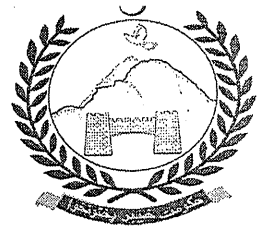




**ZERO TOLERANCE TO CORRUPTION**  
**ENVIRONMENTAL PROTECTION AGENCY**  
Climate Change, Forestry, Environment & Wildlife Department  
Govt. of Khyber Pakhtunkhwa.



No. EPA/HQ/IEE/Letters/

912-15

Dated: 3 / 12 / 2025

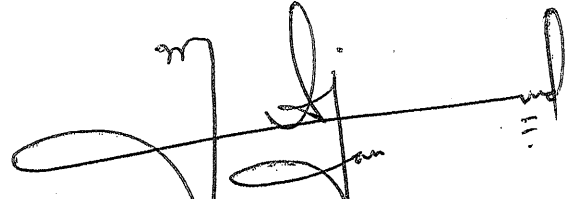
To

Mr. Sada Khan,  
Proponent/CEO of M/S Saadat LPG (SMC-Private) Ltd,  
LPG Storage and Filling Station,  
**Address:** at Hadbast No. 193, Tehsil & District Charsadda.

**Subject:** **DECISION ON INITIAL ENVIRONMENTAL EXAMINATION REPORT OF  
"LPG STORAGE & BOTTLING PLANT BY M/S SAADAT LPG (SMC-PRIVATE) LTD LOCATED AT HADBAST NO. 193, TEHSIL & DISTRICT CHARSADDA".**

Reference to the subject cited above and to enclose herewith Environmental Approval/Decision note on "Initial Environmental Examination (IEE) Report of **"LPG Storage & Bottling Plant by M/S Saadat LPG (SMC-Private) Ltd Located at Hadbast No. 193, Tehsil & District Charsadda"**, for your information and further implementation.

Moreover, Schedule-X must be submitted to this Agency within a month on stamp paper as an undertaking for the compliance of term and condition as mentioned in the Environmental Approval as well as mitigation measures proposed in the IEE report, please.

  
**ASSISTANT DIRECTOR**

**Copy for information to:**

- i. The Deputy Commissioner, District Charsadda.
- ii. The Assistant Director-IT, Environmental Protection Agency, Govt. of Khyber Pakhtunkhwa.
- iii. PA to Director General, Environmental Protection Agency, Govt. of Khyber Pakhtunkhwa.

Decision on IEE

1. Name, address of proponent:

Mr. Sada Khan,  
Proponent/CEO of M/S Saadat LPG (SMC-Private) Ltd, LPG Storage and Filling Station,  
Address: at Hadbast No. 193, Tehsil & District Charsadda.

2. Description of project:

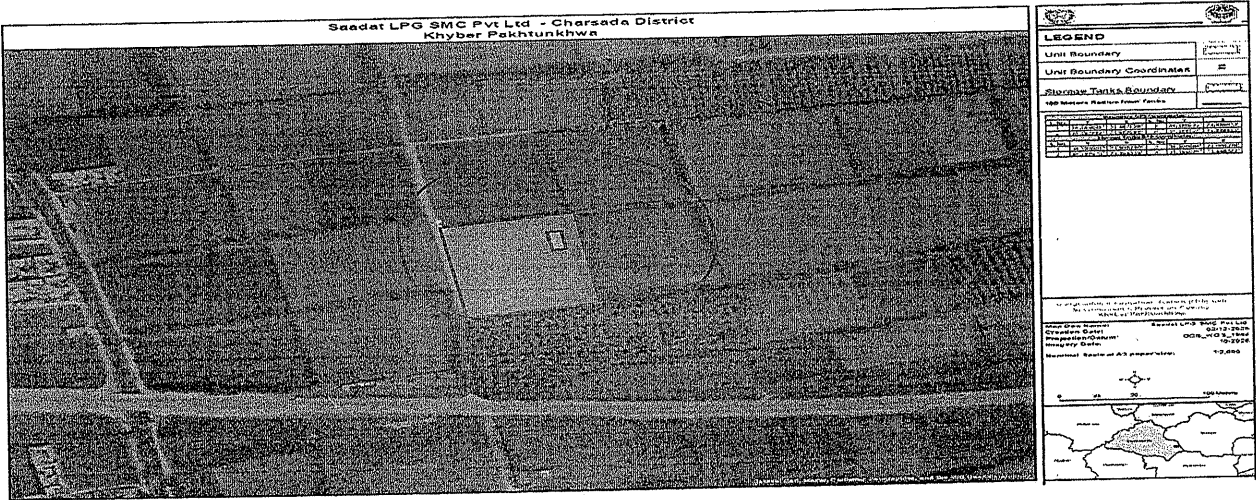
The proposed project for which the Initial Environmental Examination (IEE) conducted is "LPG Storage & Bottling Plant by M/S Saadat LPG (SMC-Private) Ltd located at Hadbast No. 193, Tehsil & District Charsadda". The total area of the project is around 16 kanals with a total estimated cost of 80-100 million PKR. The major raw material for the plant will be LPG which will be transported in tankers/bowsers to the storage plant, maintaining safety standards. The project comprises construction of LPG storage and Bottling station which will have a total storage capacity of 50 MT for which a single storage tank of same capacity (50 MT) will be installed. The storage tanks will be mounted on RCC foundation and the LPG storage & bottling plant will be designed as per NFPA-58 and OGRA 13(3) of LPG Production and Distribution Rules, 2002. An Environmental Management & Monitoring Plan is prepared and will be implemented to minimize the effects of adverse impacts of the project during the construction & operational stage of the project.

