

C/137

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

**NEW DELHI- 110001**



No. F.6/DFS/MS/GH/2025/SZ/ 536

Dated: 06/10/2025

**FIRE SAFETY CERTIFICATE**

Certified that the M/s. The Meriton a unit of Unique Hospitality LLP located at Okhla, NSIC Metro Station, New Delhi- 110020, building comprised of basement, ground plus 08 upper floors, using basement as parking, ground floor as reception & restaurant, 1st & 2nd floor each having 08 guest rooms, 3rd, 4th, 5th, 7th & 8th floor each having 13 guest rooms respectively & 6th floor having 12 guest rooms only (total 93 guest rooms), was issued FSC by this department vide letter No. F.6/DFS/MS/Residential/2020/SZ/393 dated 01.10.2020 (for residential building). The building was re-inspected by the officer concerned of this department on dated 24.09.2025 in the presence of Sh. Vishu Goyal, 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 (93 guest rooms only) is fit for occupancy class "Residential Building" (Sub Division A-5) w.e.f. 06/10/2025 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 06/10/2025 at New Delhi.

  
 (A. K. Malik)  
 Dy. Chief Fire Officer  
 South Zone  


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 2025062810705 dated 02.09.2025 & Id No. 2025070811115 dated 11.07.2025
- 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 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](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.



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**INSPECTION REPORT**

1. Name &amp; address of the building

The Meriton (A unit of Unique Hospitality LLP), located at Okhla  
NSIC Metro Station, New Delhi- 110020.  
Basement, ground plus 08 upper floors.

2. Building is comprised of

3. Type of Occupancy

4. Type of Case

5. Details of Previous FSC letter

6. Fire Safety direction letter No

7. Date of Inspection

8. Name of the Inspecting officers

9. Name and designation of officer  
from the building side

10. Year of construction

11 Applicant's letter No

Residential

Renewal

F.6/DFS/MS/Residential/2020/SZ/393 dated 01.10.2020 (for 05 years)

F.6/DFS/MS/2016/BP/189 dated 12.08.2016

24.09.2025

ADO R.K. Yadav

Sh. Vishu Goyal

2020

ID No. 2025062810705 dated 02.09.2025

22/09/2025 20250708 1115 dt 11/7/2025

Sr No.	Minimum Standards on Fire Prevention and Fire Safety U/R33	Requirements	Provided at Site	Remarks MR/NMR
1	Access to Building.	FSC issued for residential building vide letter No. F.6/DFS/MS/Residential/2020/SZ/393 dated 01.10.2020		
	<ul style="list-style-type: none"> <li>Road width</li> <li>Gate width</li> <li>Width of internal road</li> </ul>	Accessible 4.5 m 6.0 m	12 m 5.8 m 6.0 m	MR MR MR
2	Number, Width, Type and Arrangement of Exits.	Common with Metro Station		
	a. Number of Staircases	02 No.	02 Nos.	MR
	<ul style="list-style-type: none"> <li>Upper floor</li> <li>Basement</li> </ul>	02 Nos.	02 Nos. + 01 ramp	MR
	B. Width of Staircases	2.0 m & 1.50 m	Provided	MR
	<ul style="list-style-type: none"> <li>Upper floor</li> <li>Basement</li> </ul>	2.0 m & 1.50 m	Provided & 01 ramp (2.0 m)	MR
	c. Protection of Exits	Required	Provided	MR
	<ul style="list-style-type: none"> <li>Fire check door (In Basement)</li> <li>Pressurization</li> </ul>	N/A	N/A	N/A
	d. No. of Continuous Staircases to Terrace	02 No.	01 No.	MR
	e. Width of Corridor	2.0 m	2.20 m	MR
	f. Door Size	1.0 m	Provided	MR
3	Compartmentation.	Common with Metro Station		
	<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	Provided	MR
		Required	Sealed	MR
		Required	Provided	MR
		Required	Provided	MR
		N/A	N/A	N/A
4	Smoke Management System.	Common with Metro Station		
	<ul style="list-style-type: none"> <li>Basement</li> <li>Upper floor</li> </ul>	Required	Exhaust fans	MR
5.	Fire Extinguishers.	Required	Natural Ventilation	MR
	<ul style="list-style-type: none"> <li>Total numbers</li> <li>Types</li> <li>IS marking</li> </ul>	60 nos.	Provided	MR
06	First-Aid-Hose Reels.	ABC /CO <sub>2</sub>	Provided	MR
		ISI marked	Provided	MR



