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Ministry of Civil Aviation
Rajiv Gandhi Bhavan, New Delhi-110003

Minutes of the Meeting of Appellate Committee on No Objection Certificate
(NOC) for height clearance held on 9th January, 2013.

Reference letter No. AV.20036/66/200-AAI dated 15-10-2012 read with 31-12-2012 and letter dated 04-01-2013, the Appellate Committee constituted to consider appeal/grievance made by different applicants with regard to the height allocated to them by AAI for their construction vis-à-vis the height sought by them, held its first meeting under the Chairmanship of Joint Secretary, Ministry of Civil Aviation (MOCA).

The following Committee members were present:-

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| 1. | Sh. V. Somasundaram | - | Member (ANS), AAI. |
| 2. | Sh. J.S. Rawat | - | Jt. DGCA |
| 3. | Sh. K. Gohain | - | Technical Expert |

The Committee was assisted by Shri Vijayinder Kumar Dutta, Executive Director (ATM) and Shri S.K. Purwar, GM (ATM-NOC) of Airports Authority of India (AAI). Sh. L.R. Reddy, Director, MOCA was also present in the meeting.

The Appellate Committee reviewed the processes to be adopted in line with the various orders issued on the subject and took the following decisions:-

- a) In case any applicant called on a specific date for hearing by Appellate Committee is absent without prior intimation, he shall not be called to the immediate next hearing. However, the applicant case can be taken up for hearing upon a fresh request in writing. If an applicant is absent on two consecutive hearings, his case may be dropped out from the list.
- b) As per the new procedure under consideration for implementation, the Local/Municipal bodies will be authorized to sanction the building plan to a height at a given site as per height in AMSL permissible under color coded zoning maps of the concerned airport to be prepared in coordination with Airports Authority of India. The color coded zoning maps will be prepared by Local/Municipal bodies in coordination with Airports Authority of India and the same may be expedited. The Local / Municipal bodies shall be asked to also provide GIS enabled electronic maps of their area/zones of appropriate scale to Airports Authority of India for color coded as per the zoning maps so as to implement the new procedures detailed in MOCA letter No. AV.20036/66/200-AAI dated 15-10-2012. Where the airport is outside the municipal limit, such maps will be prepared by AAI.
- c) The Local/Municipal Bodies in association with Aerodrome Operator and Airport Authority of India will monitor and control the height permitted for the buildings, in their jurisdiction as sanctioned or as per NOC issued. For this purpose, a proper coordination will be made by Local/Municipal Bodies and they shall also keep with them proper manpower and the instruments required to measure the height, elevation and WGS 84 coordinates of the buildings. Local/Municipal body will notify the AAI about the finally built height after

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granting completion/occupancy certificate. So, AAI will keep a record of height permitted and height actually built.

- d) A common format for appeal will be made available to the applicants called for the hearing based on which, they will be required to make their powerpoint presentation before the Appellate Committee. The applicants will also be required to email the powerpoint presentation in advance to gmnoc@aai.aero for making preparation for the Appellate Committee Meeting. A scaled map showing runways and location of site of proposed construction and terrain around the site (for Shielding consideration if requested) shall be provided in the map.
- e) If an applicant has requested height more than permissible as in the Notification S.O. 84 (E) and/or penetrating obstacle limitation surfaces, the applicant has to produce a recommendation letter from the concerned Local Body/Municipal Corporation or Development Authorities (like MMRDA, SRA, etc.), as the case may be in support of their project and justification of the specific height requested along with FSI / FAR at the given site, admissible as per their Rules/Bye Laws.
- f) In cases, where the height requested by an applicant does not penetrate the notified AGA obstacle surfaces, AAI can examine and consider such cases for issue of NOC.

After formulating the appeal procedure, the Appellate Committee heard the cases posted for hearing. There were total of **54 cases** submitted by AAI for consideration of the Committee in this meeting. Of these listed cases, **41 cases** whose representatives were present, were heard in the Committee. The NOC Cell of AAI to facilitate the proceedings of the Committee, had prepared and circulated briefs of each of the cases giving name of the applicant/case reference no./location with height requested and height initially granted, including height permissible as per NOCAS system and the Appeal made along with confirmation of fee received.

Each applicant present for this meeting were given a hearing by the Committee on their respective cases and based on the documentation pertaining to the respective case, the following decisions/recommendations are made by the Committee in each of the individual cases as given below :-

1. **Sh. B.S. Joshi for Brighton Architect (India) Pvt. Ltd. C/o D.B. Realty, Mumbai.**

**Case No. MUM/10/377 (CHQ File No. AAI/20012/199/2010-ARI (NOC)
(NOCAS ID: SNCR/WEST/B/091312/013).**

Site Address: C.T.S. No. 11A(pt) (Plot No. IV marked as (J,K,L,M,N,O,R,S) of Village Chandivali situated at Chandivali, 'L' Ward, Kurla (West), Mumbai.

The site is located at Kurla (West) at about 3104 m from Rwy 27 end and lies in IHS of Santacruz Airport.

The applicant had requested a height of 116.860 m AMSL vide their letter dated 8th June, 2010 and was granted NOC for a height of 56.27 m AMSL by AAI, Western Region in their letter dated 20.10.2010. The applicant vide letter dated 08.04.2012 reiterated their request for a height of 116.86 m AMSL. The applicant subsequently

44

had requested Aeronautical study stating that their project is a slum rehabilitation project on the particular Plot identified as No.4 in the total site area of the applicant.

AAI informed that permissible height calculated by NOCAS for AGA is 56.27 m AMSL and from CNS criteria is 97.86 m AMSL as restricted by ASR against the requested height of 116.86 m AMSL.

During their presentation the applicant showed the particular Plot identified as No.4 against the terrain in the background of the Plot. On being queried by the Committee, the applicant could not specify the distance of the proposed building on the Plot from the terrain in the background for possible shielding benefit. During the course of the hearing of the claim, the applicant has sought further time to place the justification before the Committee. Accordingly, the applicant had requested for adjournment.

Committees' Decision: *"The Appellate Committee agreed to defer the case for its examination to a subsequent date and asked the applicant to approach the Committee when prepared."*

2. Shri B.S. Joshi for Brighton Architect (India) Pvt. Ltd., C/o D.B. Realty, Mumbai.

Case No. MUM/10/378 (CHQ File No. AAI/20012/197/2010-ARI (NOC) (NOCAS ID: SNCR/WEST/B/091312/012).

Site Address: C.T.S. No. 11A(pt) (Plot No. II marked as (C,D,E,F,G) of Village Chandivali situated at Chandivali, 'L' Ward, Kurla (West), Mumbai.

The site is located at Kurla (West) at about 3240 m from Rwy 27 end and lies in IHS of Santacruz Airport.

The applicant had requested for a height of 92.730 m AMSL vide their letter dated 8.6.2010 and was granted NOC for a height of 56.27 m AMSL by AAI, Western Region in their letter dated 20.10.2010. The applicant subsequently vide their letter dated 08.04.2012 reiterated their request for a height of 92.73 m AMSL. Applicant also requested aeronautical study as it is a hospital project on the Plot identified as No.2 in the total area of the applicant at their site.

AAI informed that height admissible from NOCAS for AGA criteria is 56.28 m AMSL and for Com. criteria is 92.73 m AMSL.

During their presentation to the Committee, the applicant stressed that the project involves construction of a hospital for the benefit of the common people. The examination of the records did not reveal any support letter from the State/local authorities being a hospital project for which the height of 92.730 m AMSL as sought by the applicant is also justified.

Committees' Decision: *"The Committee decided that before the request for aeronautical study is considered, the applicant should produce justification/recommendation from Municipal Corporation of Mumbai in support of the project which is envisaged as a hospital with the specific height sought by the applicant based on the granted FSI/FAR and building restrictions in place for the site in question."*

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3. **Shri B.S. Joshi for Brighton Architect (India) Pvt. Ltd., C/o D.B. Realty, Mumbai.**

Case No. MUM/10/382 (CHQ File No. AAI/20012/198/2010-ARI (NOC) (NOCAS ID: SNCR/WEST/B/091712/005).

Site Address: C.T.S. No. 11A(pt) (Plot No. III marked as (E,F,G,H,I,J,R) of Village Chandivali situated at Chandivali, 'L' Ward, Kurla (West), Mumbai.

The site is located at Kurla (West) at about 3160 m from Rwy 27 end and lies in IHS of Santacruz Airport.

The applicant had requested on 08-06-2010 for a height of 218.980 m AMSL and was granted NOC for a height of 56.27 m AMSL by AAI, Western Region in their letter dated 20.10.2010. The applicant subsequently vide letter dated 08.04.2012 made a request for a height of 204.98 m AMSL. Applicant has further requested conduct of an aeronautical study as it is a sale building on Plot identified as No.3 in the total area of the applicant at their site.

