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To,

Shri Bhupender ji Yadav,

Hon'ble Minister of Environment, Forests & Climate Change, (MoEF & CC),
Government of India

Indira Paryavaran Bhawan, Jor Bagh Road,
New Delhi-110003

Subject: Request for intervention in Appraisal of EC proposals for projects in Mumbai & MMR Area.

CREDAI-MCHI is an apex body consisting of members from the Real Estate Industry among Mumbai Metropolitan Region (MMR). With a strong Membership of over 2200 leading Developers in Mumbai, CREDAI-MCHI has expanded across MMR, having its own units in the region of Thane, Kalyan-Dombivli, Mira-Bhayandar, Vasai-Virar, Raigad, Navi Mumbai, Palghar-Boisar, Bhiwandi, Uran- Dronagiri, Shahapur-Murbad, Alibag, Karjat-Khalapur-Khopoli, Pen. CREDAI-MCHI is the Government recognised body for private sector developers in MMR and consistently working to make the industry more organised and progressive. CREDAI-MCHI under the aegis of CREDAI National which is an apex body of 13000 developers from across the nation has developed into a preferred platform with regard to a regional discourse on housing and habitat through its close and deep networking with the Government.

In view of a recent order from Bhopal NGT in OA No 93/2024(CZ), the NGT bench inferred that Environmental Clearance (EC) proposals for building and construction projects which are located in CEPI score based CPCB's list of Severely Polluted Area (SPA) or Critically Polluted Areas (CPA) should be appraised under Category A of MoEF EIA 2006 notification at sectoral EAC committee in Delhi. CREDAI-National has appealed against this order in Hon. Supreme Court.

EC proposals for Building and Construction projects which are not located in SPA/CPA area are appraised at MoEF & CC appointed State committees viz. SEAC and SEIAA.

The SPA/CPA categorization is based on CEPI score (Comprehensive Environment Pollution Index) and is a dynamic number which continues to change periodically.

We are aggrieved by the fact that the Maharashtra SEIAA and SEAC are deferring EC proposals of our members located in BMC, CIDCO & other ULBs citing above mentioned Bhopal NGT order. As a result, our members are unable to get EC for their proposed building and construction projects and this is leading to severe adverse impact to the economy. It is also leading to cost overrun for projects which will lead to increase in cost of homes. We estimate that projects worth at tens of thousands of crores are stuck due to this situation and construction related Labour Employment opportunity is also impacted negatively. Sir our argument above holds true irrespective of the outcome of the pending case in Hon. SC against Bhopal NGT.

Sir, we kindly request your direct and urgent intervention in this matter and direct Maharashtra SEIAA and SEAC to start appraisal of the projects immediately and also direct them to clear the backlog by conducting continuous hearings/meetings.

Maharashtra Chamber of Housing Industry

Maker Bhavan II, 4th Floor, 18, V. Thackersey Marg, New Marine Lines, Mumbai - 400 020.
Tel: 42121421, Fax: 4212 1411/407 Email: secretariat@mchi.net Website: www.mchi.net

CREDAI-MCHI CHAPTERS : THANE | KALYAN-DOMBIVLI | MIRA BHAYANDAR | RAIGAD | NAVI MUMBAI |
BHIWANDI | PALGHAR BOISAR | SHAHAPUR-MURBAD | URAN-DRONAGIRI |
VASAI VIRAR | ALIBAG | KARJAT-KHALAPUR-KHOPOLI | YOUTH NMR

The situation is totally contrary to our collective vision of affordable homes and nation's economic progress.

We have our full faith in your leadership and we are sure that you will not leave us in such remediless situation.

Sir we would like to draw your kind attention to the fact that all other states are still continuing to appraise and grant EC in their respective states irrespective of Bhopal NGT order, then why only Maharashtra SEIAA and SEAC has decided to defer the cases?

Looking forward to your necessary directions.

Thanking you,

Yours sincerely,
For CREDAI-MCHI



Domnic Romell
President



Dhaval Ajmera
Hon. Secretary

Contact : Mr. Keval Valambhia, COO – Mob: +91 98709 85061 or email keval@mchi.net