C 32

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

आज़ादी का अमृत महोत्सव

No. F6/DFS/MS/GH/SZ/2026/ 639 Dated: 17/07/2026

FIRE SAFETY CERTIFICATE (FSC)

Certified that the M/s Hotel The Shoba State Gold (A Unit of the Grand Shobha) located at Kh. No. 1032/1, near underpass, Mahipalpur, Delhi-37, building comprised of Lower Ground/ Basement + Upper Ground + 03 upper floors, (Lower Ground/ Basement – Storage, Upper Ground - Reception + 03 guest rooms + inhouse dining area, 1st floor - 07 guest rooms, 2nd floor- 07 guest rooms, 3rd floor- 06 guest rooms), owned & occupied by The Grand Shobha (Promoter Company) has complied with the fire prevention and fire safety requirements in accordance with Rule 33 of the Delhi Fire Service Rules, 2010 and verified by officer concerned of Delhi Fire Service on 06/07/2026 in the presence of Mr. Vikram (Owner) and found that the premises/building is fit for occupancy of "Residential Sub Division-A-1" for total 23 guest rooms (Lower Ground/ basement – Storage, Upper Ground - Reception + 03 guest rooms + inhouse dining area, 1st floor - 07 guest rooms, 2nd floor- 07 guest rooms, 3rd floor- 06 guest rooms) with effect from 17/07/2026 and valid for a period of Three years in accordance with Rule 36 unless renewed under Rule 37 or sooner cancelled under Rule 40 and subject to conditions under Rule 38 of Delhi Fire service Rules, 2010 printed below.

Issued on .....17/07/2026.....at New Delhi by

17/7/26

(A.K. Malik)
Chief Fire Officer

Reference: elt.mcdonline application no. 2026061608923.

Copy to-

1. The Commissioner, MCD, Dr. S.P.M. Civic Centre, Minto Road, New Delhi–110002:- To ensure the occupancy as detailed above.

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. 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 etc. shall be verified by the concerned building sanctioning authority.
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 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 month prior to its expiry. Any change in the occupancy shall be intimated to this Deptt. and approval shall be obtained thereto before occupancy of the same.
9. Basement/ lower ground shall only be used as per the submitted undertaking.

N/8

INSPECTION REPORT					
1	Name & address of the building		**M/s Hotel The Shoba State Gold** located at **Kh. No. 1032/1, Near Underpass, Mahipalpur, Delhi-37.**		
2	Building is comprised of		**Lower Ground/ Basement + Upper Ground + 03 upper floors** **Lower Ground/Basement –** Storage **Upper Ground -** Reception + 03 guest rooms + inhouse dining area **1st floor -** 07 guest rooms **2nd floor-** 07 guest rooms **3rd floor-** 06 guest rooms		
3	Type of occupancy		Residential Group A-1		
4	Type of case		New Case		
5	Details of Previous FSC		Nil		
6	Fire Safety direction letter no.		Nil		
7	Date of inspection		06/07/2026		
8	Name of the inspecting officers		Rajesh Kumar Shukla ADO (Jangpura)		
9	Name of the designation of officer from the building side		Mr. Vikram (Owner)		
10	Year of construction		2010		
11	Applicant's letter no.		etl.mcdonline application no. 2026061608923		
S.No	**Minimum Standards on fire Prevention and fire safety requirements U/R 33**		**Requirement as per Rule NBC/UBBL-2016**	**Provided at Site**	**Remarks MR/NMR**
1	**Access to building**				
	A	Road width	6.0 mtrs	6.0 mtrs	MR
	B	Gate width	NA	NA	NA
	C	Width of internal road	NA	NA	NA
2	**Number, Width, Type and Arrangement of Exits**				
	A	Number of staircases			
	a	Upper floor	2 nos.	2 nos.	MR
	b	Basement	NA	NA	NA
	B	Width of staircases			
	a	Upper floor	1.50 m each	1.50 m each	MR
	b	Basement	NA	NA	NA
	C	Protection of exits **(Required as per clause 7.31 (x) UBBL 2016 (amended)**			
	a	Fire check door	Required	Provided	MR
	b	Pressurization	NA	NA	NA
	D	No. of continuous staircases to terrace	2 nos.	Provided	MR
	E	Width of corridor	1.50 m	Provided	MR
	F	Door size	1.5 m	1.5 m (final exits)	MR
3	**Compartmentation**				
	A	Fire check door	NA	NA	NA
	B	Sealing of electrical shafts	NA	NA	NA
	C	Fire rating of shaft door	NA	NA	NA
	D	Water curtain	NA	NA	NA
	E	Fire dampers	NA	NA	NA
4	**Smoke Management System.**				
	A	Basement	Natural/ Mechanical	Exhaust fans	MR
	B	Upper floor	Natural/	Exhaust fans	MR