AAI informed that permissible height calculated by NOCAS for AGA criteria is 56.28 m AMSL and for Com. criteria is 101.098 m AMSL.

During their presentation the applicant showed the particular Plot identified as No.3 against the terrain in the background of the Plot. On being queried by the Committee, the applicant could not specify the distance of the proposed building on the Plot from the terrain in the background for possible shielding benefit. The Committee also considered the fact that the shielding criteria, as contained in S.O 84(E) is being revised and asked the applicant whether they would like to wait till the revised shielding criteria are notified to get their case examined for applicability of shielding benefit under the revised criteria. The applicant agreed to the suggestion.

Committees' Decision: *"The Appellate Committee agreed to defer the case for its examination to a subsequent date and asked the applicant to approach the Committee when prepared."*

4. **Shri B.S. Joshi for Brighton Architect (India) Pvt. Ltd., C/o D.B. Realty, Mumbai.**

Case No. MUM/10/375 (CHQ File No. AAI/20012/200/2010-ARI (NOC) (NOCAS ID: SNCR/WEST/B/091312/015).

Site Address: C.T.S. No. 11A(pt) (Plot No. V marked as (O,P,Q,S) of Village Chandivali situated at Chandivali, 'L' Ward, Kurla (West), Mumbai.

The site is located at Kurla (West) at about 2896 m from Rwy 27 end and lies in IHS of Santacruz Airport.

The applicant had requested a height of 112 m AMSL vide their letter dated 8th June, 2010 and was granted NOC for a height of 56.27 m AMSL by AAI, Western Region in their letter dated 20.10.2010. The applicant subsequently vide letter dated 08.04.2012 made a request for a height of 112.00 m AMSL. The applicant requested aeronautical study as it is a slum rehabilitation project and the Plot is identified as No. 5 in the total area of the applicant at their site.

AAI informed that permissible height calculated by NOCAS for AGA criteria is 56.28 m AMSL and for Com. criteria is 94.21 m AMSL.

42

During their presentation the applicant showed the particular Plot identified as No.5 against the terrain in the background of the Plot. On being queried by the Committee, the applicant could not specify the distance of the proposed building on the Plot from the terrain in the background for possible shielding benefit. The Committee also considered the fact that the shielding criteria, as contained in S.O 84(E) is being revised and asked the applicant whether they would like to wait till the revised shielding criteria are notified to get their case examined for applicability of shielding benefit under the revised criteria. The applicant agreed to the suggestion.

Committees' Decision: *"The Appellate Committee agreed to defer the case for its examination to a subsequent date and asked the applicant to approach the Committee when prepared."*

5. Shri B.S. Joshi for Brighton Architect (India) Pvt. Ltd., C/o D.B. Realty, Mumbai.

**Case No. MUM/10/652 (CHQ File No. AAI/20012/75/2011-ARI (NOC)
(NOCAS ID: SNCR/WEST/B/091412/005).**

Site Address: C.T.S. No. 649 and 649/1 to 649/48 of Village Bandra at Bandra (East), Mumbai.

The site is located at Bandra (East) at about 3440 m from Rwy 09 end of Santacruz Airport and lies in IHS.

The applicant had requested for a height of 105 m AMSL vide their letter dated 13.10.2010 and was granted NOC for a height of 56.27 m AMSL by AAI, Western Region in their letter dated 15.03.2011. The applicant subsequently vide letter dated 08.07.2011 reiterated their request for a height of 105.00 m AMSL which was subsequently revised for a height of 108.75 m AMSL while applying through NOCAS. The applicant had also requested conduct of an Aeronautical Study for their site citing reasons to use full FSI granted as it is rehabilitation project of MHADA.

AAI informed that height calculated by NOCAS for AGA criteria is 56.28 m AMSL and for Com. criteria is 72.1895 m AMSL. The AAI is of the opinion that there is no change in admissible height after NOCAS/Review which is 56.27 m AMSL being in IHS.

The applicant during their presentation clarified that the proposed building at the site falls under MHADA Colony Redevelopment Project in Bandra (East) area. The examination of the records did not reveal any support letter from MHADA, being a Rehabilitation Project of the MHADA colony and for the specific height requested for the full FSI utilization.

Committees' Decision: *"The Committee decided that the applicant should produce justification/recommendation from MHADA, Mumbai in support of the project, and for the specific height sought by the applicant to utilize full FSI approved for the project."*

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6. M/s. Darvesh Properties Pvt. Ltd. C/o M/s. Gajjar Associates Consultants Pvt. Ltd., Mumbai.

Case No. MUM/10/453 (CHQ File No. AAI/20012/63/2012-ARI (NOC) (NOCAS ID: JUHU/WEST/B/090312/010).

Site Address: C.T.S. No. C/509 of Village Bandra (West) at Bandra (West), Mumbai.

The site is located at Bandra (East) at about 3864 m from Rwy 09 end of Santacruz Airport and lies in IHS.

The applicant had requested for a height of 71.136 m AMSL and was granted NOC for a height of 56.27 m AMSL by AAI, Western Region in their letter dated 29.12.2010. The applicant subsequently vide their letter dated 07.09.2012 reiterated their request for a height of 71.136 m AMSL after conducting Aeronautical Study stating that nearby buildings have been given higher height.

AAI informed that height calculated by NOCAS for AGA criteria is 56.27 m AMSL and for Com. criteria is 71.136 m AMSL. AAI is of the opinion that after NOCAS/review, there is no change in height permissible.

During their presentation the applicant stressed of the presence of nearby buildings which have been authorized higher heights. The claim made by the applicant in this respect has not been brought on record. The applicant did not produce any justification/recommendation from the local authorities of the State indicating support for the project and for the specific height sought by the applicant.

Committees' Decision: "The Committee directed that the applicant needs to provide details of the nearby buildings claimed to have higher heights, including their locations marked on a zoning map vis-à-vis the location of the applicant's site. Also the applicant may produce letter from local State authorities like BMC indicating justification/ recommendation for the project against the height sought for re-examination of the case."

7. Shri R.N Pandey, Shripal Realty Pvt. Ltd., Mumbai.

Case No. MUM/10/643 (CHQ File No. AAI/20012/16/2012-ARI (NOC) (NOCAS ID: SNCR/WEST/B/082912/003).

Site Address: C.T.S No. 182A/1, 182A/2, Village Tungve, Powai, Mumbai.

The site is at about 3376 m from Rwy 27 end of Santacruz Airport and lies in IHS of Santa Cruz Airport.

The applicant had initially requested for a height of 122.56 m AMSL and was granted NOC for a height of 56.27 m AMSL by AAI, Western Region in their letter dated 16.03.2011. The applicant subsequently requested for revised height of 100 m AMSL vide their letter dated 05.11.12 and subsequently again revised height requirement to 122.56 m AMSL vide letter dated 18.12.2012 which was their earlier request. They had also requested for conduct of Aeronautical Study to consume full FSI and build IT park.

AAI informed that height calculated by NOCAS for AGA criteria is 56.28 m AMSL and for Com. criteria is 102.01 m AMSL. AAI is of the opinion that after

NOCAS/review, there is no change in the permissible height of 56.27 m AMSL as given by AAI Western Region.

The Committee heard the applicant who stressed that the height requirement is to consume in full the FSI granted to them and that they also want to develop an IT Park in their site.

Committees' Decision: *"The Committee decided that the applicant needs to produce recommendation letter from the BMC for the said project justifying the FSI/FAR granted to the applicant against the specific height sought by the applicant at the proposed site."*

8. Shri Mangal Prabhat Lodha, M/s. Lodha Impression Real Estate Pvt. Ltd., Mumbai.

Case No. MUM/08/142 (CHQ File No. AAI/20012/13/2012-ARI (NOC) (NOCAS ID: SNCR/WEST/B/072312/010).

Site Address: C.T.S. No. 67, S No. 59 of Village Mulgoan, Andheri East, Mumbai.

The site is located at Andheri (East) at about 2768 m from Rwy 14 end of Santacruz Airport and lies on IHS.

The applicant had initially requested for a height of 59.695 m AMSL vide letter dated 3.4.2008 and was granted NOC for height of 56.27 m AMSL by AAI, Western Region in their letter dated 17.11.2009. The applicant subsequently vide letter dated 18.12.2012 made a request for a revised height of 63.545 m AMSL and had requested conduct of Aeronautical Study to consume full FSI as granted/approved by MCGM.

According to AAI, height calculated by NOCAS for AGA criteria is 56.27 m AMSL and for Com. criteria is 63.545 m AMSL. AAI is of the opinion that after NOCAS/review, there is no change in the permissible height of 56.27 m AMSL as given by AAI Western Region in 2009.

