

**HALF YEARLY COMPLIANCE REPORT FOR
PROPOSED REDSIDENTIAL CUM COMMERCIAL PROJECT
OF
JOYALUKKAS AT VAZHAKALA**

EC NO: 21/SEIAA/KL/87/2012 dated 14-11-2012

DECEMBER 2013 TO MAY 2014



Joyalukkas
Lifestyle developers

Joyalukkas India Pvt.Ltd

Peeves Triton, Marine Drive, Kochi, Kerala-682 031

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RESDIDENTIAL CUM COMMERCIAL PROJECT OF JOYALUKKAS
STATUS OF COMPLIANCE TO THE CONDITIONS MADE WHILE GRANTING
ENVIRONMENTAL CLEARANCE

1. Introduction

It is proposed to develop a residential cum commercial project at Vazhakala village ,Kanayunnur Taluk ,Ernakulam District ,Kerala in Re-Sy.No 42/1,Block No.9 by M/S Joyalukkas India Pvt.Ltd (formally Joy Alukkas Traders (India)Pvt.Ltd). Joyalukkas India Pvt.Ltd is a private company having its correspondence office at Peeves Triton, Marine Drive, Kochi, Kerala-682 031. The company purchased the land for the construction in the name of Joy Alukkas in the year August, 2003 .The project site fall within Thrikakkara Municipality and the land use in conformity with the CPD of Kochi.

The proposed building has a total buildup area of 46,487.86 sq.m. and maximum number of floors are basement, lower ground, upper ground + 24 floors. The estimated cost of the project is 58 Crores .The project was accorded Environmental clearance by State Level Environmental Impact Assessment Authority (SEIAA), Kerala vide letter NO: 21/SEIAA/KL/871/2012 dated 14th November, 2012. The conditions lay out while granting the clearance along with the compliance to the same is followed. Presently the construction of basement floors is going on.

Table 1. Status of Compliance to the Conditions made while granting Environmental Clearance

Sl.No	Condition	Compliance
A. Specific Conditions		
1	Assurance that the Place left in the front region of the project site as shown in the drawing is a 'purambokku' land between the road and the property of the proponent and that it shall not be encroached at any later stage.	'Purambokku' land between the road and the property of the proponent, left in the front region of the project site has not encroached by the proponent. In future also there won't be any encroachment.
2	Fencing should be done all around the tower line	A temporary fencing is already given around the tower line. Permanent fencing shall be provided along with the progress of the construction activities.
B. General Conditions		
1	Rain water harvesting to collect and utilize the entire water falling in land area should be provided.	A roof top rain water harvesting facility is envisaged for the project and a water storage tank of capacity 1,500 KL would be also constructed for the collection of rain water. Provision will be made for the Filtration and Disinfection of this water. This facility shall be incorporated along with the construction activities.
2	Environmental Monitoring Cell should be formed and made	Environmental Monitoring Cell has already formed at the time of first half yearly compliance and the detail of the Cell is presented in Annexure I for reference.

Sl.No	Condition	Compliance
	functional.	
3	Suitable avenue trees should be planted along either side of the tarred road and parking areas, if any.	Avenue trees will be planted along either side of the tarred road and parking areas. The landscape map and list of species have been already proposed during the first compliance and is presented as Annexure II for reference.
4	The project may incorporate devices of solar energy generation and utilization wherever possible.	A 20 kWp solar power plant is integrated in the project design and would be developed and implemented as part of the project accordingly.
5	In case of any change in the scope of the project ,the project would require a fresh appraisal by this authority	There is no change for the scope of the Project, so far. Any change in the future will be duly intimated to SEIAA.
6	The authority reserves the right to add the additional safeguard measures subsequently , if found necessary ,and to take the action including revoking of the environmental clearance under the provisions of Environmental	Project proponent will comply with any additional conditions or modifications of existing conditions up to the satisfaction of SEIAA.

Sl.No	Condition	Compliance
	(protection) Act,1986, to ensure effective implementation of the suggested safe guard measure in the time bound and satisfactory manner	
7	All other statutory clearances shall be obtained , as applicable , by the project proponent\s from the respective competent authorities	All statutory clearances applicable to the project, was already obtained at the time of first half yearly compliance and are annexed as follows : Building permit obtained from Thrikkakara municipality in Annexure III for reference. No objection certificate from Fire and Rescue Service head quarters, Trivandrum in Annexure IV for reference.
8	The stipulation by statutory authorities under different Acts and notifications be complied with , including the provision of Water (prevention and control of pollution) Act ,1974 ,the Air (prevention and control of pollution) Act 1981,the	Official Formalities regarding the issuing of Consent to Establish from KSPCB is under process.

