



**ENVIRONMENTAL IMPACT ASSESMENT REPORT**

*OF*

**ESTABLISHMENT OF HOUSING SCHEME BY**

**M/S URBAN CITY LAHORE HOUSING SCHEME**

LOCATED AT MOUZA KOT YAQOUB, RAKH BHOLI JAMADAR & NAGAL  
KASWALA, TEHSIL MURIDKE, DISTRICT SHEIKHUPURA

**Proponent:**

Sheikh Ahmad Dawood

**Prepared by:**



**EHS Services (Private) Limited**  
Head Office: E-13/14D, Bimillah Lane, Street 07, Cavalry Ground, Lahore.  
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NTN No: 8928800-8



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**NTN No: 8928800-8**

## EXECUTIVE SUMMARY

### TITLE OF PROJECT

This executive summary presents an overview of the main findings of the Environmental Impact Assessment Report for Development of a Housing Scheme by "M/s Urban City Lahore (Housing Scheme)". The main objective for establishing this project is to develop a modern housing scheme for providing the residents a clean and green environment so that they could live a comfortable life as the population of the country is growing so fast and standard housing is becoming an issue. Proponent has made a proper plan to make the scheme one of the most developed housing schemes. To maintain the natural beauty, proponent has made provision of trees, plants and green belts in the landscaping of the project.

As per the statutory notification of Review of Initial Environmental Examination (IEE) and Environmental Impact Assessment (EIA) Regulations, 2022 made under Section 12 of Punjab Environmental Protection Act, 1997 (Amended 2012), The project for the Establishment of Urban City Lahore (Housing Scheme) falls under **Schedule II** (List of projects requiring an EIA), **Category H** (Urban Development and Tourism.) and **Sub-category 1** "Housing Schemes more than 300 kanals". For this instance, EIA of the Project has been conducted in accordance with the Punjab Environmental Protection (Amendment) Act, 2012 and IEE/EIA Regulations 2022. The process for conducting environmental assessment and the results of EIA are described in this document.

### LOCATION OF PROJECT

Aforesaid Housing Scheme is located at Mouza Kot Yaqoob, Rakh Bholi Jamadar & Nagal Kaswala, Tehsil Muridke, District Sheikhpura. Coordinates of site are 31.818801, 74.276906. Access to project site is provided by Muridke Road.

### NAME OF PROPONENT AND ORGANIZATION PREPARING THE REPORT

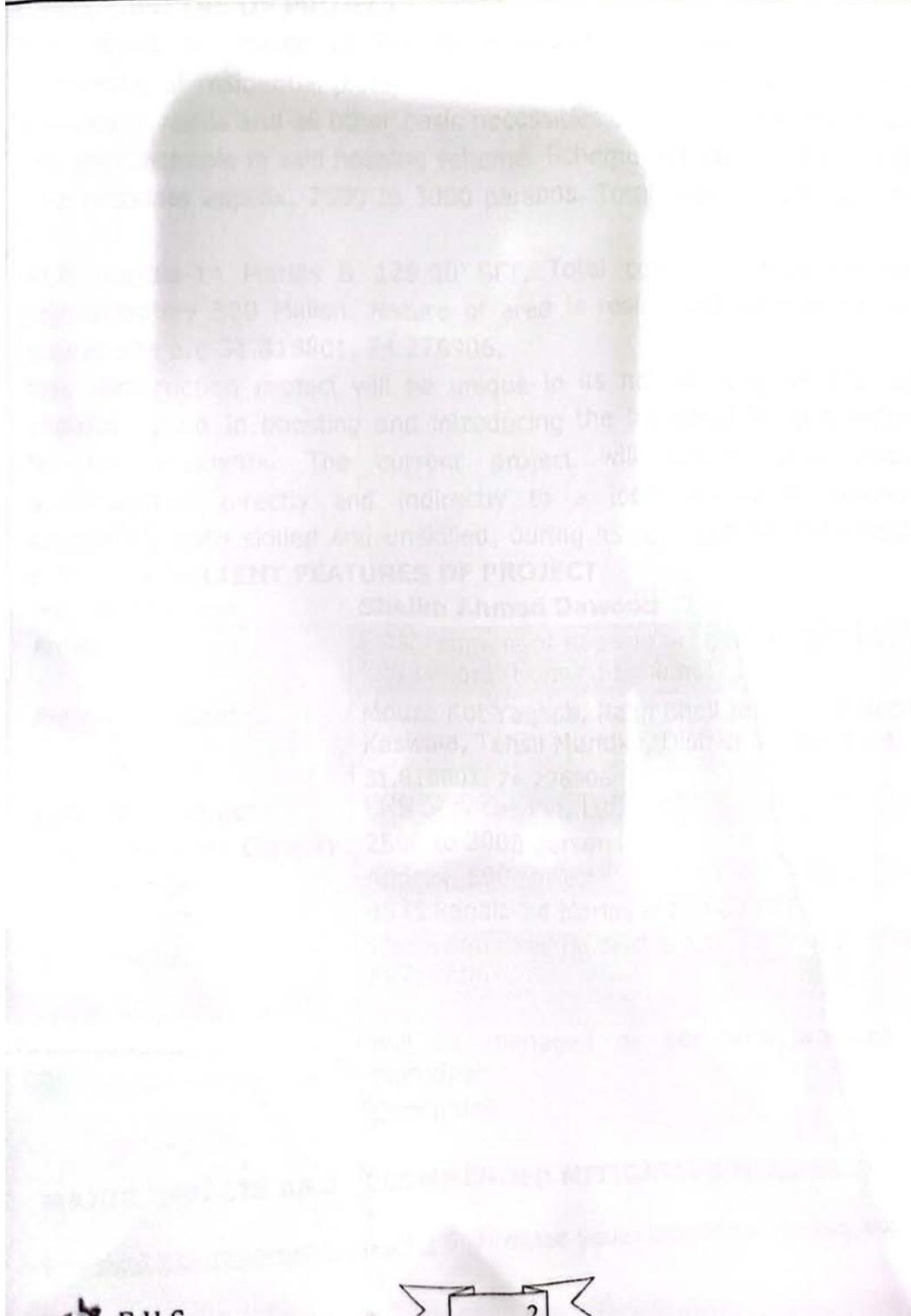
The details of the proponent are as follow:

Proponent Details	
Proponent Name	Sheikh Ahmad Dawood
Address	House No. 15/3-B, Sarwar Road, Lahore Cantt