The Committee heard the applicant and based on available records did not have the evidence of any letter/recommendation from the MCGM with regard to grant of FSI to the project justifying its full utilization.

Committees' Decision: *"The Committee decided that the applicant needs to produce recommendation/justification from MCGM indicating grant of FSI/FAR for the specific project and its full utilization for which height as sought by the applicant is required at the proposed site."*

9. M/s. Pilot Constructions Pvt. Ltd., Mumbai.

Case No. MUM/10/455 (CHQ File No. AAI/20012/183/2010-ARI (NOC) (NOCAS ID: SNCR/WEST/B/101212/018).

Site Address: Plot having C.S. No. 6(Pt) of Sion Division, Sion Bhandarwada Road No. 28-A, Scheme 6, Sion F/N Ward, Mumbai – 400 022.

The site is located at Sion Bhandarwada Road at about 4288 m from the nearest Rwy 32 end and lies in conical surface of Santacruz Airport.

The applicant had requested a height of 302.172 m AMSL initially vide their letter dated 15.07.2010 and was granted NOC for a height of 70.67 m AMSL by AAI, Western Region in their letter dated 29.10.2010. The applicant vide their subsequent

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letter dated 22.11.2010 made a request for a revised height of 204.172 m AMSL after conduct of Aeronautical Study for their site to consume full FSI.

AAI informed that height calculated by NOCAS for AGA criteria is 78.52 m AMSL and for Com. criteria is 88.57 m AMSL. In the opinion of AAI, the height permissible is 78.52 m AMSL.

The applicant during their presentation mentioned about the applicable FSI as per the local authorities. The applicant could not indicate the approvals of the local body to the specific project, including justification for consuming full FSI granted.

Committees' Decision: *"The Committee decided that the applicant needs to produce recommendation/justification from the local authorities of the State indicating grant of FSI/FAR for the specific project and for its full utilization and for which height as sought by the applicant is required at the proposed site."*

10. M/s. Housing Dev. & Infra Ltd. (HDIL), Mumbai.

**Case No. MUM/11/44 (CHQ File No. AAI/20012/50/2011-ARI (NOC)
(NOCAS ID: SNCR/WEST/B/071512/006).**

Site Address: C.T.S. No. 16 (Pt), 17 of Village Chakala, Andheri (East), Mumbai.

The site is located at Andheri (East) at about 1840 m from Rwy 14 end of Santacruz Airport and lies in IHS.

The applicant had requested for a height of 90 m AMSL vide their letter of January, 2011 and was granted NOC for a height of 56.27 m AMSL by AAI, Western Region in their letter dated 03.03.2011. The applicant subsequently vide their letter dated 10.03.2011 made a request for a height of 90.00 m AMSL and requested for conduct of Aeronautical Study for their site citing that the project is a slum development project.

AAI informed that the height calculated by NOCAS for AGA criteria is 56.28 m AMSL and for Com. criteria is 59.6628 m AMSL. AAI is of the opinion that after NOCAS/review, there is no change in height permissible.

During the hearing the applicant specifically mentioned that their project which is under slum development scheme will also benefit rehabilitation of people who are being ousted from Airport land and that the increased height sought is to fully utilize the FSI available under the slum development scheme of Slum Rehabilitation Authority (SRA). The documents brought on record do not reveal that the specific project is justified/recommended by the SRA of Mumbai.

Committees' Decision: *"The Committee decided that the applicant needs to produce recommendation/justification letter from SRA, Mumbai indicating justification for full utilization of FSI/FAR admissible to the project and for the height at the proposed site as sought by applicant."*

11. M/s. Housing Dev. & Infra Ltd. (HDIL), Mumbai.

Case No. MUM/11/46 (CHQ File No. AAI/20012/52/2011-ARI (NOC)
(NOCAS ID: SNCR/WEST/B/090512/017).

Site Address: C.T.S. No. 16 (Pt) of Village Chakala and CTS No. 232 & 233 of Village
Mulgaon, Andheri (East), Mumbai.

The site is located at Andheri (East) at about 1800 m from Rwy 14 end of Santacruz
Airport and lies in IHS.

The applicant had requested for a height of 90 m AMSL vide letter dated 13.1.2001
and was granted NOC for a height of 56.27 m AMSL by AAI, Western Region in their
letter dated 08.04.2011. The applicant subsequently vide letter dated 10.03.2011
made a request for a height of 90.00 m AMSL and requested for conduct of
Aeronautical Study for their site citing that the project is a slum development project.

As per AAI, the permissible height calculated by NOCAS for AGA criteria is 56.27 m
AMSL and for Com criteria is 76.11 m AMSL. AAI is of the opinion that after
NOCAS/review, there is no change in height permissible.

During the hearing the applicant specifically mentioned that their project which is
under slum development scheme will also benefit rehabilitation of people who are
being ousted from Airport land and that the increased height sought is to fully utilize
the FSI available under the slum development scheme of Slum Rehabilitation
Authority (SRA). The documents brought on record do not reveal that the specific
project is justified/recommended by the SRA of Mumbai.

Committees' Decision: *"The Committee decided that the applicant needs to
produce recommendation/justification letter from SRA, Mumbai indicating
justification for full utilization of FSI/FAR admissible to the project and for the height
at the proposed site as sought by applicant."*

12. M/s. Housing Dev. & Infra Ltd. (HDIL), Mumbai.

Case No. MUM/11/45 (CHQ File No. AAI/20012/51/2011-ARI (NOC)
(NOCAS ID: SNCR/WEST/B/090512/014).

Site Address: C.T.S. No. 16 (Pt), Village Chakala, Andheri (East), Mumbai.

The site is located at Andheri (East) at about 1872 m from Rwy 14 end of Santacruz
Airport and lies in IHS.

The applicant requested for a height of 90 m AMSL vide letter dated 13.1.2011 and
subsequently in their letter dated 10-03-2011 reiterated their request for a height of
90.00 m AMSL and requested for conduct of Aeronautical Study for their site citing
that the project is a slum development project. The applicant was granted NOC for a
height of 56.27 m AMSL by AAI, Western Region vide letter dated 07.04.2011.

AAI indicated that height calculated by NOCAS for AGA criteria is 56.28 m AMSL
and for Com. Criteria is 60.52 m AMSL. AAI is of the opinion that after
NOCAS/review, there is no change in height permissible.

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During the hearing the applicant specifically mentioned that their project which is under slum development scheme will also benefit rehabilitation of people who are being ousted from Airport land and that the increased height sought is to fully utilize the FSI available under the slum development scheme of Slum Rehabilitation Authority (SRA). The documents brought on record do not reveal that the specific project is justified/recommended by the SRA of Mumbai.

Committees' Decision: "The Committee decided that the applicant needs to produce recommendation/justification letter from SRA, Mumbai indicating justification for full utilization of FSI/FAR admissible to the project and for the height at the proposed site as sought by applicant."

13. Shri Mohinderpal Singh Bharara

**Case No. MUM/09/167 (CHQ File No. AAI/20012/52/2012-AR1(NOC)
(NOCAS ID:SNCR/WEST/B/091212/003)**

**Site Address: CTS No. 472A, 472B, 472C, 463, 464, 465, 467, 474, 475 and 476 of
Village Chakala, Andheri(East)**

The site is at about 1472 m from Rwy 14 end and lies in IHS of Santacruz airport.

The applicant had initially requested a height of 60.102 m AMSL and was granted NOC for height of 48.84 m AMSL by AAI (WR) in their letter dated 16.06.2009. The applicant subsequently vide their letter dated 26.03.2012 requested a revised height of 54.05 m AMSL which was revised to 60.102 m AMSL in online application.

AAI intimated that the height calculated by NOCAS for AGA criteria is 56.28 m AMSL and for Com. criteria is 54.44 m AMSL. As per NOCAS examination, the permissible height is 54.44 m AMSL. According to AAI, the applicant had vide their letter dt. 22.11.2012 requested only 54.05 m AMSL. Since the latest height requested by the applicant is 54.05 m AMSL, which is permissible as per the NOCAS examination, AAI indicated that the applicant may be given 54.05 m AMSL as sought by the applicant.

After hearing AAI and the submissions of the applicant, the Committee decided that before authorization of the height is given a physical verification of the site is necessary.

Committees' Decision: "The authorization for the height sought at 54.05 m AMSL by the applicant was approved subject to physical verification of the site and its coordinates by AAI."