3. Location of Project:

The project site is located at Hadbast No. 193, Tehsil & District Charsadda.

4. GPS Coordinates & Map:

Boundary GPS Coordinates					
S. No	Y	X	S. No	Y	X
1	34.188945°	71.887539°	3	34.189070°	71.888473°
2	34.187982°	71.887688°	4	34.188127°	71.888613°
Storage Tanks GPS Coordinates					
S. No	Y	X	S. No	Y	X
1	34.188881°	71.888290°	3	34.188884°	71.888398°
2	34.188675°	71.888318°	4	34.188674°	71.888422°



6. After careful review, the Environmental Protection Agency, Govt. of Khyber Pakhtunkhwa has decided to accord approval of the **"IEE REPORT OF LPG STORAGE & BOTTLING PLANT BY M/S SAADAT LPG (SMC-PRIVATE) LTD LOCATED AT HADBAST NO. 193, TEHSIL & DISTRICT CHARSADDA"**, in consideration of provisional license issued by OGRA vide No. OGRA-LPG-17(1452)/25 dated 17/10/2025, on the above mentioned boundary and storage tank GPS coordinates (provisional), according to Khyber Pakhtunkhwa Environmental Protection Act, 2014 and Khyber Pakhtunkhwa Environmental Assessment Rules, 2021, subject to the following terms and conditions:
- a) This approval is accorded under Section-13 of the Khyber Pakhtunkhwa Environmental Protection Act, 2014.
  - b) This approval is accorded in light of the decision taken under Agenda Item No. 06 in the 2nd Environmental Protection Council (EPC) meeting held dated 11/09/2024 and Administrative Department Notification No. SO(Env)/CCFEWD/4-2/2023/EPC/V-III dated 22/01/2025.
  - c) 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. The proponent shall have to obtain the necessary NOCs/Approvals/Clearances required from other departments/authorities including OGRA, Explosive Department, TMA & District Administration etc. under the prevailing laws/rules of the provincial government before construction of the project.
  - d) The proponent shall adopt all precautionary and mitigation measures identified in the IEE Report, any un-anticipated impacts during the construction and operation phase of the project to minimize any negative impacts on the soil, ground water, air and water bodies (if any).
  - e) The Proponent shall ensure the compliance and implementation of the National Environmental Quality Standard (NEQS) for ambient Air, Noise, Water and Gaseous emission during construction & operation phase of the Project.
  - f) This Environmental Approval shall be considered only for LPG Storage and Filling Plant.
  - g) The proponent shall submit approved layout plan/master plan to this Agency before commencement of the project activities.
  - h) All the construction and installation in the project area must be carried out according to approved Site Plan and instructions provided in NFPA 58 and OGRA Rules 2001, (Amended 2014) specially regarding the distance from the houses/buildings etc.
  - i) The safety and emergency measures shall be carried out in the premises of the project area including preparation & execution of Emergency Response Plan (ERP) & emergency exits, fire extinguisher as per NFPA 58 & OGRA Rules 2001 (amended 2014). Gas leakage detectors, Automatic Fire Detection System and Advance Fire Extinguishing System shall be installed in the unit.
  - j) The proponent shall install oil spill containment for leakage (if any).
  - k) The proponent shall direct/train the LPG filling staff to properly inspect the cylinders before filling. The defected cylinders shall not be refilled at any cost.
  - l) Grasses & vegetation around the storage tank is potential source of ignition when dried. Therefore, it shall be cleared and the area shall be concreted/cemented or tiled.

