



STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT
AUTHORITY PUNJAB

Ministry of Environment and Forests, Government of India

O/O Punjab Pollution Control Board,
Vatavaran Bhawan, Nabha Road,
Patiala - 147 001
Telefax:- 0175-2215636

No. SEIAA/M.S./2015/8246 REGISTERED

Dated 16.12.15

To

M/s Gian Sagar Educational & Charitable Trust,
Head Office: SCO 109-110, Sector 43-B,
Chandigarh.

Subject: Environmental clearance under EIA notification dated 14.09.2006 for an Educational Complex namely "Gian Sagar Medical College & Hospital and Gian Sagar Dental College & Hospital established in the revenue estate of Village Ram Nagar, Tehsil Rajpura, Distt. Patiala.

This has reference to your application dated 11.02.2013 and subsequent presentation given before the State Level Expert Appraisal Committee (SEAC) seeking prior environmental clearance for subject cited project as required under the EIA Notification, 2006. The proposal has been appraised as per procedure prescribed under the provisions of EIA Notification, 2006 on the basis of the mandatory documents enclosed with the application viz., Form-1, 1-A & conceptual plan and the additional clarifications furnished in response to the observations of the SEAC.

It is inter-alia noted that the proposal involves construction of an Educational Complex namely "Gian Sagar Medical College & Hospital and Gian Sagar Dental College & Hospital established in the revenue estate of Village Ram Nagar, Tehsil Rajpura, Distt. Patiala. The total land area of the project is 58.27 acres and the total built up area will be 199935.97 sq. m. The cost of the project is Rs. 213.40 crores.

The total water requirement for the project will be 610 KL/day, which will be met through existing two no. of deep tubewells. CGWA vide letter no. 639 dated 22.04.2015 has granted permission for abstraction of groundwater @ 610 KLD (not exceeding 2,19,518 KL/year) through existing two no. of deep tubewells only. The total wastewater generation from the project will be 488 KL/day, which will be treated in a STP to be installed within the project premises. The project proponent has proposed to use 478 KL/day will be used for irrigation of green area in all seasons. The total green area to be developed will be 28327.99 sqm and 2.95 acres of green area will be developed under Karnal Technology.

The total quantity of solid waste generation will be 600 kg/day, which will be segregated at source as biodegradable and non-biodegradable components as per the Municipal Solid Waste (Management & Handling) Rules, 2000. The non-biodegradable and recyclable waste will be sold to recyclers. Presently, all the solid

waste is being picked up and disposed-off by contractor. About 300 kg/day of biomedical waste is being generated from the hospital and as per provision of Biomedical Waste (Management & Handling) Rules, 1998, is being disposed off to M/s Rainbow Environments, Mohall. The project proponent has submitted copy of agreement which is valid up to 20.03.2016. The project proponent has also obtained authorization under Biomedical Waste (Management & Handling) Rules, 1998 from the Punjab Pollution Control Board which was valid up to 31.05.2015 and the project proponent has applied for extension in validity of the same on 06.04.2015

The Northern Regional Office, MoEF, GOI vide letter no. 4376 dated 23.05.2008 has accorded 'in principle' approval for diversion of 0.0192 hectare of forest land in favour of Gian Sagar Educational & Charitable Trust for construction of approach road to Medical College & Hospital Campus at village Ram Nagar on Chandigarh-Patiala road under Forest Division & District Patiala, Punjab.

The total load of electricity required for group housing will be 3250 KW, out of which 812 KW will be met by solar energy and remaining will be taken from the PSPCL. There is a proposal to install DG sets for stand-by arrangement. The e-waste generated will be stored in an isolated room and will be sold to the manufacturers. Used oil to be generated from the DG sets will be managed & handled as per the provisions of the Hazardous Wastes (Management, Handling & Transboundary Movement) Rules, 2008.

Environment Management Cell will be constituted, which will be responsible for implementation of EMP. Rs. 430 lacs will be incurred for implementation of EMP and Rs. 28 lacs/annum will be incurred on account of recurring charges. Rs. 213.4 lacs will be utilized for following activities under Corporate Social Responsibility and implementation of the CSR will be responsibility of Trust:

- (i) Monthly free Medical Check-Up Camps.
- (ii) Medicines are provided on subsidized rate.
- (iii) 90% Free Treatment to poor patients.
- (iv) Employment to 700 persons from adjoining villages as sweepers, ward boys, gardeners, security etc.
- (v) 24 hrs Emergency service provided.
- (vi) Medical facilities provided at very low rates.
- (vii) Village Ramnagar has been adopted and school, street lighting, toilet as well as trees have been planted in the village.
- (viii) Donation given to Panchayats as and when desired.
- (ix) Awareness Programs conducted for villages.

