

LIST OF CONDITIONS FOR THE proposed extension of the "Azuri Village" and involving the construction of 132 additional residential units at Haute Rive by PROPOSED Haute Rive Holdings Ltd & Haute Rive Ocean Front Living Ltd (ENV/DOE/EIA/1595)

1. All other necessary permits/clearances from the relevant authorities, including clearance from the Central Water Authority regarding potable water supply and Building and Land Use Permit from the District Council shall be obtained and all the conditions attached therewith shall be scrupulously observed. A copy of all the permits/clearances obtained shall be submitted to the Director of Environment.
2. The development shall be undertaken as per the mitigating measures stated in the EIA report and the additional information submitted, unless as otherwise advised herein.
3. The Department of Environment shall be informed in writing of the date of commencement of works for monitoring purposes. A detailed programme of work and implementation plans shall be submitted to the Department of Environment, Ministry of Environment and Sustainable Development prior to the start of works.
4. In accordance with section 18(2)(f) of the Environment Protection Act 2002, the proponent shall submit to the Director of Environment, Ministry of Environment & SD, an Environmental Monitoring Plan for approval prior to start of works. The Environmental Monitoring Plan shall also address the energy-saving and eco-friendly practices as required under conditions 6, 7 and 8 below. The proponent shall thereafter submit reports on the implementation accordingly.
5. The Department of Environment shall be informed in writing of the date of completion of all works on site, with copy of the as-built layout plan, prior to the start of operation for monitoring purposes and to ensure compliance with the conditions of the EIA licence as well as the proposals in the EIA report.

6. All recyclable wastes shall be sorted out at source and properly collected for eventual recycling. Solid wastes and non-compostable wastes shall be collected and disposed of to the satisfaction of the Local Authority.
7. All green and biodegradable wastes shall be composted.
8. The proponent shall adopt energy-saving devices and eco-friendly practices such as rain water harvesting, economic bulbs, renewable energy supply (solar energy and photovoltaic cells) and other similar facilities.
9. All domestic wastewater to be generated shall be directed to the existing activated sludge treatment plant. The Promoter shall ensure that the operation and maintenance of the treatment plant are carried out by specialists or a specialist firm. The effluent that emanates from the treatment plant shall meet the discharge for irrigation norms under the Environment Protection Act 2002. No untreated wastewater shall be discharged to the environment. Monthly results of analysis of the treated effluent shall be submitted to the WMA as per section 5, condition No (v) of the Environmental Guidelines No 16 of the Ministry of Environment.
10. The wastewater treatment plant shall be equipped with an odour control equipment.
11. The quality of the treated water for consumption should be in compliance with the Environment Protection Act (Drinking Water Standards)
12. The horizontal and vertical alignment along the Poudre D'OR-Poste de Flacq Road (B15) shall be improved by the Promoter in order to improve visibility of vehicles [especially those coming from the left] when exiting from the Azuri development. All the improvement works shall be carried out subject to approval from the Traffic Management and Road Safety Unit and the Road Development Authority. Any additional measures to resolve traffic/ safety problems as a result of the proposed development shall be implemented by the Promoter at his own cost.
13. All engineering details of the road deserving the proposed development, the turning radii, footpath and visibility splay shall be submitted to the Traffic

Management and Road Safety Unit and the Road Development Authority for approval prior to start of works.

14. No waste of any type shall be disposed of or have access to the sea.
15. In order to avoid the potential risk of flooding and accumulation of water within and in the vicinity of the proposed development site due to heavy rainfall, the proponent shall take all reasonable measures, including the implementation of a proper drainage scheme for storm water management.
16. Appropriate drains shall be provided and maintained at all times to allow proper evacuation of runoff water during heavy rains so as not to cause flooding of the site and adjoining areas. The design of the entire surface drain network, including contours, spot levels and clear indications of low points that is the lieu of eventual discharge of water shall be duly signed by a Registered Professional Engineer and shall have the prior approval of the Road Development Authority and Riviere du Rempart District Council. The cost of any additional works (drains, culverts, appropriate absorption pits etc) associated with the removal of the surface run-off shall be borne by the promoter only.
17. All electric motors such as compressors, pumps, and stand-by generator shall be housed in sound proof enclosures. The noise level shall be within the permissible limits as per the Standards for Noise promulgated under the Environment Protection Act.
18. All emissions from the standby generator shall be in compliance with the emission standards promulgated under the Environment Protection Act 2002.
19. The plant and equipment that will be used on site during the construction period shall be regularly serviced and maintained in good condition to minimize risk of air and noise pollution.
20. The technology for the refrigeration and air conditioning systems shall be energy efficient, ozone-friendly with an Ozone Depleting Potential value of zero and climate friendly, such as ammonia.

21. Necessary measures shall be taken during all the phases of the project, including site preparation, construction and operation so as not to cause any nuisance by way of dust and noise to the public and surrounding environment.
22. Necessary measures must be taken to prevent any hydrocarbon spills from vehicles and from the stand-by generator and diesel storage tanks to infiltrate through the soil so as to avoid the contamination of the underground and surface waters and eventually the lagoon.
23. The development shall blend harmoniously with the surrounding environment. The site shall be landscaped properly and ornamental plants and trees shall be planted to upgrade and enhance the aesthetics.
24. Any proposed deviation shall be subject to an application to the Director of Environment. No deviation or part thereof shall be executed prior to the determination of the application by the Director.