

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

No. F.6/DFS/MS/Motel/2026/North-Zone/193

Dated: 28/08/2026

**FIRE SAFETY CERTIFICATE**

Certified that the M/s City Park Green Motel (Krish Developers Pvt. Ltd.) (Assembly & Residential) at Khasra No. 51/16, 51/17, MIN, 51/17 MIN, 51/18 MIN, 51/19 MIN, 51/20 MIN, 51/23 MIN, 51/23 MIN, 51/24, 51/25, 57/4 MIN, 57/4 MIN, 57/5, 57/6 MIN, 57/6 MIN, 57/26 & 50/20, Village Bakoli, Delhi - 110036 building comprises of Basement (Storage), Ground Floor (Restaurant, Reception, The Emerald Banquet, Rajdarbar Banquet) and First floor (57 guest rooms). **The Pearl Banquet & 22 guest rooms (Newly Constructed on Ground Floor)** have complied with the fire prevention and fire safety requirements in accordance with the rule 33 of the Delhi Fire Service, 2010 and verified by the officer concerned of this department on 13/08/2026 in the presence of MCD Officials (JSI) and that the said premises/building is fit for the Pearl Banquet & 22 guest rooms (Newly Constructed on Ground Floor) occupancy class "**Mixed (Assembly & Residential)**" with effect from 28/08/2026 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.

Issued on 28/08/2026 at New Delhi by

  
28/08/26

(Dr. S.K. Tomar)  
Chief Fire Officer  
Delhi Fire Service

Copy to: -

1. The Commissioner, Municipal Corporation of Delhi, Dr. SPM Civic Center, Minto Road, New Delhi-110002. (Ref. online portal ID No. 10122471 Dtd. 06/08/2026).
2. The Authorized Signatory, M/s City Park Green Motel (Krish Developers Pvt. Ltd.) (Assembly & Residential) at Khasra No. 51/16, 51/17, MIN, 51/17 MIN, 51/18 MIN, 51/19 MIN, 51/20 MIN, 51/23 MIN, 21/23 MIN, 51/24, 51/25, 57/4 MIN, 57/4 MIN, 57/5, 57/6 MIN, 57/6 MIN, 57/26 & 50/20, Village Bakoli, Delhi - 110036.

**Conditions for the validity of fire safety certificate:**

1. All the means of escape/entry/exit shall be kept free from any obstruction.
2. All the fire safety arrangements provided therein shall be maintained in good working condition at all time as seen during inspection.
3. Any loss of life or property due to non-functional fire safety measures shall be at the responsibility of the management.
4. All the staff members must know the correct method of operation of firefighting system.
5. The trained firefighting staff should be available at the site round the clock.
6. Any deviation with regard to the construction etc. shall be verified by the concerned building sanctioning authority.
7. The owner/ occupier shall submit a declaration **every year** in **Form 'K'** provided in the first schedule of Delhi Fire Service Rules 2010. The form is available on [www.dfs.delhigovt.nic.in](http://www.dfs.delhigovt.nic.in)
8. This fire safety certificate may not in any way be treated as regularization of unauthorized construction, if any. Basement shall be used as per BBL concerned.
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 a copy of this Certificate, **six months** prior to its expiry."