In order to comply with the regulatory requirement of environmental laws

of Punjab, management of Urban City Lahore (Housing Scheme) has entrusted M/s EHS Services with the assignment of carrying out an EIA Study of the said project. The details of the consultant are as follows:

Consultant Details	
Consultant	EHS Services Pvt. Ltd.
Address	House No.#12, Street No.#06, V-Lane Cavalry Ground



	Extension, Lahore Cantt
<b>Focal Person</b>	
<b>Name</b>	Engr. Muhammad Asif
<b>Contact No.</b>	0304-4404111, 0345-3122696

**BRIEF OUTLINE OF PROJECT**

This report is related to the Development of a residential colony comprising of residential plots, commercial shops, park, public buildings, graveyard, roads and all other basic necessities of life are easily available and approachable in said housing scheme. Scheme will have a capacity to accommodate approx. 2500 to 3000 persons. Total area of said Scheme is

4575 kanals-14 Marlas & 129.00 SFT. Total cost of project will be approximately 500 Million. Nature of area is residential. Coordinates of project site are 31.818801, 74.276906.

This construction project will be unique in its nature as it will play an important role in boosting and introducing the improved living standard for the residents. The current project will provide employment opportunities, directly and indirectly to a local people of different categories, both skilled and unskilled, during its construction and regular occupancy **SALIENT FEATURES OF PROJECT**

<b>Proponent Name:</b>	<b>Sheikh Ahmad Dawood</b>
<b>Project Title:</b>	Establishment of Housing Scheme by M/s Urban City Lahore (Housing Scheme)
<b>Project Location:</b>	Mouza Kot Yaqoob, Rakh Bholi Jamadar & Nagal Kaswala, Tehsil Muridke, District Sheikhpura. 31.818801, 74.276906
<b>Consultant Name:</b>	EHS Services Pvt. Ltd.
<b>Accommodation Capacity:</b>	2500 to 3000 persons
<b>Cost of Project:</b>	Approx. 500 Million
<b>Area of plot:</b>	4575 kanals-14 Marlas & 129.00 SFT
<b>Wastewater:</b>	Wastewater will be discharged in disposal station TMA Drain
<b>Solid Waste:</b>	Will be managed as per area practices by municipal Committee

**MAJOR IMPACTS AND RECOMMENDED MITIGATION MEASURES:**

**Physical Environment Impacts:** Soil-related issues include soil erosion, slope

stability, and soil contamination. The land excavation and filling, construction activities and maintenance of equipment/vehicles may cause these issues. The quality of soil would be affected, as soil contamination would occur because of the disposal of untreated wastewater or direct disposal of chemical and onsite preparation of materials. Oils, chemical spills, and waste from campsites may also deteriorate the quality of the soil. Dumping of construction wastes/excavated material, in the surrounding area, may limit the use of land in the project area. The solid waste may be generated due to different construction activities, and it will mainly include surplus excavated and construction

area may pose some safety hazards to the local population situated near the project area, during the construction phase of the project. Construction workers may be susceptible to the eye and respiratory diseases due to their routine exposure to dust and exhaust emissions on site. Injuries could happen primarily by occupational-related accidents, animal bites, etc. Activities such as land clearing, earthworks, and construction of facilities present various occupational hazards to the workers on the project site. There are no reported sites of the archaeological or historically significant site at the project site. However, in case an artifact of such significance is found during the construction activities, the Archeology Department will be informed.

**Mitigations:** Eye and respiratory diseases will be mitigated through routine health screening and training of contractor's employees. The physical injury will be mitigated through the provision of

- Provide safety requirements, guidelines and best practices that apply to the project.
- Develop an emergency monitoring plan required for identifying or managing potential impacts assessed by the EIA.
- Define roles and responsibilities of the project proponent and the contractor.
- Prepare arrangements for environmental monitoring.
- Define the mechanism with which training will be provided to the project personnel.
- Prepare safety schedules and reports, as well as the safety records.
- An Emergency Management Plan (EMP) has been prepared and approved by the Government.
- A safety plan is developed to ensure that mitigation activities are implemented during the project activities.
- An emergency response plan is devised to ensure strict adherence to the environmental mitigation and control measures.
- A regular safety training awareness training programme is conducted for the project staff.

appropriate training and emergency response procedures. Protected fencing will be fixed around the construction site. The provision of Personal Protective Equipment (PPE) to the workers will be ensured. Protective fencing will be fixed around the construction site. Unauthorized access within the construction area will not be allowed. Vehicle speed of 20 km/hr at the project site will be implemented. Appropriate light diffusers and reflectors will be used, if required, to minimize the public nuisance caused by light pollution.

#### **ENVIRONMENTAL MANAGEMENT PLAN & PROPOSED MONITORING:**

For effective implementation and management of mitigation measures, an Environmental Management Plan has been prepared. The EMP provides a delivery mechanism to address potential impacts of project activities, to enhance project benefits and to introduce standards of good practice in all project activities. The EMP has been prepared with the objective of:

- Defining legislative requirements, guidelines and best practices that apply to the project;
- Defining mitigation/ monitoring plan required for avoiding or minimizing potential impacts assessed by the EIA;
- Defining roles and responsibilities of the project proponent and the contractor;
- Defining requirements for environmental monitoring and reporting;
- Defining the mechanism with which training will be provided to the project personnel.
- Environmental sensitivities and impacts, as well as the associated mitigation plan have been addressed in the EMP.

