

Category of the Industry :

RED



CONSENT ORDER NO. 2501261872260 DATED: 10/03/2025.

PROCEEDINGS NO.T2/TNPCB/F.4469MMN/RL/MMN/A/2025 DATED: 10/03/2025

SUB: TNPC Board-Consent for Establishment-M/s. VIKRAM KUMAR BAGMAR , S.F. No. S.No. 585/1A2A1, 586/1A, 586/2A, 586/2B, 586/2C, 587, 595/1B1A, 596/1A, 598/1, PADOOR village, Tirupporur Taluk and Chengalpattu District - for the establishment or take steps to establish the industry under Section 21 of the Air(Prevention and control of Pollution)Act,1981, as amended in 1987(Central Act. 14 of 1981)-Issued -Reg. (Industry User ID- R24MMN61871813)

REF: 1. Application no. 61872260 dated: 05.10.2024/17.02.2025.
2. IR.No : F.4469MMN/RL/AEE/MMN/2025 dated 18/02/2025
3. Minutes of the 237th TSC meeting vide item No. 237-03 dated:27.02.2025.

Consent to establish or take steps to establish is hereby granted under Section 21 of the Air (Prevention and control of Pollution) Act,1981, as amended in 1987 and the Rules and Orders made there under to

Power Agent
M/s . VIKRAM KUMAR BAGMAR
S.F No. S.No. 585/1A2A1, 586/1A, 586/2A, 586/2B, 586/2C, 587, 595/1B1A, 596/1A, 598/1
PADOOR Village
Tirupporur Taluk
Chengalpattu District.

Authorizing occupier to establish or take steps to establish the industry in the site mentioned below:

S.F No. S.No. 585/1A2A1, 586/1A, 586/2A, 586/2B, 586/2C, 587, 595/1B1A, 596/1A, 598/1
PADOOR Village,
Tirupporur Taluk,
Chengalpattu District.

This Consent to establish is valid upto **August 13, 2031**, or till the industry obtains consent to operate under Section 21 of the Air (Prevention and control of Pollution) Act, 1981, as amended in 1987 whichever is earlier subject to special and general conditions enclosed.

M VIJAYALAKSHMI | Digitally signed by M VIJAYALAKSHMI
Date: 2025.03.10 16:56:36 +05'30'

**For Member Secretary,
Tamil Nadu Pollution Control Board,
Chennai**

To
Power Agent,
M/s.VIKRAM KUMAR BAGMAR,
New No 6, Old No 23, Western Wing,
Krishnama Road, 1st floor,Nungambakkam
Pin: 600034

Copy to:

- 1.The Executive Officer, THIRUPORUR-Town Panchayat, Tirupporur Taluk, Chengalpattu District .
 - 2. The District Environmental Engineer, Tamil Nadu Pollution Control Board, MARAIMALAI NAGAR.
 - 3. The JCEE-Monitoring, Tamil Nadu Pollution Control Board, Chengalpattu.
 - 4. File
-

SPECIAL CONDITIONS

1. This consent to establish is valid for establishing the facility for the manufacture of products/byproducts (Col. 2) at the rate (Col 3) mentioned below. Any change in the product/byproduct and its quantity has to be brought to the notice of the Board and fresh consent has to be obtained.

Sl. No.	Description	Quantity	Unit
Product Details			
1.	Proposed Construction of Group Development for Affordable Residential Houses Consists of Combined Extended Basement Floors and Block-01 (Tower A & B), Block - 02, Block 03 (Tower C). Ø Block-01 - (Tower A & B) 630 Dwelling Units (Stilt to 35th Floor) Ø Block-03 - (Tower C) 315 Dwelling Units (Stilt to 35th Floor) Ø Block-02- Club House: Ground Floor + First Floor (Gym, Multi-purpose Hall, Spa & Indoor Games) with Swimming Pool @ Ground Level with total plot area 29987 Sq. m and total built up area - 140876.65 Sq. m.	140876.65	sq.m

2. This consent to establish is valid for establishing the facility with the below mentioned emission/noise sources along with the control measures and/or stack .Any change in the emission source/control measures/change in stack height has to be brought to the notice of the Board and fresh consent has to be obtained if necessary.

