

Dr. H.MALLESHAPPA, I.F.S.,
MEMBER SECRETARY



STATE LEVEL ENVIRONMENT
IMPACT ASSESSMENT AUTHORITY,
TAMILNADU,
3rd Floor, Panagal Maligai,
1 Jeenis Road, Saidapet,
Chennai-600 015

Letter No. SEIAA-TN/F.No.471/EC/8(a)/206/2012 dt. 20.08.2013.

To

The Director – Infrastructure & Buildings,
M/s. Cognizant Technology Solutions India Pvt., Ltd.,
SDB 3 Infra, MEPZ-SEZ, S.No. 164/1 Part Kadaperi Village,
Plot No. A-15, 16, 17 B-20, C-10 7D-2,
1st Main Road, MEPZ Tambaram, Chennai – 600 045

Sir,

Sub: SEIAA, TN - Environmental Clearance for the proposed IT Complex at S.No.602/3 of Sholinganallur Village, ELCOT, SEZ, Sholinganallur Taluk, Kancheepuram District - Issued – Regarding.

Ref: 1. Your application dated 14.06.2012
2. Letter No. SEIAA-TN/TOR/99/F.No.471/2012 dated 31.12.2013

This has reference to your application dated 18.03.2013 along with the EIA report submitted to the State Level Environment Impact Assessment Authority, Tamil Nadu seeking Environmental Clearance under the Environment Impact Assessment Notification, 2006.

It is noted, interalia, that the project proposal involves construction on a plot area of 26504.61 sq.m. The total built-up area is 267230.49 sq.m and it is proposed to construct the following:

SDB-1 - B+G+ 12 floors
SDB-2 - B+G+ 12 floors
SDB-3 - B+G+ 12 floors & Canteen
MLCP - B+G+ 6 floors
Academic Block – G + 12 floors
Substation Building
Security Office Block
Utility Block

The Surface Parking area as per the report is 5512.37 m² and green belt area is 15595.37 m². It is reported that the expected number of occupants is 17900 in the units.

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Daily fresh water requirement for the project is 50 KLD during Construction phase which is reported to be met from ELCOT sources and 538 KLD during Operation phase which will be met through Ground Water source. It has been proposed to provide a Sewage Treatment Plant of 840 KLD capacity for treatment of sewage. Out of 750 KLD of the treated sewage, 358 KLD will be used for flushing, 52 KLD for Green Belt and 340 KLD for HVAC thereby ensuring zero discharge. Solid Waste generation has been projected as 3.665 Tonnes/day of which, Organic waste generation will be 2.685 Tonnes/day, Non-Bio-degradable waste will be 0.895 Tonnes/day and STP sludge at 85 kg/day. It is reported that the Organic waste will be collected and treated through Organic waste convertors, the Bio-sludge will be used as manure for gardening and the non-Biodegradable will be sold to recyclers. It is also reported that the e-waste of 0.5 Tonnes/annum shall be disposed through Authorised e-waste dealers.

The power required is 16500 KVA which will be sourced through Tamil Nadu Generation and Distribution Corporation Limited with backup power of 6 Nos. of DG set of capacity 2000 KVA with stack height of 40m from Ground level each and 4 Nos. of DG set of capacity 1500 KVA with stack height of 40m from Ground level each. The total cost of the project is about Rs.925.00 Crores.

The Proposal has been appraised by the State Level Expert Appraisal Committee in its 40th meeting held on 23rd May 2013 & 24th May 2013 on the basis of the mandatory documents enclosed with the application. The project activity is covered in 8(a) of the Schedule and is of 'B2' Category to the Notification.

The SEAC, after due consideration of the relevant documents submitted by the Project Proponent recommended the proposal to the SEIAA, Tamil Nadu to grant Environmental Clearance to this project. The proposal was placed before the SEIAA, Tamil Nadu in its 83rd meeting held on 12.08.2013. The SEIAA examined the different aspects of the proposal in detail and decided to accept the recommendations of the SEAC and to grant Environmental Clearance to the project under the provisions of the EIA Notification dated 14th September, 2006 as amended, subject to the strict compliance of the terms and conditions stipulated below:

SPECIFIC CONDITIONS**Construction Phase**

- i) "Consent for Establishment" shall be obtained from the Tamil Nadu Pollution Control Board and a copy shall be submitted to the SEIAA, Tamil Nadu before taking up of any activity at the site.