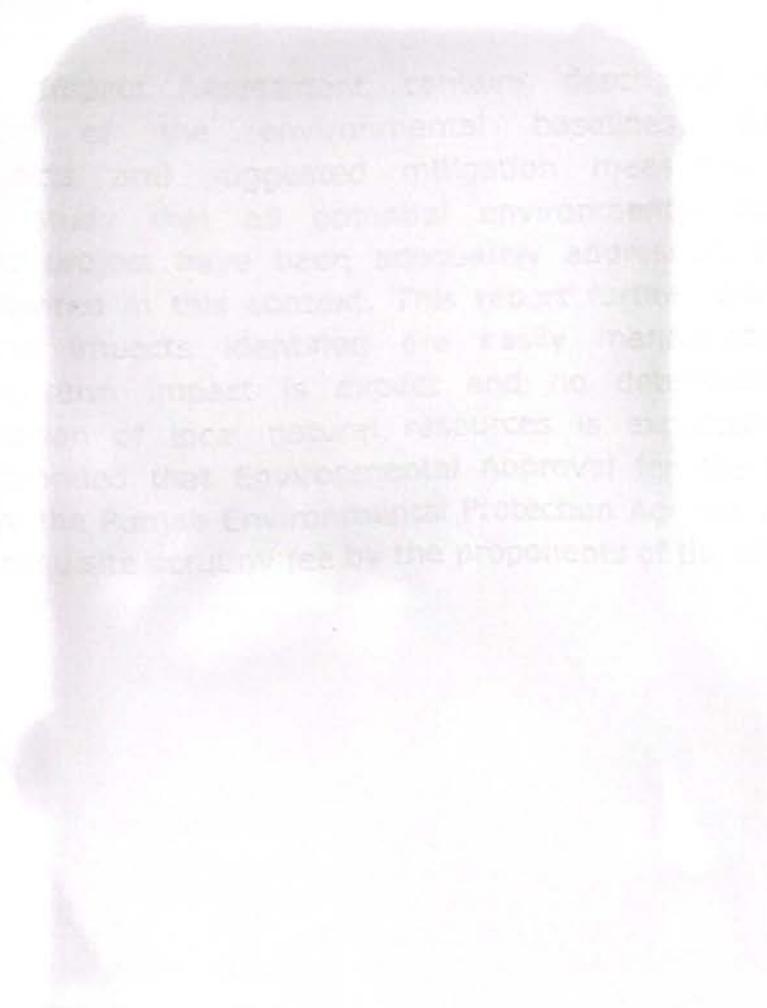
An Environmental Management Plan (EMP) has been prepared and provided in report, providing:

- A systematic approach to ensure that mitigation strategies prepared in this EIA are implemented during project activities.
- An appropriate monitoring plan is devised to ensuring strict adherence to the environmental mitigation and control measures.
- A training program is devised to providing awareness training on all potential environmental issues of the project to all personnel at site.
- A waste management plan, identifying the most suitable

waste disposal and pollution control options throughout the project lifecycle.

**Proposed Environmental Monitoring**

To oversee the environmental performance of the project through its lifecycle enforcing the PEQS an Environmental Monitoring Program should be formulated which ensures effective surveillance of the environmental parameters at various stages of the project development and



compliances with PEQS and legal obligations. Monitoring for following environmental Parameters is recommended:

**Ambient Air** Monitoring for ambient air should be conducted on quarterly basis during constructional phase of the project and report should be submitted to EPA Punjab.

**Noise** Regular monitoring for noise level should be maintained quarterly during construction of the project and report should be submitted to EPA Punjab.

**Water quality** Monitoring of water quality should be conducted before project siting and quarterly during construction of the project and report should be submitted to EPA Punjab. Record should be maintained regarding the underground water pump and consumption

**Solid waste** Record register of solid waste generation and disposal should be maintained

## CONCLUSION

Environmental Impact Assessment contains description of the project, description of the environmental baselines, potential environmental impacts and suggested mitigation measures. It is noted in this study that all potential environmental concerns associated with the project have been adequately addressed, and no further study is required in this context. This report further draws the conclusion that the impacts identified are easily manageable and reversible, no long-term impact is expected and no deterioration or potential depletion of local natural resources is expected. It is strongly recommended that Environmental Approval for the project be issued by the Punjab Environmental Protection Agency, subject to payment of the requisite scrutiny fee by the proponents of the project.

Contents

EXECUTIVE SUMMARY .....	1
DESCRIPTION OF PROJECT .....	1
LOCATION OF PROJECT .....	1
NAME OF PROPONENT AND ORGANIZATION PREPARING THE REPORT .....	1
BRIEF OUTLINE OF PROJECT .....	3
ENVIRONMENTAL IMPACTS AND RECOMMENDED MITIGATION MEASURES: .....	3
ENVIRONMENTAL MANAGEMENT PLAN & PROPOSED MONITORING: .....	7
Proposed Environmental Monitoring .....	8
CONCLUSION.....	9
ANNEXURES.....	20
APPENDIX .....	21
INTRODUCTION .....	22
BACKGROUND OF PROJECT .....	22
IDENTIFICATION OF THE PROJECT AND PROPONENT .....	22
Location of the Project.....	22
Map 2-1: Location Map.....	24
Nature of Project .....	18
Size of project .....	18
Proponent .....	18
Details of Consultants .....	18
Team: .....	20
PURPOSE OF EIA REPORT.....	20
OBJECTIVES OF EIA.....	22

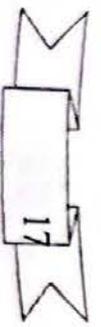
2.6	Approach & Methodology .....	22
▪	<b>Approach for EIA</b> .....	22
▪	<b>Orientation</b> .....	23
▪	<b>Desktop Studies</b> .....	24
▪	<b>Review of Environmental Laws and Institutional Requirements</b> .....	24
▪	<b>Delineation of Study Area / AOI</b> .....	24
▪	<b>Survey of AOI</b> .....	24
▪	<b>Environmental Baseline Survey of the Project</b> .....	24
▪	<b>Stakeholder Consultations</b> .....	25
▪	<b>Screening of Potential Environmental Impacts and Mitigation Measures</b> .....	26
▪	<b>Environmental Management Plan (EMP)</b> .....	26
2.7	Structure of Report .....	26
	<b>SCOPING</b> .....	29
1	Introduction .....	29
2	Objectives .....	29
3	Spatial and Temporal Boundaries of Environmental Assessment ..	29
4	Important issues and concern raised during consultation .....	29
5	Significant impacts and factors to be determined .....	31
	<b>ALTERNATIVES</b> .....	32
	No project Option .....	32
	Site Alternative .....	32
	Economic Alternative .....	34
	Environmental Alternative .....	34
	Conclusion .....	35
	<b>DESCRIPTION OF THE PROJECT</b> .....	37

