

# MAHARASHTRA POLLUTION CONTROL BOARD

Tel: 24010706/ 24010437  
Fax: 24023516  
Website: <http://mpcb.gov.in>  
E-mail: [cac-cell@mpcb.gov.in](mailto:cac-cell@mpcb.gov.in)



Kalpataru Point, 2<sup>nd</sup> - 4<sup>th</sup> Floor  
Opp. Cine Planet Cinema,  
Near Sion Circle, Sion (E)  
Mumbai-400 022.

Consent order No: - Format1.0/BO/CAC-cell/MU-7049/CE/CAC- 7883  
Date- 15/06/2016

To,  
M/s. Meringue Hotels Pvt. Ltd,  
CTS No. 784 of Vill. Marol at Andheri Kurla Road, Andheri (East), Mumbai.

Sub: Revalidation of Consent to Establish (with increased BUA) for construction of Hotel under Red category.

Ref:

1. Environmental Clearance accorded by Environment Department, GoM vide no. SEAC-2008/CR36/TC.3 dated 19.03.2010.
2. Amended Environmental Clearance accorded by Environment Department, GoM vide no. SEAC-2013/CR-70/TC.1 dated 25.01.2016.
3. Consent to Establish granted for hotel vide no. BO/RO(HQ)CE/CAC-34 dtd. 13.12.2010
4. Your application approved in 2<sup>nd</sup> CAC meeting of 2016-2017 held on 02.06.2016

Your application CE1601000673

Date: 11.12.2015

For: Revalidation of Consent to Establish (with increased BUA) for construction of Hotel Under Section 25 of the Water (Prevention & Control of Pollution) Act, 1974 & under Section 21 of the Air (Prevention & Control of Pollution) Act, 1981 and Municipal Solid Waste (Management & Handling) Rule 2000 is considered and the consent is hereby granted subject to the following terms and conditions and as detailed in the schedule I, II, III & IV annexed to this order:

1. The consent to Establish is granted for a period upto: Commissioning of the Unit or upto 31.12.2020 whichever is earlier.
2. The Capital investment of the Hotel is Rs. 320 crs (As per C.A. certificate submitted by applicant).
3. The Consent to Establish is valid following activity:

Sr. No.	Construction of	Rooms
1	Hotel (with swimming pool) having 307 nos. of Rooms, Retail/ shopping and Restaurant on Plot area of 5552.9 sq.m. and total Construction BUA of 31,319.11 sq.m. as per EC (Without Laundry activity)	307 Nos.

4. Conditions under Water (P&CP), 1974 Act for discharge of effluent:

Sr. no.	Description	Permitted quantity of discharge (CMD)	Standards to be achieved	Disposal
1.	Trade effluent	Nil	N.A.	N.A.

2.	Domestic effluent	205	As per Schedule -I	The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be connected to the sewerage system provided by local body.
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5. Conditions under Air (P&CP) Act, 1981 for air emissions:

Sr. No.	Description of stack / source	Number of Stack	Standards to be achieved
1.	DG Set (1010 KVA and 500 KVA)	2	As per Schedule -II
2	Kitchen exhaust	1	As per Schedule -II

6. Conditions under Municipal Solid Waste (Management and Handling) Rule, 2000

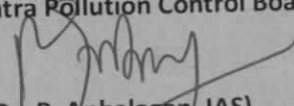
Sr. No.	Type Of Waste	Quantity	Treatment	Disposal
1.	Bio-degradable	364 Kg/day	OWC	Use as manure
2.	Non-biodegradable	410 kg/day	--	Hand over to local body or sale for recycle
3.	STP Sludge	31 kg/day	--	Use as manure

7. Conditions under Hazardous Waste (MH & TM) Rules, 2008 for treatment and disposal of hazardous waste

Sr. No.	Type Of Waste	Category	Quantity	UOM	Disposal
1	Nil	--	--	--	--

8. This Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
9. This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government agencies.
10. Hotel authority shall not carry out any expansion of the hotel without prior permission of the Board.
11. PP shall submit the affidavit within 15 days in the prescribed format regarding the compliance of conditions of EC clearance and C to E.
12. PP shall comply with the conditions stipulated in Amended Environmental Clearance accorded by Environment Department, GoM vide no. SEAC-2013/CR-70/TC.1 dated 25.01.2016.
13. Consent to establish is being issued without prejudice to the orders passed/ being passed by the Hon'ble High Court.
14. MCGM shall comply with the order passed and being passed in PIL No. 217 of 2019 by the Hon'ble High Court, Mumbai.

