

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

No.F.6/DFS/MS/SZ/2026/ 211

Dated: 10/09/2026

FIRE SAFETY CERTIFICATE

Certified that the Building at **Plot No. A, LSC-2, Sector-10, LOP- 160, Dwarka, New Delhi- 110075**, comprised of basement, ground plus three upper floors, using **basement (Parking), Ground, 1st & 2nd Floor (Shops), 3rd Floor (Restaurants)**, owned/occupied by KAY CEE Associates LLP, have complied with the fire prevention and fire safety requirements in accordance with Rule 33 of the Delhi Fire Service Rules, 2010, and building was inspected by the officers concerned of this department on dated 29.07.2026 & 19.08.2026 in the presence of Akshay Kumar, AE (DDA) & Vijay Rahure, JE (DDA), and found that the building is fit for Class "Mixed Occupancy" (**Mercantile & Assembly**) w.e.f. 10/09/2026 with 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 10/09/2026 at New Delhi.


(A.K. Malik)
Chief Fire Office
South Zone

Copy to: -

1. The Dy. Director (L&I), Building Section, Delhi Development Authority, Vikas Sadan, INA, New Delhi-110023.

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. The basement shall be used as per BBL/UBBL.
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.
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.

N/3

INSPECTION REPORT

1.	Name & address of the building	Building at Plot No. A, LSC-2, Sector-10, LOP- 160, Dwarka, New Delhi- 110075.		
2.	Type of Occupancy	Mixed Occupancy (Mercantile and Assembly)		
3.	Building Comprised of	Basement, ground plus three upper floors		
4.	Type of Case	New Case		
5.	Details of previous NOC No.	N/A		
6.	Fire Safety directives Letter No.	F6/DFS/MS/BP/2023/371 dated 30.11.2023		
7.	Date of inspection	29.07.2026 & 19.08.2026		
8.	Name of the Inspecting Officer	Rajender Atwal, DO (SW) & R.K. Yadav, ADO (DWK)		
9.	Name and designation of Officer from the building side	Akshay Kumar, AE (DDA) & Vijay Rahure, JE (DDA)		
10.	Year of Construction	2023-24		
11.	Applicant's letter No.	[DW10/0088/2023] [DDA/BP/0028/2.26/OCC dated 02.07.2026]		
Sr. No.	Minimum standards on fire prevention and fire safety U/R 33	Requirements as per BBL/UBBL	Provided at site	Remarks MR/NMR
1.	Access of building			
	Road width	6.0 mtr	Provided	MR
	Gate width	6.0 mtr	Provided	MR
	Width of internal road	N/A	N/A	N/A
2.	Number, width, Type & Arrangements of exits			
	a. Number of staircases			
	Upper floors	02 nos.	02 nos.	MR
	Basements	02 nos.	02 nos. & 01 ramp	MR
	b. Width of staircases			
	Upper floors	2.0 m each	2.0 m each	MR
	Basements	2.0 m each	2.0 m each	MR
	c. Protection of exits			
	Fire check door	Required	Provided	MR
	Pressurization	N/A	N/A	N/A
	d. No of continuous staircase to terrace	02 nos.	02 nos.	MR
	e. Width of Corridor	2.0 m	Provided	MR
	f. Door Size	2.0 m	Provided	MR
3.	Compartmentation			
	Fire check door	Required	Provided	MR
	Sealing of electrical shafts	Required	Sealed	MR
	Fire Rating of shaft door	02 hours	Provided	MR
	Water Curtain	N/A	N/A	N/A
	Fire Dampers	N/A	N/A	N/A
4.	Smoke Managements System			
	Basement.	12 ACPH	Provided	MR
	Upper floors	12 ACPH	Provided	MR
5.	Fire Extinguishers			
	Total numbers	20 Nos.	Provided	MR
	Types	ABC & CO ₂	Provided	MR
	ISI marking	ISI marked	Provided	MR
6.	First-Aid Hose Reels			