<b>5.1</b>	<b>GENERAL</b> .....	<b>37</b>
<b>5.2</b>	<b>OBJECTIVES OF THE PROJECT</b> .....	<b>37</b>
5.3	Government Approvals.....	37
<b>5.4</b>	<b>LOCATION &amp; LAYOUT OF PROJECT</b> .....	<b>37</b>
<b>5.5</b>	<b>LAND USE</b> .....	<b>38</b>
<b>5.6</b>	<b>ROAD ACCESS</b> .....	<b>38</b>
<b>5.7</b>	<b>RELOCATION AND REHABILITATION PLAN</b> .....	<b>32</b>
<b>5.8</b>	<b>VEGETATION FEATURES OF SITE</b> .....	<b>32</b>
<b>5.9</b>	<b>DESCRIPTION OF THE PROJECT</b> .....	<b>32</b>
<b>5.10</b>	<b>SUPPLIES</b> .....	<b>33</b>
5.10.1	Facilities Provided to the Residents.....	33
5.10.2	Environmental Considerations .....	33
5.10.3	Public Amenities .....	33
5.10.3.1	Natural Gas Supply .....	33
5.10.3.2	Electricity Supply .....	33
5.10.3.3	Freshwater Supply .....	33
5.10.3.4	Wastewater disposal .....	35
5.10.3.5	Solid Waste Collection and Management.....	36
5.10.4	Cost and Magnitude of Operation.....	37
5.10.5	Schedule of Implementation .....	37
	DESCRIPTION OF THE ENVIRONMENT .....	38
6.1	General .....	38
6.2	Purpose of Baseline.....	38
6.3	Study Area/ AOI.....	38
<b>6.3.1</b>	<b>Site Visits</b> .....	<b>38</b>
6.4	Physical Environment.....	39

- 7.1 General ..... 47
- 7.2 Screening of Potential Impacts ..... 47
  - Air Environment..... 47
  - Noise Environment ..... 47
  - Water Environment ..... 47
  - Land Environment..... 47
  - Ecological Impacts..... 47
  - Socio-Economic Impacts..... 47
- 7.3 Impacts due to Project Location ..... 48
  - 7.3.1 Relocation of People..... 48**
  - 7.3.2 Loss of Vegetation ..... 48**
  - 7.3.3 Shifting of Utilities..... 48**
  - 7.3.4 Impact on Archaeological/Cultural Property ..... 48**
- 7.4 Impacts due to Project Design ..... 48
  - Mitigation Measures ..... 48**
- 7.5 Impacts during Construction/Development Phase ..... 49
  - 7.5.1 Raw Material Transportation..... 49**
    - Nature of Impact..... 49**
    - Mitigation ..... 49**
  - 7.5.2 Impacts on Vegetation..... 49**
    - Nature of Impact..... 49**
    - Mitigation ..... 49**
  - 7.5.3 Impacts on Water Resource ..... 50**
    - Nature of Impact..... 50**
    - Mitigation ..... 50**
  - 7.5.4 Impacts on Air Quality ..... 50**
    - Nature of Impact..... 50**
    - Mitigation ..... 50**



10.2 Recommendations ..... 85



**LIST OF FIGURES**

Figure 2-1: Location Map .....	17
Figure 4-1: Nearest Receptor .....	28
Figure 5-5: Road Accessibility .....	31
Figure 5-1: Location Map of District Shelkhpura .....	38
Figure 5-2: Seismic Zoning.....	39
Figure 5-4: Education Institutes In Project Area .....	45
Figure 5-5: Hospitals In project area.....	46

**LIST OF ANNEXURES**

- ANNEXURE I: GLOSSARY**
- ANNEXURE II: ABBREVIATIONS**
- ANNEXURE III: LAYOUT MAP OF PROJECT**
- ANNEXURE IV: PROPERTY DOCUMENTS**
- ANNEXURE V: REFERENCES**
- ANNEXURE VI: PROPONENT CNIC**
- ANNEXURE VII: LAB MONITORING REPORTS**
- ANNEXURE VIII: LIST OF INDIVIDUALS AND ORGANISATIONS CONSULTED**
- ANNEXURE IX: TERMS OF REFERENCES**
- ANNEXURE X: NAMES AND ROLES OF TEAM CARRYING OUT EIA**
- ANNEXURE XI: APPROVALS**

## 2 INTRODUCTION

This chapter includes the data relevant to the undertaking of the Environmental Impact Assessment (EIA) and details of the project title, project proponent, Consultants, the rationale of the project and the approach taken to the EIA study.

### 2.1 BACKGROUND OF PROJECT

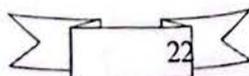
Currently the rates of urbanization and population growth worldwide are increasing fast and with it come the need for improvement in service provision especially in our urban areas. Pakistan rates of urbanization are escalating and being a developing country; most of its urban population is forced to live in slums. Increased population due to rural-urban migration in search of job opportunities and or higher education in major towns has increased demand for buildings, especially residential houses.

For any project to be initiated in Punjab, it is mandatory to accord Environmental Approval from EPA Punjab under Section-12 of the Punjab Environmental Protection (Amendment) Act, 2012 by filing an IEE or EIA before EPA Punjab, as may be defined in Review of IEE/EIA Regulations, 2022 or recommended by EPA Punjab. For this purpose, the proponent has decided to engage environmental consultants, **M/S EHS Services** to conduct Environmental Assessment for the execution of project. The purpose of this study is to identify the environmental baseline i.e. physical, biological and socio-economic/cultural conditions and assess all possible impacts arising during the construction and operation phase of the project and to find out appropriate measures for their mitigation, to either eliminate those impacts or to bring them to acceptable level and formulation of Environmental Management Plan (EMP) for implementation of the project in environment friendly manner. This report is prepared by critically examining of the environmental factors which might be affected due to construction and operation of the project. The purpose of this report is to analyze impacts of the project. This EIA provides the basis for a determination of the degree of the environmental impacts of the project. The report provides relevant information, as required under the officially approved format, to help the decision makers i.e. EIA Punjab before issuing for the Environmental Approval.

### 2.2 IDENTIFICATION OF THE PROJECT AND PROPONENT

#### 2.2.1 Location of the Project

Aforesaid Housing Scheme is located at Mouza Kot Yaqoob, Rakh Bholi Jamadar & Nagal Kaswala, Tehsil Muridke, District Sheikhpura.