The case of the project proponent was considered by the SEAC in its 54th meeting held on 30.12.2011, wherein, the SEAC observed that the project proponent is required to submit the reply to certain observations of SEAC. The decision of SEAC was conveyed to the project proponent vide letter no. 392 dated 24.01.2012. Thereafter the

project proponent submitted the reply to the observations of SEAC. The case was then considered by the SEAC in its 57th meeting held on 27.03.2012, 62nd meeting held on 21.07.2012, 66th meeting held on 11.01.2013 and 69th meeting held on 18.04.2013, wherein, the SEAC decided to recommend to SEIAA to send the case to the Govt. of Punjab, Department of Science, Technology & Environment for simultaneously initiating credible action against project proponent /responsible persons /promoter company under the Environment (Protection) Act, 1986 due to start of construction activities of group housing project without obtaining Environmental Clearance under EIA notification dated 14.09.2006.

The case was considered by the SEIAA in its 47th meeting held on 15.05.2013 and 48th meeting held on 03.06.2013, wherein, the SEIAA decided to defer the case till the project proponent submits the reply to the observations of SEIAA. The decision of SEIAA was conveyed to the project proponent vide letter no. 24156 dated 11.06.2013. Thereafter, the project proponent submitted the reply and the case was then considered by SEIAA in its 74th meeting held on 24.12.2014, 75th meeting held on 09.01.2015, 80th meeting held on 28.02.2015 and 83rd meeting held on 11.04.2015, wherein, the SEIAA decided to remand the case to SEAC for appraisal.

The case of the project proponent was considered by the SEAC in its 114th meeting held on 30.04.2015 and lastly in its 129th meeting held on 28.07.2015, wherein, the Committee awarded 'Silver Grading' to the project proposal and decided to forward the case to the SEIAA, with the recommendation to grant environmental clearance to the project proponent subject to certain conditions, in addition to the proposed measures

Thereafter, the proposal was considered by the SEIAA in its 94th meeting held on 03.10.2015 and 98th meeting held on 28.11.2015 wherein, the Authority noted that the case stands recommended by SEAC and the Committee awarded 'Silver Grading' to the project proposal. Therefore, the Authority decided to grant environmental clearance to the project proponent for Medical Institute named as "Gian Sagar Medical College and Hospital" in total land area of 58.27 acres having total built up area will be 199935.97 sq. m. in the revenue estate of Village Ramnagar, Near Banur, Tehsil Rajpura, Distt. Patiala, subject to the conditions as proposed by the SEAC in addition to the proposed measures. Accordingly, SEIAA, Punjab hereby accords necessary environmental clearance for the above project under the provisions of EIA Notification dated 14.09.2006 and its subsequent amendments, subject to strict compliance of terms and conditions as follows:

PART A – Specific Conditions:

- (i) The approval of competent authority shall be obtained for structural safety of the buildings due to earthquakes, adequacy of firefighting equipments etc. as per National Building Code including protection measures from lightning.

- (ii) Disposal of muck during construction phase should not create any adverse effect on the neighboring communities and be disposed off after taking the necessary precautions for general safety and health aspects of people with the approval of competent authority.
- (iii) Construction spoils, including bituminous material and other hazardous material, must not be allowed to contaminate watercourses and the dump sites for such material must be secured, so that they should not leach into the groundwater.
- (iv) Construction/provision of the STP, tubewell, DG Sets, Utilities etc, earmarked by the project proponent on the layout plan, should be made in the earmarked area only. In any case the position/location of these utilities should not be changed later-on
- (v) Vehicles hired for bringing construction material to the site and other machinery to be used during construction should be in good condition and should conform to applicable air and noise emission standards.
- (vi) Ambient noise levels should conform to prescribed standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase.
- (vii) Fly ash should be used as construction material in the construction as per the provisions of Fly Ash Notification of September, 1999 and as amended on August, 2003 and notification No. S.O. 2804 (E) dated 03.11.2009 (This condition is applicable only if the project is within 100 Km of Thermal Power Station).
- (viii) 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.
- (ix) Adequate steps shall be taken to conserve energy by limiting the use of glass, provision of proper thermal insulation and taking measures as prescribed under the Energy Conservation Building Code.
- (x) The approval of competent authority shall be obtained for structural safety of the buildings due to earthquakes, adequacy of fire fighting equipments etc. as per National Building Code including protection measures from lightning.
- (xi) The installation of sewage treatment plant (STP) and adequacy of disposal system should be certified by Punjab Pollution Control Board and a report in this regard should be submitted to the Ministry of Environment & Forests/State Level Environment Impact Assessment Authority before the project is commissioned for operation.
- (xii) "Consent to operate" shall be obtained from Punjab Pollution Control Board under Air (Prevention & Control of Pollution) Act, 1981 and Water (Prevention & Control of Pollution) Act, 1974 and a copy of the same shall be submitted to the Ministry of Environment & Forests / State Level Environment Impact Assessment Authority at the time of start of operation.
- xii) The project proponent shall discharge all the treated wastewater in the project premises onto land for irrigation/ plantation.
- xiii) The project proponent shall provide electromagnetic flow meter at the outlet of the water supply, outlet of the STP and any pipeline to be used for re-using the treated wastewater back into the system for flushing and for horticulture purpose/green etc. and shall maintain a record of readings of each such meter on daily basis.
- xiv) The position / location of the STP, tubewell, DG Sets, Utilities etc, installed by the project proponent as per the provisions made in the layout plan, should not be changed later-on under any circumstances.
- xv) Rainwater harvesting for rooftop run-off should be implemented. Before recharging the rooftop run-off, pretreatment must be done to remove suspended matter, oil and grease. However, run off from gardens/green area/roads/pavements may also be connected with the ground water recharging system after adequate treatment as per the CGWA guidelines.

