C142

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

No. F6/DFS/MS/Mixed/ECN/2026/761 Dated: - 17/11/2026

FIRE SAFETY CERTIFICATE

Certified that the **M/s Bamboo Hotel and Global Centre (Delhi) Pvt. Ltd.** located at **Asset-13, Hospitality District, Aerocity, IGI Airport, New Delhi in** a building comprised of **Hotel Block - 06 nos. Basements (B1 to B6) + Basement-1 Mezzanine, Ground, Ground Mezzanine, Girder & Seven Upper Floors** and **Office Block - 05 nos. Basements (B1 to B5) + Basement-1 Mezzanine, Ground, Ground Mezzanine, Girder & Seven Upper Floors** but Premises under consideration is **Basements (B1 to B5) and Basement-1 Mezzanine only.** The said premises was inspected by the officers concerned of this department on dated 02.11.2026 along with **Sh. Nitin Kundra (Dy. GM) & Sh. Raman Gupta MEP Head** and found that the said premises have substantially complied with the fire prevention and fire safety requirements in accordance with Rule 33 of the Delhi Fire Service Rules, 2010 and that the premises is fit for occupancy **"Mixed Occupancy (Assembly and Residential)"** with effect from 17../..11../2026 for 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.

Issued ...17/11/2026...at New Delhi by.

M. K. Chattopadhyay
Dy. Chief Fire Officer
Delhi Fire Service

Copy to: -

o/c BH

1. Sh. Sudipto Chakraborty, GM Architecture, DIAL Udan Bhawan IGI Airport, New Delhi- 110037.
2. The Authorized Signatory, M/s Bamboo Hotel and Global Centre (Delhi) Pvt. Ltd. at Asset-13, Hospitality District, Aerocity, IGI Airport, New Delhi.

Conditions for the validity of Fire Safety Certificate: -

1. All the fire safety arrangements provided therein shall be maintained in good working conditions at all times.
2. Any loss of life or property due to nonfunctional fire safety measures shall be at the responsibility of the management.
3. The trained firefighting staff should be available round the clock.
4. Any deviation w.r.t. construction, electrical installation, set back area, structural stability, lifts etc. shall be verified by the concerned authority. Basement shall be used as per UBBL amended as on date.
5. This fire safety certificate may not be treated in any case for regularization of unauthorized construction, if any.
6. 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
7. The means of escape exits, staircase passage way, etc. shall be kept unobstructed / unlocked for unhindered evacuation in case of an emergency.
8. 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 months prior to its expiry".
9. Refuge area shall be maintained in accordance with clause 9.3.6, 9.3.7 and 8.4.9. UBBL-amended as on date.
10. The FSC to Office Block /Commercial Component (Ground, Mezzanine & Seven Upper Floors including fire pump house in basement-1) in r/o M/S Bamboo Hotel and Global Centre (Delhi) Pvt. Ltd. located at Asset- LP-IA-13 Hospitality District, Aerocity, IGI Airport, New Delhi in a building comprised of 05 nos. Basements (B1 to B5) + Basement 1 Mezzanine, Ground, Ground Mezzanine & Seven Upper Floors has already been issued vide letter No. F6/DFS/MS/Business/ECN/646 dated 23.07.2026.

INSPECTION REPORT

1.	Name & address of the building: -	M/s Bamboo Hotel and Global Centre (Delhi) Pvt. Ltd. at Asset-13, Hospitality District, Aerocity, IGI Airport, New Delhi - 110037.
2.	Type of occupancy: -	Mixed Occupancy (Residential and Assembly)
3.	Building Comprised of: -	Office Block - 05 nos. Basement (B1 to B5) + Basement-1 Mezzanine, Ground, Ground Mezzanine, Girder Floor & Seven Upper Floors *(FSC has already been issued for Fire Pump house in B-1, Ground and 07 Upper Floors vide letter No. F6/DFS/MS/Business/ECN/2026/646 dated 23.07.2026)* Hotel Block – 06 nos. Basement (B1 to B6) + Basement-1 Mezzanine, Ground, Ground Mezzanine, Girder Floor & Seven Upper Floors
4.	Type of case: -	Fresh
5.	Details of previous FSC: -	N/A
6.	Fire safety directives No.: -	F.6/DFS/MS/ 2019/BP/243 dt. 28/06/2019, F.6/DFS/MS/2024/BP/104 dt. 02/04/2024 & F.6/DFS/MS/2024/BP/HTL/40 dt. 24/12/2024
7.	Date of inspection: -	04/11/2026 and 11/11/2026
8.	Name of the inspecting officer: -	Sh. Sandeep Duggal, DO (NDD/ODD) Sh. Bhupender Prakash, ADO (ND)
9.	Name & designation of officer From the building side: -	Sh. Nitin Kundra (Dy. GM) and Sh. Raman Gupta MEP Head
10.	Year of construction: -	2026
11.	Applicant's letter No: -	DIAL/2026-27/CPD/5731 dated 06.10.2026