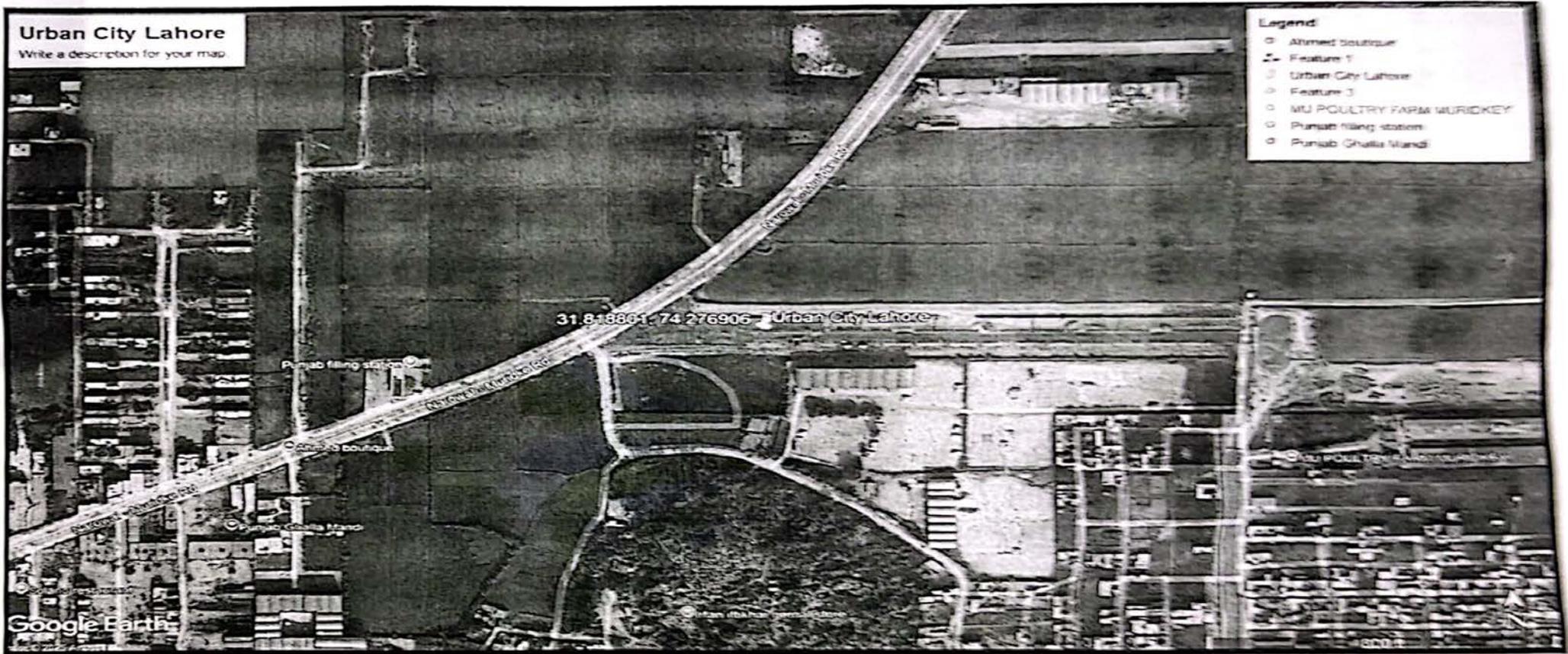


Figure 2-1: Location Map

### 2.2.2 Nature of Project

The Environmental Impact Assessment (EIA) report covers the project for the construction of residential scheme "Urban City Lahore" The salient features of this project have been described in Chapter 5, and briefly in Executive Summary of EIA.

### 2.2.3 Size of project

Said Project will provide residential plots, commercial shops, park, public buildings, roads. Scheme will have a capacity to accommodate approx. 2500 to 3000 persons

### 2.2.4 Proponent

The details of the proponent are as follow:

Proponent Details	
Proponent Name	Sheikh Ahmad Dawood S/O Sheikh Ahmad Dawood
Address	House No. 15/3-B, Sarwar Road, Lahore Cantt

### 2.3 Details of Consultants

For the preparation of the EIA Report of the said project, the proponent has hired the services of the environmental consultants; **M/S EHS Services**. Team comprising of environmental engineers, chemical engineers, environmental experts and environmentalists has worked on this report. EHS Services is one of the pioneers Environmental Consultancy Companies in Pakistan with an unrivalled reputation for providing expert, tailored services and solutions. EHS Services provides the environmental services, litigation and consultancy to clients both industry and government.

EHS Services is providing quality services in various environmental sectors e.

Environmental Assessment Reports i.e. IEE/EIA

Environment Management Plans (EMP)

Designing of Emission Control Equipment

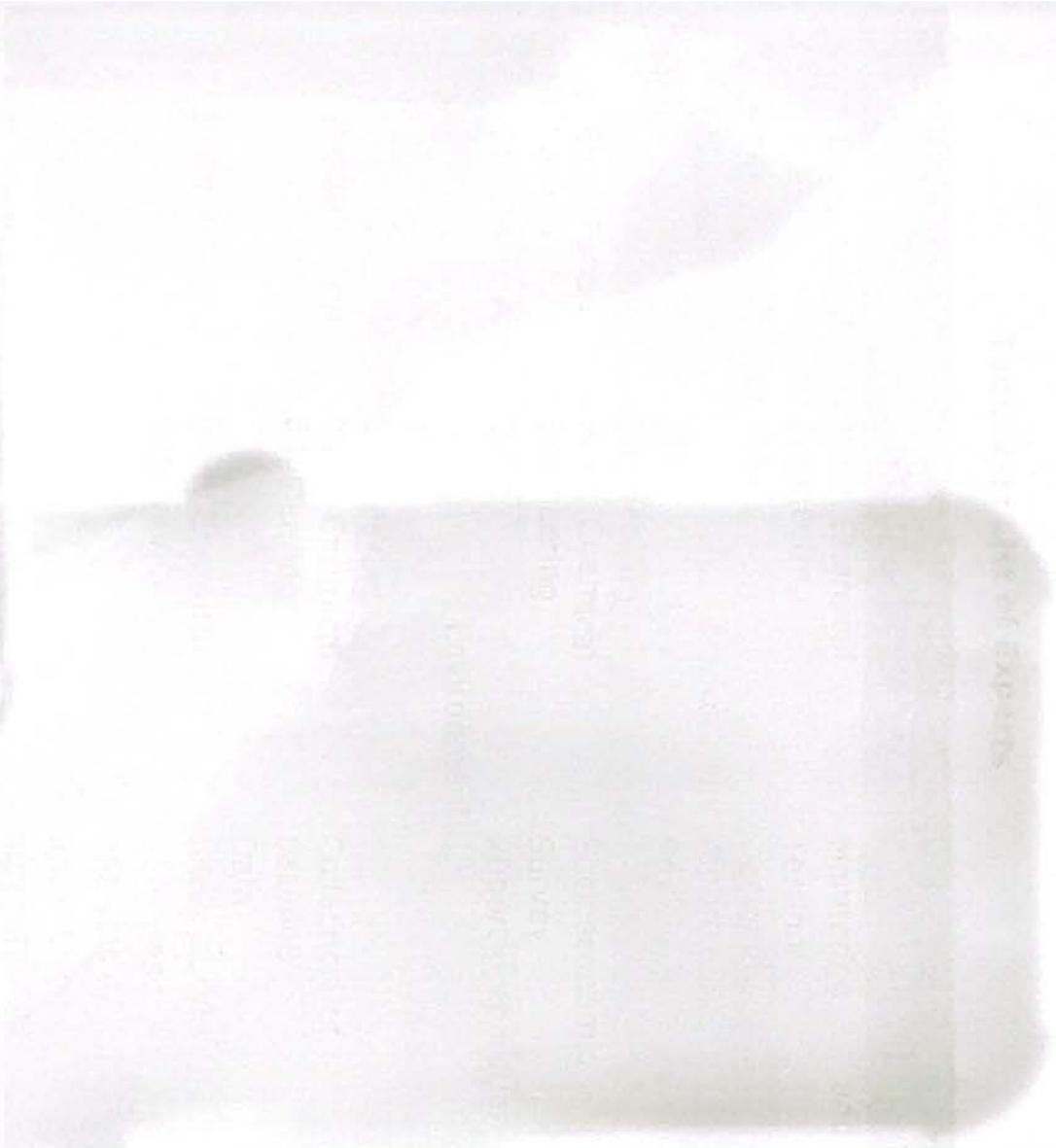
Waste Water Treatment Plant (WWTP) Designing

