



# EXECUTIVE SUMMARY

## 01

### Introduction

#### Project Title

Proposed Residential Development On Lot 76, Seksyen 2, Bandar Batu Feringgi, Daerah Timur Laut, Pulau Pinang

#### Project Proponent

Instant Icon Sdn. Bhd.  
25-B, Lebuhr Farquhar,  
10200 Penang  
Telephone No.: 04-2636314  
Facsimile No.: 04-2505118

Contact Person: Mr. Rocky Cheang Sian Toh

#### Qualified Person

Ir. Dr. Lee Aik Heng (ID No. CEP-C0388)  
Raja Rokiah R. Saigon (ID No. CEP-C0381)  
Linda Geh Guat Yeow (ID No. CEP-CS0382)  
Ir. Baddrul H. M. Taib (ID No. SS 0271)  
Lim Sze Fook (ID No. CEP-CS0126)

#### Legislative Requirement

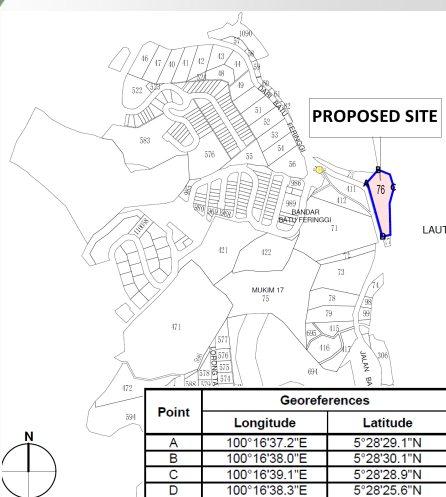
- Prescribed activity under the First Schedule, Activity 12(a), EIA Order (Environmental Quality (Prescribed Activities) (Environmental Impact Assessment) Order 2015) as the development involves construction of building with 80 rooms or more in the coastal area; and
- EIA study required and its report to be approved by the DOE under Section 34A, Environmental Quality Act 1974 prior to the implementation of the Proposed Project

#### Statement Of Need

- Proposed Project aims to provide additional residential units to meet the housing demands for Penang

## 02

### Location



## 03

### Sensitive Receptors







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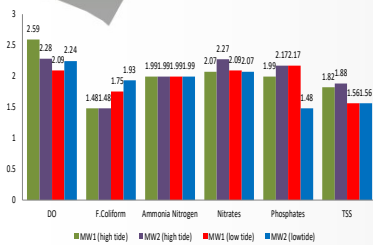
Existing Environment



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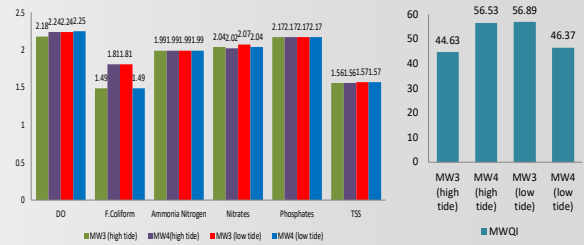
Existing Environment

Water Quality Data for Various Pollutants For Marine Water (MW1 & MW2)



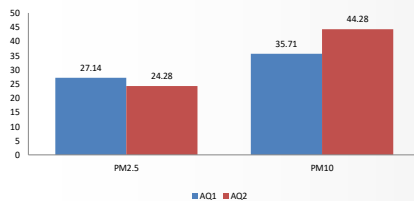
MW1 - At upstream of the project site  
 MW2 - At downstream of the project site  
 MW3 - At upstream of the project site  
 MW4 - At downstream of the project site

Water Quality Data for Various Pollutants For Marine Water (MW3 & MW4)

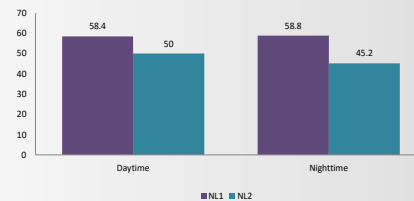


AQ1/NL1/V1 - At Lost Paradise Resort  
 AQ2/NL1/V1 - At Shamrock Villas

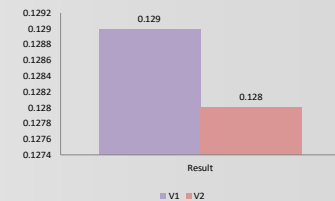
Air Quality



Noise Level



Vibration Level





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## Impact And Mitigation Measures

### During Construction

#### Impacts

- Sediment issues may deteriorate water quality;
- Fugitive emissions from vehicle movement;
- Noise from earthwork and construction works; and
- Safety issues.

#### Mitigation Measures

- Site clearing and earthwork shall commence with the construction of the LD-P2M2 and ESCP, with drainage and protection works to be integrated in tandem;
- Experienced engineering consultants shall be appointed to monitor and closely supervise and construction work activities;
- Waste management plan to be in place;
- Recommendations outlined by geotech and civil & structural engineers shall be followed accordingly; and
- Strict monitoring and control throughout implementation of Proposed Project.

