

SCHEDULE-V
Decision on IEE

1. **Name, address of proponent:** Syed Zahid Hussain,
United Enterprises,
House No A-81, Peshawar Garden,
G.T Road, Chamkani Peshawar.
Contact No. 0300-0807811

2. **Description of project** Garden Villa Housing Scheme is located
at North side of Motorway (M-I), Toll Plaza,
near Jannah Medical College, District
Peshawar with a total area of 269.18
Kanal. Comprising total 394 number of
plots will be of different size.

3. **Location of project.** The proposed project is located in
District Peshawar.

GPS Coordinates

Sno.	Latitude	Longitude	Sno.	Latitude	Longitude	Sno.	Latitude	Longitude
1	34.03551	71.66789	20	34.03409	71.66381	39	34.03502	71.66654
2	34.0343	71.66854	21	34.03483	71.66382	40	34.03543	71.66638
3	34.03415	71.66856	22	34.03544	71.66402	41	34.03562	71.66673
4	34.03398	71.66857	23	34.03568	71.66424	42	34.03644	71.66617
5	34.03365	71.66784	24	34.03538	71.66439	43	34.03745	71.66831
6	34.03262	71.66845	25	34.03546	71.66466	44	34.03783	71.66808
7	34.03226	71.66776	26	34.03589	71.66447	45	34.03796	71.66847
8	34.03273	71.66733	27	34.03616	71.66471	46	34.03749	71.66874
9	34.0325	71.66671	28	34.03593	71.66561	47	34.03735	71.66839
10	34.03309	71.66623	29	34.03555	71.66583	48	34.03672	71.66879
11	34.03303	71.66611	30	34.03515	71.66567	49	34.03651	71.66828
12	34.03356	71.66567	31	34.03512	71.6658	50	34.03629	71.66842
13	34.03305	71.66537	32	34.03473	71.66567	51	34.03618	71.66814
14	34.03382	71.66467	33	34.03469	71.66557	52	34.03591	71.66828
15	34.0339	71.6644	34	34.03461	71.66561	53	34.03576	71.66782
16	34.0338	71.66425	35	34.03451	71.6654	54	34.03479	71.66693
17	34.03362	71.66411	36	34.03428	71.66559	55	34.03472	71.66674
18	34.03349	71.66404	37	34.03465	71.66632	56	34.03419	71.66697
19	34.03354	71.66381	38	34.03489	71.6662	57	34.0344	71.66747
			59	34.03461	71.66702	58	34.0347	71.66734

4.
5.


After careful review of the Initial Environmental Examination (IEE) report of project "269.18 Kanal in Garden Villa Housing Scheme, District Peshawar" followed by queries, comments, clarifications/replies by the proponent, Environmental Protection Agency (EPA), Government of Khyber Pakhtunkhwa has decided to accord its approval with the guidelines issued by Khyber Pakhtunkhwa Environmental Protection Act, 2014 and IEE/EIA Regulations, 2000, on IEE Report subject to the following terms and conditions:

- a) The proponent shall adopt all precautionary and mitigation measures recommended in the IEE report as well as replies of the proponent submitted to this Agency and any un-anticipated impacts arising during the construction and operation phase of the project.
- b) The proponent shall be bound to construct a sewerage treatment facility (STP) to bring the effluent within the NEQS permissible limit on the proposed land (02 Kanal as per reply submitted to this Agency on 16/11/2020).
- c) Quarterly Effluent NEQS compliance report from a certified laboratory shall be submitted to this Agency.
- d) The Proponent of the housing scheme shall be bound to dispose of the solid waste as per submitted agreement, maintain solid waste disposal record and submit the same to this Agency on quarterly basis.
- e) The proponent shall carry out plantation of 2750 plants of different species in the open spaces of the housing scheme specified for the said purpose.
- f) The excavated materials/debris from the construction work shall be properly used and shall not be disposed off in agricultural land, water bodies or any other private land.
- g) There shall be no legal case pending in the courts against the project. The land documents to be verified by authority issuing the final approval.
- h) The Master Plan shall be verified from the concerned Department and provided to this Agency before starting construction activities.
- i) The Proponent is bound to ensure the planning standards as prescribed under the NWFP Local Govt (Site Development Scheme) Rules, 2005 including allocation of roads/streets not less than 30 feet, play ground & open space 07%, Graveyard 02%, Commercial Area 05 % and Public Buildings (Mosque, school etc.) 02-10% of the total area of said housing scheme.
- j) During construction, water sprinkling shall be carried out on regular basis for the control of dust pollution in the area.
- k) Health and safety equipments must be provided to the workers during working hours.

- l) Maximum efforts shall be made to minimize the water usage in the housing society.
- m) Non-Technical jobs shall be provided to local community.
- n) This approval is accorded for 269.18Kanal area, in case of further extension, the proponent shall be bound to obtain separate Environmental Approval from this Agency.
- o) This Approval has been granted on the basis of provided GPS coordinates /KMZ file dated 23/11/2020. Further, the same along with land documents must be verified by Local Government /Deputy Commissioner office and/or any authority issuing the final approval to the housing scheme.
- p) GPS Mapping shows 272.1Kanal while master plan shows 269.18 Kanal. The same should be clarified by the Authority issuing final NOC to the proposed Housing Scheme.
6. The proponent shall be liable for compliance of Regulations 13, 14, 16, 17 and 18 of IEE/EIA Regulations, 2000, regarding approval, confirmation of compliance, entry, inspections and monitoring.
7. This approval is accorded only for the construction and development phase of the project. The proponent will obtain approval for operation of the project in accordance with the Regulations 13 (2) (b) and 18 of the IEE/EIA Regulations, 2000.
8. Any change in the approved project shall be communicated to EPA, Khyber Pakhtunkhwa and shall be commenced after obtaining the approval.
9. This approval shall be treated as null and void if all or any of the conditions mentioned above is/are not complied with.
10. This approval does not absolve the proponent of the duty to obtain any other approval or clearance that may be required under any law in force.
11. In exercise of the power under Section-13 of the Khyber Pakhtunkhwa Environmental Protection Act, 2014, the undersigned is pleased to approve the IEE Report for construction phase of the project with above mentioned terms and conditions.

Dated: Peshawar 23 / 11 / 2020

Tracking/File. No. EPA/IEE/Housing/Garden-Villa/20/552-53


DIRECTOR GENERAL 23-11-2020
EPA, KHYBER PAKHTUNKHWA,
PESHAWAR