C-118

GOVERNMENT OF NATIONAL CAPITAL TERRITORY OF DELHI
HEADQUARTERS: DELHI FIRE SERVICE: NEW DLEHI - 110 001

No. F6/DFS/MS/2026/GH/ 750 Dated: 14/10/2026

FIRE SAFETY CERTIFICATE

Certified that the M/s Hotel Dev Palace located at E-16, Naraina Vihar, Delhi-110028. (Previous name is Kings Heritage Plaza), in the building comprised of basement, Stilt + Upper Ground + 03 upper floors, basement-(Storage), Stilt-Parking, upper ground floor-03 guest room, 1st floor-06 guest rooms, 2nd floor-06 guest rooms & 3rd floor-05 guest rooms, Total -20 guest rooms has already been issued FSC by this department vide letter No. F.6/DFS/MS/GH/2025/395 dated 05.06.2025. The premises was re-inspected by the team of officers concerned of this department on 23.09.2026 in the presence of Mr. Amit Kumar (Manager) and found that the said building 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 premises fit for occupancy class "Residential Building" (Group-A) (Lodging & rooming House) for upper ground + 03 upper floors, total 20 guest rooms only with effect from 14/10/2026 for a period of three years in accordance with Rule 36 unless renewed under Rule 37 or sooner cancelled under Rule 40 and subjected to compliance of the conditions under Rule 38 of the Delhi Fire Service Rules, 2010.

Issued on 14/10/2026 at New Delhi by

14/10/26

(Dr. S. K. Tomar)
Chief Fire Officer
Delhi Fire Service

Copy to: -

1. The Commissioner, MCD, Civic Centre, New Delhi: to kindly ensure the occupancy as detailed above and deviation in construction if any: Online MCD Portal ID-2026081210446 dated 16.08.2026.
2. The Authorized Signatory, M/s M/s Hotel Dev Palace located at E-16, Naraina Vihar, Delhi-110028.

Conditions for the validity of Fire Safety Certificate:

1. All the fire safety arrangement provided there-in shall be maintained in good working conditions at all times.
2. Loss of life or property due to non-functional fire safety measure shall be at the responsibility of the management.
3. The trained firefighting staff should be available round the clock.
4. Any deviation with regard to the construction etc. shall be verified by the concerned building sanctioning agency.
5. This certificate cannot be treated in any case for regularizations of unauthorized construction.
6. The owner/occupier shall apply for renewal of this Fire Safety Certificate to the Director of Form 'J' [sub rule (1) of rule 37] along with a copy of this Certificate, six months prior to its expiry".
7. 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
8. All the means of escape shall be kept free of any obstruction all the time to evacuate the occupant, in a safe manner, in the event of emergency.

http://www.delhi.gov.in/wps/wcm/connect/doit_fire/FIRE/Home/Fire+Safety+Acts+and+Rules/ http://www.delhi.gov.in/wps/wcm/connect/doit_fire/FIRE/Home/Forms

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INSPECTION REPORT	
1. Name & address of the building	M/s Hotel Dev Palace located at E-16, Naraina Vihar, Delhi-110028. (**Previous name is Kings Heritage Plaza**)
2. Type of Occupancy	Residential, Sub Division-A-1
3. Comprised of building	Basement + Stilt + Ground + 03 upper floors
4. Type of Case	Renewal (Hotel Dev palace guest house is running at upper ground + 03 upper floors)
5. Details of Previous NOC	Renewal (**Upper ground + 03 upper floors**) Basement-Storage. Stilt-Parking Upper ground-03 guest rooms 1st floor-06 guest rooms 2nd floor-06 guest rooms 3rd floor-05 guest rooms **Total -20 guest rooms only**
6. Fire Safety directives letter No	F.6/DFS/MS/GH/2025/395 dated 05.06.2025-Previous FSC name is Kings Heritage Plaza
7. Date of inspection	23.09.2026
8. Name of Inspecting Officer	Sh. Ajay Kumar Sharma ADO (Karol Bagh)
9. Name and designation of officers From the building side	Mr. Amit Kumar (Manager)
10. Year of Construction	2026 on MCD Portal
11. Applicant's letter No.	Online application No.2026081210446 dated 16.08.2026.