S. No.	Minimum Standards on fire Prevention and fire safety U/R 33	Requirement NBC-IV/UBBL-2016	Provided at site	Remarks MR/NMR
1.	**Access to Building**			
	• Road width	9.00 mtr.	Provided	MR*
	• Gate width	6.00 mtr.	Provided	MR
	• Width of internal road	6.00 mtr.	Provided	MR
2.	**Number, Width Type & Arrangement of Exits**			
	a. Number of staircases			
	• Upper floors	**Hotel Block – 12 nos.** B6 to Terrace – 08 nos. (inc. 04 nos. Fire Towers) B6 to Gr. Floor – 02 nos. Gr. to Terrace – 01 no. Gr. to Gr. Mezz. – 01 no. (Service Staircase) **Office Block – 06 nos.** B5 to Terrace – 04 nos. (inc. 03 nos. Fire Towers) Gr. to Terrace – 01 no. 1st to Terrace – 01 no.	**Hotel Block – 12 nos.** B6 to Terrace – 08 nos. (inc. 04 nos. Fire Towers) B6 to Gr. Floor – 02 nos. Gr. to Terrace – 01 no. Gr. to Gr. Mezz. – 01 no. (Service Staircase) **Office Block – 06 nos.** B5 to Terrace – 04 nos. (inc. 03 nos. Fire Towers) Gr. to Terrace – 01 no. 1st to Terrace – 01 no.	MR
	• Basements	**Hotel Block – 10 nos.** B6 to Terrace – 08 nos. (inc. 04 nos. Fire Towers) B6 to Gr. Floor – 02 nos. B-1 (Transformer Room to Gr. Floor)- 01 no. Ramp B-6 to Ground-01 no. **Office Block – 10 nos.** B5 to Terrace – 04 nos. (inc. 03 nos. Fire Towers) B5 to Gr. Floor – 01 no. B5 to B1 – 01 no. (Service Staircase) B1 to Gr. Floor – 02 nos. B1 to B1 Mezz. – 02 nos. Ramp B-5 to Grund-01 no.	**Hotel Block – 10 nos.** B6 to Terrace – 08 nos. (inc. 04 nos. Fire Towers) B6 to Gr. Floor – 02 nos. B-1 (Transformer Room to Gr. Floor)- 01 no. Ramp B-6 to Ground-01 no. **Office Block – 10 nos.** B5 to Terrace – 04 nos. (inc. 03 nos. Fire Towers) B5 to Gr. Floor – 01 no. B5 to B1 – 01 no. (Service Staircase) B1 to Gr. Floor – 02 nos. B1 to B1 Mezz. – 02 nos. Ramp B-5 to Grund-01 no.	MR