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- ii) Provision shall be made for housing the labour within the site with all necessary infrastructures and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche etc., The housing may be in the form of temporary structures to be removed after the completion of the project.
- iii) The entire water requirement during the construction phase shall be met from ELCOT sources as committed.
- iv) The height and coverage of the constructions shall be in accordance with the existing FSI/FAR norms.
- v) The approval of the competent authority shall be obtained for structural safety of the buildings due to earthquake, adequacy of fire fighting equipments, etc., as per National Building Code including protection measures from lightening etc.,
- vi) All required sanitary and hygienic measures should be in place before starting construction activities and they have to be maintained throughout the construction phase.
- vii) A First Aid Room shall be provided in the project site during the alteration works required for the project.
- viii) All the labourers to be engaged for construction should be screened for health and adequately treated before and during their employment on the work at the site.
- ix) The solid waste in the form of excavated earth excluding the top soil generated from the project activity shall be scientifically utilized for approach road and peripheral roads constructions as reported.
- x) All the top soil excavated during construction activities should be stored for use in horticulture/ landscape development within the project site.
- xi) Disposal of other construction debris during construction phase should not create any adverse effect on the neighboring communities and be disposed of only in approved sites with the approval of competent authority with necessary precautions for general safety and health aspects of people.
- xii) Construction spoils, including bituminous materials and other hazardous materials, must not be allowed to contaminate watercourses. The dump sites for such materials must be secured so that they should not leach into the ground water.

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- xiii) Low Sulphur Diesel shall be used for the diesel generator sets to be used during construction phase. The air and noise emission shall conform to the standards prescribed in the Rules under the Environment (Protection) Act, 1986 and the Rules framed thereon.
- xiv) The diesel required for operating DG sets shall be stored in underground tanks and if required, clearance from Chief Controller of Explosives shall be obtained.
- xv) Vehicles hired for bringing construction materials to the site should be in good condition and should conform to air and noise emission standards, prescribed by TNPCB/CPCB. The vehicles should be operated only during non-peak hours.
- xvi) Ambient air and noise level should conform to residential standards prescribed by the TNPCB both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase.
- xvii) Fly Ash bricks should be used as building material in the construction as per the provision of Fly ash Notification of September, 1999 as amended as on 27th August, 2003.
- xviii) Ready mix concrete of high quality should be used in building construction and necessary cub-tests should be conducted to ascertain their quality.
- xix) Storm water control and its re-use shall be as per CGWB and BIS standards for various applications.
- xx) Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices prevalent.
- xxi) Fixtures for showers, toilet flushing and drinking water should be of low flow type by adopting the use of aerators / pressure reducing devices / sensor based control.
- xxii) Use of glass shall be reduced up to 40% to reduce the electricity consumption and load on air conditioning. If necessary, high quality double glass with special reflecting coating in windows shall be used.
- xxiii) Roof should meet prescriptive requirement as per Energy Conservation Building Code by using appropriate thermal insulation material to fulfill requirement.
- xxiv) Adequate measures to reduce air and noise pollution during construction shall be adopted, conforming to norms prescribed by the TNPCB on noise limits.