14. M/s. Pride Hill Developers Pvt. Ltd. C/o M/s. Jadhav Kalbag & Associates, Mumbai.

**Case No. MUM/11/20 (CHQ File No. AAI/20012/90/2011-ARI (NOC)
(NOCAS ID: JUHU/WEST/B/081312/041).**

**Site Address: C.T.S. No. a/754, a/755A & B and A/757 of Village Bandra, Hill Road,
Bandra (West), Mumbai - 400 050.**

The site is located at Bandra (East) at about 4120 m from Rwy 09 end of Santacruz Airport and lies in conical surface of the Airport.

The applicant had requested a height of 185.200 m AMSL vide their letter dated 7.1.2011 and was granted NOC for a height of 60.27 m AMSL by AAI, Western Region in their letter dated 26.04.2011. The applicant subsequently vide letter dated

07.05.2011 reiterated their earlier request for a height of 185.20 m AMSL to consume full FSI after conducting Aeronautical Study at that site.

According to AAI, the permissible height calculated by NOCAS is 58.98 m AMSL. AAI is of the opinion that a lower height of 58.98 m AMSL as calculated by NOCAS is admissible against the requested height of 185.20 m and granted 60.27 m by AAI.

During the hearing the applicant specifically mentioned that the increased height sought is to fully utilize the FSI available. The documents brought on record do not reveal that the specific project is justified/recommended by the local State authority of Mumbai i.e MCGM.

Committees' Decision: *"The Committee decided that the applicant needs to produce recommendation/justification letter from MCGM, Mumbai indicating justification for full utilization of FSI/FAR admissible to the project and for the height at the proposed site as sought by applicant."*

15. Mr. Shyam Goyal, ARG Group, Jaipur, Rajasthan.

Case No. NR/2012/185 (CHQ File No. AAI/20012/117/2012-ARI (NOC) (NOCAS ID: JAIP/NORTH/B/101212/014).

Site Address: Khasra No. 82/528, 583/83, 85, 86, 87, 88/2, Durgapura, Tehsil – Sanganer, Jaipur, Rajasthan.

The site is at about 4023.86 m from edge of Runway 09 and lies in conical surface of Jaipur Airport.

The applicant had requested a height of 495.05 m AMSL citing that there is building with higher height at about 3 km. from airport, but was granted NOC for a height of 429.96 m AMSL by AAI, Northern Region in their letter dated 19.07.2012.

According to AAI, the permissible height calculated by NOCAS for AGA criteria is 431.15 m AMSL and for Com. criteria is 495.05 m AMSL. In the opinion of AAI, height of 431.15M AMSL is admissible against the 495.05M AMSL. Applicant requested aeronautical study for higher height as there is a building with height of 64 M above ground which is about 3Km from the airport.

The applicant during his presentation had clarified that the Plot is privately owned and falls in the Jaipur Development Authority purview. His contention for the height sought is on account of an existing building of 64 M above ground about 3 km from the Airport. The applicant could not clarify the position of the building he is referring vis-à-vis his site. The applicant also could not justify his request for higher height than what is permissible.

Committees' Decision: *"The Committee decided that the applicant needs to produce his building plan/site elevation along with justification letter from the Jaipur Development Authority for the height sought. The applicant also needs to submit on a map the location of his site vis-à-vis the site of the building referred at 3 Km against the reference of the runway at Jaipur Airport"*.

35

16. M/s. R.W. Gudal & Associates, C/o Aryamaan Developers Pvt. Ltd., Mumbai.

Case No. MUM/10/547 (CHQ File No. AAI/20012/34/2011-ARI (NOC) (NOCAS ID: SNCR/WEST/B/100212/021).

Site Address: C.T.S. No. 194B (Pt.) of Village Ghatkopar, Tal. – Kurla, Eastern Express Highway, Ghatkopar (East), Mumbai.

The site is located at Ghatkopar (East) at about 3440 m from end of Rwy 27 & 3512 m from Rwy 32 end and lies in IHS of Santacruz Airport.

The applicant had requested for a height of 92.22 m AMSL vide letter dated 17.8.2010 and was granted NOC for a height of 56.27 m AMSL by AAI, Western Region in their letter dated 18.01.2011. The applicant subsequently vide letter dated 27.07.2012 made a request for a height of 105.70 m AMSL and also requested conduct of Aeronautical Study as their project is a slum development project.

According to AAI the permissible height calculated by NOCAS is 56.27 m AMSL. AAI is of the opinion that after NOCAS/review, there is no change in the permissible height.

During the hearing the applicant mentioned that their project which is under the slum development scheme and the height sought is to fully utilize the FSI available under the slum development scheme of Slum Rehabilitation Authority (SRA). The documents brought on record do not reveal that the specific project is justified/recommended by the SRA of Mumbai.

Committees' Decision: *"The Committee decided that the applicant needs to produce recommendation/justification letter from SRA, Mumbai indicating justification for full utilization of FSI/FAR admissible to the project and for the height at the proposed site as sought by applicant."*

17. M/s. Transcon Developers C/o M/s. Shraddha Shelters Pvt. Ltd., Mumbai.

Case No. MUM/11/108 (CHQ File No. AAI/20012/169/2011-ARI (NOC) (NOCAS ID: JUHU/WEST/B/082312/017).

Site Address: C.T.S. No. F/1133 to F/1136 Village Bandra, at Jari Mari Mandir Road, Bandra (West), Mumbai – 400050.

The site is located at Bandra (West) at about 3808 m from Rwy 09 end and lies in IHS of Santacruz Airport.

The applicant had requested for a height of 103.00 m AMSL vide their letter dated 14.2.2011 and was granted NOC for a height of 56.27 m AMSL by AAI, Western Region in their letter dated 14.07.2011. The applicant subsequently vide their letter dated 14.09.2011 made a request for a height of 103.0 m AMSL and requested conduct of Aeronautical Study stating authorized buildings in the vicinity.

According to AAI, height calculated by NOCAS for AGA criteria is 56.28 m AMSL and for Com. criteria is 79.7843 m AMSL. The AAI also indicated that the site is getting height 56.27 m AMSL only after NOCAS/review which is same as given earlier.

During the hearing the applicant indicated that the height sought is for utilizing the full FSI applicable to them from the State local authorities i.e Municipal Corporation. The documents brought on record do not reveal that the project is recommended by the Municipal Corporation of Mumbai with the applicable FSI granted to it and for its full utilization. The documents on record also do not indicate the specifics of the authorized buildings in the vicinity and their location with respect to the applicant's project site and the runway 09 of Mumbai Airport.

Committees' Decision: "The Committee decided that the applicant needs to produce recommendation letter from Municipal Corporation, Mumbai, for the height sought and justifying the FSI/FAR as authorized for the building plan. The applicant also needs to give specifics of all buildings having higher heights in the vicinity with their locations marked on a map vis-à-vis the project site of the applicant."

18. M/s. Gammon India Ltd., Mumbai.

Case No. MUM/11/107 (CHQ File No. AAI/20012/23/2012-ARI (NOC) (NOCAS ID: SNCR/WEST/B/110912/016).

Site Address: C.T.S. No. 844/22, 844/26, 844/31 & 844/32 of Village Ambivali, at Andheri (West), Mumbai.

The site is located at Andheri (West) at about 4280 m from Rwy 14 end of Santacruz Airport and lies in conical surface.

The applicant had requested for a height of 169.750 m AMSL vide their letter 11.2.2011 and was granted NOC for a height of 70.27 m AMSL by AAI, Western Region in their letter dated 14.07.2011. The applicant subsequently vide letters dated Nil, 4th May, 2012 and 6th Sept., 12 made a request for a height of 194.75 m AMSL and requested conduct of Aeronautical Study so as to consume full FSI granted to them.

According to AAI, the permissible height calculated by NOCAS is 59.7045 m AMSL which is less than the earlier authorized height of 70.27 m AMSL.

The applicant. during the hearing indicated that they want higher height to consume full FSI as granted in their building plan by the local authorities.

Committees' Decision: "The Committee decided that the applicant needs to produce recommendation letter from Municipal Corporation, Mumbai, for the height sought and justifying the FSI/FAR as authorized for the building plan."

19. Sh. Atul N Patel of M/s Atul Builders, M/s Atul Project India Ltd.

Case No. MUM/09/103 (CHQ File No. AAI/20012/04/2012-AR1(NOC) (NOCAS ID:SNCR/WEST /B/083012/013)

Site Address: C.T.S. No. 17/2-A/1 of Village Vyaravali, Andheri(East), Mumbai.

The site is at about 3185 m from Rwy 14 end of Santacruz Airport and lies in IHS.

Handwritten signatures and initials in blue ink, including a large 'A' and initials 'AR'.

33

The applicant initially had requested a height of 75.91 m AMSL and was granted NOC for height of 69.00 m AMSL by AAI(WR) in their letter dated 23.04.2010 under shielding benefit.

