

GOVERNMENT OF NATIONAL CAPITAL TERRITORY OF DELHI
HEADQUARTERS: DELHI FIRE SERVICE: NEW DELHI- 110001

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आजादी का
अमृत महोत्सव

No. F6/DFS/MS/GH/SZ/2026/42

Dated:- 16/01/2026

FIRE SAFETY CERTIFICATE

Certified that the building of M/s Hotel La Wisteria, located at Ground, 1st floor, 2nd floor & 3rd floor, Plot No. 52, Sector-12B, Dwarka, New Delhi-110075, in a building comprised of basement + ground + 03 upper floors, was issued Fire Safety Certificate by this department vide letter no. F6/DFS/MS/2022/GH/326 dated 05/07/2022. The said premise was re-inspected by the officer concerned of this department on 05/01/2026 in the presence of Sh. Sanjay Kumar (Manager) and found that the said building have deemed complied with the fire prevention and fire safety requirements in accordance with the Rule 33 of the Delhi Fire Service Rules, 2010 and that the premises/building is fit for occupancy class of "Residential {Guest House at ground, 1st, 2nd & 3rd floors only (G. Floor-02 rooms, 1st floor-05 rooms, 2nd floor-05 rooms and 3rd floor-02 rooms) Total 14 rooms only}" with effect from 16/01/2026 for a period of three years in accordance with Rule 36 unless renewed under Rule 37 or sooner cancelled under Rule 40 and subject to compliance of the conditions under Rule 38 of the Delhi Fire Service Rules 2010 printed below.

Issued on 16/01/2026 at New Delhi by


A.K. Malik
Dy. Chief Fire Officer (SZ)
Delhi Fire Service

Copy to:-

1. The Commissioner, Municipal Corporation of Delhi, Civic Centre, Minto Road, New Delhi-110002:- in r/o computer id no. 2025121415709 dated 19/12/2025: to ensure occupancy as detailed above and deviation, if any.
2. The Authorized Signatory, M/s Hotel La Wisteria, Ground, 1st floor, 2nd floor & 3rd floor, Plot No. 52, Sector-12B, Dwarka, New Delhi-110075.

Conditions for the validity of fire safety certificate:-

1. The rooms found sealed at 3rd floor shall not be used without getting FSC from this department.
2. All the means of escape shall be kept free of all type of obstruction all the time.
3. All the employees shall be acquainted with the use and maintenance of all fire equipments and method of smooth and speedy safe evacuation of occupants in case of emergency.
4. All the fire fighting equipments shall be maintained in perfect working condition all the time and any lapse rendering non-functional if fire safety measures, management shall be responsible.
5. Any deviation, with regards to construction, ventilation, occupation, electric installation etc. may be got verified from the concerned authorities.
6. The Fire Safety Certificate may not be treated in any case for regularizations of unauthorized construction / unauthorized use of land if any.
7. All comments / directions of licensing Department shall always be permitted and followed.
8. The owner /occupier shall submit a declaration every year in form 'K' provided in the first schedule of Delhi Fire Service Rule 2010. The form is available on www.dfs.delhigovt.nic.in
9. The owner / occupier shall apply for renewal of this Fire Safety Certificate to the Director in 'Form J' (sub Rule (1) of Rule 37) along with copy of the certificate, six months prior to its expiry.
10. The basement shall be used as per BBL.

INSPECTION REPORT

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1. Name & address of the building : Hotel La Wisteria, located at Plot No. 52, Sector-12B, Dwarka, Delhi-110075
2. Type of Occupancy : Residential Group A-1, basement, ground plus three floors, basement-vacant, ground-02 guest rooms, 1st floor-05 guest rooms, 2nd floor-05 guest rooms & 3rd floor-02 guest rooms (Total 14 guest rooms only)
3. Type of Case : Renewal
4. Details of previous NOC : F6/DFS/MS/2022/GH/326 dated 05/07/2022
5. Fire Safety directives Letter No. : Nil
6. Date of inspection : 05/01/2026
7. Name of the Inspecting Officer : Aman Kumar Lathar, ADO (BW/RN)
8. Name and designation of Officer from the building side : Sh. Sanjay Kumar (Manager)
9. Year of Construction : 2011
10. Applicant's letter no. : 2025121415709 dated 19/12/2025

S No.	Minimum standards on fire prevention and fire safety U/R 33	NBC Requirements /as per earlier FSC issued dated 05/07/2022	Provided at site	Remarks MR/NMR
1.	Access of building	12 m	12 m	MR
	• Road width	4.50 m	Direct accessible from road	NA
	• Gate width	NA	NA	NA
	• Width of internal road			
2.	Number, width, Type & Arrangements of exits			
	a. Number of staircases	02 nos.	02 nos.	MR
	• Upper floors	02 nos.	02 nos.	MR
	• Basements			
	b. Width of staircases	1.25 m & 0.75 m	1.25 m & 0.75 m	MR (Old Case)
	• Upper floors	1.25 m & 0.75 m	1.25 m & 0.75 m	MR (Old Case)
	• Basements			
	c. Protection of exits	Required	Provided	MR
	• Fire check door	NA	NA	NA
	• Pressurization	01	01	MR
	d. No of continuous staircase to terrace	NA	1.4 m	NA
	e. Width Of Corridor	1.0 m	1.0 m	MR
	f. Door Size			
3.	Compartmentation	Required	Provided	MR
	• Fire check door	NA	NA	NA
	• Sealing of electrical shafts	NA	NA	NA
	• Fire Rating of shaft door	NA	NA	NA
	• Water Curtain	NA	NA	NA
	• Fire Dampers			
4.	Smoke managements System			
	• Basements	30 ACPH	Provided	MR
	• Upper floors	12 ACPH	Natural Ventilation	MR
5.	Fire Extinguishers			
	• Total numbers	09 nos.	Provided	MR
	• Types	ABC & CO ₂	Provided	MR
	• ISI marking	ISI Marked	Provided	MR