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- xxv) Opaque wall should meet prescriptive requirement as per Energy Conservation Building Code which is mandatory for all air conditioned spaces by use of appropriate thermal insulation material to fulfill requirement.
- xxvi) The Project proponent is requested to indicate the probable date of commissioning of the project supported with necessary bar charts.
- xxvii) Adequate fire protection equipments and rescue arrangements should be made as per the prescribed standards.
- xxviii) Proper approach road for fire fighting vehicles and for rescue operations in the event of emergency shall be made.
- xxix) Design of buildings should be in conformity with the Seismic Zone Classification.
- xxx) All ECBC norms to be adopted.
- xxxi) The proponent should also ensure to keep necessary road width as per O.M dated 07.02.2012 of Ministry of Environment & Forests, Government of India, New Delhi with respect to high rise buildings.
- xxxii) Personnel working in dusty areas should wear protective respiratory devices and they should also be provided with adequate training and information on safety and health aspects. Occupational health surveillance programme of the workers should be undertaken periodically to observe any contraction due to exposure to dust and take corrective measures, if needed.
- xxxiii) Periodic medical examination of the workers engage in the project shall be carried out and records maintained. For the purpose, schedule of health examination of the workers should be drawn and followed accordingly. The workers shall be provided with personal protective measures such as masks, gloves, boots etc.,

Operation Phase

- i) The entire water requirement during the operation phase shall be met through Ground water source as committed.
- ii) The proponent should obtain necessary permission from the CGWB for drawal of ground water before commencement of commercial activity.

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- iii) The proponent as committed shall utilize 358 KLD of treated waste water for flushing, 52 KLD for Green Belt and 340 KLD for HVAC thereby ensuring zero discharge.
- iv) The bio-degradable solid waste, non-bio-degradable solid waste, STP sludge, etc., generated from the project activity shall be properly collected, segregated and disposed as committed and as per the provisions of Solid Waste (Management and Handling) Rules, 2000.
- v) The plastic wastes shall be segregated and disposed as committed and as per the provisions of Plastic Waste (Management and Handling) Rules, 2011.
- vi) The e-waste generated should be collected and disposed to a nearby authorized e-waste centre as per e-waste (Management and Handling) Rules, 2011.
- vii) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert/institution and a report in this regard should be submitted to the SEIAA-TN before the project is commissioned for operation. Treatment of effluent emanating from the STP shall be recycled/reused to the maximum extent possible. Treatment of 100% grey water by decentralized treatment should be done. Discharge of unused treated effluent shall conform to the norms and standards of the Tamil Nadu State Pollution Control Board. Necessary measures should be made to mitigate the odour problem from STP. Explore the use of less power consuming systems viz., baffle reactor etc., for the treatment of sewage.
- viii) The proponent shall install STP unit of Screen Chamber, Collection tank, Aeration tank, Clarified water tank, Pressure sand filter, Activated Carbon Filter, Treated sewage tank, filter press & UV disinfection as committed (Capacity of 840 KLD) and operated continuously to achieve the standards prescribed by the Tamil Nadu Pollution Control Board.
- ix) The proponent shall operate STP continuously by providing DG sets as committed in case of power failure.
- x) It is the sole responsibility of the proponent that the treated sewage water disposed for green belt development should not pollute the soil/ground water/adjacent canals/lakes/ponds etc.,
- xi) Diesel power generating sets proposed as source of back-up power during operation phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the

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combined capacity of all proposed DG sets. The location of the DG sets may be decided in consultation with Tamil Nadu Pollution Control Board.

- xii) The diesel required for operating the DG sets shall be stored in underground tanks and if required, clearance from the Chief Controller of Explosives shall be obtained.
- xiii) The acoustic enclosures shall be installed at all noise generating equipments such as DG sets, air-conditioning systems etc., and the noise level shall be maintained as per Ministry of Environment and Forests, Central Pollution Control Board and Tamil Nadu Pollution Control Board norms both during day and night time.
- xiv) Spent oil from DG sets should be stored in HDPE drums in an isolated covered facility and disposed as per the Hazardous Wastes (Management and Handling) Rules, 2008. Spent oil from DG sets should be disposed off through registered recyclers.
- xv) The proponent shall ensure that storm water drain provided at project site shall be maintained without chocking or stagnation and should also ensure that the storm water shall be properly disposed off in the natural drainage / channels without disrupting the adjacent public. Adequate harvesting of the storm water should also be ensured.
- xvi) The proponent should also ensure that necessary trenches for openings shall be provided at periodic intervals along the compound wall, so as to let out the storm water during rainy season, without stagnation / ponding.
- xvii) The proponent should also ensure to keep necessary road width as per O.M. dated 7.2.12 of MOEF, GOI, New Delhi with respect to high rise buildings.
- xviii) The proponent shall ensure that roof rain water run-off collected from the covered roof of the buildings etc., shall be scientifically harvested so as to ensure the maximum beneficiation of rain water harvesting. It shall be stored in a sump of capacity 100 KL and 200 KL as committed and reused.
- xix) Rain water harvesting for surface run-off, shall be routed through proposed on line percolation pits of 66 nos. along the flow path of storm water drain which eventually will confluence with ELCOT network of storm water drain as committed.
- xx) 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. A hybrid system or fully solar system for a portion of the blocks shall be provided.
- xxi) A report on the energy conservation measures conforming to energy conservation norms prescribed by the Bureau of Energy Efficiency shall be prepared incorporating details about