- WWTP Construction Supervision, Commissioning and Operations
- Establishing Bottled Water Plant based on RO or UF
- Lab testing (Drinking Water & Waste Water Analysis , Soil Analysis, Sludge Testing, Petroleum/ Lube Oil Testing, Fertilizer Analysis, Pesticides in Water, Soil, Fertilizer, Coal, Coke Analysis)

- Monitoring and inspection
- Environmental modeling

**Consultant Details**

<b>Consultant</b>	EHS Services Pvt. Ltd.
-------------------	------------------------



<b>Address</b>	House No.#12, Street No.#06, V-Lane Cavalry Ground Extension, Lahore Cantt
<b>Focal Person</b>	
<b>Name</b>	Engr. Muhammad Asif
<b>Contact No.</b>	0304-4404111, 0345-3122696

**Study team:**

The following table lists the names of experts involved in the making of EIA report:

**Table 2-1: List of Experts**

Sr. #	Name	Qualification	Role
<b>Engineers</b>			
	Engr. M. Asif	M.Sc. Chemical Engineering	Monitoring and Testing
	Engr. Muzna Manzoor	M.Sc. Environmental Engineering	Designing and report Review
	Engr. Fahad Nazir	M.Sc. Chemical Engineering	Socioeconomic Survey
	Engr. Rida Azhar	B.Sc. Environmental Engineering	Report preparation
	Mahtab Alam	M.Sc. Chemical Engineering	Collection of baseline Data
	Saad Khattak	B.Sc. Chemical Engineering	Site survey and analysis of impacts on surroundings

**PURPOSE OF EIA REPORT**

Development of any Project leads to positive and adverse changes in environmental and change in social settings of the Project Area. The intensity and level of change, however, depends upon the nature of the

Project and the baseline environmental conditions of the area. The commencement of said project will cause minor to moderate adverse environmental and social impacts on the surrounding area. Thus, an environmental and social study is mandatory to establish the baseline conditions, evaluate the possible adverse impacts if any, and devise the mitigation measures.

Section 12 of Pakistan Environmental Protection Act, 1997 (PEPA, 1997) states "No proponent of a project shall commence construction or operation unless he has filed with the

Provincial Agency an Initial Environmental Examination (IEE) and, where the project is likely to cause an adverse environmental effect, an Environmental Impact Assessment (EIA), and has obtained approval from the Provincial Agency in respect thereof." Later on, Punjab Environmental Protection Agency (Review of IEE and EIA) Regulations, 2022 provided the guidelines for categorizing the Projects. According to Schedule-II of EPA (Review of IEE and EIA) Regulations, 2022; the construction of the housing scheme having area more than 300 kanals falls under category H 1). i.e., the project requires an EIA study.

## 5 OBJECTIVES OF EIA

The main objectives of this EIA study were:

- ✓ To determine and document the state of the environment of the project area to establish a baseline in order to assess the suitability of the said project in that area.
- ✓ To identify pre-construction, construction and operation activities and to assess their impacts on environment.
- ✓ Provide assistance to the proponent for planning, designing and implementing the project in a way that would strengthen environment, improve ecological resilience, eliminate or minimize the negative impact on the biophysical and socio-economic environment and maximizing the benefits to all parties in cost effective manner.
- ✓ To present Mitigation and Monitoring Plan to smoothly implement the suggested mitigation measures and supervise their efficiency and effectiveness.
- ✓ To provide opportunity to the public for understanding the project and its impacts on the community and their environment in the context of sustainable development.
- ✓ Prepare an EIA Report for submittal to the Environmental Protection Agency, Punjab for according Environmental Approval.

### Approach & Methodology

Following approach and methodology was adopted for carrying out the study of the proposed project:

#### Approach for EIA

The approach for conducting EIA of said Project is to follow the requirement of Punjab Environmental Protection Act 1997, Initial

Environmental Examination and Environmental Impact Assessment Review Regulations 2022 and the guidelines provided in the Pakistan Environmental Assessment Procedures, 1997

▪ **Orientation**

Meetings and discussions were held among the members of the EIA Consulting Team. This activity was aimed at achieving a common ground understanding of various issues of the study. Subsequent to the concept clarification and understanding, a detailed data acquisition plan was developed for the internal use of the EIA consulting team. The plan identified

▪ **Review of Environmental Laws and Institutional Requirements**

The relevant environmental laws, regulations, guidelines and institutional requirements were reviewed relevant to the project and the study area.

▪ **Delineation of Study Area / AOI**

In an EIA Study, a clear delineation of the Study Area / Area of Influence (AOI) is required. Study Area / AOI is the area within which the majority of impacts would be caused by the proposed Project activities (direct or indirect) on the environment. In this report, the Study Area / AOI is the area that the Project impacts has been assessed on the environment due to the proposed Project activities. Based on the available Google Earth imagery, Project location was identified on the existing Project Area map, utilizing the information provided through the detailed site visit, consultation with the relevant government departments and foreseen impacts of the proposed Project. The Study Area / AOI was delineated.

