

C-117

**GOVERNMENT OF NATIONAL CAPITAL TERRITORY OF DELHI**  
**HEADQUARTERS: DELHI FIRE SERVICE, CONNAUGHT PLACE**

**NEW DELHI- 110001**

No. F.6/DFS/MS/GH/2025/SZ/331

Dated: 09/05/2025

**FIRE SAFETY CERTIFICATE**

Certified that the M/s LA-Sapphire Hotel at A-23, Road No. 1, Mahipalpur Extn., New Delhi- 110037, comprised of basement, ground plus four upper floors, using basement (storage), ground floor (reception & office), 1st & 2nd floor each having 13 guest rooms respectively & 3rd floor having 12 guest rooms (total 38 guest rooms only) & 4th floor not in use (sealed by bricks wall), was issued FSC by this department vide letter No. F.6/DFS/MS/GH/2022/SZ/61 dated 28.01.2022. The premises was re-inspected by the officer concerned of this department on dated 05.05.2025 in the presence of Sh. Devender Singh, and found that the guest house 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/premises is fit for occupancy class "Residential" (Guest house) (38 guest rooms only upto 3<sup>rd</sup> floor only) w.e.f. 09/05/2025 and valid up-to 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 printed below.

Issued on 09/05/2025 at New Delhi.

(Atul Garg)  
**Director**  
Delhi Fire Service

Copy to: -

- 1 The Commissioner, MCD, Delhi: with a request to ensure the occupancy as detailed above and deviation, if any.
- 2 **Online application Id 2025041206299 dated 15.04.2025.**
- 3 The Executive Engineer (Bldg.), MCD, Civic Centre, New Delhi.

: - for information regarding use of basement.

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

1. All the fire safety arrangements provided therein shall be maintained in good working condition at all times.
2. The means of escape arrangements shall be kept unlocked & unobstructed for speedy evacuation of occupants in case of an emergency.
3. Any loss of life or property due to non-functional fire safety measures shall be at the risk and responsibility of the management.
4. The trained staff should be available round the clock.
5. Any deviations w.r.t. construction shall be verified by the concerned building sanctioning agency.
6. The certificate may not be treated in any case for the regularization of the unauthorized construction, if any.
7. Basement shall be used as per the building bye laws. Presently basement use for storage only.
8. The owner/occupier shall submit a declaration every year in the form 'K' provided in the first schedule of Delhi Fire Service Rules 2010, form is available on [www.dfs.delhigovt.nic.in](http://www.dfs.delhigovt.nic.in).
9. The owner/occupier shall apply for renewal of this Fire Safety Certificate to the Director in the 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 : LA-Sapphire Hotel at A-23, Road No. 1, Mahipalpur Extn., New Delhi- 110037.
2. Building is comprised of : Basement (storage), ground plus four upper floors, 4<sup>th</sup> floor sealed by bricks wall. Guest house running at G+3 floors only.
3. Type of Occupancy : Residential (Guest House)
4. Type of Case : Renewal
5. Details of Previous FSC letter : F.6/DFS/MS/GH/2022/SZ/61 dated 28.01.2022
6. Fire Safety direction letter No : N/A
7. Date of Inspection : 05.05.2025
8. Name of the Inspecting officers : ADO R.K. Yadav (JKP)
9. Name and designation of officer from the building side : Sh. Devender Singh
10. Year of construction : 1996
11. Applicant's letter No : ID No. 2025041206299 dated 15.04.2025

Sr. No.	Minimum Standards on Fire Prevention and Fire Safety U/R33	Requirement as per FSC dt. 28.01.2022	Provided at Site	Remarks MR/NMR
1	<b>Access to Building.</b>			
	<ul style="list-style-type: none"> <li>Road width</li> <li>Gate width</li> <li>Width of internal road</li> </ul>	Required N/A N/A	12 m N/A N/A	MR N/A N/A
2	<b>Number, Width, Type and Arrangement of Exits.</b>			
	a. Number of Staircases			
	<ul style="list-style-type: none"> <li>Upper floor</li> <li>Basement</li> </ul>	02 Nos. 02 Nos.	02 Nos. 02 Nos.	MR MR
	B. Width of Staircases			
	<ul style="list-style-type: none"> <li>Upper floor</li> <li>Basement</li> </ul>	1.50 & 1.1 m 1.50 & 1.1 m	1.50 & 1.1 m 1.50 & 1.1 m	MR MR
	c. Protection of Exits			
	<ul style="list-style-type: none"> <li>Fire check door</li> <li>Pressurization</li> </ul>	Required N/A	Provided N/A	MR N/A
	d. No. of Continuous Staircases to Terrace	01	01	MR
	e. Width of Corridor	N/A	N/A	N/A
	f. Door Size	1.0 m	1.0 m (final exit)	MR
3	<b>Compartmentation.</b>			
	<ul style="list-style-type: none"> <li>Fire check door</li> <li>Sealing of electrical shafts</li> <li>Fire rating of shaft door</li> <li>Water curtain</li> <li>Fire dampers</li> </ul>	Required Required N/A N/A N/A	Provided Sealed N/A N/A N/A	MR MR N/A N/A N/A
4	<b>Smoke Management System.</b>			
	<ul style="list-style-type: none"> <li>Basement</li> <li>Upper floor</li> </ul>	30 ACPH 12 ACPH	Exhaust fan provided Natural Ventilation	MR MR
5.	<b>Fire Extinguishers.</b>			
	<ul style="list-style-type: none"> <li>Total numbers</li> <li>Types</li> <li>IS marking</li> </ul>	25 nos. ABC /CO <sub>2</sub> ISI marked	Provided Provided Provided	MR MR MR



