

**MINUTES OF PUBLIC HEARING IN RESPECT OF
PROPOSED REDEVELOPMENT OF THE BUILDING BY**

**M/s. Bellissimo Properties Development Pvt Ltd., for redevelopment of C. S. No. 92, 122 & 123 of Cumballa Division, Situated at Walkeshwar Road, Mumbai
Date of Public Hearing: 07/12/2017 Time : 12.00 Noon.**

Venue : Office of Collector & District Magistrate Mumbai City, Old Custom, Shahid Bhagat Singh Marg, Mumbai 400 001.

Public hearing of proposed redevelopment of building by **M/s. Bellissimo Properties Development Pvt Ltd., for redevelopment of C. S. No. 92, 122 & 123 of Cumballa Division, Situated at Walkeshwar Road, Mumbai .**

The following panel members of the public hearing committee were present.

1. Shri. Chandrakant Thorat - Chairman
Resident Deputy Collector &
Addl. Dist. Magistrate,
Mumbai City.
2. Shri. Madukar Lad - Member
Regional Officer
Maharashtra Pollution Control Board, Mumbai.
3. Shri. Sanjay Bhosale - Convener
Sub-Regional Officer
Maharashtra Pollution Control Board, Mumbai - I.

Shri. Sanjay Bhosale, Sub Regional Officer, MPC Board, Mumbai-I, convener of the public hearing meeting welcomed the Chairman of the committee, the panel members, the tenants / residents and commenced the meeting with the permission of Hon. Chairman. He briefed the purpose of public hearing, mentioning that as per the MOEF, Govt. of India, New Delhi, Notification S.O/1533 dated 14 Sept. 2006 and amended thereto, and Coastal Regulation Zone (CRZ) Notification dated 6th January, 2011, the Public hearing for tenants/residents shall be carried out for redevelopment and construction activity in the CRZ area. Accordingly, **M/s. Bellissimo Properties Development Pvt Ltd.,** had submitted application for public hearing along with detailed Environmental impact and mitigation report for the proposed redevelopment of building on property bearing **C. S. No. 92, 122 & 123 of Cumballa Division, Situated at Walkeshwar Road, Mumbai** to Maharashtra Pollution Control Board on 11/10/2017. Accordingly, the District Collector, Mumbai had fixed the date of public hearing on 07 December, 2017. The Convener briefed that, public notice regarding the said public hearing was published in the daily newspaper "**Navshakti**" in Marathi and "**The Free Press Journal**" in English on 31/10/2017 i.e. one month prior to the public hearing , inviting instructions, objection and comments about the proposed redevelopment project. Documents of Environmental Synopsis regarding public hearing were made available for review/study for the tenants or residents of the said project at –

1. Office of the Collector & District Magistrate Mumbai City, Old Custom house, Shahid Bhagat Singh Marg, Mumbai – 400 001.
2. Joint Director (Water), MPCB, Sion, Mumbai, Regional Office & Sub Regional Office, Mumbai - I, Maharashtra Pollution Control Board, Raikar Chamber, 216, 2nd Floor, A Wing, Near Jain Mandir, Govandi Gaon Road, Govandi(E), Mumbai-88.
3. Environment Dept., New administrative building, 15th floor, Mantralaya, Mumbai.
4. Astt. Commissioner, D ward, Municipal Office Building Nana Chowk , Grant Road (W)Mumbai-400 007

The convener, also informed to the tenants / residents that the purpose of the public hearing was to record the opinion, suggestions /objections of the tenants / residents, with regards to environment point of view. The committee will not take any decision about the project. He also informed that the said public hearing is for the tenants / residents affected by the project. The project proponent will present the details about the project and its impact on environment and the mitigation measures proposed by the project proponent. Thereafter the tenants/residents can give their suggestions/objections, comments, and opinions verbally as well as in writing about the project, which will be recorded and the same will be submitted to the Maharashtra Coastal Zone Management Authority, Mantralaya, Mumbai.

After this, with the permission of Hon. Collector/Chairman the public hearing procedure was started.

Shri. Chiplunkar, the technical consultant of the said project, briefed about the proposed project by power point presentation. He showed the details about the location of the project, the location map and Google image of the site. He also showed the details about the layout plan of the building and the details about the parking, commercial area and the details about the residential flats the detailed layout plan, commercial area plans and the residential floor plans. He mentioned that the total area of the plots is 1969.91 sq.mtr. which is in CRZ-II area. The existing structure having 1 building, which will be redeveloped by constructing 2 Basements + Ground + 1 to 21 upper floor. The total Construction area is 7914.08 sq.mtr. The height of the building in this project will be 69.90 mtrs. The water requirement for operation phase is 46.67 m³/day and sewage generation will be 17.33 m³/day. As the quantity of waste water generation will be treated in sewage treatment plant (STP). The treated sewage will be recycle and reaming will be discharged in to MCGM sewerage system. The solid waste generated will be segregated into dry and wet waste. The wet solid waste will be treated by composting by providing OWC & use for gardening and dry waste will be sold to authorized recycler. Energy efficient equipment will be provided. Also at the time of construction activity, necessary precautions will be taken to control the noise pollution. The project proponent has obtained necessary permissions from MCGM for construction activity.

The Convener then appealed the tenants/residents to express their views, doubts, and objections, opinions, suggestions about the project only from the environmental aspects, if any, so that the project proponent will clarify the same. The tenants/residents were absent during the public hearing in-spite of public notice published in the Marathi and English news paper one month prior to date of hearing.

The following persons raised the questions.

Question- Chandrakant Thorat, Resident Deputy Collector

1) Which type of Herbs will be provided for Land Scaping ?

Answer

Various type of Herbs will be planted on the Land Scaping area.

Question- Madukar Lad, Regional Officer, MPC Board, Mumbai.

2) Which type of tree will be planted ?

Answer

Appropriate types of trees will be planted.

Question- Madukar Lad, Regional Officer, MPC Board, Mumbai.

3) Is there any provision for Sewage treatment plant & OWC ?

Answer

We will provide of STP & OWC.

Question- Madukar Lad, Regional Officer, MPC Board, Mumbai.

4) What is quantity of debris during demolition of the building ?


Answer


Exact quantity of debris will be calculated later on.


Finally the Convener informed the public that all the views expressed in the meeting, letters if any submitted and the project proponents reply will be put in the minutes and forwarded to the MCZM, Environment Department, Mantralaya, Mumbai.

The Chairman of the committee thanked all the panel members, tenants / residents and the project proponents for Co-operation given to conduct the public hearing successfully and concluded the hearing.

The public hearing ended with the vote of thanks.


(Sanjay Bhosale)
Member/Convener,
Sub-Regional
Officer, Mumbai,
M.P.C. Board,
Mumbai


(Madhukar Lad)
Member
Regional Officer,
Mumbai,
M.P.C. Board,
Mumbai.


(Chandrakant Thorat)
Resident Deputy Collector & Addl.
Dist. Magistrate,
Mumbai City.