



**HARYANA STATE POLLUTION CONTROL BOARD**  
**C-11, SECTOR-6, PANCHKULA**

Website - [www.hspcb.gov.in](http://www.hspcb.gov.in) E-Mail - [hspcb.pkl@sifymail.com](mailto:hspcb.pkl@sifymail.com)

Telephone No. - 0172-2577870-73

No. HSPCB/Consent/ : 313287517KURCTE3544677

Dated: 27/01/2017

To

**M/s : MAAN BROTHERS COLD STORAGE**  
**VILLAGE SIRSAMA LADWA ROAD PIPLI**  
**KURUKSHETRA**  
**136131**

**Subj. : Issue of Consent to Establish from pollution angle .**

Please refer to your Consent to Establish application received in this office on the subject noted above under the Authority of the Haryana State Pollution Control Board vide its agenda Item No. 47.8 dated 28.04.15 sanction to the issue of "Consent to Establish" with respect to pollution control of Water. Consent is hereby accorded to the unit MAAN BROTHERS COLD STORAGE, for manufacturing of Cold Store with the following terms and conditions:-

The industry has declared that the quantity of effluent shall be 0.5 KL/Day i.e. 0 KL/Day for Trade Effluent, 0 KL/Day for Cooling, 0.5 KL/Day for Domestic and the same should not exceed.

The above "Consent to Establish" is valid for 60 months from the date of its issue to be extended for another one year at the discretion of the Board or till the time the unit starts its trial production whichever is earlier. The unit will have to set up the plant and obtain consent during this period.

The officer official of the Board shall have the right to access and inspection of the industry in connection with the various processes and the treatment facilities being provided simultaneously with the construction of building/machinery. The effluent should conform the effluent standards as applicable.

That necessary arrangement shall be made by the industry for the control of Air Pollution before commissioning the plant. The emitted pollutants will meet the emission and other standards as laid will be prescribed by the Board from time to time.

The applicant will obtain consent under section 25/26 of the Water (Prevention & Control of Pollution) Act, 1974 and under section 21/22 of the Air (Prevention & Control of Pollution) Act, 1981 as amended to-date-even before starting trial production.

The above Consent to Establish is further subject to the conditions that the unit complies with all the laws/rules/decisions and competent directions of the Board/Government and its functionaries in all respects before commissioning of the operation and during its actual working strictly.

No in-process or post-process objectionable emission or the effluent will be allowed, if the scheme furnished by the unit turns out to be defective in any actual experience.

The Electricity Department will give only temporary connection and permanent connection to the unit will be given after verifying the consent granted by the Board, both under Water Act and Air Act.

Unit will raise the stack height of DG Set Boiler as per Board's norms.

Maan Brothers Cold Store  
Chander Mohan  
Partner



11 That in the case of an industry or any other process the activity is located in an area approved and that in case the activity is sited in an residential or institutional or commercial or agricultural area, the necessary permission for siting such industry and process in an residential or institutional or commercial or agricultural area or controlled area under Town and Country Planning laws CLU or Municipal laws has to be obtained from the competent Authority in law permitting this deviation and be submitted in original with the request for consent to operate.

12 That there is no discharge directly or indirectly from the unit or the process into any interstate river or Yamuna River or River Ghaggar.

13 That the industry or the unit concerned is not sited within any prohibited distances according to the Environmental Laws and Rules, Notification, Orders and Policies of Central Pollution control Board and Haryana State Pollution Control Board.

14 That if the unit is discharging its sewage or trade effluent into the public sewer meant to receive trade effluent from industries etc. then the permission of the Competent Authority owning and operating such public sewer giving permission letter to his unit shall be submitted at time of consent to operate.

15 That if at any time, there is adverse report from any adjoining neighbor or any other aggrieved party or Municipal Committee or Zila Parishad or any other public body against the unit's pollution, the Consent to Establish so granted shall be revoked.

16 That all the financial dues required under the rules and policies of the Board have been deposited in full by the unit for this Consent to Establish.

In case of change of name from previous Consent to Establish granted, fresh Consent to Establish fee shall be levied.

17 Industry should adopt water conservation measures to ensure minimum consumption of water in their Process. Ground water based proposals of new industries should get clearance from Central Ground Water Authority for scientific development of previous resource.

18 That the unit will take all other clearances from concerned agencies, whenever required.

19 That the unit will not change its process without the prior permission of the Board.

20 That the Consent to Establish so granted will be invalid, if the unit falls in Aravali Area or non conforming area.

21 That the unit will comply with the Hazardous Waste Management Rules and will also make the non-leachate pit for storage of Hazardous waste and will undertake not to dispose off the same except for pit in their own premises or with the authorized disposal authority.

22 That the unit will submit an undertaking that it will comply with all the specific and general conditions as imposed in the above Consent to Establish within 30 days failing which Consent to Establish will be revoked.

23 That unit will obtain EIA from MoEF, if required at any stage.

24 In case of unit does not comply with the above conditions within the stipulated period, Consent to Establish will be revoked.

#### Specific Conditions

#### Other Conditions :

1. The unit will obtain CTO after construction of cold store.
2. Unit will take all precautionary measures for controlling the gas leakage.