| INSPECTION REPORT |                                                             |                                                                                                                                                                                                                                                                                              |                  |                |
|-------------------|-------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------|----------------|
| 1.                | Name & address of the building:                             | M/s mixed occupancy (Assembly & Residential) at Khasra No. 51/16, & MOTEL BUILDING ON KH. NO. 51/16, 51/17, MIN, 51/17 MIN, 51/18 MIN, 51/19 MIN, 51/20 MIN, 51/23 MIN, 51/23 MIN, 51/24, 51/25, 57/4 MIN, 57/4 MIN, 57/5, 57/6 MIN, 57/6 MIN, 57/26, 50/20, Village Bakoli, Delhi - 110036. |                  |                |
| 2.                | Type of occupancy: -                                        | Mixed (Assembly & Residential)                                                                                                                                                                                                                                                               |                  |                |
| 3.                | Building Comprised of: -                                    | Basement (Storage), Ground Floor (Restaurant, Reception, The Emerald Banquet, The Pearl Banquet (New), Rajdarbar Banquet & 22 guest rooms) & First floor (57 rooms)                                                                                                                          |                  |                |
| 4.                | Type of case: -                                             | <b>Addition/ Alteration (A Banquet Hall &amp; 22 Guest Rooms added on Ground Floor)</b>                                                                                                                                                                                                      |                  |                |
| 5.                | Details of previous FSC No: -                               | F.6/DFS/MS/Motel/2025/WZ/181 dated 12/04/2025                                                                                                                                                                                                                                                |                  |                |
| 6.                | Fire safety directives No: -                                | F.6/DFS/MS/BP/Motel/2011/3347 dated 02/12/2011 & F.6/DFS/MS/BP/ 2023/174 dated 12/05/2023                                                                                                                                                                                                    |                  |                |
| 7.                | Date of inspection: -                                       | 13/08/2026                                                                                                                                                                                                                                                                                   |                  |                |
| 8.                | Name of the inspecting officer:                             | A. K. Jaiswal, DO (OND) & Nitin Lohchab, ADO (Narela)                                                                                                                                                                                                                                        |                  |                |
| 9.                | Name & designation of officer from the building side: -     | Mr. Karan Aggarwal, Owner                                                                                                                                                                                                                                                                    |                  |                |
| 10.               | Year of construction: -                                     | 2011-12, 2016 & 2026                                                                                                                                                                                                                                                                         |                  |                |
| 11.               | Applicant's letter No: -                                    | Online Portal I.D. No. 10122471 dated 06/08/2026                                                                                                                                                                                                                                             |                  |                |
| S. No             | Minimum Standards on fire Prevention and fire safety U/R 33 | As per NBC/UBBL Requirement                                                                                                                                                                                                                                                                  | Provided at site | Remarks MR/NMR |
| 1.                | <b>Access to Building</b>                                   |                                                                                                                                                                                                                                                                                              |                  |                |
|                   | • Road width                                                | 06 m                                                                                                                                                                                                                                                                                         | 06 m             | MR             |
|                   | • Gate width                                                | 06 m                                                                                                                                                                                                                                                                                         | 06 m             | MR             |
|                   | • Width of internal road                                    | N/A                                                                                                                                                                                                                                                                                          | N/A              | N/A            |
| 2.                | <b>Number, Width Type &amp; Arrangement of Exits</b>        |                                                                                                                                                                                                                                                                                              |                  |                |
|                   | <b>a. Number of staircases</b>                              |                                                                                                                                                                                                                                                                                              |                  |                |
|                   | • Upper floors                                              | 04 nos.                                                                                                                                                                                                                                                                                      | Provided         | MR             |
|                   | • Basements                                                 | 04 nos. & Ramp                                                                                                                                                                                                                                                                               | 04 nos. & Ramp   | MR             |
|                   | <b>b. Width of staircase</b>                                |                                                                                                                                                                                                                                                                                              |                  |                |
|                   | • Upper floors                                              | NA                                                                                                                                                                                                                                                                                           | NA               | NA             |
|                   | • Basements                                                 | NA                                                                                                                                                                                                                                                                                           | NA               | NA             |
|                   | <b>c. Protection of exits</b>                               |                                                                                                                                                                                                                                                                                              |                  |                |
|                   | • Fire check door                                           | Required                                                                                                                                                                                                                                                                                     | Provided         | MR             |
|                   | • Pressurization                                            | N/A                                                                                                                                                                                                                                                                                          | N/A              | N/A            |
|                   | <b>d. No. of continuous staircase to terrace</b>            | Required                                                                                                                                                                                                                                                                                     | 04 nos.          | MR             |
|                   | <b>e. Width of corridor</b>                                 | 1.80 m                                                                                                                                                                                                                                                                                       | Provided         | MR             |

