

**GOVERNMENT OF NATIONAL CAPITAL TERRITORY OF DELHI**  
**HEADQUARTERS: DELHI FIRE SERVICE: NEW DELHI - 110 001**

No. F.6/DFS/MS/Motel/2025/SZ/ 09

Dated: 03/01/2025

**FIRE SAFETY CERTIFICATE**

Certified that the **M/s Stellar Resort** located at Khasra No. 41/9 min, 41/10/1/2, 41/10/2, 41/12 min, 40/6/3/1 at Village Samalkha, NH-8, Rajokri, New Delhi-110038 comprised of Basement Ground and First Floor, with 21 guest rooms owned/occupied by A Unit of Stratus Hospitalities Pvt Ltd was issued FSC by this department vide letter F6/DFS/MS/Motel/SZ/2021/618 dated 13-12-2021. The premise was re-inspected by the officer concerned of this department on 21/12/2024 in the presence of Mr. Sanjay Kaushik and found to have deemed complied with the fire prevention and fire safety requirements in accordance with rule 33 of the Delhi Fire Service Rules, 2010 and that the building is fit for occupancy **Group A "Residential Building" (Motel with 21 guest room) and validity upto 31/03/2028** 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 03/01/2025 at New Delhi by

(ATUL GARG)  
DIRECTOR  
DELHI FIRE SERVICE

Copy to:-

1. The Joint Commissioner of Police (Lic/Branch), First Floor, P.S. Defence Colony, New Delhi-110049.
2. M/s Stellar Resort (A Unit of Stratus Hospitalities Pvt Ltd) , Khasra No. 41/9 min, 41/10/1/2, 41/10/2, 41/12 min, 40/6/3/1 at Village Samalkha, NH-8, Rajokri, New Delhi-110038.

**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. Any loss of life or property due to non-functional fire safety measures shall be at the responsibility of the management.
3. All the staff members must know the correct method of operation of firefighting system.
4. The basement shall be used as per the provisions of BBL-/NBC Part- IV.
5. 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).
6. This fire safety certificate may not in any way be treated as regularization of unauthorized construction, if any.
7. "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 Stellar Resort (A Unit of Stratus Hospitalities Pvt Ltd) , Khasra No. 41/9 min, 41/10/1/2, 41/10/2, 41/12 min, 40/6/3/1 at Village Samalkha, NH-8, Rajokri, New Delhi-110038		
2	Type of Occupancy	Residential Building, Group 'A' (Motel)		
3	Building Comprised of	Basement, Ground & First Floor		
4	Type of Case	Renewal		
5	Details of Previous NOC	F6/DFS/MS/Motel/SZ/2021/618 dated 13-12-2021		
6	Fire Safety Directives Letter No	F6/MS/DFS/BP/2003/253 dated 31-01-2003		
7	Date of Inspection	20-12-2024		
8	Name of the Inspecting Officers	Sh. Rajesh Kumar ADO (BCP)		
9	Name & Designation of Officers from the building side	Sh. Sanjay Kaushik		
10	Year of construction	2000	GF-21 Guest Rooms FF- Three Halls	
11	Applicant letter No.	Outdoor diary no 10281 dated 12-12-2024		
S. No.	Minimum standards on Fire Prevention and Fire Safety U/R 33	Requirement	Provided at Site (Old Case)	Remarks MR/NMR
1	Access to Building.			
	• Road width	Required	20m	MR
	• Gate width	5m	Provided	MR
	• Width of internal road	-NA-	-NA-	-NA-
2	Number, width, type & arrangement of exits.			
	a) Number of Staircase			
	➤ Upper floors.	2 Nos	2 Nos	MR
	➤ Basement floor.	4 Nos	4 Nos	MR
	b) Width of Staircase			
	➤ Upper floor	Old Case	1.4m, & 1.34m	MR
	➤ Basement floor	Old Case	1.4m, 1.38m, 1.34m & 1.38m	MR
	c) Protection of exits			
	➤ Fire check door	Required	Provided	MR
	➤ Pressurization	-NA-	-NA-	-NA-
	d) No. of continuous staircase to terrace	Required	One	MR
	e) Width of corridor	Required	1.5m provided	MR
	f) Door size	Required	1m (final exit)	MR
3	Compartmentation.			
	• Fire check door.	Required	Provided	MR
	• Sealing of electrical shafts.	Required	Provided	MR
	• Fire rating of shaft door.	Required	Provided	MR
	• Water curtain	-NA-	-NA-	-NA-
	• Fire dampers.	Required	Provided	MR
4	Smoke Management system.			
	• Basement	30 ACPH	Exhaust Fans	MR
	• Upper floors	12 ACPH	Natural ventilation	MR
5	Fire Extinguishers.			
	• Total numbers		32 Nos	MR
	• Types	ISI marked	ABC, CO <sub>2</sub> & W.CO <sub>2</sub>	MR
	• ISI Marking		Provided	MR