6.	First - Aid Hose Reels			
	• Total numbers on each floor	01	Provided	MR
	• Length of hose reel hose	30 m	Provided	MR
	• Nozzle diameter	5 mm	Provided	MR
7.	Automatic fire detection and alarming system			
	• Type of detectors	CO Type	Provided	MR
	• Location of Main Panel	Ground Floor	Provided	MR
	• Location of Repeater Panel	NA	NA	NA
	• Alternate source of power	Required	Provided	MR
	• Hooters' Location	Required	Provided	MR
8.	MOEFA	Required	Provided	MR
9.	Public Address System	NA	NA	NA
10.	Automatic Sprinkler System			
	• Basements	Required	Provided	MR
	• Upper Floor	NA	NA	NA
	• Sprinkler above false ceiling	NA	NA	NA
11.	Internal Hydrants:			
	• Size of riser/down- comer	100 mm	Provided	MR
	• Number of hydrants per floor	01	Provided	MR
	• Hose Box	01	Provided	MR
12.	Yard Hydrants			
	• Total number of hydrants	NA	NA	NA
	• Hose Box	NA	NA	NA
13.	Pumping Arrangements:			
	• Ground Level			
	• Discharge of main pump	NA	NA	NA
	➤ Head of main pump	NA	NA	NA
	➤ Number of main pumps	NA	NA	NA
	➤ Jockey pump out put	NA	NA	NA
	➤ Jockey pump head	NA	NA	NA
	➤ Standby Pump out put	NA	NA	NA
	➤ Standby Pump Head	NA	NA	NA
	➤ Auto Starting/Manual stopping	NA	NA	NA
	➤ Pump House Access	NA	NA	NA
	• Terrace level			
	➤ Discharge of pump	450 lpm & 180 lpm	450 lpm & 180 lpm	MR
	➤ Head of the pump	40 m	40 m	MR
	➤ Power supply	Required	Provided	MR
	➤ Auto starting of pump	Required	Provided	MR
14.	Captive water Storage for fire fighting:			
	• Under ground tank capacity	NA	NA	NA
	➤ Draw off connection	NA	NA	NA
	➤ Fire service inlet	NA	NA	NA
	➤ Access to tank	NA	NA	NA
	• Overhead Tank capacity	15000 ltrs.	15000 ltrs.	MR
15	Exit Signage	Required	Provided	MR
16.	Provision of Lifts			
	➤ Pressurization of Lift Shaft	NA	NA	NA
	➤ Pressurization of lift lobby	NA	NA	NA
	➤ Communication in lift Car	NA	NA	NA
	➤ Fireman's Grounding Switch	Required	Provided	MR
	➤ Lift Signage	Required	Provided	MR
17.	Standby power supply	Required	Provided	MR
18.	Refuge Area			
	➤ Total area	NA	NA	NA
	➤ Location	NA	NA	NA

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19.	Fire control room			
	➤ Detector system panel	NA	NA	NA
	➤ Flow Switch Panel	NA	NA	NA
	➤ PA System Panel	NA	NA	NA
	➤ Battery backup	NA	NA	NA
	➤ Building Floor Plans	NA	NA	NA
20.	Special Fire Protection Systems for Protection of special Risks, if any;	NA	ABC type fire extinguisher provided near electrical panel	NA

The fire protection systems provided in the building were checked and found functional at the time of inspection. The shortcomings issued vide letter no. F6/DFS/MS/GH/2025/SZ/180 dated 17/04/2025 found rectified and at 3rd floor there are 05 rooms out of which 02 rooms are using as guest room, 01 room is using as store room & 02 rooms are sealed.

Keeping in view of the deemed compliance of the minimum standards of fire prevention and fire safety measures as required under the rules, the FSC issued vide letter no. F6/DFS/MS/2022/GH/326 dated 05/07/2022, renewal under rule 37 of the Delhi Fire Service Rule 2010, is **recommended**.

Accordingly, DFA is put up for approval & signature please.

Note:- Last disposal date of the case is 17/01/2026

Aman Kumar Lathar
08/01/26
Aman Kumar Lathar
ADO (BWRN)

DO (S2)

Rajinder Atwal
7/1/26
RAJINDER ATWAL
Dy. CFS (S2)

A.K. Malik
8/1/26
A.K. MALIK
Principal Engineer

Dy. CFS to S2
08/01/26

Dy. CFS (S2)

A.K. Malik
A.K. MALIK
DO (S2)

P. F. D
12/1/26
A-DO (R/F)