



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



No. F6/DFS/MS/EH/WZ/2025/128

Dated: 12/04/2025

FIRE SAFETY CERTIFICATE

Certified that the M/s Bikanervala Private Limited located at Plot No. B-09, Netaji Subhash Place, Pitampura, New Delhi-34, restaurant running at Shop No. 01, 02 & 03 at ground floor of the building comprised of Basement + Ground + Ten upper floors & was granted Fire Safety Certificate by this department vide letter no. F6/DFS/MS/EH/WZ/2022/197 dated 06.07.2022. The building was re-inspected by officer concerned from this department on 07.04.2025 in the presence of Mr. Naveen (Manager) and found that the Restaurant has complied with the fire prevention and fire safety requirements in accordance with Rule 33 of Delhi Fire Service Rules, 2010. Accordingly, the said Restaurant is fit for occupancy of Group D "Assembly Building" (Restaurant) with effect from 12/04/2025 and valid upto 31.03.2028 in accordance with Rule 36 unless renewed under Rule 37 or sooner cancelled under Rule 40 and subject to conditions under Rule 38 of Delhi Fire service Rules, 2010 printed below.

Issued on 12/04/2025 at New Delhi by

(Atul Garg)
Director

Delhi Fire Service

Reference: etl.mcdonline application no. 2025032704705.

Conditions for the validity of Fire Safety Certificate

1. This Fire Safety Certificate is valid for restaurant at Ground floor only.
2. The means of escape shall be kept unobstructed/unlocked for unhindered evacuation in case of an emergency.
3. All the fire safety arrangements provided therein shall be maintained in good working conditions at all times.
4. Any loss of life or property due to non functional fire safety measures shall be at the responsibility of the management.
5. The trained fire fighting staff should be available round the clock.
6. Any deviation w.r.t. construction etc. shall be verified by the concerned building sanctioning authority.
7. This fire safety certificate may not be treated in any case for regularization of unauthorized construction, if any.
8. 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
9. The owner/occupier shall apply for renewal of this Fire Safety Certificate to the Director in form 'J' [sub rule (I) of rule 37] along with a copy of this Certificate, six month prior to its expiry".
10. Any change in the occupancy shall be intimated to this Deptt. and approval shall be obtained thereto before occupancy of the same.

2/16
INSPECTION REPORT

1.	Name and address of the building:	M/s Bikanervala Private Limited located at Plot No. B-09, Netaji Subhash Place, Pitampura, New Delhi-34 (FSC issued to the entire complex in the name of ITL Twin Tower located at Plot no. 09, Netaji Subhash Place, Pitampura, New Delhi-34).
2.	Type of occupancy	Group D, "Assembly" (Restaurant)
3.	Building comprised of	Basement + Ground + 10 upper floors. (Restaurant running at Ground floor of the building)
4.	Type of case:	Renewal
5.	Details of previous FSC	F6/DFS/MS/EH/WZ/2022/197 dated 06.07.2022
6.	Fire safety directives no.	Nil
7.	Date of inspection:	07.04.2025
8.	Name of the inspecting officer:	Rajesh Kumar Shukla, ADO (M. Road)
9.	Name and designation of the officer from the building side:	Mr. Naveen (Manager)
10.	Year of construction:	1998 (As per etl.mcdonline application)
11.	Reference letter no.:	etl.mcdonline application no. 2025032704705

11	Reference letter no.:		Commercial		
S. No	Minimum standard of Fire Prevention and Fire Safety U/R 33		Requirements As per Rules 35 (6)	Provide at site	Remarks MR/NMR
1	Access to Building:				
	A	Road width	6.0 mtrs	Provided	MR
	B	Gate width	NA	NA	NA
	C	Width of internal roads	NA	NA	NA
2	Number, Width, Type & Arrangement of Exits:				
	A	No. of Staircase: Restaurant at Ground floor only			
		a) Upper floor	NA	NA	NA
		b) Basements	NA	NA	NA
	B	Width of the Staircase: Restaurant at Ground floor only			
		a) Upper floors	NA	NA	NA
		b) Basement	NA	NA	NA
	C	Protection of Exits			
		a) fire check door	NA	NA	NA
		b) pressurization	NA	NA	NA
	D	No. of continuous staircase to terrace	NA	NA	NA
	E	Width of the corridor	NA	NA	NA
	F	Door Size	2.0 m& 1.0 m (old case)	Provided	MR
3	Compartmentation:				
	A	Fire check doors	NA	NA	NA
	B	Sealing of horizontal & vertical opening	NA	NA	NA
	C	Fire rating of shaft doors	NA	NA	NA
	D	Water curtain	NA	NA	NA
	E	Fire dampers	NA	NA	NA
4	Smoke Management System:				
	A	Basements	NA	NA	NA
	B	Restaurant area	Required	Provided	MR
5	Fire Extinguishers:				
	A	Total numbers	04 nos.	06 nos.	MR
	B	Types	ABC	ABC	MR
	C	ISI marking	ISI marked	ISI marked	MR