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06	<b>First-Aid-Hose Reels.</b>			
	• Total numbers on each floor	01 No	Provided	MR
	• Length of hose reel hose	30 m	Provided	MR
	• Nozzle diameter	05 mm	Provided	MR
07	<b>Automatic Fire Detection, CO detection and Alarming System.</b>			
	• CO Type of detectors	Required	Provided	MR
	• Location of main panel	Required	Ground floor	MR
	• Location of repeater panel	N/A	N/A	N/A
	• Alternate source of power	Required	Provided	MR
	• Hooter's location	N/A	N/A	N/A
08	<b>MOEFA</b>	Required	Provided	MR
09	<b>Public Address System.</b>	Required	Provided	MR
10	<b>Automatic Sprinkler System.</b>			
	• Basement & Stilt	Required	Provided	MR
	• upper floor	N/A	N/A	N/A
	• sprinkler above false ceiling	N/A	N/A	N/A
11	<b>Internal Hydrants</b>			
	• size of riser/down-comer	100 mm	Provided	MR
	• Number of hydrants per floor	01	Provided	MR
	• Hose box	01	Provided	MR
12	<b>Yard Hydrants.</b>			
	• Total number of hydrants	N/A	N/A	N/A
	• Hose box	N/A	N/A	N/A
13	<b>Pumping Arrangements.</b>			
	➤ Ground Level			
	• Discharge of main pump			
	• Head of main pump	N/A	N/A	N/A
	• Number of main pumps	N/A	N/A	N/A
	• Jockey pump out put	N/A	N/A	N/A
	• Jockey pump head	N/A	N/A	N/A
	• Standby pump out put	N/A	N/A	N/A
	• Standby pump head	N/A	N/A	N/A
	• Auto starting /manual stopping	N/A	N/A	N/A
	• Pump house access	N/A	N/A	N/A
	➤ Terrace Level			
	• Discharge of pump	450 LPM ×2	Provided	MR
	• Head of the pump	40 m	Provided	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	N/A	N/A	N/A
	• Draw-off connection	N/A	N/A	N/A
	• Fire service inlet	N/A	N/A	N/A
	• Access to tank	N/A	N/A	N/A
	• Overhead Tank capacity	15,000 ltrs	N/A	N/A
15	<b>Exit Signage.</b>	Required	Provided	MR
			Provided	MR

Provision of Lifts.			
	<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>Firemen's grounding switch</li> <li>Lift Signage</li> </ul>	N/A	
		N/A	N/A
		N/A	N/A
		N/A	N/A
		Required	Provided
17	Standby power supply	Required	Provided
18	Refuge Area.	Required	Provided
			MR
	<ul style="list-style-type: none"> <li>Total area</li> <li>Location</li> </ul>	N/A	
		N/A	N/A
		N/A	N/A
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 Plans</li> </ul>	N/A	N/A
		N/A	N/A
		N/A	N/A
		N/A	N/A
		N/A	N/A
	Special Fire Protection systems for protection of special Risks, if any:	Required	ABC type fire extinguisher
			MR

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

Note: - As per undertaking given by guest house management (placed at C-116) that the building comprised of basement, ground plus four upper floors, using basement (storage), ground floor (reception & office), 1<sup>st</sup> & 2<sup>nd</sup> floor each having 13 guest rooms respectively & 3<sup>rd</sup> floor having 12 guest rooms (total 38 guest rooms only) & 4<sup>th</sup> floor not in use (sealed by bricks wall).

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. F.6/DFS/MS/GH/2022/SZ/61 dated 28.01.2022, renewal under rule 37 of the Delhi Fire Service Rules 2010 is recommended.

Signature of Inspecting Officer

Name: - R.K. Yadav

Designation: - ADO (JKP)

DO (SD)

*[Handwritten signatures and dates]*  
 9/5/2025  
 Director  
 15/5/25

ADO/JKN

Updated