The applicant subsequently applied for a height of 76.21 m AMSL in its online application. The applicant also requested conduct of aeronautical study by giving reference of nearby structure of higher height.

According to AAI, the height calculated by NOCAS for AGA criteria is 56.28 m AMSL and for Com. criteria is 76.21 m AMSL. As per NOCAS examination, the permissible height is 56.28 m AMSL.

During the hearing, the applicant could not specify the nearby structures of higher height as contented by him.

Committee Decision: "The Committee decided that the applicant needs to produce recommendation letter from BMC, Mumbai, for the height sought and justifying the FSI/FAR as authorized for the building plan. The applicant also needs to give specifics of all buildings having higher heights in the vicinity with their locations marked on a map vis-à-vis the project site of the applicant."

20. Shri Shaileshpuri Ishwarpuri Goswami & others C/o Jagdish Bikhabhai Patel (J.B. Dholaria), Ahmedabad.

Case No. AH/52/09 (CHQ File No. AAI/20012/161/2010-ARI (NOC)
(NOCAS ID: AHME/WEST/B/071712/033).

Site Address: Survey No. 1134, 1135, At: Naroda, Taluka: City, Dist: Ahmedabad.

The site is at about 2125 m from Rwy 05 end of Ahmedabad airport and lies in IHS.

Height requested by the applicant initially was 88.502 m AMSL vide their letter dated 22.09.2009 and was granted a height of 85.502 m AMSL by AAI, Ahmedabad on 11.12.2009.

Subsequently, the applicant made an appeal on 29.10.2010 for a height of 100.872 m AMSL vide their letter dated 29.10.10 without quoting any specific reason for the higher height. Heights calculated by NOCAS w.r.t. AGA criteria is 102.525 m AMSL and w.r.t. Communication criteria are 80.58 m AMSL respectively. The case was reviewed at AAI, CHQ and the maximum permissible top elevation worked out in 22.11.2010 was restricted to 79.87 m AMSL due ASR, at Ahmedabad.

The applicant, during the hearing, mentioned that the site elevation is about 60 M and his project envisages construction of six tower buildings. The applicant could not give the specifics of his requirements.

Committees' Decision: "The Committee decided that the case be reexamined from RADAR criteria and the applicant also needs to produce the details of his building plans on the site for the said reexamination."

32

21. M/s Magus Estates & Hotels Ltd., 114, Dr. E. Moses Road, Worli, Mumbai
- 400018.

Case No. MUM/11/43 (CHQ File No. AAI/20012/93/11-AR1(NOC)
(NOCAS ID: JUHU/WEST/B/072412/018)

Site Address: C.S. No. 1/136, 1A/136 (Pt.), 1C/136, 1D/136 and 133(Pt.) of Lower Parel
Division at E Moses Road, Mumbai.

The site is at about 10750 m from Rwy 09 end of Santacruz Airport and lies in OHS of Santacruz Airport at Lower Parel area of Mumbai. The applicant initially had requested 424.00 m AMSL vide their letter dated 13.01.2011 and was granted NOC for height of 198.67 m AMSL by AAI(WR) in their letter dated 06.04.2011.

As per AAI, height calculated by NOCAS for AGA criteria is 304.87 m AMSL and for Com. criteria is 182.02 m AMSL restricted due ASR. As per NOCAS examination, the permissible height is 182.02 m AMSL.

During the hearing, the applicant requested the height of 424.00 m AMSL so as to use full FSI to make the project viable. The Committee was informed that a second RADAR is being installed at Mumbai and the applicant was made aware that with the proposed second RADAR installed and operationalised, he might get some benefit to which the applicant agreed for a reexamination of his case from the new RADAR.

Committees' Decision: "The Committee decided that the case be reexamined after the proposed New RADAR installation and operation."

22. M/s. Lalani Builders & Developers, Mumbai.

Case No. MUM/07/214 (CHQ File No. AAI/20012/1066/2007-ARI (NOC)
(NOCAS ID: JUHU/WEST/B/072712/012).

Site Address: CTS No. 1589, 1600 Village Vile Parle (West), At Milan Subway,
Santacruz (West), Mumbai.

The site is at about 500 m from basic strip of Runway 09 and lies within the approach surface.

The applicant had initially vide their application dated 24.05.2007 had requested a height of 32.55 m AMSL and was granted a height of 18.49 m AMSL by AAI, Western Region on 28.03.2008. AAI informed that as per NOCAS, the site lies in approach surface and as per the calculation the permissible height for AGA criteria is 14.65 m AMSL and for Com. criteria 38.35 m AMSL.

The applicant vide their letter dated 17.02.2011 made a request for a height of 38.35 m AMSL stating that they have paid heavy compensation to 35 tenants of the plot, which was fully encroached and want to build a hotel on the plot to promote tourism and bring additional revenues to the Govt.

It was submitted by AAI that the case may be disposed off by offering lower restricted height of 14.65 m AMSL. The height permissible is reduced due to a) site lies in app. surface as per NOCAS against earlier interpretation of being in Approach transition. b) Rwy 09 elevation increase from 3.86 M to 4.5M in NOCAS.

Committees' Decision: "The Committee decided that the case needs to be verified from NOCAS calculation and Zoning Map details after the site is physically verified jointly by AAI and MIAL in association with representative of the applicant."

31

**23. M/s Accord Builders, Omkar Esquare, Off. Eastern Express Highway,
Opp. Sion Chunbhatti Signal, Sion (E), Mumbai-22.**

**Case No. MUM/10/520 (CHQ File No. AAI/20012/47/2011-AR1(NOC)
(NOCAS ID:SNCR/WEST/B/121312/012)**

**Site Address: CTS No. 111, 111/1 to 46, 111/50 to 130, 112(Pt), Village Kurla – II,
Mumbai.**

The site is at about 1240 m from Rwy 32 end and lies in IHS of Santacruz airport.

The applicant had initially requested a height of 71.05 m AMSL vide their letter dated 05.08.10 and was granted NOC for height of 55.50 m AMSL by AAI(WR) in their letter dated 01.02.2011. The applicant subsequently vide letter dated 16.05.2011 requested a revised height of 76.05 m AMSL as their project involved State Government's slum rehabilitation scheme (SRS).

According to AAI, the height calculated by NOCAS for AGA criteria is 56.90 m AMSL and for Com. criteria is 50.18 m AMSL. As per NOCAS examination, the permissible height is 50.18 m AMSL.

The applicant, during the hearing informed that they have been granted three units FSI under the SRS scheme and that for full utilization of the FSI, they need to go up to the height requested.

Committees' Decision: *"The Committee decided that the applicant needs to produce recommendation letter from SRA supporting the project including justification for FSI/FAR and height at the proposed site."*

**24. M/s Kesar Realty Pvt. Ltd., Aggarwal Trade Centre, "A" Wing, 3rd Floor,
Sector-11, Plot No.62, CBD Belapur, Navi Mumbai-400 614**

**Case No. MUM/10/N.Mum/1008 (CHQ File No. AAI/20012/164/2010-AR1(NOC)
(NOCAS ID:NAVI/WEST/B/100112/011)**

**Site Address: Plot/Survey No. 264, 265, 266, Sector-10 Kharghar Village or
Town/Taluk, Navi Mumbai.**

The site is at about 3750 m from proposed Rwy 26 of Navi Mumbai Airport and lies in IHS.

The applicant initially had requested a height of 61.84 m AMSL vide their letter dated 16.06.10 and was granted NOC for height of 50.50 m AMSL by AAI(WR) in their letter dated 10.08.2010.

AAI informed that the height calculated by NOCAS for AGA criteria is 53 m AMSL and for Com. criteria is 61.54 m AMSL. The applicant had earlier requested the height of 61.84 m AMSL under shielding criteria.

In the opinion of the AAI, the observation on applicability on shielding benefit is "not applicable" in accordance with the shielding principles of SO 84(E). As per NOCAS examination, the permissible height is 53 m AMSL.

30

During the presentation, the applicant indicated that their project involves providing affordable housing in the new Navi Mumbai area and that their building plans are approved by CIDCO. However, the applicant requested to defer the case to get more clarity on the new airport issue.

Committees' Decision: *'The Committee decided to defer the case'.*

25. M/s. S.D. Corporation Private Ltd., Mumbai.

**Case No. 381-I (CHQ File No. AAI/20012/999/2003-ARI (NOC)
(NOCAS ID: JUHU/WEST/B/081012/004).**

Site Address: C.S. No. 725 of Malabar Hill Division, Tardeo, Mumbai.

The site is at about 13500 m from Rwy 09 end of Santa Cruz airport and lies in OHS.