6	First Aid Hose Reel: (Provided & maintained by building management)				
	A	Total no. at each floor	1 no.	Provided near exits	MR
	B	Length of hose reel	30 m	30 m	MR
	C	Nozzle diameter	5 mm	5 mm	MR
7	Automatic Fire Detection and Alarm System (ADAS): (Provided & maintained by building management)				
	A	Type of detectors	NA	Smoke/heat	NA
	B	Location of main panel	NA	Provided	NA
	C	Location of repeater panel	NA	NA	NA
	D	Alternate power source	NA	NA	NA
	E	Hooter's location	NA	Provided	NA
8	MOEFA:		Required	Provided	MR
9	Public Address System:		NA	Provided	NA
10	Automatic Sprinkler System: (Provided & maintained by building management)				
	A	Basement	NA	NA	NA
	B	Ground floor (Restaurant)	NA	Provided	NA
	C	Sprinklers above false ceiling	NA	NA	NA
11	Internal Hydrants: (Provided & maintained by building management)				
	A	Size of down comer	100 mm	100 mm	MR
	B	No. of hydrants per floor	01 no.	Provided	MR
	C	Hose box	01 no.	Provided	MR
12	Yard Hydrants: (Provided & maintained by building management)				
	A	Total no. of hydrants	NA	Provided	NA
	B	Hose box	NA	Provided	NA
13	Pumping Arrangements: (Common fire fighting system provided & maintained by building management)				
	A Ground Level				
	a)	Discharge & head of main pump	Required	2850 LPM & 70 m	MR
	b)	Number of main pump	Required	02 nos.	MR
	c)	Discharge & head of jockey pump	Required	2 x 280 LPM & 70 m	MR
	d)	Discharge & head of standby pump	Required	2850 LPM & 70 m	MR
	e)	Auto starting/ manual stopping	Required	Provided	MR
	B Terrace Level(Common fire fighting system provided & maintained by building management)				
	a)	Discharge of terrace pump	450 LPM	Better system provided	MR
	b)	Head of terrace pump	NA	NA	NA
	c)	Alternate power supply	NA	NA	NA
	d)	Auto starting of pump	NA	NA	NA
14	Captive Water Storage for Fire Fighting: (Common fire tank provided & maintained by building management)				
	A	Underground tank capacity	NA	2,00,000 ltrs	NA
	B	Draw off connection	NA	Provided	NA
	C	Fire service inlet	NA	Provided	NA
	E	Access to tank	NA	Provided	NA
	D	Overhead tank capacity	20,000 ltrs	Provided	MR
15	Exit Signage:		Required	Provided	MR
16	Provision of lift: (Provided & maintained by building management)				
	A	Pressurization of lift shaft	NA	NA	NA
	B	Pressurization of lift lobby	NA	NA	NA
	C	Communication in lift car	NA	NA	NA
	D	Fireman switch	NA	NA	NA
	E	Lift signage	NA	NA	NA
17	Standby Power Supply:		Required	Provided	MR

2/18

M/s Bikanervala Private Limited located at Plot No. B-09, Netaji Subhash Place, Pitampura, New Delhi-34

18	Refuge Area:			
A	location	NA	NA	NA
B	Total area	NA	NA	NA
19	Fire Control Room: (Provided & maintained by building management)			
A	Fire detection system panel	NA	Provided	NA
B	Flow switch panel	NA	Provided	NA
C	P a system panel	NA	Provided	NA
D	Battery backup	NA	Provided	NA
E	Building floor plan	NA	Provided	NA
20	Special Fire Protection for special risk if any			
A	Special Fire Protection system for Protection of Special Risk, if any:	NA	NA	NA

S:- Meeting Requirement (MR), Not Meeting Requirement (NMR), Not Applicable (NA), Not Provided (NP) Provide But Not Functional (PNF).

Note:- During the course of inspection it was observed that the Restaurant running at Ground floor of the existing building of ITL Twin Tower located at Plot no. 09, Netaji Subhash Place, Pitampura, New Delhi-34 which has been already issued the FSC by this department vide letter no. F.6/DFS/MS/2022/201 dated 10.05.2022 (copy placed on file).

The fixed fire installation has been provided & maintained by the building management which is common to the entire building. The installed fire system is of higher capacity and category then required for the individual restaurant and same was found functional at the time of inspection.

If agreed to the note above & in view of the deemed compliance of minimum standards of fire prevention and fire safety measures as required under the Rules, the FSC issued vide letter no. F6/DFS/MS/EH/WZ/2022/197 dated 06.07.2022 is recommended to be renewed under Rule 37 of the Delhi Fire Service Rules 2010.

Signature of the Inspecting Officer
Name Rajesh Kumar Shukla
Designation ADO (M.Road)

DY.CFO (WZ)

MHT
1/2025dy
08/04/2025CFO
11/04/2025
Director

Ado/m

V. K. Bhandari
10/04/25

8