For and on behalf of the  
Maharashtra Pollution Control Board

  
(Dr. P. Anbalagan, IAS)  
Member Secretary

Received Consent fee of –

Sr. No.	Amount(Rs.)	DD. No.	Date	Drawn On
1	6,40,100/-	000970	21.10.2015	HDFC Bank

Copy to:

1. Regional Officer, Mumbai and Sub-Regional Officer MPCB, Mumbai-II  
-- They are directed to ensure the compliance of the consent conditions.
2. Chief Accounts Officer, MPCB, Mumbai.
3. CC/CAC desk- for record & website updation purposes.

Copy forwarded with compliments to:

The Assistant Municipal Commissioner, MCGM, K/East ward, Mumbai



Schedule-I

Terms & conditions for compliance of Water Pollution Control:

1) A] As per your consent application, you have proposed to provide Sewage Treatment Plant (STPs) with design capacity of 205 CMD based on Moving Bed Bio Reactor (MBBR) Technology.

B] The Applicant shall operate and maintain the sewage treatment system to treat the sewage so as to achieve the following standards/ prescribed under EP Act, 1986 and Rules made there under from time to time, whichever is stringent.

Sr No.	Parameters	Standards prescribed by Board
		Limiting Concentration in mg/l, except for pH
01	BOD (3 days 27°C )	10
02	Suspended Solids	10
03	COD	50
04	Residual Chlorine	1ppm

C] The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be connected to the sewerage system provided by local body. In no case, effluent shall find its way to any water body directly/indirectly at any time. The firm shall affix the separate meter for ensurance of 60% recycling of treated sewage and keep the records of the same. PP shall achieve the treated domestic effluent standard for the parameter BOD- 10 mg/lit.

- 2) The Board reserves its rights to review plans, specifications or other data relating to plant setup for the treatment of water, works for the purification thereof & the system for the disposal of sewage or trade effluent or in connection with the grant of any consent conditions. The Applicant shall obtain prior consent of the Board to take steps to establish the unit or establish any treatment and disposal system or an extension or addition thereto.
- 3) The firm shall ensure replacement of pollution control system or its parts after expiry of its expected life as defined by manufacturer so as to ensure the compliance of standards and safety of the operation thereof.
- 4) In case, the water consumption of the project is not covered under the water consumption of local body, in that situation, the project proponent shall submit the CESS Returns in the prescribed format given under the provision of Water (Prevention & Control of Pollution) Cess Act, 1977 and Rules made thereunder for various category of water consumption.

In case the water consumption is duly assessed under the quantity of water consumption of local body, the project proponent shall submit certificate to that effect from the concern local body with the request not to assess CESS on their water consumption, being already assessed on the water consumption of local body.

Sr. No.	Purpose for water consumed	Water Consumption quantity CMD
1.	Industrial Cooling, boiler feed etc.,	Nil
2.	Domestic purpose	234
3.	Processing whereby water gets polluted & pollutants are easily biodegradable	Nil
4.	Processing whereby water gets polluted & pollutants are not easily biodegradable and are toxic	Nil

- 5) The firm shall provide Specific Water Pollution control system as per the conditions of EPAAct,1986 and rule made there under from time to time/ Environmental Clearance.

### Schedule-II

#### Terms & conditions for compliance of Air & Noise Pollution Control:

1. As per your application, you have proposed to erect following stack (s) and to observe the following fuel pattern-

Sr. No.	Stack Attached To	APC System	Height in Mtrs.	Type Of Fuel	Quantity & UOM	S%
1	DG Set (1x1010 KVA)	Acoustic enclosure	6.3*	HSD	@ 0.21 liters/hr/KVA at full load.	1
2	DG Set (1x500 KVA)	Acoustic enclosure	4.5*	HSD	@ 0.21 liters/hr/KVA at full load.	1
3	Kitchen exhaust	--	Above the roof of bldg.			