The applicant had initially vide their application dated 29.09.2003 had requested a height of 253.07 m AMSL and was granted a height of 253.00 m AMSL for their 03 nos towers in their letter dated 28.03.2005 after conducting Aeronautical Study. The applicant subsequently vide their letter dated 17.01.2012 made a request for a height of 443.73 m AMSL for Tower No. 3 to accommodate slum dwellers under the slum rehabilitation scheme.

According to AAI, height calculated by NOCAS for AGA criteria is 304.87 m AMSL and for Com. criteria is 224.68 m AMSL restricted due ASR. In the opinion of AAI, the height of 253 m AMSL, granted after Aeronautical Study, may be retained.

The applicant, during the hearing clarified to the Committee that only one building i.e Tower No.3 requires the height of 443.73 m AMSL. However the applicant could not produce any documents from the local State authorities that the Tower No.3 is for accommodating slum dwellers under the slum rehabilitation scheme.

Committees' Decision: *The Committee decided that the applicant needs to produce recommendation letter from SRA supporting the project including justification for FSI/FAR and height at the proposed site, before the case is considered for Aeronautical Study."*

26. Shri Balkrishna Parasrampuria, 4B Hungerford Street, Kolkata – 700017.

**Case No. ER/375/12 (CHQ File No. AAI/20012/105/2012-AR1(NOC)
(NOCAS ID:BEHA/EAST/B/100312/013)**

Site Address: 8, Alipur Park Place, Ward 074, Borough-IX, Kolkata-700 027.

The site is at about 3574 m from Rwy 18 and lies in IHS of Behala airport.

The applicant had initially requested a height of 76.00 m AMSL and was issued authorization of height 55.2555 m AMSL by AAI(ER) in their letter dated 06.08.2012. The NOC has however not been issued by AAI Kolkata. The applicant subsequently requested higher height referring to higher building in their vicinity which is 117 m AMSL height at a distance 12 m from his site.

99

As per AAI, the height calculated by NOCAS for AGA criteria is 48.32 m AMSL and for Com. criteria is 76 m AMSL. AAI further informed that the proposed revised Rwy length of Behala Airport is 1371 m to make it Code - 3 and the permissible height at the site will be further restricted to 48.32 m AMSL due IHS. As per NOCAS examination, the permissible height is 48.32 m AMSL.

During the hearing, the Committee was of the view that as on date and as per Government Notifications the Behala Airport is categorized in Code -2 also the Airport being surrounded by buildings and also encroachments already being there on Airport land, the proposal of AAI for increasing the runway length at Behala may take considerable time to fructify, even if the land is freed from encroachments etc. The case may be considered, keeping in view that Behala is a Code 2 Airport. The applicant also could not produce necessary maps/charts indicating position of their site vis-à-vis the higher building referred by them in their application.

Committees' Decision: *"The Committee decided that the applicant needs to produce appropriate maps and charts depicting their site vis-à-vis the higher building referred by them so that the case may be examined from shielding principles."*

27. M/s Dolphin Enterprises.

Case No. MUM/10/NM/NOCAS/1033 (CHQ File No. AAI/20012/132/2012-AR1(NOC) (NOCAS ID:NAVI/WEST/B/100912/033)

Site Address: Plot No. 9B+9C, Sector-10, Kharghar, Navi Mumbai.

The site is at about 3938 m from Rwy 26R end and lies in IHS of Navi Mumbai airport.

The applicant had initially requested a height of 67.80 m AMSL vide their letter dated 10.11.10 and was granted NOC for height of 50.50 m AMSL by AAI(WR) in their letter dated 10.05.2011. The applicant subsequently applied for revised height 69.11 m AMSL in their online application.

According to AAI, the height calculated by NOCAS for AGA criteria is 53.00 m AMSL and for Com. criteria is 69.11 m AMSL. As per NOCAS examination, the permissible height is 53.00 m AMSL. The applicant's request for a higher height under shielding benefit from nearby building, however, is not applicable.

During the hearing, the applicant stressed on shielding benefit wherein he was informed to give more details about the nearby higher buildings.

Committees' Decision: *"The Committee decided to defer the case and advised the applicant to give the desired information."*

28. M/s GVK MIAL M/s Charudutta Deshmukh

Case No. MUM/12/NOCAS/MIAL/013 (CHQ File No. AAI/20012/139/2012-AR1(NOC) (NOCAS ID:SNCR/WEST/B/070712/005)

Site Address: Santacruz Airport.

The site is at about 568.91 m from Rwy 14 and lies in IHS of Santacruz airport.

28

The applicant had initially requested a height of 50.05 m AMSL vide their letter dated 10.07.12 and was authorized by AAI(WR) in their letter dated 14.09.2012 for following heights at their constructions :-

- A) 27.02 m AMSL;
- B) 28.40 m AMSL;
- C) 28.15 m AMSL;
- D) 26.75 m AMSL.

The NOC has however not been issued. As per AAI, the height calculated by NOCAS for AGA criteria is 56.28 m AMSL and for Com. criteria is 26.75 m AMSL. As per NOCAS examination, the permissible height is 26.75 m AMSL.

During the hearing, the applicant requested simulation study from CNS aspect for office complex at CSI airport as it is one of the vital installation for Airport functioning and has significant operational interest. The applicant has further clarified that the office complex T-1C02 lies outside airport boundary. The Committee further took note of the two ASRs being commissioned at CSI Airport, Mumbai and that the Airport can handle ILS up to Category I.

Committees' Decision: "The Committee decided for the conduct of CNS Simulation Study of the case by AAI and submit Report thereto. Fees for conduct of the study is to be decided by Airports Authority of India and claim from GVK."

29. M/s GVK MIAL M/s Charudutta Deshmukh

Case No. MUM/12/NOCAS/MIAL/015 (CHQ File No. AAI/20012/136/2012-AR1(NOC) (NOCAS ID:SNCR/WEST/B/070712/009)

Site Address: Santacruz Airport.

The site is at about 393 m from Rwy 14 and lies in transitional surface of Santacruz airport.

The applicant had initially requested a height of 51m AMSL vide their letter dated 09.07.12 and was authorized by AAI(WR) in their letter dated 14.09.2012 for following heights :-

- A) 29.97 m AMSL;
- B) 30.59 m AMSL;
- C) 31.40 m AMSL
- D) 30.61; m AMSL;
- E) 30.57 m AMSL;
- F) 30.69 m AMSL).

AAI informed that, the NOC has not yet been issued and height calculated by NOCAS for AGA criteria is 45.86 m AMSL and for Com. criteria is 29.79 m AMSL. As per NOCAS examination, the permissible height is 29.79 m AMSL.

During the hearing, the applicant clarified that this project pertains to the Hotel complex adjacent to the Airport and is an important installation for the functioning of the Airport as it would facilitate nearby hotel accommodation for passengers and public. The Hotel Complex be also considered as important from operational interest of the Airport. The applicant therefore requested CNS Simulation study for

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27

hotel complex at CSI airport as the Com. Criteria has restricted them to a permissible height of 29.79 m AMSL. The Committee further took note of the two ASRs being commissioned at CSI Airport, Mumbai and that the Airport can handle ILS up to Category I

Committees' Decision: "The Committee decided for the conduct of CNS Simulation Study of the case by AAI and submit Report thereto. Fees for conduct of the study is to be decided by Airports Authority of India and claim from GVK."

30. M/s GVK MIAL M/s Charudutta Deshmukh

Case No. MUM/12/NOCAS/MIAL/014 (CHQ File No. AAI/20012/141/2012-AR1(NOC) (NOCAS ID:SNCR/WEST/B/070712/007)

Site Address: Santacruz Airport.

The site is at about 546 m from Rwy 14 and lies in IHS of Santacruz airport.

The applicant had initially requested a height of 50.65m AMSL vide their letter dated 09.07.12 and was authorized by AAI(WR) in their letter dated 14.09.2012 for height of :-

- A) 28.58 m AMSL;
- B) 29.43 m AMSL;
- C) 30.22 m AMSL
- D) 29.40; m AMSL;
- E) 29.38 m AMSL;
- F) 29.51 m AMSL

As per AAI, NOC, however has not been issued. The height calculated by NOCAS for AGA criteria is 56.28 m AMSL and for Com. criteria is 28.58 m AMSL. As per NOCAS examination, the permissible height is 28.58 m AMSL.

The applicant, during the hearing, clarified that this is also a hotel complex (T-1C03) and may be considered for CNS Simulation study, as from Airport perspective it also comprises a vital installation for airport functioning and has significant operational interest. The Committee took note of the two ASRs being commissioned at CSI Airport, Mumbai and that the Airport can handle ILS up to Category I.

Committees' Decision: "The Committee decided for the conduct of CNS Simulation Study of the case by AAI and submit Report thereto. Fees for conduct of the study is to be decided by Airports Authority of India and claim from GVK."