▪ **Survey of AOI**

Technical and Environmental Engineers and geologists carried out field and social survey of the AOI to investigate the existing conditions and the environmental impacts. The survey was carried out by observing the topography, soil, water, air, noise, and other factors, social settings and major roads within the AOI.

▪ **Survey of the Project**

The project location was identified on the existing Project Area map, utilizing the information provided through the detailed site visit, consultation with the relevant government departments and foreseen impacts of the proposed Project.

specific data requirements and their sources; determined time schedules and responsibilities for their collection; and indicated the logistics and facilitation needs for the execution of the data acquisition plan.

- **Desktop Studies**

Prior to mobilization, the consultants conducted a desktop study through collection and review of guidelines, data and reports related to the proposed project, that included (a) review of National and Provincial Environmental Legislations; (b) Google Earth Satellite Imagery; (c) and other relevant documents/drawings and design data provided by the client.

- **Review of Environmental Laws and Institutional Requirements**

All applicable national and international laws, legislations, guidelines along with relevant international protocols were reviewed relevant to the proposed project components.

- **Delineation of Study Area / AOI**

For an EIA Study, a clear delineation of the Study Area / Area of Influence (AOI) is required. Study Area / AOI is the area within which the potentially significant impacts of the proposed Project activities (direct or indirect) are envisaged. In this report, the Study Area / AOI is the area where the Project impacts has been assessed on the environment due to the proposed Project activities. Based on the available Google Earth imagery, Project footprints were overlaid on the existing Project Area imagery. Utilizing the information collected through the detailed site visit, consultations with the locals and concerned departments and foreseen impacts of the proposed Project, a tentative AOI was delineated.

- **Survey of AOI**

A team of Environmental Scientists, Environmental Engineers and Biologist carried out the environmental and social survey of the AOI to familiarize themselves with the local conditions and the environmental settings. During the survey, the information regarding the topography, surface water, groundwater, flora & fauna, social settings and major elements along the AOI were observed.

- **Environmental Baseline Survey of the Project**

A detailed environmental and social survey was carried out within the AOI mentioned above. For data collection, formal meetings were held and

data collected through visual observations, interviews with the local residents and officials. In order to collect the relevant published information, government offices were also visited. Prior to the start of field activities comprehensive checklists, proformas and maps were developed to collect the information

- **Stakeholder Consultations**

The Consultant identified Project stakeholders and held meetings with them during the surveys to receive feedback on the expected environmental issues related to the Project and

suggested mitigation measures. Meetings were carried out with stakeholders to discuss the Issues/constraints and get their views and feedback to mitigate the potential environmental as well as social impacts associated with the implementation and operation of the Project.

- **Screening of Potential Environmental Impacts and Mitigation Measures**

Based on the generally established baseline conditions in the adjacent as well as in the Project Area, potential physical, ecological and social impacts of the Project were identified, evaluated and quantified, wherever possible. A logical and systematic approach was adopted for impact identification and assessment by utilizing a combination of the secondary data, satellite imagery, environmental checklists, socioeconomic survey forms, field observations and discussion with the local residents of the Project Area. To mitigate the significant adverse impacts, adequate mitigation measures and implementation framework were proposed so that the proponent could incorporate them beforehand in the design phase.

- **Environmental Management Plan (EMP)**

EMP has been prepared to ensure the adequacy and effectiveness of the proposed protocol by clearly identifying the roles and responsibilities of the agencies, responsible for implementation, monitoring and auditing EMP activities, existing and suggested framework, necessary approvals and the required further studies. EMP also includes organizational setup, a monitoring mechanism, monitoring plan, environmental and social parameters to be monitored with their frequency. Similarly, costs for environmental monitoring and social component/social mitigation measures were also included as part of the EMP. Environmental monitoring, evaluation, auditing and reporting mechanism were also included in the EMP.

### **Structure of Report**

EIA reviews information on existing environmental attributes of the Project Area. Geological, hydrological and ecological features, air quality, water quality, soils, social and economic aspects and cultural resources are included. The report predicts the probable impacts on the environment due to the said project. This EIA also proposes various environmental management measures. Details of all background environmental quality, environmental impact/pollutant generating sources, pollution sources, predicted environmental quality and related

aspects have been provided in this report. The structure of the assessment report will be as follow;

**Section 1 "Introduction"** briefly presents the project background, objectives, methodology and need of the EIA study.

**Section 2 "Description of Project and Alternative"** furnishes information about the studied alternatives, location of the proposed project, cost and size of the project, its major components and alternatives considered for the proposed project to select at the preferred alternative for detailed environmental assessment.

4. "Environmental Baseline" describes physical, biological and socio-economic conditions present in the project area.

5. "Anticipated Environmental Impacts and Mitigation Measures" identifies and evaluates impacts of the project activities during construction and operation stages and recommends with the mitigation measures to mitigate potential environmental impacts of the project.

6. "Environmental Management Plan" outlines roles and responsibilities for the implementation of the proposed mitigation measures, reporting needs of the staff for implementation of the mitigation measures, monitoring requirements, monitoring cost etc.

7. "Public Consultation" identifies the main stakeholders and issues raised through scoping sessions, and deals with the measures to mitigate the social impacts.

8. "Conclusion and Recommendations" elaborates the findings of subject environmental study and suggests the recommendations to address the issues raised from proposed construction activities.

### 3 SCOPING

The Scoping process identifies the key issues and impacts that should be further investigated. The Scoping defines the spatial and temporal boundaries, and the issues and concerns raised during consultation and significant impacts to be determined.

The objectives of this scoping are to:

- Inform the public about the proposed project
- Identify main stakeholders and their concerns and values
- Define reasonable and practical alternatives to be addressed
- Focus the important issues and significant impacts to be addressed in the EIA report
- Define the boundaries in time, space and subject matter
- Set requirements for the collection of baseline and other information
- Establish the Terms of Reference (TOR's) for the EIA study

#### **Spatial and Temporal Boundaries of Environmental Assessment**

The project will have positive and negative impacts at local and national level. The establishment of the said project will contribute to enhancing Pakistan's domestic productivity, and help diversify Pakistan's economy. It has the potential of improvement for social and cultural values of local areas through exchange of values and standards through positive social interactions. Positive changes in lifestyles will occur due to availability of jobs when the natives take up Company jobs.