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|    |                                                        |                                   |                              |     |
|----|--------------------------------------------------------|-----------------------------------|------------------------------|-----|
|    | f. Door size                                           | 02 m for assembly & 01 m for room | Provided                     | MR  |
| 3. | <b>Compartmentation</b>                                |                                   |                              |     |
|    | • Fire check door                                      | Required                          | Provided                     | MR  |
|    | • Sealing of electrical shafts                         | Required                          | Provided                     | MR  |
|    | • Fire rating of shaft door                            | N/A                               | N/A                          | N/A |
|    | • Water curtain                                        | Required                          | Provided                     | MR  |
|    | • Fire Dampers                                         | N/A                               | N/A                          | N/A |
| 4. | <b>Smoke Management System</b>                         |                                   |                              |     |
|    | • Basements                                            | Required                          | Exhaust fan Provided         | MR  |
|    | • Upper floors                                         | Required                          | Mechanical Provided          | MR  |
| 5. | <b>Fire Extinguishers</b>                              |                                   |                              |     |
|    | • Total numbers                                        | 68 Nos.                           | Provided                     | MR  |
|    | • Types                                                | ABC/CO <sub>2</sub>               | ABC & CO <sub>2</sub>        | MR  |
|    | • ISI marking                                          | ISI marked                        | Provided                     | MR  |
| 6. | <b>First-Aid Hose Reel</b>                             |                                   |                              |     |
|    | • Total number of each floor                           | 04 Nos.                           | Provided                     | MR  |
|    | • Length of hose reel hose                             | 30m                               | 30m                          | MR  |
|    | • Nozzle diameter                                      | 5mm                               | 5mm                          | MR  |
| 7. | <b>Automatic Fire Detection &amp; Alarming System.</b> |                                   |                              |     |
|    | • Type of detectors (Smoke)                            | Smoke/Heat /CO                    | Provided                     | MR  |
|    | • Location of main panel                               | G. F.                             | Provided                     | MR  |
|    | • Location of repeater panel                           | N/A                               | N/A                          | N/A |
|    | • Alternate source of power                            | Required                          | Provided                     | MR  |
|    | • Hooter's Location                                    | Required                          | Provided at different places | MR  |
|    | <b>MOEFA</b>                                           | Required                          | Provided                     | MR  |
|    | <b>Public Address System</b>                           | Required                          | Provided                     | MR  |
|    | <b>Automatic Sprinkler System</b>                      |                                   |                              |     |
|    | • Basement                                             | Required                          | Provided                     | MR  |
|    | • Upper floors                                         | Required                          | Provided                     | MR  |
|    | • Sprinkler above false ceiling                        | N/A                               | N/A                          | N/A |
|    | <b>Internal Hydrant</b>                                |                                   |                              |     |
|    | • Size of riser/down-comer                             | 100 mm                            | Provided                     | MR  |
|    | • Number of hydrants per floor                         | 04 no.                            | Provided                     | MR  |
|    | • Hose box                                             | 04 no.                            | Provided                     | MR  |
|    | <b>Yard Hydrants</b>                                   |                                   |                              |     |
|    | • Total number of hydrants                             | 08 nos.                           | Provided                     | MR  |
|    | • Hose box                                             | 08 nos.                           | Provided                     | MR  |