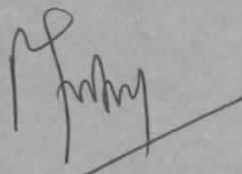
\* Above roof of the building in which it is installed.

2. The applicant shall operate and maintain above mentioned air pollution control system, so as to achieve the level of pollutants to the following standards:

Particulate matter	Not to exceed	150.00 mg/Nm <sup>3</sup> .
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3. The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacement/alteration well before its life come to an end or erection of new pollution control equipment.
4. The Board reserves its rights to vary all or any of the condition in the consent, if due to any technological improvement or otherwise such variation (including the change of any control equipment, other in whole or in part is necessary)
5. Conditions for utilities like Kitchen, Eating Places:-

- (i) The kitchen shall be provided with exhaust system chimney with oil catcher connected to chimney through ducting.
- (ii) The toilet shall be provided with exhaust system connected to chimney through ducting.
- (iii) The air conditioner shall be vibration proof and the noise shall not exceed 68 dB(A).
- (iv) The exhaust hot air from A.C. shall be attached to Chimney at least 5 mtrs. higher than the nearest tallest building through ducting and shall discharge into open air in such a way that no nuisance is caused to neighbors.



Schedule-III

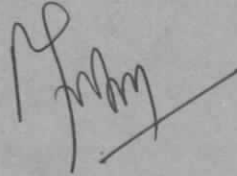
Details of Bank Guarantees

Proposed BG:

Sr. No.	Consent (C to E/O/R)	Amt of BG Imposed	Submission Period**	Purpose of BG	Compliance Period	Validity++
1	C to E	Rs. 10 lakh	15 days from date of issue of consent	Toward compliance of consent to establish and EC condition	COU or 5 years whichever is earlier	Validity of this consent + 4 months

\*\* The above Bank Guarantee(s) shall be submitted by the applicant in favour of Regional Officer at the respective Regional Office within 15 days of the date of issue of Consent.

++ The Bank Guarantee(s) shall be valid for a period upto: Validity of consent + 4 months



Schedule-IV

Conditions during construction phase

a	During construction phase, applicant shall provide temporary sewage disposal and MSW facility for staff and worker quarters.
b	During construction phase, the ambient air and noise quality should be closely monitored to achieve Ambient Air Quality Standards and Noise by the project proponent through MoEF approved laboratory.
c	Noise generating activity shall be carried out during day time only.

General Conditions:

- 1) The applicant shall provide facility for collection of environmental samples and samples of trade and sewage effluents, air emissions and hazardous waste to the Board staff at the terminal or designated points and shall pay to the Board for the services rendered in this behalf.
- 2) Industry should monitor effluent quality, stack emissions and ambient air quality monthly/quarterly.
- 3) The applicant shall provide ports in the chimney/(s) and facilities such as ladder, platform etc. for monitoring the air emissions and the same shall be open for inspection to/and for use of the Board's Staff. The chimney(s) vents attached to various sources of emission shall be designated by numbers such as S-1, S-2, etc. and these shall be painted/ displayed to facilitate identification.
- 4) Whenever due to any accident or other unforeseen act or even, such emissions occur or is apprehended to occur in excess of standards laid down, such information shall be forthwith Reported to Board, concerned Police Station, office of Directorate of Health Services, Department of Explosives, Inspectorate of Factories and Local Body. In case of failure of pollution control equipments, the production process connected to it shall be stopped.
- 5) The applicant shall provide an alternate electric power source sufficient to operate all pollution control facilities installed to maintain compliance with the terms and conditions of the consent. In the absence, the applicant shall stop, reduce or otherwise, control production to abide by terms and conditions of this consent.
- 6) The firm shall submit to this office, the 30th day of September every year , the Environmental Statement Report for the financial year ending 31st March in the prescribed Form-V as per the provisions of rule 14 of the Environment (Protection) (Second Amendment) Rules, 1992.
- 7) The industry shall recycle/reprocess/reuse/recover Hazardous Waste as per the provision contain in the HW(MH&TM) Rules 2008, which can be recycled/processed/reused/recovered and only waste which has to be incinerated shall go to incineration and waste which can be used for land filling and cannot be recycled/reprocessed etc should go for that purpose, in order to reduce load on incineration and landfill site/environment.
- 8) The industry should comply with the Hazardous Waste (M,H & TM) Rules, 2008 and submit the Annual Returns as per Rule 5(6) & 22(2) of Hazarsous Waste (M,H & TM) Rules, 2008 for the preceding year April to March in Form-IV by 30<sup>th</sup> June of every year.
- 9) An inspection book shall be opened and made available to the Board's officers during their visit to the applicant.
- 10) **The applicant shall obtain Consent to Operate from Maharashtra Pollution Control Board before actual commencement of the Unit/ Activity.**
- 11) Industry shall strictly comply with the Water (P&CP) Act, 1974, Air (P&CP) Act,1981 and Environmental Protection Act,1986 and industry specific standard under EP Rules 1986 which are available on MPCB website([www.mpcb.gov.in](http://www.mpcb.gov.in)).
- 12) The industry shall constitute an Environmental cell with qualified staff/personnel/agency to see the day to day compliance of consent condition towards Environment Protection.