I	Point source emission with stack :			
Stack No.	Point Emission Source	Air pollution Control measures	Stack height from Ground Level in m	Gaseous Discharge in Nm3/hr
1	DG Set 750 KVA - 1 No.	Acoustic enclosures with stack	120	
2	DG Set 750 KVA - 1 No.	Acoustic enclosures with stack	120	
II	Fugitive/Noise emission :			
Sl. No.	Fugitive or Noise Emission sources	Type of emission	Control measures	
1.	DG Set 750 KVA - 2 Nos.	Noise	Acoustic enclosures	

3. **Special Additional Conditions:**

The unit shall obtain No Objection Certificate (NOC) from the Tamil Nadu Bio Diversity Board /National Bio Diversity Authority if the unit is using any Biological resources or knowledge associated thereto as per the provisions of Biological Diversity Act 2002.

The industries shall take all efforts to use and popularize “Mission LiFE” logo and mascot which is available in TNPCB & MoEFCC website. They shall also request their employees to adopt “Mission LiFE” action points and document the same and furnish half yearly report to Board.

4. **Additional Conditions:**

1. The conditions stipulated in the Environmental Clearance issued by SEIAA, TN vide EC Identification No.EC24C3801TN5894679N dated 14.08.2024 shall be complied with at all times and six months compliance report of EC conditions submitted to SEIAA, TN to be furnished to TNPCB regularly.
2. Project Proponent shall initially carry out construction as per Planning Permission from Directorate of Town and Country Planning, Chengalpattu District vide online reference no.SWP/BPA/0262473/2024 dated 23.11.2024 for Block 1 (residential)- Basement 1 and 2+Silt Floor+35 Floors Block 2(Club House) –ground +First and Terrace Floor with 315 dwelling units for an FSI area of 38466.09 Sq.m and further resume remaining construction only after obtaining Planning permission from competent Authority for the remaining phases on par with the Environmental Clearance obtained from SEIAA-TN.
3. In accordance with Item No.9 of the EIA Notification, 2006, the unit shall possess valid EC while applying for CTO of the Board.
4. In accordance with Item No.11 of the EIA Notification, 2006, any new industry shall obtain NOC from MoEF/ SEIAA in the event of transfer of original EC in a different name.
5. Project Proponent shall provide acoustic enclosure with stack for the D.G set - 2 Nos. of 750 KVA as proposed, so as to satisfy the Ambient Air Quality/Emission standards prescribed by the Board.
6. Project Proponent shall adhere to Ambient Noise Level standards prescribed by the Board.
7. Project Proponent shall comply with the Notification No. TNPCB/Labs/DD(L)/02151/2019 Dated: 30.07.2024 on retrofitting of Emission Control Devices/Equipment in DG sets with capacity of 61 KW- less than 800 KW and 8000 KW & above in the state of Tamil Nadu.
8. Project Proponent shall develop the green belt to an extent of 0.5245 ha. within the project premises.
9. Project Proponent shall contain the dust emanated during demolition and construction activity by providing necessary wind net arrestor.
10. Project Proponent shall use the recovered materials recovered (viz concrete, soil, bricks and mortar) from construction and demolition waste to a certain percentage subject to strict quality control and strict compliance of Construction and Demolition Waste Management Rules, 2016, as amended.
11. Project Proponent shall maintain good housekeeping inside and outside the project site and shall fumigate the project site for prevention of breeding of pathogens such as flies, Mosquitoes etc., inside the project site
12. Project Proponent shall remit consent fee in case of revision by the Government.
13. This consent order does not absolve from obtaining necessary permission/clearance from other Authority or under other statutes as applicable.

Digitally signed by M
VIJAYALAKSHMI
Date: 2025.03.10 16:57:08 +05'30'
**For Member Secretary,
Tamil Nadu Pollution Control Board,
Chennai**

GENERAL CONDITIONS

1. This consent to establish cannot be construed as consent to operate and the unit shall not commence the operation without obtaining the Consent to operate.
2. The applicant shall make a request for grant of consent to operate at least thirty days, before the commissioning of trial production.
3. Any Change in the details furnished in the conditions has to be brought to the notice of the Board and got approved by the Board, before obtaining consent to operate under the said Act.
4. The unit has to comply with the provisions of Public Liability Insurance Act, 1991 to provide immediate relief in the event of any hazard to human beings, other living creatures/plants and properties while handling and storage of hazardous substances (wherever applicable).
5. Consent to operate will not be issued unless the unit complies with the conditions of consent to establish.
6. The unit shall provide adequate water sprinklers for the control of dust emission during the loading and unloading of construction material so as to minimize the dust emission.
7. The unit shall provide water sprinklers along the temporary roads inside the premises to avoid fugitive dust emission during the vehicle movements.
8. The unit shall develop green belt of adequate width around the premises.
9. In case there is any change in the management, the unit shall inform the change with relevant documents immediately.