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building materials & technology; R & U factors etc and submitted to the SEIAA in three month's time.

- xxii) Energy conservation measures like installation of CFLs/TFLs for lighting the areas outside the building should be integral part of the project design and should be in place before project commissioning. Used CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/rules of the regulatory authority to avoid mercury contamination. Use of solar panels may be done to the extent possible.
- xxiii) Traffic congestion near the entry and exit points from the roads adjoining the proposed projects site shall be avoided. Parking shall be fully internalized and no public space should be utilized. The area allotted exclusively for bus parking should be 3440m² as committed. Parking plan to be as per Ministry of Environment and Forest norms.
- xxiv) A First Aid Room shall be provided during operation of the project, with necessary equipments and life- saving medicines.
- xxv) The green belt design 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 shall be suitably landscaped and covered with vegetation of suitable variety.
- xxvi) Incremental pollution loads on the ambient air quality, noise and water quality shall be periodically monitored after commissioning of the project.
- xxvii) No construction activity of any kind shall be taken up in the OSR area. Consent of the local body concerned should be obtained for using the secondary treated sewage in the OSR area.
- xxviii) The building should have adequate distance between them to allow free movement of fresh air and passage of natural light, air and ventilation.
- xxix) The solid waste generated from the project activity shall be disposed through Corporation of Chennai / local Municipality as committed, and as per the prescribed method of collection and segregation at source etc. as per Municipal Solid Waste Management Rules.

GENERAL CONDITIONS

- 1) The construction of the structures should be undertaken as per the plans approved by the concerned local authorities/local administration.

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- 2) It is mandatory for the Project proponent to furnish to the SEIAA, Half yearly compliance report in Hard and Soft copies on 1st June and 1st December of each calendar year in respect of the conditions stipulated in the prior Environmental Clearance.
- 3) In the case of any change(s) in the scope of the project, a fresh appraisal by the SEAC/SEIAA shall be obtained.
- 4) A copy of the clearance letter shall be sent by the proponent to the Commissioner of Corporation/municipalities/ executive officers of twon panchayat/Block Development officers of the panchayat union whichever is applicable and the local NGO, if any, from whom suggestions/representations, if any, have been received while processing the proposal. The clearance letter shall also be put on the web-site of the Porponent.
- 5) The SEIAA reserves the right to add additional safeguard measures subsequently, if found non compliance of EC conditions and to take action including revoking of this Environmental Clearance as the case may be.
- 6) All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire and Rescue Services Department, Civil Aviation Department, Forest Conservation Act, 1980 and Wild Life (Protection) Act, 1972, State / Central Ground Water Authority, Coastal Regulatory Zone Authority, other statutory and other authorities as applicable to the project shall be obtained by project proponent from the competent authorities.
- 7) The project authorities should advertise with basic details at least in two local newspaper widely circulated, one of which shall be in the vernacular language of the locality concerned, within 7 days of issue of clearance and a copy of the clearance letter is available with the State Pollution Control Board and also at website of SEIAA, TN and a copy of the same should be forwarded to the Regional Office of this Ministry located at Bangalore.
- 8) Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it is found that Construction of the project has been started without obtaining Environmental Clearance, and for any other resulting in violation of any condition stipulated in the Environmental Clearance.