### During Operation

#### Impacts

- Impact from the discharge of sewage;
- Impact from domestic solid waste generation;
- Impact on air quality due to increase traffic; and
- Impact of increased traffic volume.

#### Mitigation Measures

- Collect and convey of sewage to the existing sewage treatment plant (PEG 235) for treatment;
- Collect and dispose domestic solid waste regularly;
- Provide good landscaping with adequate tree planting; and
- Provide good traffic dispersal system.

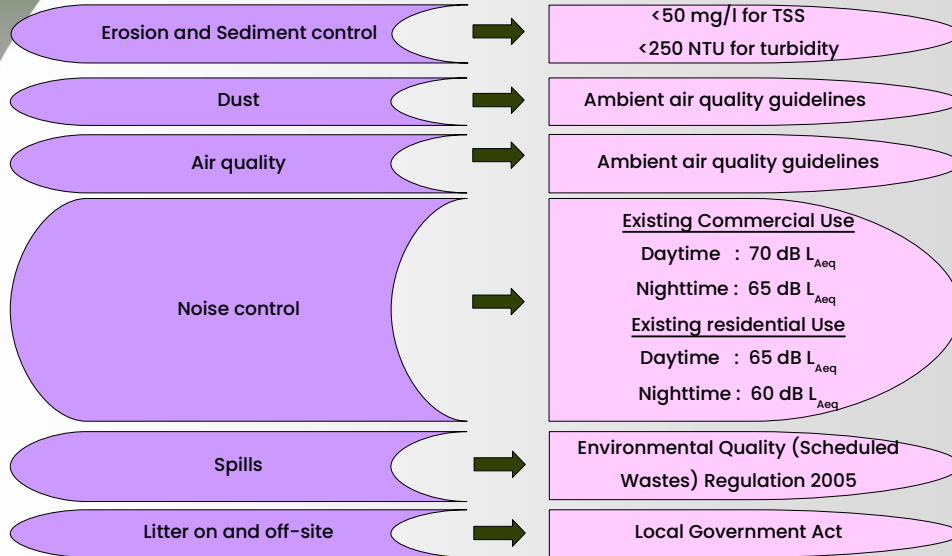




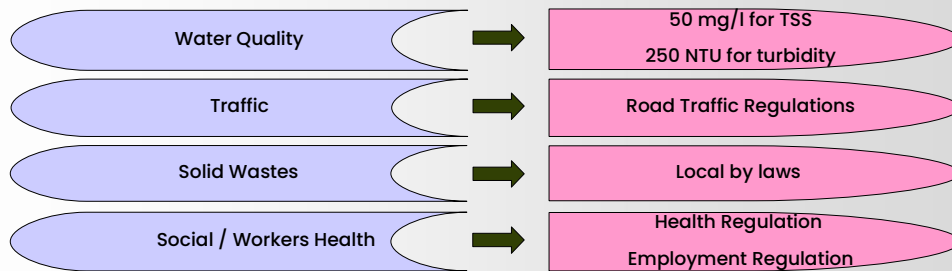
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## Environmental Monitoring

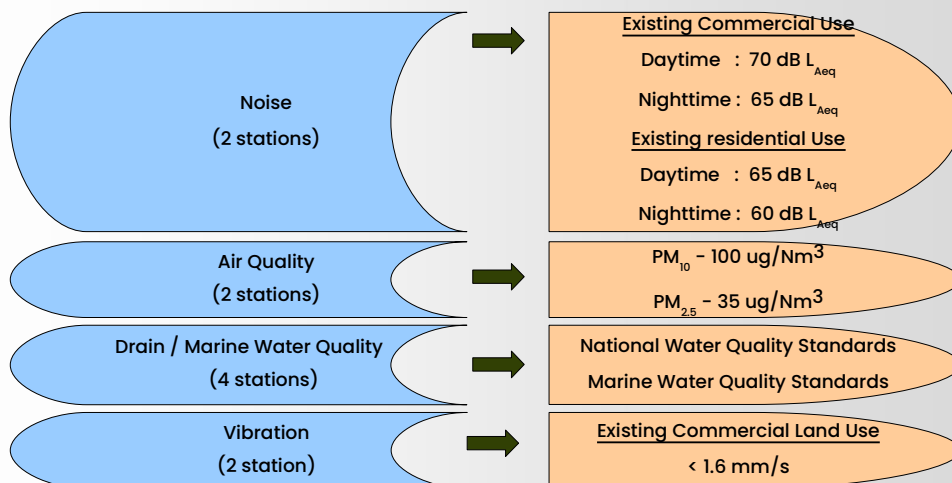
### Proposed Performance Monitoring At Construction Stage



### Proposed Compliance Monitoring Program At Construction Stage



### Proposed Impact Monitoring Program At Construction Stage





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