M VIJAYALAKSHMI Digitally signed by M VIJAYALAKSHMI
Date: 2025.03.10 16:57:22 +05'30'

**For Member Secretary,
Tamil Nadu Pollution Control Board,
Chennai**

Category of the Industry :

RED



CONSENT ORDER NO. 2501161872260 DATED: 10/03/2025.

PROCEEDINGS NO.T2/TNPCB/F.4469MMN/RL//MMN/W/2025 DATED: 10/03/2025

SUB: TNPC Board-Consent for Establishment-M/S VIKRAM KUMAR BAGMAR S.F No. S.No. 585/1A2A1, 586/1A, 586/2A, 586/2B, 586/2C, 587, 595/1B1A, 596/1A, 598/1, PADOOR Village, Tirupporur Taluk, Chengalpattu District - for the establishment or take steps to establish the industry under Section 25 of the Water (Prevention and control of Pollution) Act, 1974, as amended in 1988 (Central Act 6 of 1974)- Issued- Reg. (Industry User ID- R24MMN61871813)

REF: 1. Application no. 61872260 dated: 05.10.2024/17.02.2025.
2. IR.No : F.4469MMN/RL/AEE/MMN/2025 dated 18/02/2025
3. Minutes of the 237th TSC meeting vide item No. 237-03 dated: 27.02.2025.

Consent to establish or take steps to establish is hereby granted under Section 25 of the Water (Prevention and control of Pollution) Act, 1974, as amended in 1988 (Central Act 6 of 1974) (hereinafter referred to as 'The Act') and the Rules and Orders made there under to

Power Agent,
VIKRAM KUMAR BAGMAR

Authorizing occupier to establish or take steps to establish the industry in the site mentioned below:
S.F No. S.No. 585/1A2A1, 586/1A, 586/2A, 586/2B, 586/2C, 587, 595/1B1A, 596/1A, 598/1
PADOOR Village,
Tirupporur Taluk,
Chengalpattu District.

This Consent to establish is valid upto **August 13, 2031**, or till the industry obtains consent to operate under Section 25 of the Water (Prevention and control of Pollution) Act, 1974, as amended in 1988 whichever is earlier subject to special and general conditions enclosed.

M VIJAYALAKSHMI Digitally signed by M VIJAYALAKSHMI
Date: 2025.03.10 16:58:17 +05'30'

**For Member Secretary,
Tamil Nadu Pollution Control Board,
Chennai**

To
Power Agent,
M/s.VIKRAM KUMAR BAGMAR,
New No 6, Old No 23, Western Wing,
Krishnama Road, 1st floor, Nungambakkam
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2. The District Environmental Engineer, Tamil Nadu Pollution Control Board, MARAIMALAI NAGAR.
3. The JCEE-Monitoring, Tamil Nadu Pollution Control Board, Chengalpattu.
4. File

SPECIAL CONDITIONS

1. This consent to establish is valid for establishing the facility for the manufacture of products/ byproducts (Col. 2) at the rate (Col 3) mentioned below. Any change in the product/byproduct and its quantity has to be brought to the notice of the Board and fresh consent has to be obtained.

Sl. No.	Description	Quantity	Unit
Product Details			
1.	Proposed Construction of Group Development for Affordable Residential Houses Consists of Combined Extended Basement Floors and Block-01 (Tower A & B), Block - 02, Block 03 (Tower C). Ø Block-01 - (Tower A & B) 630 Dwelling Units (Stilt to 35th Floor) Ø Block-03 - (Tower C) 315 Dwelling Units (Stilt to 35th Floor) Ø Block-02- Club House: Ground Floor + First Floor (Gym, Multi-purpose Hall, Spa & Indoor Games) with Swimming Pool @ Ground Level with total plot area 29987 Sq. m and total built up area - 140876.65 Sq. m.	140876.65	sq.m

2. The unit shall provide Sewage Treatment Plant and /or Effluent Treatment Plant as indicated below.

a		Sewage Treatment Plant:	
Treatment status: Individual STP			
SL. No.	Name of the Treatment Unit	No. of Units	Dimensions in metres
1.	MBBR	1	900 KLD
2.	Bar Screen Chamber	1	3mX1.5mX0.8m (LD)
3.	Oil & Grease Trap	1	4.5mX1.5mX0.8m (LD)
4.	Equalization Tank	1	16.4mX8.3mX3m (LD)
5.	Aeration Tank 1	1	7.4mX4mX2.8m (LD)
6.	Aeration Tank 2	1	10.4 m x 7.4 m x 3m
7.	Secondary Settling Tank	1	8.9 m x 7.4 m x 2.8m
8.	Filter Feed Tank	1	7.4 m x 4m x 2.6m (L
9.	Sludge Holding Tank	1	7.4m x 5.8m x 2.8m
10.	Treated Water Tank	1	13.9m x 9.5m x 3m
11.	UV Disinfection system	1	Adequate capacity
12.	Pressure Sand Filter	1	0.5 m dia X 1.5 m H
13.	Activated Carbon Filter	1	0.5 m dia X 1.5 m H
14.	Ultra Filtration Treatment system	1	2.29mx4.30mx4.27m
15.	Filter Press - 5Plates	1	470 mm X 470mm
b		Effluent Treatment Plant:	
Treatment status: No trade effluent and hence does not arise			