|     |                                                                               |               |                                |     |
|-----|-------------------------------------------------------------------------------|---------------|--------------------------------|-----|
| 13. | <b>Pumping Arrangement</b>                                                    |               |                                |     |
|     | <b>Ground level</b>                                                           |               |                                |     |
|     | • Discharge of main pump                                                      | 2280 lpm      | 2280 lpm                       | MR  |
|     | • Head of main pump                                                           | 40m           | Provided                       | MR  |
|     | • Number of main pumps                                                        | 01 m          | Provided                       | MR  |
|     | • Jockey pump out put                                                         | 180 LPM       | Provided                       | MR  |
|     | • Jockey pump head                                                            | 40m           | Provided                       | MR  |
|     | • Stand by pump output                                                        | 2280 lpm      | 2280 lpm                       | MR  |
|     | • Stand by pump head                                                          | 40m           | Provided                       | MR  |
|     | • Auto starting/Manual stopping                                               | Required      | Provided                       | MR  |
|     | • Pump House Access                                                           | Required      | Provided                       | MR  |
|     | <b>Terrace level</b>                                                          |               |                                |     |
|     | • Discharge of pump                                                           | 900 LPM       | Provided                       | MR  |
|     | • Head of pump                                                                | 40 m          | 40 m                           | MR  |
|     | • Power supply                                                                | Required      | Provided                       | MR  |
|     | • Auto starting of pump                                                       | Required      | Provided                       | MR  |
| 14. | <b>Captive Water Storage for Fire Fighting</b>                                |               |                                |     |
|     | • Underground tank capacity                                                   | 1,50,000 ltrs | 1,50,000 ltrs                  | MR  |
|     | • Draw-off connection                                                         | Required      | Provided                       | MR  |
|     | • Fire service inlet                                                          | Required      | Provided                       | MR  |
|     | • Access to tank                                                              | Required      | Provided                       | MR  |
|     | • Overhead tank capacity                                                      | 25,000 ltrs   | 25,000 ltrs                    | MR  |
| 15. | <b>Exit Signage.</b>                                                          | Required      | Provided                       | MR  |
| 16. | <b>Provision of Lifts.</b>                                                    |               |                                |     |
|     | • Pressurization of lift shaft                                                | N/A           | N/A                            | N/A |
|     | • Pressurization of lift lobby                                                | N/A           | N/A                            | N/A |
|     | • Communication in lift car                                                   | Required      | Provided                       | MR  |
|     | • Fireman's switch                                                            | Required      | Provided                       | MR  |
|     | • Lift signage                                                                | Required      | Provided                       | MR  |
| 17. | <b>Stand by Power Supply</b>                                                  | Required      | Provided                       | MR  |
| 18. | <b>Refuge Area</b>                                                            |               |                                |     |
|     | • Total area                                                                  | N/A           | N/A                            | N/A |
|     | • Location                                                                    | N/A           | N/A                            | N/A |
| 19. | <b>Fire Control Room</b>                                                      |               |                                |     |
|     | • Detector system panel                                                       | Required      | Provided                       | MR  |
|     | • Flow switch panel                                                           | N/A           | N/A                            | N/A |
|     | • PA system panel                                                             | Required      | Provided                       | MR  |
|     | • Battery backup                                                              | Required      | Provided                       | MR  |
|     | • Building floor plan                                                         | N/A           | N/A                            | N/A |
| 20. | <b>Special Fire Protection System for Protection of special Risk, if any:</b> | Required      | Co2 Fire Extinguisher provided | N/A |

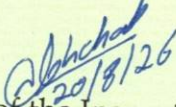
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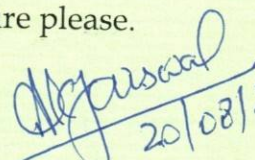
Note: - This is an addition/alteration case involving the addition of 22 guest rooms at the Ground Floor along with the newly constructed Banquet Hall (Pearl). The FSC issued vide letter No. F.6/DFS/MS/Motel/2025/WZ/181 dated 12/04/2025 was for Basement (Storage), Ground Floor (Restaurant, Reception, The Emerald Banquet, The Pearl Banquet, Rajdarbar Banquet & First floor (57 rooms).

The fire protection systems provided in the building/premises were checked, tested at random and found functional at the time of inspection.

Keeping in view of the substantial compliance of the minimum standards of fire prevention and fire safety measures as required under the rules, it is recommended to issue Fire safety certificate (FSC) to said premises.

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

  
Signature of the Inspecting Officer  
Name: Nitin Lohchab  
Designation: ADO (Narela)

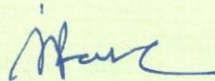
  
Signature of the Inspecting Officer  
Name: A. K. Jaiswal  
Designation: DO (Outer-North)

CFO / (North)

  
21/8/26

Principal Director

CFO to some

  
21/8

CFO (K)

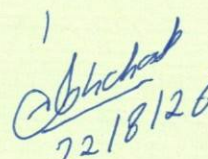
  
21/8/26

ADO/OND

F.T letter is put up for your kind  
Perusal & signature please.

CFO (O/p)

  
22/8/26

  
22/8/26

ms