14/28

6	<b>First Aid Hose Reels.</b>			
	<ul style="list-style-type: none"> <li>Total numbers on each floor.</li> <li>Length of hose-reel hose.</li> <li>Nozzle Diameter</li> </ul>	Hose-reel	4 Nos	MR
			30m	MR
			5mm	MR

7	<b>Automatic fire detection &amp; alarming system.</b>			
	<ul style="list-style-type: none"> <li>Type of detectors</li> <li>Location of Main Panel</li> <li>Location of Repeater Panel</li> <li>Alternate source of power</li> <li>Hooter's location</li> </ul>	Required	Smoke type	MR
		Required	Ground floor	MR
		-NA-	-NA-	MR
		Required	Battery backup	MR
		Required	Stairs	MR
8	<b>MOEFA</b>	Required	Provided	MR
9	<b>Public Address System</b>	Required	Provided	MR
10	<b>Automatic Sprinkler System</b>			
	<ul style="list-style-type: none"> <li>Basement</li> <li>Ground floor</li> <li>Sprinkler above false ceiling</li> </ul>	Required	Provided	MR
		Required	Provided	MR
		-NA-	-NA-	-NA-
11	<b>Internal Hydrants.</b>			
	<ul style="list-style-type: none"> <li>Size of Riser/Down-comer</li> <li>Number of Hydrant per floor</li> <li>Hose box.</li> </ul>	150 mm	Provided	MR
		4 Nos	Provided	MR
		4 Nos	Provided	MR
12	<b>Yard Hydrants.</b>			
	<ul style="list-style-type: none"> <li>Total number of hydrants.</li> <li>Hose box.</li> </ul>	Required	4 Nos	MR
		Required	4 Nos	MR
13	<b>Pumping arrangements.</b>			
	<ul style="list-style-type: none"> <li><b>Ground Level</b> <ul style="list-style-type: none"> <li>Discharge of main pump.</li> <li>Head of main pump.</li> <li>Number of main pumps.</li> <li>Jockey Pump output.</li> <li>Jockey Pump head.</li> <li>Standby Pump output.</li> <li>Standby Pump head.</li> <li>Auto Starting/Manual Stopping.</li> <li>Pump house access.</li> </ul> </li> <li><b>Terrace Level</b> <ul style="list-style-type: none"> <li>Discharge of pump.</li> <li>Head of pump.</li> <li>Power supply.</li> <li>Auto starting of pump.</li> </ul> </li> </ul>	2280 LPM	2280 LPM	MR
		60m	60m	MR
		One	One	MR
		180 LPM	180 LPM	MR
		60m	60m	MR
		2280 LPM	2280 LPM	MR
		60m	60m	MR
		Required	Provided	MR
		Required	Provided	MR
		-NA-	-NA-	-NA-
		-NA-	-NA-	-NA-
		-NA-	-NA-	-NA-
		-NA-	-NA-	-NA-
14	<b>Captive water storage for fire fighting.</b>			
	<ul style="list-style-type: none"> <li>Underground tank capacity.</li> <li>Draw-off connection.</li> <li>Fire Service Inlet.</li> <li>Access to tank.</li> <li>Overhead tank capacity.</li> </ul>	50,000 Ltr	50,000 Ltr	MR
		Required	Provided	MR
		Required	Provided	MR
		Required	Provided	MR
		20,000 Ltr.	20,000 Ltr.	MR
15	<b>Exit Signage.</b>	Required	Provided	MR
16	<b>Provision of Lifts.</b>			

N/27

	<ul style="list-style-type: none"> <li>Pressurization of lift shaft.</li> <li>Pressurization of lift lobby.</li> <li>Communication in lift car.</li> <li>Fireman's switch.</li> <li>Lift signage.</li> </ul>	Required	Provided	MR
		-NA-	-NA-	-NA-
		Required	Provided	MR
		Required	Provided	MR
		Required	Provided	MR
17	Standby Power Supply	Required	Provided	MR
18	Refuge Area			
	Total area	-NA-	-NA-	-NA-
	Location	-NA-	-NA-	-NA-
19	Fire Control Room.			
	<ul style="list-style-type: none"> <li>Detector system panel.</li> <li>Flow switch panel.</li> <li>PA system panel.</li> <li>Battery backup.</li> <li>Building floor plan.</li> </ul>	Required	Provided	MR
		-NA-	-NA-	-NA-
		Required	Provided	MR
		Required	Provided	MR
		-NA-	-NA-	-NA-
20	Special Fire Protection System for the Protection of special Risk, if any.			-NA-

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

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/Motel/SZ/2021/618 dated 13/12/2021, renewal under rule 37 of the Delhi Fire Service Rules, 2010 is recommended.

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

*[Signature]*  
26/12/2024

Signature of the Inspecting Officer

Name: Sh. Rajesh Kumar

Designation: ADO (BCP)

DO (SD)

*[Signature]* 30/12/24  
*[Signature]* 31/12/2024  
 Director  
*[Signature]* 11/1/25

FT PS

*[Signature]*

As approved, F.T. letter is put up for your

Signature

*[Signature]*

1/1/25  
21/1/2025