3. This consent to establish is valid for establishing the facility with the below mentioned outlets for the discharge of sewage/trade effluent. Any change in the outlets and the quantity has to be brought to the notice of the Board and fresh consent has to be obtained.

Outlet No.	Description of Outlet	Maximum daily discharge in KLD	Point of disposal
Effluent Type : Sewage			
1.	Sewage 1	243.0	Utilizing for Toilet flushing
2.	Sewage 2	428.0	Greenbelt Development – 18 KLD, OSR – 10 KLD, Avenue Plantation in Thiruporur Panchayat Union – 366 KLD & Evaporation Loss – 34 KLD
Effluent Type : Trade Effluent - NIL			

4. **Special Additional Conditions:**
The unit shall obtain No Objection Certificate (NOC) from the Tamil Nadu Bio Diversity Board /National Bio Diversity Authority if the unit is using any Biological resources or knowledge associated thereto as per the provisions of Biological Diversity Act 2002.
The industries shall take all efforts to use and popularize “Mission LiFE” logo and mascot which is available in TNPCB & MoEFCC website. They shall also request their employees to adopt “Mission LiFE” action points and document the same and furnish half yearly report to Board.
5. **Additional Conditions:**

1. The conditions stipulated in the Environmental Clearance issued by SEIAA, TN vide EC Identification No.EC24C3801TN5894679N dated 14.08.2024 shall be complied with at all times and six months compliance report of EC conditions submitted to SEIAA, TN to be furnished to TNPCB regularly.
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3. In accordance with Item No.9 of the EIA Notification, 2006, the unit shall possess valid EC while applying for CTO of the Board.
4. In accordance with Item No.11 of the EIA Notification, 2006, any new industry shall obtain NOC from MoEF/ SEIAA in the event of transfer of original EC in a different name.
5. Project Proponent shall spend the CER amount as committed in the EC and furnish the details while applying for CTO of the Board.
6. The EMP cost shall be deposited in a nationalized bank by opening separate account and the head wise expenses statement shall be submitted to TNPCB.
7. This CTE is issued for the construction of the building project as per the approval of Environmental Clearance issued by SEIAA vide EC Identification No.EC24C3801TN5894679N dated 14.08.2024 and Planning Permission from Directorate of Town and Country Planning, Chengalpattu online reference no.SWP/BPA/0262473/2024 dated 23.11.2024 to carry out Phase – I construction activity only. Any revision in the construction of the project, fresh EC and consent of TNPCB shall be obtained.
8. Project Proponent shall furnish the building completion certificate as obtained from the competent authority while applying for CTO.
9. The issue of CTE to the project shall not be construed as CTO and shall not commission the project without obtaining CTO from the Board.
10. Project Proponent shall start its establishment activities only after getting the necessary project/building approvals from the competent authorities.
11. There shall not be any drawl of ground water within the premises under any circumstances. In case of any drawl of ground water thro' bore wells, permission from Competent Authority shall be obtained in this regard and furnish to TNPCB.
12. Project Proponent shall undertake all safety precautions during the construction phase and adequate dust control measures (Netlon wind net)/ barrier shall be provided to control dust emission during construction phase.
13. Project Proponent shall provide adequate sanitary facilities for the labours to be employed for the construction activity along with septic tank and soak pit arrangement for the treatment and disposal of sewage.
14. Project Proponent shall obtain necessary clearances from the appropriate authorities for the stability of all the structures and STP.
15. Project Proponent shall always possess valid permission for supply of fresh water from competent authority and shall ensure that the water supply from the local body is sourced from the approved water sources.
16. Project Proponent shall always possess valid permission from competent authority for disposal of excess treated sewage for avenue plantation.
17. Project Proponent shall furnish the stability certificate obtained from competent authority while applying for Consent to operate of the Board.
18. Project Proponent shall furnish the Sewage treatment plant design & standard operating procedure for STP operation with safety measures approved by Academic/Research institution.
19. Project Proponent shall provide Sewage Treatment plant (STP) of capacity 900 KLD above ground level preferably for the treatment of Sewage so as to achieve the standards prescribed by the Board. If they intend to provide STP below ground level, the project proponent shall provide the adequate mechanical ventilation system to STP and operate the same efficiently to avoid complaint from the residents. The photograph of installed STP shall be furnished while applying CTO of the Board.
20. Project Proponent shall make arrangements to utilize the treated sewage for green belt development, OSR, Toilet flushing and Avenue Plantation in Thiruporur Panchayat Union
21. Project Proponent shall ensure that there is no stagnation/ponding of sewage either treated or untreated in its premises.
22. Project Proponent shall ensure that either the treated or untreated sewage shall not find access to any nearby water body at any point of time.
23. Project Proponent shall provide separate energy meter for the continuous operation of Sewage Treatment Plant
24. Project Proponent shall not clean the Sewage treatment plant (STP) manually and it should be