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07	<b>Automatic Fire Detection, CO detection and Alarming System.</b>			
	<ul style="list-style-type: none"> <li>Type of detectors (CO)</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	Provided	MR
		Required	Provided at GF	MR
		N/A	N/A	N/A
		Required	Provided	MR
		Each floor	Provided	MR
08	MOEFA	Required	Provided	MR
09	Public Address System.	Required	Provided	MR
10	<b>Automatic Sprinkler System.</b>			
	<ul style="list-style-type: none"> <li>Basement &amp; Stilt floor</li> <li>upper floor</li> <li>sprinkler above false ceiling</li> </ul>	Required	Provided	MR
		Required	Provided	MR
		N/A	N/A	N/A
11	<b>Internal Hydrants</b>			
	<b>Common with Metro Station</b>			
	<ul style="list-style-type: none"> <li>size of riser/down-comer</li> <li>Number of hydrants per floor</li> <li>Hose box</li> </ul>	100 mm	Provided	MR
		03	Provided	MR
		03	Provided	MR
12	<b>Yard Hydrants.</b>			
	<ul style="list-style-type: none"> <li>Total number of hydrants</li> <li>Hose box</li> </ul>	03	Provided	MR
		Required	Provided	MR
13	<b>Pumping Arrangements.</b>			
	➤ Ground Level	<b>Common with Metro Station</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 out put</li> <li>Jockey pump head</li> <li>Standby pump out put</li> <li>Standby pump head</li> <li>Auto starting /manual stopping</li> <li>Pump house access</li> </ul>	2850 LPM	Provided	MR
		70 m	Provided	MR
		Two	Provided	MR
		180 LPM	Provided	MR
		70 m	Provided	MR
		2850 LPM	Provided	MR
		70 m	Provided	MR
		Required	Provided	MR
	➤ Terrace Level			
	<ul style="list-style-type: none"> <li>Discharge of pump</li> <li>Head of the pump</li> <li>Power supply</li> <li>Auto Starting of pump</li> </ul>	900 LPM	Provided	MR
		40 m	Provided	MR
		Required	Provided	MR
		Required	Provided	MR
14	<b>Captive Water Storage for Fire Fighting.</b>			
	<b>Common with Metro Station</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>	2,00,000 ltrs.	Provided	MR
		Required	Provided	MR
		Required	Provided	MR
		Required	Provided	MR
		25,000 ltrs.	Provided	MR
15	Exit Signage.	Required	Provided	MR



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Provision of Lifts.		Common with Metro Station		
17	• Pressurization of Lift Shaft	Required	Provided	MR
	• Pressurization of Lift lobby	Required	Provided	MR
	• Communication in lift car	Required	Provided	MR
	• Firemen's grounding switch	Required	Provided	MR
	• Lift Signage	Required	Provided	MR
	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	N/A	N/A
	• Flow switch panel	N/A	N/A	N/A
	• PA system panel	N/A	N/A	N/A
	• Battery backup	N/A	N/A	N/A
	• Building Floor Plans	N/A	N/A	N/A
20	Special Fire Protection systems for protection of special Risks, if any:	Required	CO2 Flooding System Provided	MR

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

**Note:** - The Residential building was issued Fire Safety Certificate by this department vide letter No. F.6/DFS/MS/Residential/2020/SZ/393 dated 01.10.2020 for the building comprised of basement, ground plus 8<sup>th</sup> upper floors, now the applicant applied for guest house, using basement as parking, ground floor as reception & restaurant (restaurant having separate FSC by this department vide letter No. F.6/DFS/MS/EH/NDZ/2025/235 dated 16.06.2025) 1<sup>st</sup> & 2<sup>nd</sup> floor each having 08 guest rooms, 3<sup>rd</sup>, 4<sup>th</sup>, 5<sup>th</sup>, 7<sup>th</sup> & 8<sup>th</sup> floor each having 13 guest rooms respectively & 6<sup>th</sup> floor having 12 guest rooms only (total 93 guest rooms).

In view of the deemed compliance of the minimum standards of fire prevention and fire safety measures as required under the rules the Fire Safety Certificate issued vide letter No. F.6/DFS/MS/Residential/2020/SZ/393 dated 01.10.2020, is **recommended to be renewed** under rule 37, of the Delhi Fire Service Rules, 2010.

Signature of the Inspecting Officer

Name: - R.K. Yadav

Designation: - ADO (JKP)

DO (SD)

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*[Handwritten signature]*

*[Handwritten signature]*  
26/9/2025

Principal Director

@fo to Son.

*[Handwritten signature]*  
26/09/25

@fo

*[Handwritten signature]*