- xvi) Adequate & appropriate pollution control measures should be provided to control fugitive emissions to be emitted within the complex.
- xvii) Hazardous waste/E-waste should be disposed off as per Rules applicable and with the necessary approval of the Punjab Pollution Control Board.
- xviii) Incremental pollution loads on the ambient air quality, noise and water quality should be periodically monitored.
- xix) 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.
- xx) The approval of competent authority shall be obtained for structural safety of the buildings due to earthquakes, adequacy of fire fighting equipments etc. as per National Building Code including protection measures from lightning.
- xxi) Adequate treatment facility for drinking water shall be provided, if required.
- xxii) The green belt along the periphery of the plot shall achieve attenuation factor conforming to the day and night noise standards prescribed for residential land use. The open spaces inside the plot should be suitably landscaped and covered with vegetation of indigenous species/variety.
- xxiii) The project proponent should take adequate and appropriate measures to contain the ambient air quality within the prescribed standards. The proposal regarding mitigation measures to be taken at site should be submitted to the Ministry of Environment & Forests/ State Level Environment Impact Assessment Authority within three months.
- xxiv) Application of solar energy should be incorporated for illumination of common areas, lighting for gardens and street lighting in addition to provision for solar water heating.
- xxv) A report on the energy conservation measures conforming to energy conservation norms finalized by Bureau of Energy Efficiency should be prepared incorporating details about machinery of air conditioning, lifts, lighting, building materials, R & U Factors etc. and submitted to the respective Regional office of MoEF, the Zonal Office of CPCB and the SPCB/SEIAA in three months time.
- xxvi) Environmental Management Cell shall be formed during operation phase which will supervise and monitor the environment related aspects of the project.
- xxvii) Ambient noise levels should conform to prescribed standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase.
- xxviii) Separation of drinking water supply and treated sewage supply should be done by the use of different colors.
- xxix) 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.
- xxx) The project proponent will handle and disposed of the biomedical waste and obtain authorization from Punjab Pollution Control Board as per provisions of the Bio Medical (Management & Handling) Rules, 1998.

PART B – General Conditions :

- i) This environmental clearance will be valid for a period of five years from the date of its issue or till the completion of the project, whichever is earlier.
- ii) The environmental safeguards contained in the application of the promoter / mentioned during the presentation before State Level Environment Impact Assessment Authority/State Expert Appraisal Committee should be implemented in letter and spirit.
- iii) All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department, Forest (Conservation) Act, 1980 and Wildlife (Protection) Act, 1972 etc. shall be obtained, by project proponents from the competent authorities including Punjab Pollution Control Board and from other statutory bodies as applicable. The project proponent shall also obtain permission from the NBWL, if applicable.