#### **Important issues and concern raised during consultation**

During consultation it was observed that maximum of people was in favor of the project and following issues and concerns were raised during Consultation:

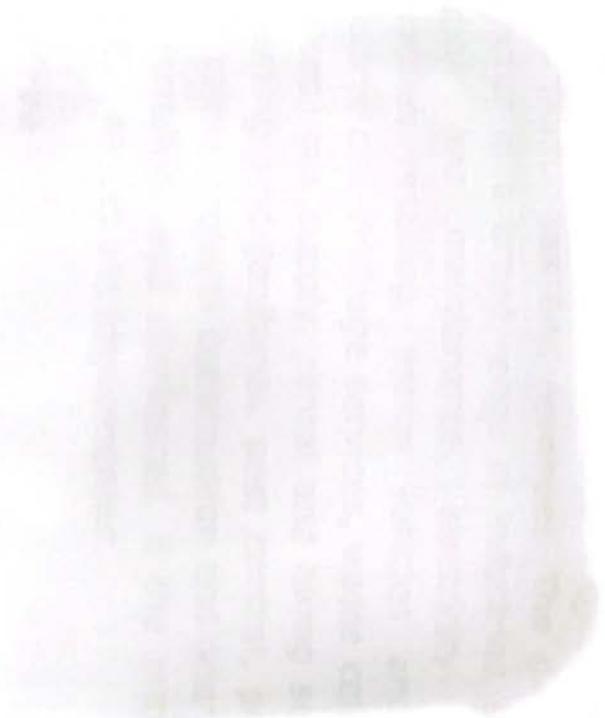
- Air pollution and noise should be controlled effectively.
- Safety should be preferred for the job opportunities.
- Traffic should be managed effectively by adopting the standard of the area.
- Security of the area should be ensured.
- Waste should not be dumped openly.
- Health and safety of workers should be ensured.
- Jobs should be hired from local community.

**Environmental impacts and factors to be determined**

The following factors to be determined are;

- Environmental health and safety
- Air quality
- Noise management
- Land use
- Visual impact
- Soil erosion
- Opportunities for locals
- Planned city activities
- Energy conservation
- High excessive water consumption
- Energy efficient techniques must be adopted
- Proper site restoration after construction
- The location at designated green areas
- Emergency preparedness

... in its entirety, thus rendering it economically non-  
feasible. The study is proposing for the target population. The objective analysis  
of the project is proposing the option of shifting the project to some other  
location. However, the project socially and financially non-viable.  
In view of the position explained above, this alternative option  
is proposed from the current site to some other location was  
proposed. Disasters from nearest receptors and facilities are:



Receptors	Name	Distances
Residence	Yaqoob Kot	0.27Km
Educational Institute	Govt. College	0.58Km
Hospital	Abid Medical Center	0.86km
Road	Muridke Road	0.14Km

### 4.3 Economic Alternative

The immediate economic benefits of the proposed project are the generation of employment opportunities and revenues. The direct and indirect jobs creation will occur in a broad range of industries such as construction services, repair and maintenance, electricity supply, hardware and building supplies retailing, motor vehicles and parts retailing, water supply, sewerage and drainage services, waste collection, treatment and disposal services, gas supply, rental and hiring services, garden supplies retailing, cleaning and janitorial, pest control, printing, etc. The negative impacts due to the projects construction and operational phases can be minimized, controlled, and eliminated, if the mitigation measures as suggested in the EIA report are implemented.

### 4.4 Environmental Alternative

The proposed project site is located on an open plot which is easily accessible through main road. The project area comprises of open plots and residential areas. There may be potential environmental and human health impacts of the proposed project during the construction phase of the project. However, the proposed project will have a dedicated sewerage treatment plant, an efficient solid waste management system and features of the eco-friendly building such as the use of energy-efficient items have been planned in the scheme. Considering the environmental protection measures to be taken during the construction and operational phase of the project and the sustainable features of the proposed project, it can be implied that the proposed project will enhance the environment of the project area during the operational phase of the project especially when looking at the alternatives to the project.

**Conclusion**  
The site has been identified. If the project is not implemented,  
all negative impacts related to the housing project will be lost. So, the  
conclusion is to 'build as proposed' by mitigating its potential negative  
impacts.





## 5 DESCRIPTION OF THE PROJECT

### 5.1 GENERAL

This section covers the project comprehensively. It holds salient features; including location, project site layout, objectives, alternatives, cost and magnitude of operation and various phases.

### 5.2 OBJECTIVES OF THE PROJECT

Following are the main objectives of said housing scheme:

- The main objective of the project is to meet the growing requirements of housing units for all income groups.
- To provide residential accommodation for general public.
- To provide various services viz: roads, drainage, water supply and sanitary sewerage system, to the people living there.
- To reduce the pressure on already overcrowded housing in Pakistan
- To cope with the abnormally increased and pressing demand for government and general public housing units.
- To provide employment opportunities both directly (workers and employees) and indirectly by accelerating the business activities in the project area.
- Indirectly the project will improve the living standards of the people and strengthen the economy.

### 5.3 Government Approvals

Project Proponent has accorded approvals/ certifications for their project from all relevant regulatory bodies successively. Approvals obtained from different departments have been annexed. Following is the list of approvals acquired:

- No objection certificate for wastewater disposal in municipal committee sewer line
- Technical clearance certificate from District Council
- Non encumbrance certificate

### 5.4 LOCATION & LAYOUT OF PROJECT

Project is located at Mouza Kot Yaqoob, Rakh Bholi Jamadar & Nagal rala, Tehsil Muridke, District Sheikhpura. The GPS coordinates of the project site are 31.818801, 74.276906. Location Plan is given in Fig 3-2. Site map of the project site is annexed.

without any dispute. The nearby area is residential in

**ROAD ACCESS**

Project site is accessible through Muridke Road . Road Network  
Project site is shown in below fig 3-5,



Figure 5-2: Road Accessibility



Approximately 1000 Litres/d water will be required during construction phase. The water requirement for the project during operation phase is for domestic purpose. Assuming 5 persons per plot and per capita requirement to be 150 lpcd, total water requirement during operation phase will be approx. 500m<sup>3</sup>/d. This requirement will be fulfilled through groundwater from depth of 250ft.

TABLE 5: Average Per Capita Water Requirement

Activity	Water Requirement (Litres/Person/Day)
Domestic	150
Commercial	200
Industrial	250