31. M/s GVK MIAL M/s Charudutta Deshmukh

Case No. MUM/12/NOCAS/MIAL/017 (CHQ File No. AAI/20012/140/2012-AR1(NOC) (NOCAS ID:SNCR/WEST/B/070712/004)

Site Address: Santacruz Airport.

The site is at about 578 m from Rwy 14 and lies in IHS of Santacruz airport.

26

The applicant had initially requested a height of 50 m AMSL for building reference point A, B, C, D, F, G, H and I & 46 m AMSL for building reference point E vide their letter dated 09.07.12. Against the above request the following heights were authorized by AAI(WR) in their letter dated 14.09.2012:-

- A) 25.05 m AMSL;
- B) 25.88 m AMSL;
- C) 26.10 m AMSL
- D) 26.94; m AMSL;
- E) 26.80 m AMSL;
- F) 26.71 m AMSL;
- G) 26.65 m AMSL;
- H) 26.34 m AMSL;
- I) 24.66 m AMSL

As per AAI, the height calculated by NOCAS for AGA criteria is 56.28 m AMSL and for Com. criteria is 24.66 m AMSL. As per NOCAS examination, the permissible height is 24.66 m AMSL. AAI has further clarified that the NOC has not been issued.

During the hearing, the applicant requested CNS simulation study for their construction which forms office complex at CSI airport and is one of the vital installation of airport having significant operational interest.

Committees' Decision: "The Committee decided for the CNS Simulation Study of the case by AAI who would submit the Report. Fees for conduct of the CNS Simulation study will be decided by Airports Authority of India which GVK will reimburse."

32. M/s GVK MIAL M/s Charudutta Deshmukh

Case No. MUM/12/NOCAS/MIAL/018 (CHQ File No. AAI/20012/128/2012-AR1(NOC) (NOCAS ID:SNCR/WEST/B/082012/007)

Site Address: Santacruz Airport.

The site is at about 1054 m from Rwy 27 end and lies in IHS of Santacruz airport.

The applicant had initially requested heights for building reference point A) 29.38 m AMSL; B) 33.36 M AMSL; C) 34.00 m AMSL; D) 47.27 m AMSL; E) 52.725 m AMSL; F) 28.60 m AMSL; vide their letter dated 09.07.12 and was authorized for heights by AAI(WR) in their letter dated 14.09.2012 :-

- A) 16.50 m AMSL;
- B) 39.68 m AMSL;
- C) 33.51 m AMSL;
- D) 38.78; m AMSL;
- E) 39.90 m AMSL;
- F) 41.08 m AMSL

AAI informed that, the height calculated by NOCAS for AGA criteria is 56.28 m AMSL and for Com. criteria is 16.50 m AMSL. As per NOCAS examination, the permissible height is 16.50 m AMSL. The AAI has also confirmed that the NOC has not been issued.

25

The applicant requested simulation study for Common User Terminal at CSI airport as it is one of the vital installation of airport and has significant operational interest.

The applicant, during the hearing, has clarified that proposed construction is for Common User Terminal building which is in operational interest of the Airport.

Committees' Decision: *"The Committee decided for the CNS Simulation Study of the case by AAI who would submit the Report. Fees for conduct of the CNS Simulation study will be decided by Airports Authority of India which GVK will reimburse."*

33. M/s DSK Real Estates Ltd. Kolkata.

**Case No. ER-107/08 (CHQ File No. AAI/20012/1746/2008-AR1(NOC)
(NOCAS ID:BEHA/EAST/B/101112/027)**

Site Address: Plot No. 34, DH Road, Mouza-Durgapur, Ward No. 79, Borough-IX, Kolkata-27.

The site is at about 3247 m from Rwy 18 end and lies in IHS of Behala airport.

The applicant had initially requested a 107.4 m AMSL vide their letter dated 14.05.08. Authorization for height of 48 m AMSL by AAI(ER) in their letter dated 23.07.2008 which was later revised to 47.98 m AMSL in their letter dated 09.01.09 and again revised to 60.50 m AMSL in their letter dated 20.05.09, after review at AAI CHQ. Subsequent to the above the applicant had sought clearance for height 160.00 m AMSL in their letter of 22.08.2012.

According to AAI, the height calculated by NOCAS for AGA criteria is 48.32 m and for Com. Criteria is 160 m AMSL.

The applicant, during the hearing, requested for Aeronautical Study quoting that there is another building of 150 m AMSL near to his site. The applicant has not produced any maps/charts to show the position of the said building reference the site of their proposed building. The applicant also has not submitted any letter from the local State authorities justifying the height of the building.

Committees' Decision: *"The Committee decided that the applicant needs to produce a justification letter from Kolkata Municipal Corporation recommending the height of the building sought by the applicant and the approved plan of the building. The applicant is also to submit a map/chart showing the location of their site with respect to the building referred by them vis-à-vis the runway."*

34. M/s Ideal Realcon Pvt. Ltd. - Kolkata

**Case No. ER-23/11 (CHQ File No. AAI/20012/94/2011-AR1(NOC)
(NOCAS ID:KOLK/EAST/B/092812/012)**

Site Address: Mouza-Gopalpur, R.S. Dag No. 2874 (P), 2875, 2876, 2877, 2879, 2880, 2881, 2883(P), JL No. 2. P.S. Rajarhat, Kolkata.

The site is at about 900 m from Rwy 01R end and lies in IHS of Kolkata airport.

24

The applicant had initially requested a height of 42.00 m AMSL vide their letter dated 04.01.11 and was issued authorization for height of 28.74 m AMSL by AAI(ER) in their letter dated 18.03.2011 which was later revised to 26.43 m AMSL in their letter dated 25.05.12. The applicant subsequently applied for revised height of 45.65 m AMSL in their online application.

AAI informed that, the height calculated by NOCAS for AGA criteria is 52.01 m AMSL and for Com. criteria is 30.49 m AMSL restricted due ASR. As per NOCAS examination, the permissible height is 30.49 m AMSL.

The applicant, during the hearing, requested for higher height as sought by them on the plea that there are high rise buildings in the vicinity of their plot. The applicant was informed by the Committee that the height restrictions is due ASR and that AAI has a proposal for shifting the ASR when the case may be reexamined to determine the height permissible. The applicant agreed to await the shifting of the ASR.

Committees' Decision: *"The Committee decided that the case be taken up for examination after the ASR has been shifted and operationalised at its new location."*

35. Smt. Bahar Naeem Khan, C/o M/s Deole Bros., Jay Building, Uday Cinema Road, Ghatkopal (W), Mumbai-400070.

**Case No. MUM/09/393 (CHQ File No. AAI/20012/80/10-AR1(NOC)
(NOCAS ID: SNCR/WEST/B/082712/003)**

Site Address: CTS No. 436, Village: Kurla, Mumbai.

The site lies in Approach Funnel of Rwy 32 at a distance of 448 meters from Basic Strip of Rwy 32 end of Santacruz Airport.

The applicant had initially requested for a height of 30.77 m AMSL vide their letter dated 15.07.2009 and was granted NOC for a height of 16.92 m AMSL dated 12.01.2010 by AAI(WR).

According to AAI, the height calculated by NOCAS for AGA criteria is 16.54 m AMSL and for Com. criteria is 30.77m AMSL. As per NOCAS examination, the permissible height is 16.54 m AMSL.

The applicant has subsequently appealed for height of 20.39 m AMSL vide their letter dated 31.03.2010 and in their online application as 30.77 m AMSL stating that NOC for 20.39 m AMSL has been granted to adjacent building. Copy of the NOC has not been enclosed. Applicant subsequently requested vide letter dated 24.05.2010 enclosing a copy of NOC issued for 17.39 m AMSL to another adjoining property.

During the hearing, the applicant could not clarify the specific building he has referred as having NOC for 20.39 m AMSL and the building for which a copy of the NOC for 17.39 m AMSL has been submitted.

Committees' Decision: *"The Committee decided that AAI needs to verify from MIAL and BMC the exact height of the buildings which has been issued an NOC for 20.39 AMSL and also verify the height of 17.39 m AMSL pertaining to the adjoining property."*

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36. M/s V.S. Vaidya & Co.

Case No. MUM/11/202 (CHQ File No. AAI/20012/116/2012-AR1(NOC)
(NOCAS ID:SNCR/WEST/B/080812/013)

Site Address: CTS No. 619(Pt.) of Village Bandra at Bandra(East), Mumbai

The site is at about 2209.88 m from Rwy 09 end and lies in IHS of Santacruz airport.

