9.	Environment Clearance for proposed Industrial & Logistic Park on G.NO. 56/1,2,57,58,59/1,2A,2B,2C,2D,2E,3A,3B,4,5,62/1 At. Village-Devali Tarfe Rahur, Bhiwandi-Thane by Concinnity Buildcon Private Limited.	542874	B2		
10.	Proposed Residential cum Commercial Building on Plot bearing S.No.34/1, Village- Rohinjan, Panvel, District- Raigad, Navi Mumbai by M/s. Ellora Heritage LLP.	542864	B2		
11.	Application for EC Clearance for the proposed Residential Cum Commercial development on S.No. 120, H.No. 4B & S.no.121 H.No. 1 of Village: Titwala, Taluka: Kalyan, District: Thane, Maharashtra by M/s. Mutha Construction.	542885	B2		

Day 3 – 10/07/2025

Sr. No	Name of Project	Statement No.	Category	Date	Time
1.	Proposed Residential cum Commercial project on land bearing Survey No.4 Hissa No. 2, 4, 5, 6, 10/A, 10/B, 12 & 13 Village Dawale, Tal & Dist. Thane, Maharashtra by M/s. Durva Enterprises and M/S. Kanak Realtors and Kanak Realtors	469824	B2	10.07.2025	10.00 am Onwards
2.	Expansion in Proposed Commercial Building on Plot no. 4, Sector 15, CBD Belapur, Navi Mumbai by M/s. Trishul Realty Infra LLP	472724	B2		
3.	“Silent Valley” Proposed Redevelopment Project with Shopline of Bldg no 25-34 at , Plot no- 22,sector-11, Nerul-E, Navi Mumbai, Thane – 400706 by M/s. Moraj Building Concept Pvt Ltd.	490354	B2		
4.	Proposed Residential cum Commercial Building project “Millennium Courtyard” on Plot no.28, Sector 17, Khanda Colony, New Panvel (W), Navi Mumbai, Maharashtra by M/s. Millennium Infra.	473965	B2		
5.	Proposed Residential Cum Commercial Redevelopment At U/S. 33 (9) Reg Of Plot Bearing Cs No 1/62 Of Dadar Naigaon Division, Situated At B.J. Deorukhkar Marg & Dr. B.A. Road, Parel, Mumbai by M/s. Mathuresh Infrapro Pvt Ltd.	527736	B2		
6.	Expansion in Environment Clearance for “Vedant Millennia” Residential Project on Plot bearing S. No. 221 H. No. 3/1 221 H. No. 3/2, 221 H. No. 4P, S. No. 221, H. No. 6 P, behind Mahaganpati mandir, Titwala (East) by M/s. Tharwani Infrastructures.	541859	Expansion		
7.	Proposed Residential Project At S. No. 117/1, 2 Of Village : Dongre Virar ,Tal : Vasai , District : Palghar By Mr. Devendra Khemraj Jain.	538660	Amendment		
8.	Proposed Residential cum Commercial Project on Plot No. 32, Sector – 5 at Kharghar, Navi Mumbai, State- Maharashtra by M/s. Adhiraj Construction Pvt Ltd.	454386	B2		