



TAMIL NADU POLLUTION CONTROL BOARD

Circular Memo.No.T4/TNPCB/F.004555/Industrial sheds /2022 dated 19.08.2022

Sub: TNPCB – Applicability of EIA Notification, 2006 as amended to the Industrial sheds which houses industries other than Category A & Category B projects listed under the Schedule of the Notification - Instructions issued – Reg.

Ref: 1. MoEF & CC Notification S.O.1533 (E) dated 14.09.2006
2. MoEF & CC Amendment Notification S.O.3067 (E) dated 01.12.2009
3. MoEF & CC Amendment Notification S.O.3252 (E) dated 22.12.2014
4. MoEF & CC Office Memorandum No. 19-2/2014-IA.III dated 05.03.2015
5. MoEF & CC Lr.No.22-68/2016-IA-III dated 06.09.2016

As per the condition against item no. 7(c), Industrial Estate/parks/complexes/ areas, export processing Zones (EPZs), Special Economic Zones(SEZs), Biotech Parks, Leather Complexes, of the schedule of EIA Notification, 2006 as amended in 2009 under references 1st & 2nd cited,

“Industrial Estate of area below 500 ha and not housing any industry of category A or B does not require clearance.

If the area is less than 500 ha but contains building and construction projects > 20,000 Sq.mtrs and or development area more than 50 ha. it will be treated as activity listed at serial no. 8(a) or 8(b) in the Schedule, as the case may be.”

Further as per condition against item no. 8 (a), Building and Construction projects (>20000 sqm and < 150000 sqm of built up area) of the amendment Notification dated 22.12.2014 under reference 3rd cited,

“The projects or activities shall not include industrial shed, school, college, hostel for educational institution, but such buildings shall ensure sustainable environmental management, solid and liquid waste management, rain water harvesting and may use recycled materials such as fly ash bricks”.

As per MoEF & CC letter No. 22-68/2016-IA-III dated 06.09.2016 addressed to the Principal Secretary, Environment Department, Maharashtra under reference 5th cited,

“The industrial shed for industries which are not covered under the EIA Notification, 2006 has been exempt from the requirement of prior environment

clearance under item 8 of schedule. The principle here is of dominant purpose. If an industry is not covered under EIA, 2006 for obtaining prior EC, it shall not be required to obtain prior EC under item 8 if the size of industrial shed under which that industry is proposed to be housed is > 20000 sq.mt.

In view of the above MoEF & CC Notifications and clarifications, it is informed that, the construction of industrial sheds for storage/ light engineering/ warehouse/ etc., (not housing neither category A nor category B projects) with land area less than 500 hectares and built up area of the sheds >20,000 sq.mt and <1,50,000 sq.mt, shall not be insisted to obtain Environmental Clearance under EIA Notification, 2006 as amended from MoEF & CC or SEIAA, TN.

Further, while granting CTE/ CTO to such industrial sheds, the following conditions shall be imposed:

1. The industrial sheds shall not house the industrial activities falling under Category A or Category B projects at any point of time.
2. The project proponent shall ensure sustainable environmental management, solid and liquid waste management, rain water harvesting and shall use recycled materials such as fly ash bricks.

Also it is informed that, such industrial sheds shall be dealt for grant of consent on case to case basis and the copy of the consent orders issued to such industrial sheds shall be sent to MoEF & CC and SEIAA, TN for information.

The above instructions shall be followed scrupulously and the receipt of this circular shall be acknowledged.


22/08/2022

For Chairperson

To

1. All Joint Chief Environmental Engineer(M)s,
Tamil Nadu Pollution Control Board
2. All District Officers of TNPCB

Copy to

1. All HODs, Corporate Office – To circulate among the Engineers
2. PA to Chairperson & Member Secretary, TNPCB, Chennai
3. OCMMS section
4. File.