carried out only by mechanical system.

25. Project proponent shall install the OCEMS in the outlet of STP (900 KLD) by following the procedure and guidelines for online continuous monitoring system for Effluents-2014 as recommended by CPCB and its amendments from time to time for continuous monitoring of treated waste water parameters such as pH, BoD, TSS etc by making connectivity with WQW of TNPCB.

26. Project Proponent shall provide the EMFMs with automatic recorder and display arrangement at the inlet/outlet of STP and at the disposal points of the treated sewage for gardening.

27. Project Proponent shall provide rain water harvesting facility in the premises.

28. Project Proponent shall provide Organic Waste Converter (OWC) of adequate capacity) for the treatment of biodegradable waste and make provisions to utilize the treated compost as manure

29. 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 per the provision of Solid waste(Management and Handling) Rules, 2016.

30. The plastic wastes shall be segregated and disposed as per the provisions of Plastic Waste (Management and Handling) Rules, 2016.

31. Project Proponent shall apply for authorization under the Hazardous and other Wastes (M&TM) Rules, 2016.

32. Project Proponent shall install solar panel of RoHS standards for the street lights and water heaters to the extent possible.

33. Project Proponent shall comply with the E-Waste Management Rules 2022 as amended.

34. Project Proponent shall provide necessary storm water drain in and around the proposed construction area and ensure that there will not be any water logging in and around the proposed complex.

35. Project Proponent shall adopt safe and environment friendly management practices within the premises.

36. Project Proponent shall not “Use and throw plastic” such as plastic sheets used for food wrapping, spreading on dining table etc., Plastic plates, plastic coated tea cups, plastic tumbler, water pooches and packets, plastic straw, plastic carry bag and plastic flags irrespectively of thickness, within the industry premises. Instead unit shall encourage use of eco friendly alternatives such as banana leaf, arecanut palm plate, stainless steel, glass, porcelain plates/cups, cloth bag, jute bag etc.

37. Project Proponent shall remit consent fee in case of revision by the Government.

38. This consent order does not absolve from obtaining necessary permission/clearance from other Authority or under other statues as applicable.

M VIJAYALAKSHMI Digitally signed by M
VIJAYALAKSHMI
Date: 2025.03.10 16:58:36 +05'30'
**For Member Secretary,
Tamil Nadu Pollution Control Board,
Chennai**

GENERAL CONDITIONS

1. This consent to establish cannot be construed as consent to operate and the unit shall not commence the operation without obtaining the Consent to operate.
2. The applicant shall make a request for grant of consent to operate at least thirty days, before the commissioning of trial production.
3. Any Change in the details furnished in the conditions has to be brought to the notice of the Board and got approved by the Board, before obtaining consent to operate under the said Act.
4. The unit has to comply with the provisions of Public Liability Insurance Act, 1991 to provide immediate relief in the event of any hazard to human beings, other living creatures/plants and properties while handling and storage of hazardous substances (wherever applicable).
5. Consent to operate will not be issued unless the unit complies with the conditions of consent to establish.
6. The unit shall provide adequate water sprinklers for the control of dust emission during the loading and unloading of construction material so as to minimize the dust emission.
7. The unit shall provide water sprinklers along the temporary roads inside the premises to avoid fugitive dust emission during the vehicle movements.
8. The unit shall develop green belt of adequate width around the premises.
9. In case there is any change in the management, the unit shall inform the change with relevant documents immediately.

M VIJAYALAKSHMI | Digitally signed by M VIJAYALAKSHMI
Date: 2025.03.10 16:58:52 +05'30'

**For Member Secretary,
Tamil Nadu Pollution Control Board,
Chennai**