5.	**Fire Extinguisher**				
	A	Total numbers	10 nos.	15 nos.	MR
	B	Types	CO_2 & ABC	CO_2 & ABC	MR
	C	ISI marking	Required	ISI marked	MR
6	**First-Aid-Hose Reels**				
	A	Total numbers of each floor	01 no.	01 no.	MR
	B	Length of hose reel hose	30 m	30 m	MR
	C	Nozzle diameter	5 mm	5 mm	MR
7	**Automatic Fire Detection and Alarming System (required as per clause 7.31.viii, UBBL 2016).**				
	A	Type of detectors	CO detectors	Provided	MR
	B	Location of main panel	Required	Provided	MR
	C	Location of repeater panel	NA	NA	NA
	D	Alternate source of power	NA	NA	NA
	E	Hooters	Entire building	Provided	MR
8	**MOEFA**		Required	Provided	MR
9	**Public Address System.**		NA	NA	NA
10	**Automatic Sprinkler System.**				
	A	Basement	NA (Area less than 200 m^2)	Provided	NA
	B	Upper floor	NA	NA	NA
	C	Sprinkler above false ceiling	NA	NA	NA
11	**Internal Hydrants**				
	A	size of riser/**down-comer**	NA	100 mm	NA
	B	Number of hydrants per floor	NA	01 no.	NA
	C	Hose box	NA	01 no.	NA
12	**Yard Hydrants.**				
	A	Total number of hydrants	NA	NA	NA
	B	Hose box	NA	NA	NA
13	**Pumping Arrangements.**				
	A	Ground Level			
		a	Discharge of main Pump	NA	NA	NA
		b	Head of Main Pump	NA	NA	NA
		c	Number of main pumps	NA	NA	NA
		d	Jockey pump out put	NA	NA	NA
		e	Jockey pump head	NA	NA	NA
		f	Standby pump out put	NA	NA	NA
		g	Standby pump Head	NA	NA	NA
		h	Auto Starting /Manual stopping	NA	NA	NA
		i	Pump house access	NA	NA	NA
	B	Terrace Level			
		a	Discharge of pump	450 LPM	400 LPM	MR
		b	Head of the Pump	40 m	40 m	MR
		c	Power supply	Required	Provided	MR
		d	Auto starting of pump	Required	Provided	MR
14	**Captive Water Storage for Fire Fighting.**				
	A	Underground tank capacity	NA	NA	NA
	B	Draw-off connection	NA	NA	NA
	C	Fire service inlet	NA	NA	NA

16	**Provision of Lifts.**				
	A	Pressurization of lift shaft	NA	NA	NA
	B	Pressurization of lift lobby	NA	NA	NA
	C	Communication in lift car	NA	NA	NA
	D	Firemen's grounding switch	NA	NA	NA
	E	Lift signage	NA	NA	NA
17	**Standby Power Supply**		Required	Provided	MR
18	**Refuge Area.**				
	A	Total area	NA	NA	NA
	B	Location	NA	NA	NA
19	**Fire Control Room**				
	A	Detector system panel	NA	NA	NA
	B	Flow switch panel	NA	NA	NA
	C	PA system panel	NA	NA	NA
	D	Battery backup	NA	NA	NA
	E	Building floor plans	NA	NA	NA
20	**Special Fire Protection Systems for Protection of Special Risks, If Any:**		NA	NA	NA

LEGENDS:- Meeting Requirement (MR), Not Meeting Requirement (NMR), Not Applicable (NA), Provided but Not Functional (PNF), Not Provided (NP).

Note: The lift shaft in the center of one of the staircases has been sealed by the owner and an undertaking has been submitted which placed on file at C/30. The owner has also submitted that the lower ground/ basement shown uploaded building plan as a meeting room, shall only be used as storage.

It was further observed that the building has different elevations from side front, side and rear. The building is comprised of lower ground, upper ground + 3 upper floors from side and rear while the same is comprised of Basement + ground + 3 upper floors from the front side. Same is directly accessible from an internal side road.

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

If agreed to the note above & in view of the substantial compliance of the minimum standards on fire prevention and fire safety measures as required under the Rules, it is recommended to grant Fire Safety Certificate under Rules 35 of Delhi Fire Service Rules 2010.

Lastdate 15/7/26

Signature of the Inspecting Officer
Name Rajesh Kumar Shukla
Designation ADO (Jangpura)

DO (South)

9/7/26

Ravinder Singh

CFO 4/7

10/7/26

A.K. MALIK