20.9.21 Version: 4

Additional Guidelines for environmental clearance submissions:

To be read along with 'MOEF Checklist.xls' (annexed below):

a. Project cost: Non-Parking Construction Area * 1500 + Parking Area Construction Area * 1000 sq. ft.; Land cost is not to be included.
b. Built-Up Area – to be stated as follows:
    a. FSI Area: _____ sm (this shall include Fungible FSI)
    b. Non-FSI Area: _____ sm (all non-FSI areas other than those related to parking)
    c. Project Parking Area: _____ sm
    d. PPL area: _____ sm

    Ideally ratio of Total Built-up area / Plot area should not exceed 10 (max 12).
    If room is available, always show built-up area 5% more than actually planned for future contingency – this can be done by increasing the 'non-FSI area'.
    Note: Any floors with FTF height < 2.4 m, any service areas below last habitable/parking level and elevation treatment is not to be included in BUA.
c. No. of levels*:
    a. **Always show 2-3 habitable floors more than actually planned** + one extra podium/basement (if there are podiums/basements in the building).
d. Ground coverage:
    a. Use % of area on ground + podium top which is open to sky as ratio of <u>gross</u> plot area (X).
    b. Also calculate % of area on ground only which is open to sky as ratio of <u>gross</u> plot area (Y).

    State as follows:
    Ground Coverage: 1-X% (1-Y%) if open to sky areas on podium are also counted as covered ground)
e. No. of wings:
    a. Actual + ~5%*
f. No. of tenements:
    a. Please include no. of tenements as is being submitted for approval or no. of tenements which is actually planned + ~5%*, <u>whichever is higher.</u> This should include any small flats for ULC etc.
g. Parking area calculation:
    a. Take net area of the covered parking levels only (excluding lift, staircases, service and other equivalent areas) / no. of car parks. For sale parking this should be close to 30 sm per car park or lower.
h. Energy saving:
    a. Show that saving over 'regular' consumption is atleast 15%, through mix of CFL usage + non-conventional power eg. solar, wind etc.
i. STP:
    a. Ensure that it is shown in B1 or G only – should not be shown at level lower than B1
j. Water balance:
    a. Water balance should be shown separately for rainy season and dry season.

b. If there are multiple STP's in a development, water balance should be shown separately for each water balance.

k. Rain water havesting:
    a. Show combination of ground recharge pits (suitability to be assessed basis water table in the ground) and storage tanks - the storage tanks shall be the fire fighting storage tanks (with suitable filteration system if so required, either before fire fighting tank or before potable water tank).

l. For CER spend, please ensure that it shown spent on activities which are being done by group – we should not show money being given to any govt authority.

*apply the +~5%/extra floors only for that part of the project for which OC has not been obtained as on time of submission of application.


MOEF Checklist 31.3.06.xls

Added on 20.9.21:

1. Design is required to review the presentation and discuss any issues with me BEFORE submission of ppt.
2. In case of any differences between actual and submissions, we have to err on side of progressing the EC.
3. Head of Architecture (HoA) is required to remain present for the presentation - cannot delegate to any 3rd party.
4. In case of online hearing, consultant + all Lodha members should be in one conference room TOGETHER, not joining from separate places.