Sl.No	Condition	Compliance
	Environmental (protection)Act ,1986, the public Liability (Insurance)Act,1991 and EIA notification ,2006	
9	The project proponent should advertise at least two local news papers widely circulated in the region ,one of which shall be in the vernacular language informing that the project has been accorded Environmental Clearance and the copies of the clearance letter are available with the Department of Environment and Climate Change ,Govt. of Kerala and may also be seen on the website of the authority at www.seiaakerala.org . The advertisement should be	Joy Alukkas has already advertised in two local news papers and the copy of the same is presented as Annexure V for reference. The copy of the advertisement is being forwarded to the office of SEIAA vide nil letter number dated 26.03.2013. The copy of the communication is presented as Annexure VI .

Sl.No	Condition	Compliance
	made within 10 days from the date of recipient of the clearance letter and a copy of the same should be forwarded to the office of this authority as conformation.	
10	A copy of the clearance letter shall be sent by the proponent to concerned municipality and also 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.	<p>Proponent has already sent a copy of the clearance letter to concerned municipality and the copy of the communication made is attached in Annexure VII.</p> <p>The clearance letter as well as the compliance status is already available in the website of the company through the link: http://www.joyalukkaslifestyledevelopers.com/. A copy of the web display is presented as Annexure VIII for reference.</p>
11	The proponent shall submit six monthly report on compliance of the stipulated EC conditions including the results of monitored	The half yearly compliance report shall be submitted both in hard and soft copies and the details of compliance including monitoring results shall be uploaded in the company website. The copy of the same shall also be submitted to Director of Environment and Climate Change, Kerala. Approved monitoring schedule which is followed by monitoring

Sl.No	Condition	Compliance
	data (both in hard copies as well as by e-mail) upload the status of compliance of the stipulated EC conditions, including the results of monitored data on their website and shall upload the same periodically .It shall simultaneously be sent to the Directorate of Environment and Climate Change, Govt. of Kerala.	results and pictures depicting the environmental monitoring carried out at site are attached with this report as Annexure IX .
12	The proponent should provide affidavit that all the conditions stipulated in the EC shall be scrupulously followed.	The copy of the affidavit produced by the proponent is attached in Annexure X for reference.

ANNEXURE I

Environmental Monitoring Cell Details

ENVIRONMENTAL MONITORING CELL

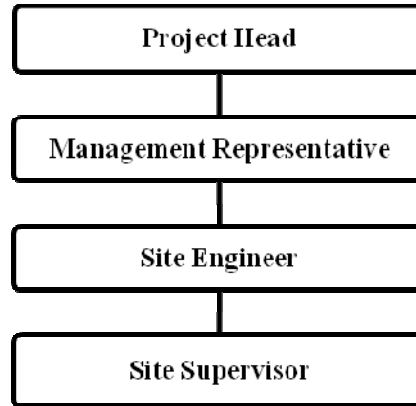
1.1 General

As per the project schedule the project execution is through PMC. All the environmental practices is being implemented through PMC and will be monitored by the project proponent. A permanent organizational set up is formed to ensure the effective implementation of mitigation measures and to conduct environmental monitoring.

The major duties and responsibilities of Environmental Management Cell are as follows:

- To implement the environmental management plan,
 - To assure regulatory compliance with all relevant rules and regulations.
 - To minimize environmental impacts of operations by strict adherence to the EMP.
 - To initiate environmental monitoring as per approved schedule.
 - Review and interpretation of monitored results and corrective measures in case monitored results are above the specified limit.
 - Maintain environmental related records.
 - Coordination with regulatory agencies, external consultants and monitoring laboratories.
 - Maintaining log of public complaints and the action taken.
-

1.2 EMC structure



1.3 The roles and responsibilities of each of the EMC officer

1.3.1 Project Head –Mr. Roy James

Project Head will be the head of the Environment Management Cell and perform the following tasks:

- In-charge of EMC and will be reporting to the Executive Director, M/S Joy Alukkas about the functioning of the EMC and routinely update on the progress.
 - Submit all regulatory compliance documents to concerned authority
 - Planning and execution of environmental monitoring.
 - Review of the report submitted by the monitoring agency, checking -the compliance of the results with respect to the baseline environmental conditions and also with the relevant standard.
 - Interact with the Environmental agencies, Health department and Fire services as and when required.
 - Responsible for ensuring smooth functioning of the EMC and sort out any issues whenever it arises.
-

1.3.2 Management Representative – Mr. Vipin Radhakrishnan

Management Representative shall be directly reporting to Project Head.