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- 9) 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, Bengaluru, the respective Zonal Office of CPCB, Bengaluru and the TNPCB. The criteria pollutant levels namely; SPM, RSPM, PM₁₀, PM_{2.5}, SO₂, NO_x (ambient levels as well as stack emissions) or critical sectoral parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.
- 10) A separate environmental management cell with suitable qualified personnel should be set-up under the control of a Senior Executive, who will report directly to the Head of the Organization.
- 11) The funds earmarked for environmental protection measures should be kept in separate account and should not be diverted for other purpose. Year wise expenditure should be reported to the Ministry of Environment and Forests and its Regional Office located at Bangalore. Funds for CSR activity shall be allotted and used for that purpose and separate account shall be maintained.
- 12) Bird monitoring and Pallikaranai Marsh conservation should be included as one of the CSR activity with specific fund allocation as committed.
- 13) The Regional Office of the Ministry located at Bangalore shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer(s) of the Regional Office by furnishing the requisite data / information / monitoring reports.
- 14) The project proponent shall submit six - monthly reports on the status of compliance of the stipulated environmental clearance conditions including results of monitored data (both in hard copies as well as by e-mail) to the Ministry of Environment and Forests, its Regional Office Bangalore, the respective Zonal Office of Central Pollution Control Board, SEIAA, TN and the State Pollution Control Board.
- 15) The environmental statement for each financial year ending 31st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of environmental clearance conditions and shall also be sent to the Regional Office of the Ministry of Environment and Forests, Bangalore by e-mail.

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- 16) This Environmental Clearance does not imply that the other statutory/administrative clearances shall be granted to the project by the concerned authorities. Such authorities would be considering the project on merits and be taking decisions independently aof the Environmental Clearance.
- 17) The SEIAA, TN may alter/modify the above conditions or stipulate any further condition in the interest of environment protection, even during the subsequent period.
- 18) The Environmental Clearance does not absolve the applicant/proponent of his obligation/requirement to obtain other statutory and administrative clearances from other statutory and administrative authorities.
- 19) The SEIAA, TN may cancel the environmental clearance granted to this project under the provisions of EIA Notification, 2006, if, at any stage of the validity of this environmental clearance, if it is found or if it comes to the knowledge of this SEIAA, TN that the project proponent has deliberately concealed and/or submitted false or misleading information or inadequate data for obtaining the environmental clearance.
- 20) Failure to comply with any of the conditions mentioned above may result in withdrawal of this clearance and attract action under the provisions of the Environment (Protection) Act, 1986.
- 21) The above conditions will be enforced inter-alia, under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, the Public Liability Insurance Act, 1991, along with their amendments, draft Minor Mineral Conservation & Development Rules, 1988 framed under MMDR Act 1957, Tamil Nadu Minor Minerals Concession Rules, 1959, National Commission for protection of Child Right Rules, 2006 and rules made there under and also any other orders passed by the Hon'ble Supreme Court of India/Hon'ble High Court of Madras and any other Courts of Law relating to the subject matter.

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- 22) Any appeal against this environmental clearance shall lie with the Hon'ble National Green Tribunal, if preferred, within a period of 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.


MEMBER SECRETARY,
SEIAA-TN.

Copy to:-

1. The Secretary to Government, Environment & Forests Dept,
Govt. of Tamil Nadu, Fort St. George, Chennai - 9. 
2. The Chairman, Central Pollution Control Board, Parivesh Bhavan,
CBD Cum-Office Complex, East Arjun Nagar, New Delhi 110032.
3. The Member Secretary, Tamil Nadu Pollution Control Board,
76, Mount Salai, Guindy, Chennai-600 032.
4. The CCF, Regional Office, Ministry of Environment & Forest (SZ), Kendriya Sadan, IV floor,
E&F wings, 17th Main Road, Koramangala II Block, Bangalore - 560034.
5. Monitoring Cell, I A Division, Ministry of Environment & Forests,
Paryavaran Bhavan, CGO Complex, New Delhi 110003.
6. The M.D., CMWSSB,
No. - 1, Pumping station Road, Chindadripet, Chennai - 2.
7. Stock File.


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TN