The applicant had initially requested a height of 80.35 m AMSL vide their letter dated 22.03.11 and was granted NOC for height of 56.27 m AMSL by AAI(WR) in their letter dated 14.11.2011. The applicant subsequently vide their letter dated 10.09.2012 requested a revised height of 113.75 m AMSL and 123.71 m AMSL in their online application.

AAI informed that the height calculated by NOCAS for AGA criteria is 56.28 m AMSL and for Com. criteria is 53.55m AMSL being restricted by ASR. As per NOCAS examination, the permissible height is 56.28 m AMSL.

The applicant, during the hearing, requested a higher height to consume full permissible FSI. The applicant further clarified that the project comprises of six separate buildings for which the local State authorities have revised the floor area from 225 sq ft to 270 sq ft to be allotted to each of the 405 allottees under the rehabilitation scheme of Slum Rehabilitation Authority (SRA). The Committee also took note of the proposed new ASR location at Mumbai.

Committees' Decision: *"The Committee decided that the applicant needs to produce recommendation letter from SRA indicating justification for FSI/FAR allotted and height at the proposed site. AAI to also verify the height permissible from CNS criteria taking into consideration the proposed second ASR location at Mumbai Airport."*

37. M/s. Wadhwa Residency Pvt. Ltd. C/o Bhupendra Patrawala, Room No.
'F', 2nd Floor, 93, Mumbai Samachar Marg, Fort Mumbai - 400023

Case No. MUM/10/365 (CHQ File No. AAI/20012/149/2010-ARI (NOC)

Site Address: C.T.S. No. 50(Pt), 50/1, 50/2 (Pt.), Sector-II, (marked as BCHJKLM)
Village Vikhroli, Mumbai.

The site is about 4040 m from Rwy 27 end and site lies in conical surface of Santacruz Airport.

The applicant had initially requested a height of 134.81 m AMSL vide their letter dated 28.05.2010 and was granted NOC for height of 58.27 m AMSL, by AAI(WR), 83.97 m AMSL vide letter dated 03.08.2012 and 87.50 m AMSL vide letter dated 24.09.12 after Aeronautical Study. The applicant subsequently vide their letter dated 20.12.2012 requested a revised height of 109 m AMSL

Applicant subsequently stated that height of 109 m AMSL for this site is admissible for all criteria stated in AAI methodology for Aeronautical Study.

During the hearing the applicant produced documents regarding obstacles considerations in PAN Ops examination during the conduct of Aeronautical Study and indicated that the said considerations were not applied in the study by AAI. On being queried by the Committee on their views given in the Aeronautical Study

Report conducted by AAI, the applicant informed that they have not been given a copy of the report.

22

Committees' Decision: *'The Committee decided that the applicant should immediately be given copy of Aeronautical Study Report of AAI and the case be reexamined by a committee consisting of Mr. K.Gohain, Mr. S.K. Purwar and ILS expert of AAI. The Committee will also examine points raised by the applicant during the hearing.'*

38. M/s. Wadhwa Residency Pvt. Ltd. C/o Bhupendra Patrawala, Room No. 'F', 2nd Floor, 93, Mumbai Samachar Marg, Fort Mumbai - 400023

Case No. MUM/10/362 (CHQ File No. AAI/20012/147/2010-ARI (NOC))

Site Address: C.T.S. No. 50 (Pt.), 50/2(Pt.), 50/3, 50/4, 50/5(Pt.), 50/7(Pt.) Sector No.IV, Village Vikhroli, LBS Marg, Ghatkopar, Mumbai.

The site is about 4048 m from Rwy 27 end and site lies in conical surface of Santacruz Airport.

The applicant had initially requested a height of 132.97 m AMSL vide their letter dated 28.05.2010 and was granted NOC for height of 58.67 m AMSL by AAI(WR) vide letter dated 03.09.2010 and 87.50 m AMSL vide letter dated 24.09.12 after Aeronautical Study. The applicant subsequently vide their letter dated 20.12.2012 requested a revised height of 109 m AMSL.

Applicant subsequently stated that height of 109 m AMSL for this site is admissible for all criteria stated in AAI methodology for Aeronautical Study.

During the hearing the applicant produced documents regarding obstacles considerations in PAN Ops examination during the conduct of Aeronautical Study and indicated that the said considerations were not applied in the study by AAI. On being queried by the Committee on their views given in the Aeronautical Study Report conducted by AAI, the applicant informed that they have not been given a copy of the report.

Committees' Decision: *'The Committee decided that the applicant should immediately be given copy of Aeronautical Study Report of AAI and the case be reexamined by a committee consisting of Mr. K.Gohain, Mr. S.K. Purwar and ILS expert of AAI. The Committee will also examine points raised by the applicant during the hearing.'*

39. M/s. Super Tech Realtors Pvt. Ltd.

**Case No. NR-2011/390 (CHQ File No. AAI/20012/175/2011-ARI (NOC))
(NOCAS ID: SAFD/NORTH/B/090211/008).**

Site Address: Plot No.3, Sector-94, NOIDA, UP.

The proposed site is at about 21250 m from IGI Airport and 12631 m from ARP of Safdarjung Airport. The site lies in OHS of IGI and Safdarjung Airport.

The applicant had requested a height of 508 m AMSL and was granted NOC for height of 460 m AMSL by AAI(NR) vide letter dated 07.10.2011 and 458.14 m AMSL vide letter dated 24.11.11 after review at AAI, CHQ.

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The height calculated by NOCAS for AGA criteria is 508 m AMSL and for Com. criteria is 459.78 m AMSL.

Applicant requested Aeronautical Study to make his project viable.

Committees' Decision: *"The Committee decided that the applicant's Building plan needs to be reexamined by AAI."*

40. Pashmina Realty

Case No. MUM/11/152 (CHQ File No. AAI/20012/143/2011-ARI (NOC) (NOCAS ID: SNCR/WEST/B/101912/005).

Site Address: C.T.S. No. 11/H, 11/C, Village Chandivali, Mumbai.

The site is about 3528 m from Rwy 27 end and site lies in IHS of Santacruz Airport.

The applicant had requested a height of 138.80 m AMSL vide letter dated 01.03.2011 and was granted NOC for height of 56.27 m AMSL by AAI(WR) vide letter dated 27.07.2011.

The height calculated by NOCAS for AGA criteria is 56.28 m AMSL and for Com. criteria is 106.92 m AMSL.

The applicant subsequently requested a higher height either due shielding criteria or Aeronautical Study. From the Map submitted by the applicant, it appears that shielding criteria is not applicable as per provisions of S.O. 84(E).

During the hearing, the applicant could not justify the requirement of higher height than the permissible. The applicant was also informed that the shielding criteria in SO 84(E) is being amended and will be notified soon and that the case may be reexamined under the amended criteria.

Committees' Decision: *"The Committee decided that the applicant needs to produce recommendation letter from BMC indicating justification for FSI/FAR allotted and height at the proposed site as sought by applicant."*

41. M/s. Enarch Consultants (Pvt.) Ltd.

Case No. MUM/12/NOCAS/221 (CHQ File No. AAI/20012/173/2012-ARI (NOC) (NOCAS ID: SNCR/WEST/B/112212/011).

Site Address: Plot NO. C35A in G, North Block, Bandra Kurla Complex, Bandra(E), Mumbai.

The site is located at Bandra(East) at about 1310 m from end of Rwy 32 m and lies in IHS of Santacruz Airport.

The applicant had requested for a height of 76.78 m AMSL vide letter dated 08.10.2012 and was granted NOC for a height of 40.81 m AMSL by AAI, Western

Region in their letter dated 18.12.2012. The applicant requested conduct of Aeronautical Study vide letter dated 18.12.12 to consume full FSI.

20

According to AAI, the permissible height calculated by NOCAS for AGA criteria is 56.9 m AMSL and for Com. Criteria is 51.88 m AMSL.

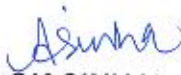
During the hearing, the applicant was advised by the Committee that the higher height may be granted based on the Aeronautical Study findings and that the applicant has to pay the requisite fees to AAI. The applicant appealed that, they being Government Department and the building to be used exclusively for their office use, concession may be given with regard to the fees. The applicant, during the hearing, also stressed the presence of higher buildings near to their site.

Committees' Decision: *"The Committee decided that the applicant needs to furnish the details of other higher buildings quoted by them on a map/chart. The committee further expressed the opinion that based on the request from the applicant, which should be submitted in writing, fees for the Aeronautical Study be waived off, as the building is being exclusively used for Central Government functions."*


(V. SOMASUNDARAM)
MEMBER (ANS), AAI


(J.S. RAWAT)
JT. DGCA, DGCA


(K.GOHAIN)
TECHNICAL EXPERT
22/01/13


(ALOK SINHA)
JT. SECY, MOCA

91