N/4

	- Total numbers on each floor - Length of hose reel hose - Nozzle diameter	02 nos.	Provided	MR
		30m	Provided	MR
		5mm	Provided	MR
7.	Automatic fire detection and alarming system.			
	- Type of detector - Location of Main Panel - Location of Repeater Panel - Alternate source of power - Hooters' Location	Smoke/Heat	Provided	MR
		Required	Provided at ground floor	N/A
		N/A	N/A	N/A
		Required	Provided	MR
		Should be audible in entire building	Provided	N/A
8.	MOEFA	Required	Provided	MR
9.	Public Address System	N/A	N/A	N/A
10.	Automatic Sprinkler System			
	- Basements - Upper Floor - Sprinkler above false ceiling	Required	Provided	MR
		Required	Provided	MR
		N/A	N/A	N/A
11.	Internal Hydrants			
	- Size of riser/down- comer - Number of hydrants per floor - Hose Box	100 mm	Provided	MR
		02 nos.	Provided	MR
		Required	Provided	MR
12.	Yard Hydrants			
	- Total number of hydrants - Hose Box	N/A	N/A	N/A
		N/A	N/A	N/A
13.	Pumping Arrangements			
	- Ground Level ➤ Discharge of main pump ➤ Head of main pump ➤ Number of main pumps ➤ Jockey pump out put ➤ Jockey pump head ➤ Standby Pump out put ➤ Standby Pump Head ➤ Auto Staring/Manual stopping ➤ Pump House Access	2280 LPM	Provided	MR
		70 m	Provided	MR
		01 nos.	Provided	MR
		180 LPM	Provided	MR
		70 m	Provided	MR
		2280 LPM	Provided	MR
		70 m	Provided	MR
		Required	Provided	MR
		Required	Provided	MR
	- Terrace level ➤ Discharge of pump ➤ Head of the pump ➤ Power supply ➤ Auto starting of pump	900 LPM & 450 LPM	Provided	MR
		40 m	Provided	MR
		Required	Provided	MR
		Required	Provided	MR
14.	Captive water storage for firefighting			
	- Underground tank capacity ➤ Draw of connection ➤ Fire service inlet ➤ Access to tank - Overhead Tank capacity	1,50,000 ltrs	Provided	MR
		Required	Provided	MR
		Required	Provided	MR
		Required	Provided	MR
		30,000 ltr	Provided	MR
		Required	Provided	MR
15.	Exit signage			
16.	Provision of lifts			
	➤ Pressurization of Lift Shaft ➤ Pressurization of lift lobby ➤ Communication in lift Car ➤ Fireman's Grounding Switch ➤ Lift Signage	Required	Provided	MR
		Required	Provided	MR
		Required	Provided	MR
		Required	Provided	MR
		Required	Provided	MR

N/4

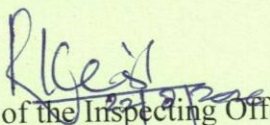
N15

17.	Standby Power Supply	Required	Provided	MR
18.	Refuge Area			
	➤ Total area	N/A	N/A	N/A
	➤ Location	N/A	N/A	N/A
19.	Fire Control Room			
	➤ Detector system panel	N/A	Provided	N/A
	➤ Flow Switch Panel	N/A	Provided	N/A
	➤ PA System Panel	N/A	Provided	N/A
	➤ Battery backup	N/A	Provided	N/A
	➤ Building Floor Plans	N/A	Provided	N/A
20.	Special Fire Protection Systems for Protection of Special Risks, if any;	Required	02 nos. ABC type fire extinguisher provided near electric panel	MR

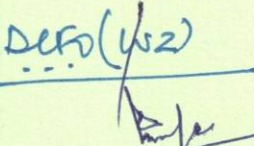
The fire protection systems provided in the building were tested, checked and found functional at the time of inspection.

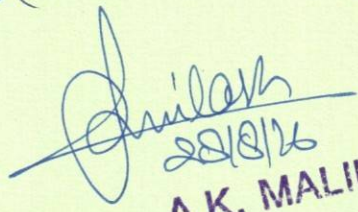
Note: - The building comprised of basement, ground plus three upper floors, using basement (Parking), Ground, 1st & 2nd Floor (Shops), 3rd Floor (Restaurants).

Keeping in view the compliance of the minimum standards on fire prevention and fire safety required under the rules **it is recommended to grant Fire Safety Certificate** under Rule 35 of the Delhi Fire Service Rule 2010.


Signature of the Inspecting Officer
Name: - R.K. Yadav
Designation: - ADO (DWK)

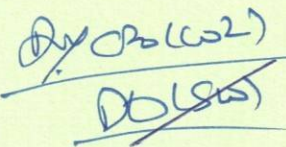

Signature of the Inspecting Officer
Name- Rajender Atwal
Designation: - DO (SW)


27/02/2026
Cfo (W2)
Debabrata Mukherjee


28/8/26
A.K. MALIK

Pr. Dy. Cfo to return. Please
Received on 8/9/26
Cfo (W2)

A.K. MALIK


Aso. Dy. Cfo