- m) Personal protective equipment shall be provided to all workers to ensure health and safety along with first aid box for emergency medical coverage.
  - n) Vehicle carrying LPG shall be properly labeled with the message indicating existence of LPG, etc. The vehicles shall be parked in designated parking area inside the plant.
  - o) Water sprinkling shall be carried out during working hours twice a day.
  - p) Water conservation practices shall be adopted to avoid over exploitation of water resources.
  - q) Solid waste/Debris/Excavated material shall be reused at the project site. If required disposal, then, it shall be disposed off at designated site with the prior permission of concerned authority (i.e. TMA, etc.).
  - r) Arrangements shall be made for safe disposal of municipal solid waste. The solid waste shall be retained within the unit boundary/premises and shall be disposed of in an environment friendly way at a suitable disposal facility with prior permission from concerned authority.
  - s) Toilets/washrooms shall be constructed & maintained in an orderly and hygienic manner.
  - t) The proponent shall construct Septic tanks for the treatment of sanitary wastewater & no wastewater without treatment shall be released to the environment.
  - u) In case generator is required to be installed, it shall comply with the NEQS limits of emissions and noise pollution. Special mitigation measures to be adopted for vibration and noise control by fully covering the generator in a room/canopy with rubber pad installed. Moreover, this Agency is of the suggestion to install Solar Power system as an alternate source of energy.
  - v) The plantation shall be carried out as per submitted plantation plan in the IEE report across the boundary wall, available open spaces inside the unit & in the surrounding of the unit. Additional plantation of 200 fast growing, climate friendly and native species including fruit plants having a height of 05 to 10 feet shall be done in consultation with EPA and their sustainability shall be ensured.
  - w) Regular inspections of storage tanks, gas leakage detectors filling points including nozzles, dispensers and firefighting equipment installed in the unit shall be carried out & record be maintained.
  - x) The proponent shall be liable to address concerns/complaints highlighted by the local community/neighborhood.
  - y) Non-technical jobs shall be provided to the local community.
  - z) The proponent is bound to implement any additional measures for the protection of Environment as and when suggested by EPA.
7. The proponent shall be liable for correctness and validity of the information provided in the environmental report.
8. The proponent shall be liable for compliance of Rules 14, 15, 18, 19 and 20 of Khyber Pakhtunkhwa Environmental Assessment Rules-2021, regarding approval, confirmation of compliance, entry, inspections and monitoring.
9. The proponent shall comply with the Rule-14 (2) of the Khyber Pakhtunkhwa Environmental Assessment Rules-2021 and shall submit undertaking on stamp paper for the compliance of conditions mentioned in Environmental Approval.
10. This approval is accorded only for the installation/construction phase of the project for two (02) years. The proponent shall obtain approval for extension in construction phase or operation of the project in accordance with the Khyber Pakhtunkhwa Environmental Assessment Rules, 2021.

11. This approval shall be considered as withdraws, if all or any of the above conditions are violated by the proponent personally and vicariously.
12. This Agency shall not be responsible for any issue related to the project land.
13. There shall be no legal case pending in the courts against the project.
14. 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 of **"LPG Storage & Bottling Plant by M/S Saadat LPG (SMC-Private) Ltd Located at Hadbast No. 193, Tehsil & District Charsadda"**, for the **Construction Phase** of the aforementioned project with the above mentioned terms and conditions.

Dated: Peshawar 3/12/2025

Tracking/File. EPA/HQ/IEE/Letters/ 912-15

Tracking Code:



**DIRECTOR GENERAL**  
**EPA, KHYBER PAKHTUNKHWA**

<https://epakp.gov.pk/environmental-approvals/>

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