	b. Width of staircase			
	• Upper floors	**Hotel Block – 12 nos.** B6 to Terrace – 08 X 2.10 mtr. (inc. 04 nos. Fire Towers) B6 to Gr. Floor – 02 X 2.10 mtr. Gr. to Terrace – 01 X 2.10 mtr. Gr. to Gr. Mezz. – 01 X 1.10 mtr. (Service Staircase) **Office Block – 06 nos.** B5 to Terrace – 04 X 2.10 mtr. (inc. 03 nos. Fire Towers) Gr. to Terrace – 01 X 2.10 mtr. 1st to Terrace – 01 X 2.80 mtr.	**Hotel Block – 12 nos.** B6 to Terrace – 08 X 2.10 mtr. (inc. 04 nos. Fire Towers) B6 to Gr. Floor – 02 X 2.10 mtr. Gr. to Terrace – 01 X 2.10 mtr. Gr. to Gr. Mezz. – 01 X 1.10 mtr. (Service Staircase) **Office Block – 06 nos.** B5 to Terrace – 04 X 2.10 mtr. (inc. 03 nos. Fire Towers) Gr. to Terrace – 01 X 2.10 mtr. 1st to Terrace – 01 X 2.80 mtr.	MR
	• Basements	**Hotel Block – 10 nos.** B6 to Terrace – 08 X 2.10 mtr. (inc. 04 nos. Fire Towers) B6 to Gr. Floor – 02 X 2.10 mtr. B-1 (Transformer Room to Gr. Floor)- 1.50 m Ramp-7.5 m wide **Office Block – 10 nos.** B5 to Terrace – 04 X 2.10 mtr. (inc. 03 nos. Fire Towers) B5 to Gr. Floor – 01 X 2.10 mtr. B5 to B1 – 01 X 2.00 mtr. (Service Staircase) B1 to Gr. Floor – 02 X 3.20 mtr. B1 to B1 Mezz. – 02 X 1.50 mtr. Ramp-7.5 m wide	**Hotel Block – 10 nos.** B6 to Terrace – 08 X 2.10 mtr. (inc. 04 nos. Fire Towers) B6 to Gr. Floor – 02 X 2.10 mtr. B-1 (Transformer Room to Gr. Floor)- 1.50 m Ramp-7.5 m wide **Office Block – 10 nos.** B5 to Terrace – 04 X 2.10 mtr. (inc. 03 nos. Fire Towers) B5 to Gr. Floor – 01 X 2.10 mtr. B5 to B1 – 01 X 2.00 mtr. (Service Staircase) B1 to Gr. Floor – 02 X 3.20 mtr. B1 to B1 Mezz. – 02 X 1.50 mtr. Ramp-7.5 m wide	MR
	c. Protection of exits			
	• Fire check door	Required	Provided	MR
	• Pressurization	Required	Provided	MR
	d. No. of continuous staircase to terrace	Hotel Block – 08 nos. Office Block – 04 nos.	Hotel Block – 08 nos. Office Block – 04 nos.	MR
	e. Width of corridor	2m, 1.8m and 1.5m	Provided	MR
	f. Door size	Required	Provided	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 (in Basement) & Fire curtain	Required	Provided	MR
	• Fire Dampers	Required	Provided	MR
4.	**Smoke Management System**			
	• Basements	Required	Provided	MR
	• Upper floors	Required	Provided	MR
5.	**Fire Extinguishers**			
	• Total numbers	248 nos.	250 nos.	MR
	• Types	ABC & CO_2	ABC, CO_2 & Cleaning Agent	MR
	• ISI marking	Required	Provided	MR
6.	**First-Aid Hose Reel**			
	• Total numbers at each floor	B6 – 16 nos. B1 to B5 – 23 nos. B1 Mezz. – 21 nos. Gr. Floor – 16 nos. Gr. Mezz. Floor – 08 nos. 1st to 7th Floor – 10 nos. Terrace – 08 nos.	B6 – 16 nos. B1 to B5 – 23 nos. B1 Mezz. – 21 nos. Gr. Floor – 16 nos. Gr. Mezz. Floor – 08 nos. 1st to 7th Floor – 10 nos. Terrace – 08 nos.	MR
	• Length of hose reel hose	30 mtr.	30 mtr.	MR
	• Nozzle diameter	05 mm	05 mm	MR
7.	**Automatic Fire Detection & Alarming System.**			
	• Type of detectors	Smoke/ heat/Beam	Provided	MR
	• Location of main panel	Gr. Floor	FCR Ground	MR

	• Pressurization of lift shaft	Required	Provided	MR
	• Pressurization of lift lobby	Required	Provided	MR
	• Communication in lift car	Required	Provided	MR
	• Fireman's switch	Required	Provided	MR
	• Lift signage	Required	Provided	MR
17.	Stand by Power Supply	Required	DG Set	MR
18.	**Refuge Area**			
	• Total area	159.434 mtr.^{2}	Provided	MR
	• Location	4th floor	Provided	MR
19.	**Fire Control Room**			
	• Detector system panel	Required	Provided	MR
	• Flow switch panel	Required	Provided	MR
	• PA system panel	Required	Provided	MR
	• Battery backup	Required	Provided	MR
	• Building floor plan	Required	Provided	MR
20.	**Special Fire Protection System for Protection of special Risk, if any:**	Required	Provided	MR

*PNF – Provided but Non-Functional, *MR – Meeting Requirement, *NMR – Not Meeting Requirement

The fire protection system provided in the building were randomly checked and found functional at the time of inspection.

Keeping in view of the substantial compliance of the minimum standards of fire prevention and fire safety measures as required under the Rules, it is recommended to issue the Fire Safety Certificate to Basement-1 to Basement-5 + Basement-1 Mezzanine Floor (Office Block) and Hotel Block – Basement-1 to Basement-6, Basement-1 Mezzanine Floor, Ground Floor, Ground Mezzanine Floor, Girder Floor and 07 Upper Floors under Rule 33 of Delhi Fire Service Rules, 2010, if approved.

Accordingly, **DFA** is prepared and put up for perusal and signature please.

Sandeep 12/11/2026
Sandeep Duggal
DO (NDD/ODD)

BPrakash 12/11/2026
Bhupender Prakash
ADO (ND)

Dy CFO (HQrs)

13/11/2026
Principal Director

Dy CFO to issue. 17/11/2026

Dy CFO (HQ)

As approved P.T. letter is put up (pr. 2) for Signature please.

B Prakash
17/11/2026

Dy CFO (HQ/ECH)

17/11/2026

MSCCH

DCFO (FPW) 17/11/26
Dated 17/11/26