- 13) Separate drainage system shall be provided for collection of trade and sewage effluents. Terminal manholes shall be provided at the end of the collection system with arrangement for measuring the flow. No effluent shall be admitted in the pipes/sewers downstream of the terminal manholes. No effluent shall find its way other than in designed and provided collection system.
- 14) Neither storm water nor discharge from other premises shall be allowed to mix with the effluents from the factory.
- 15) The applicant shall install a separate meter showing the consumption of energy for operation of domestic and industrial effluent treatment plants and air pollution control system. A register showing consumption of chemicals used for treatment shall be maintained.
- 16) Conditions for D.G. Set
  - a) Noise from the D.G. Set should be controlled by providing an acoustic enclosure or by treating the room acoustically.
  - b) Industry should provide acoustic enclosure for control of noise. The acoustic enclosure/ acoustic treatment of the room should be designed for minimum 25 dB (A) insertion loss or for meeting the ambient noise standards, whichever is on higher side. A suitable exhaust muffler with insertion loss of 25 dB (A) shall also be provided. The measurement of insertion loss will be done at different points at 0.5 meters from acoustic enclosure/room and then average.
  - c) Industry should make efforts to bring down noise level due to DG set, outside industrial premises, within ambient noise requirements by proper siting and control measures.
  - d) Installation of DG Set must be strictly in compliance with recommendations of DG Set manufacturer.
  - e) A proper routine and preventive maintenance procedure for DG set should be set and followed in consultation with the DG manufacturer which would help to prevent noise levels of DG set from deteriorating with use
  - f) D.G. Set shall be operated only in case of power failure.
  - g) The applicant should not cause any nuisance in the surrounding area due to operation of D.G. Set.
  - h) The applicant shall comply with the notification of MoEF dated 17.05.2002 regarding noise limit for generator sets run with diesel
- 17) The industry should not cause any nuisance in surrounding area.
- 18) The industry shall take adequate measures for control of noise levels from its own sources within the premises so as to maintain ambient air quality standard in respect of noise to less than 75 dB (A) during day time and 70 dB (A) during night time. Day time is reckoned in between 6 a.m. and 10 p.m. and night time is reckoned between 10 p.m. and 6 a.m.
- 19) The applicant shall maintain good housekeeping.
- 20) The applicant shall bring minimum 33% of the available open land under green coverage/ plantation. The applicant shall submit a statement on available open plot area, number of trees surviving as on 31<sup>st</sup> March of the year and number of trees planted by September end, with the Environment Statement.
- 21) The non-hazardous solid waste arising in the factory premises, sweepings, etc. be disposed of scientifically so as not to cause any nuisance / pollution. The applicant shall take necessary permissions from civic authorities for disposal of solid waste.
- 22) The applicant shall not change or alter the quantity, quality, the rate of discharge, temperature or the mode of the effluent/emissions or hazardous wastes or control equipments provided for without previous written permission of the Board. The industry will not carry out any activity, for which this consent has not been granted/without prior consent of the Board.
- 23) The industry shall submit official e-mail address and any change will be duly informed to the MPCB.
- 24) The industry shall achieve the National Ambient Air Quality standards prescribed vide Government of India, Notification dt. 16.11.2009 as amended.
- 25) **Hotel authority shall not carry out any expansion of the hotel without prior permission of the Board.**
- 26) **Applicant shall provide separate Energy Meter to the pollution control system**