Management Representative’s responsibilities will be

- Verify the reports submitted by Site Engineer of PMC.
- Make frequent site visit to the construction site and observe that good construction management practices are being followed.
- Ensure that the conditions laid out while granting the environmental clearance are strictly followed by PMC.
- Responsible for regular execution of the compliance report and reports to the head of the project regarding the reports of site engineer and about the status of environmental practices in the site.

1.3.3 Site Engineer – Mrs. Bindu shaji

Site Engineer of PMC shall be directly reporting to Management representative of project proponent.

Site Engineer’s responsibilities will be monitoring of successful Implementation of

- Project activities with due consideration on not polluting the environmental conditions of in and around project site.
 - Proper Water supply and sanitation facilities during construction phase
 - Safe construction practices.
 - Landscaping as per the landscape development plan.
 - Sewage treatment Plant is being planned and executed as per the provisions.
 - Preparation of monthly progress report on progress of activities and the environmental safeguards adopted.
 - Assess the training requirements as suggested by Site Supervisor and execute as per the requirement.
 - Ensure that all complaints are duly addressed and verified and actions taken accordingly in site.
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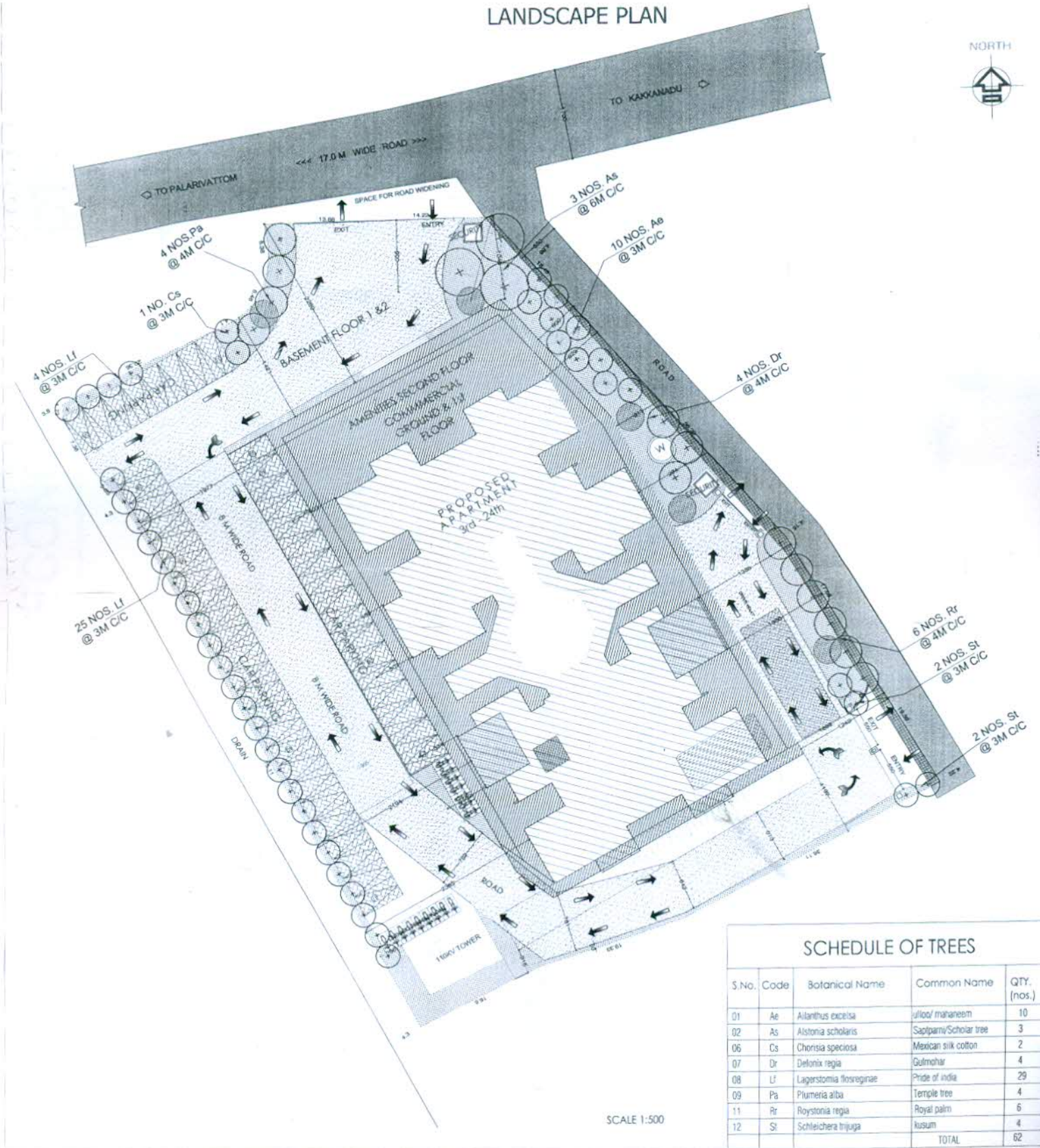
1.3.4 Site Supervisor – Mr. Mohammed Saleem