For Officer  
Atashu



OFFICE OF THE EXECUTIVE ENGINEER, PROVINCIAL  
DIVISION NO.2, PWD B&R KURUKSHETRA.

no - 7

16677

To

Sh. Ghanender Mann  
(M/s Mann Cold Storage Brothers)  
Village Sirsama, Kurukshetra

Memo No. 16677

Dated

3/5/16

Subject:- Issue of N.O.C. for construction of M/s Mann Brothers Cold Storage near village Sirsma on Saharanpur Kurukshetra road in Distt. Kurukshetra, Haryana.

Reference: As per latest instruction issued vide Head office memo No. 6722-6832/General dated 16.07.2012.

In this connection, it is submitted that this office has no objection for construction of M/s Mann Brothers Cold Storage Building on Saharanpur Kurukshetra road near village Sirsama in Distt. Kurukshetra, with the following conditions:-

1. There should be no encroachment on PWD land during construction of building/path etc and thereafter.
2. That no permanent / pucca approach / ramp will be allowed to approach the building cross drainage will be provided in the kacha approaches as indicated in the plan with the disposal.
3. That the natural profile of road land width will not be disturbed on account of this proposed construction.
4. There should be no violation of schedule road Act. i.e. no construction is allowed within 30 metre from the PWD land boundary.
5. There should be no inconvenience to the traffic with the installation of this proposed building and cold storage building will be constructed as per plan.
6. Drainage/Rain water from the cold storage should not come on the PWD road/land.
7. As per clause 4.6 of IRC 12-2009 there should be no interference to the future extension of the road as per requirement.
8. If any condition is found violated in future the NOC will be withdrawn straightway & encroachment will be demolished.
9. Separate NOC from Forest department is to be ascertained by the owner.
10. The instructions for construction of building as prescribed by IRC:2009 will be strictly followed.
11. The floor level of building will be kept 300 mm down than the finished existing PWD road level.
12. The process fees amount to Rs. 5000/- has been deposited vide GR No. 000038/3807 Dated 28.04.2016.



13. Lease money will be deposited by the owner @ Rs. 80,000/- lump sum at the earliest as land for access to building for 15 years i.e. validity of license. As per instruction vide H.O. No. 4964-5033/General dated 28.04.2016

DA/ E No. Drawing

Endst. No.

Date: 16/12/17

EXECUTIVE ENGINEER

Copy is forwarded to Sub Divisional Engineer Provincial Sub Division, Ladwa for information and further necessary action w.r.t. his memo No. 15048 dated 28.04.2016.

D/NIL

sd/-  
EXECUTIVE ENGINEER

*Received*  
16/12/17

N-8

**OFFICE OF THE SENIOR TOWN PLANNER, PANCHKULA**  
DEPARTMENT OF TOWN AND COUNTRY PLANNING, HARYANA, CHANDIGARH  
C-3, HUDA COMPLEX, THIRD FLOOR, SECTOR-6, PANCHKULA  
Email- stp.pld.tcp@gmail.com      ☎0172-2560217 (O)

To

The Deputy Commissioner,  
Kurukshetra.

Memory File

Dated:

**Subject:-** Request for grant of Change of Land use permission for setting up of Cold Storage in the revenue estate of Village Sirsma, Tehsil - Thanesar & District Kurukshetra - Smt. Sarabjeet Kaur W/o Sh. Jasbir Singh, Sh. Ghanender Mann S/o Sh. Dharamveer Singh etc.

**Ref:-** In reference of New Industrial Policy regarding grant of Change of Land Use Permission for Industrial Units in Industrial/Agriculture Zone in view of Enterprises Promotion policy 2015 vide which the powers of Director General, Town & Country Planning, Haryana, Chandigarh under section 19 of Act of 1963 for performing functions under section 8 of Act of 1963 for CLU applications & District Town Planner, Kurukshetra office memo no. 2048 dated 08.06.2016 (copy attached).

Vide above referred letter, the District Town Planner, Kurukshetra has sent a detailed report on the above case in this office. Accordingly, the brief report/comments of this office are as under:-

1. The applicants Smt. Sarabjeet Kaur, Smt. Satya Devi & Sh. Ghanender Mann through their joint letter dated 11.04.2016 under Memo under the name & Smt. Mann have been filed in this office for Change of Land Use permission for setting up of Cold Storage over an area measuring 5709.36 sq. m comprising in Division No. 298, 807 in the revenue estate of Village Sirsma, Tehsil - Thanesar & District Kurukshetra.
2. The applied site falls within Controlled Area, Part-F Kurukshetra declared vide notification dated 10.04.1981.
3. Draft Development Plan for Controlled Area- Kurukshetra, 2031 A.D has been published vide notification dated 02.01.2014. According to that site of the applicant falls within 30 m wide green belt & Industrial Sector - 36. Same has been shown in Red colour on the copy of Draft Development Plan, 2031 A.D - Kurukshetra.
4. As per report of DTP, Kurukshetra the site of the applicant also falls in Urban Area, Kurukshetra declared by the Department. The applied land measuring 11 Kanal 05 Marla 06 Sarsai (5709.36 sq. m) is the Ancestral Property of the applicants. Hence, there is no violation of section 7(b) of Haryana Development and Regulation of Urban Areas Act, 1975.
5. As per report of DTP Kurukshetra the site of the applicant is lying vacant. Hence, there is no violation of Punjab Scheduled Roads and Controlled Area Restriction of Unregulated Development Act, 1963.
6. The site of the applicant is approachable from 132 feet wide Saharanpur-Yamuna Nagar-Ludwa, SH-6 Road for which the applicant has submitted the copy of requisite access permission issued from XEN(PWD) B&R, Kurukshetra.