- iv) The project proponent should advertise in at least two local newspapers widely circulated in the region, one of which shall be in the vernacular language informing that the project has been accorded environmental clearance and copies of clearance letters are available with the Punjab Pollution Control Board. The advertisement should be made within seven days from the day of issue of the clearance letter and a copy of the same should be forwarded to the Regional Office, Ministry of Environment & Forests, Chandigarh and SEIAA, Punjab.
- v) These stipulations would be enforced among others under the provisions of Water (Prevention & Control of Pollution) Act, 1974, Air (Prevention & Control of Pollution) Act, 1981, Environmental (Protection) Act, 1986, the Public Liability (Insurance) Act, 1991 and EIA Notification, 2006.
- vi) The project proponent shall obtain permission from the CGWA for abstraction of groundwater & digging of borewell(s) and shall not abstract any groundwater without prior written permission of the CGWA, even if any borewell(s) exist at site
- vii) The project proponent shall comply with the conditions imposed by the Competent Authority while granting CLU vide letter no. 13157 dated 16.09.2013.
- viii) A copy of the clearance letter shall be sent by the proponent to concerned Panchayat, Zilla Parishad/ Municipal Corporation, Urban local body and the local NGO, if any, from whom suggestions / representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.
- ix) The State Environment Impact Assessment Authority, Punjab reserves the right to add additional safeguards/ measures subsequently, if found necessary, and to take action including revoking of the environmental clearance under the provisions of the Environmental (Protection) Act, 1986, to ensure effective implementation of the suggested safeguards/ measures in a time bound and satisfactory manner.
- x) Any appeal against this environmental clearance shall lie with the National Green Tribunal, if preferred, within a period of 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.
- xi) In the case of any change(s) in the scope of the project, the project would require a fresh appraisal by State Environment Impact Assessment Authority, Punjab.
- xii) Separate distribution pipelines be laid down for use of treated effluent / raw water for horticultural/gardening purposes with different colour coding.
- xiii) Environmental clearance is subject to final order of the Hon'ble Supreme Court of India in the matter of Goa Foundation Vs. Union of India in Writ Petition (Civil) No. 460 of 2004 as may be applicable to this project and decisions of any Competent Court, to the extent applicable.
- xiv) The entire cost of the environmental management plan (i.e. capital cost as well as recurring cost) will continue to be borne by the project proponent until the responsibility of environmental management plan is transferred to the occupier/residents society under proper MOU after obtaining prior permission of the Punjab Pollution Control Board.
- xv) 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 mail) to the respective Regional office of MoEF, the Zonal Office of CPCB, the SPCB and SEIAA, Punjab.
- xvi) Officials from the Regional Office of Ministry of Environment & Forests, Chandigarh / State Level Environment Impact Assessment Authority / State Level Expert Appraisal Committee / Punjab Pollution Control Board who would be monitoring the implementation of environmental safeguards should be given full cooperation, facilities and documents / data by the project proponents during their inspection. A complete set of all the documents submitted to State Environment Impact Assessment Authority should be forwarded to the CCF,

Regional Office of Ministry of Environment & Forests, Chandigarh and State Level Environment Impact Assessment Authority, Punjab.

- xvii) 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; $PM_{2.5}$, PM_{10} , SO_2 , NO_2 , CO , Pb , Ozone (ambient air as well as stack emissions) shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.
- xviii) The project proponent shall adhere to the commitments made in the Environment Management Plan and Corporate Social Responsibility and shall spend the amount as proposed or atleast minimum required to be spent under the provisions of the Companies Act 1956, whichever is higher.
- ix) The project proponent shall ensure that no traffic congestion occurs near the entry and exit points from the main road and parking should be fully interlized and no public space should be utilized. The provision of parking for autos/taxis/ambulances shall be made at the front along the road on the project proponent's own land.

Singh
Member Secretary (SEIAA)

Endst. No. _____

Dated _____

A copy of the above is forwarded to the following for information & further necessary action please.

1. The Secretary to Govt. of India, Ministry of Environment and Forest, Paryavaran Bhawan, CGO Complex, Lodhi Road, New Delhi.
2. The Chairman, Central Pollution Control Board, Parivesh Bhavan, CBD-cum-office Complex, East Arjun Nagar, New Delhi.
3. The Chairman, Punjab State Power Corporation Ltd., The Mall, Patiala.
4. The Deputy Commissioner, Rajpura.
5. The Chairman, Punjab Pollution Control Board, Vatavaran Bhawan, Nabha Road, Patiala.
6. The Chief Conservator of Forests (North), Ministry of Environment and Forest, Regional Office, Bays No.24-25, Sector-31-A, Chandigarh.
7. The Chief Town Planner, Department of Town and Country Planning, Punjab, 6th floor, PUDA Bhawan, Phase-8, Mohali
8. Monitoring Cell, Ministry of Environment and Forest, Paryavaran Bhawan, CGO Complex, Lodhi Road, New Delhi.
9. The Director (Environment), Ministry of Environment and Forest, Northern Regional Office, Bays No.24-25, Sector-31-A, Chandigarh. The detail of the authorized Officer of the project proponent is as under:
 - a) Name of the applicant Sh. Harnam Singh
 - b) Mobile/Phone No. 01724644618
10. The Environmental Engineer (Computers), Punjab Pollution Control Board, Head Office, Patiala for uploading this document on the web site of the State Level Environment Impact Assessment Authority.

Member Secretary (SEIAA)