Site supervisor and reporting to the Site Engineer of PMC and is responsible for execution of project activities such that

- Project activities with due consideration on not polluting the environmental conditions of in and around project site.
 - Ensure adequate water supply and sanitation facilities during construction phase
 - Safety aspects are duly followed.
 - Landscaping as per the landscape development plan.
 - Maintain log on the compliance made on the conditions laid out while granting EC
 - Report the training requirements of the PMC and report to Site Engineer.
 - Maintaining log of public complaints and the action taken.
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ANNEXURE II
Landscape Map of Proposed Project

LANDSCAPE PLAN



S.No.	Code	Botanical Name	Common Name	QTY. (nos.)
01	Ae	<i>Ailanthus excelsa</i>	gilo/ mahaneem	10
02	As	<i>Alstonia scholaris</i>	Sapitami/Scholar tree	3
06	Cs	<i>Chorisia speciosa</i>	Mexican silk cotton	2
07	Dr	<i>Delonix regia</i>	Gulmohar	4
08	Lf	<i>Lagerstomia flosreginae</i>	Pride of india	29
09	Pa	<i>Plumeria alba</i>	Temple tree	4
11	Rr	<i>Roystonea regia</i>	Royal palm	6
12	St	<i>Schleichera trijuga</i>	kusum	4
			TOTAL	62

ANNEXURE III

Building Permit obtained from Thrikkakara Municipality



Appendix C
[See Rule II (3)]

BUILDING PERMIT

THRIKKAKARA MUNICIPALITY

No. DB-65/1/11

Date 10/2/12

Ref:- Application dated from Sri/Smt Ms Jayalalitha Teachers India

P.O. Ltd, Reg. office, Marine Drive, Kochi

Permission is granted for the erection/re-erection/addition/alteration/demolition of building/fundigging of well/

Residential flats (specify the construction) in building

No. or near the building No. in Survey

No. 4/2/11 Village V. S. N. K. K. K. Taluk Kayamangalam

District Ernakulam for Residential (specify

the occupancy) purpose, subject to the conditions stated below:

- (1) The party shall provide N.O.C from fire force (local) authority
- (2) Disinfectant and pillarium control Board with in three months time
- (3) If any violation or non-compliance the permit will be cancelled
- (4) and necessary steps will be taken without delay
- 5) provide rain water harvesting tank & waste disposal unit
- 6) Allg. construction should be under provision of Km 88-99

Plinth area of the building is as follows:-

Basement Floor 2 Area - 4723-00 sqm
 Basement Floor 1 Area - 4723-00 sqm
 Ground Floor Area - 2720-00 sqm
 First Floor area - 2720-00 sqm
 Semi Floor Area - 2720-00 sqm
 Total Plinth Area - 31020-00 sqm (1410 x 22)

Permit fee Rs 1,60,00,00/-
Rt No - 11/2005 dt 10/2/12

Place: Thrikkakara

Date: 10/2/12

(Seal)



Signature and name of Secretary

Sd/-
SECRETARY
THRIKKAKARA MUNICIPALITY

- Notes:-
- (1) The development permit or building permit, unless otherwise provided under these rules, shall be valid for three years from the date of issue and may be renewed twice each for three years.
 - (2) The application for renewal shall be submitted to the Secretary in white paper, typed or written in ink, affixed with necessary court fee stamp and accompanied by copy of permit and approved plan.
 - (3) The fee for renewal of permit shall be fifty percent of the prevailing permit fee.
 - (4) The permits issued under the Kerala Building Rules, 1984 and remaining valid at the commencement of these rules shall be deemed to have been issued under these rules and may be renewed for like period and on like terms as a permit issued under these rules.

ANNEXURE IV

No Objection Certificate from Fire and Rescue Service

ANNEXURE V

Copies of News Paper Advertisement made on Granting of EC

ANNEXURE VI

Communication to SEIAA on News Paper Advertisements

ANNEXURE VII

Copies of Communication on Granting of EC by SEIAA to Municipality

ANNEXURE VIII

A copy of Company Website Display

ANNEXURE IX

Environmental Monitoring Schedule, Results and Pictures depicting Environmental Monitoring

ANNEXURE X

The Affidavit produced by the Proponent