S. No	Minimum Standards on fire prevention and fire safety U/R 33	Requirement as per previous FSC	Provided at site	Remarks MR/NMR
1.	**Access to building**			
	• Road width	06m	Provided	MR
	• Gate width	-NA-	Directly accessible	-NA-
	• Width of internal road	-NA-	-NA-	-NA-
2.	**Number, Width, Type & Arrangement of Exits**			
	a. Number of staircases			
	• Upper Floors	01nos.	01nos.	MR
	• Basements	02nos.	02nos.	MR
	b. Width of staircases			
	• Upper Floor	1.25m	Provided	MR
	• Basements	1.25m & 0.90m	Provided	MR
	c. Protection of exits			
	• Fire check door	Required	Provided	MR
	• Pressurization	-NA-	-NA-	-NA-
	d. No. of continuous staircases to terrace	01nos.	Provided	MR
	e. Width of Corridor	1.25m	Provided	MR
	f. Door Size	Old case	0.86m	MR (Old case)
3.	**Compartmentation**			
	a) Fire check door	-NA-	-NA-	-NA-
	b) Sealing of electrical shafts	Required	Provided	MR
	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) Basements	12 a/c per hour	Exhaust fan provided	MR
	b) Upper floors	12 a/c per hour	Exhaust fan provided	MR
5.	**Fire Extinguishers**			

	a) Total numbers	12nos.	Provided	MR
	b) Types	ABC/CO2	ABC/CO2	MR
	c) IS marking	ISI marked	Yes	MR
6.	**First-Aid Hose Reels**			
	a) Total numbers on each floor	01nos.	Provided	MR
	b) Length of hose reel hose	30mm	Provided	MR
	c) Nozzle diameter	5m	Provided	MR
7.	**Automatic fire detection and alarming system**			
	a) Type of detectors	CO	Provided	MR
	b) Location of Main Panel	Gr. Floor	Provided	MR
	c) Location of Repeater Panel	-NA-	-NA-	-NA-
	d) Alternate source of power	Required	Provided	MR
	e) Hooters' Location	Gr. floor	Provided	MR
8.	**MOEFA**	Required	Provided	MR
9.	**Public Address System**	Required	Provided	MR
10.	**Automatic Sprinkler System**			
	a) Basement	-NA-	Provided	Area less then 200sq. mtr
	b) Ground & Upper Floors	-NA-	-NA-	-NA-
	c) Sprinkler above false ceiling	-NA-	-NA-	-NA-
11.	**Internal Hydrants**			
	a) Size of riser/down-comer	-NA-	-NA-	-NA-
	b) Number of hydrants per floor	-NA-	-NA-	-NA-
	c) Hose Box	-NA-	-NA-	-NA-
12.	**Yard Hydrants**			
	a) Total number of hydrants	-NA-	-NA-	-NA-
	b) Hose Box	-NA-	-NA-	-NA-
13.	**Pumping Arrangements**			
	• Ground Level			
	➢ Discharge of main Pump	-NA-	-NA-	-NA-
	➢ Head of Main pump	-NA-	-NA-	-NA-
	➢ Number of main pumps	-NA-	-NA-	-NA-
	➢ Jockey Pump out put	-NA-	-NA-	-NA-
	➢ Jockey pump head	-NA-	-NA-	-NA-
	➢ Standby Pump out put	-NA-	-NA-	-NA-
	➢ Standby Pump Head	-NA-	-NA-	-NA-
	➢ Auto Starting/Manual Stopping	-NA-	-NA-	-NA-
	➢ Pump House Access	-NA-	-NA-	-NA-
	Terrace level			
	➢ Discharge of pump	450lpm	Provided	MR
	➢ Head of the pump	40m	Provided	MR
	➢ Power Supply	Required	Provided	MR
	➢ Auto Starting of pump	Required	Provided	MR
14.	**Captive Water Storage for fire fighting**			
	• Underground tank capacity	-NA-	-NA-	-NA-
	➢ Draw-off connection	-NA-	Provided	-NA-
	➢ Fire service inlet	-NA-	-NA-	-NA-
	➢ Access to tank	-NA-	-NA-	-NA-
	• Overhead Tank capacity	5,000ltr	Provided	MR
15.	**Exit Signage.**	Required	Provided	MR
16.	**Provision of Lifts.**			

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	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) Fireman's Grounding Switch	Required	Provided	MR
	e) Lift Signage	Required	Provided	MR
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 System for Protection of special Risks, if any:**	-NA-	-NA-	-NA-

Accordingly, the fire protection systems provided in the building were tested/ checked randomly and found in working condition at the time of inspection.

Keeping in view the substantial compliance of the minimum standards on fire prevention and fire safety required as stipulated in NBC Part-4, and removal of shortcomings issued vide letter no. **792 dated 21.08.2026**, the FSC issued vide letter no. **F.6/DFS/MS/GH/2025/395 dated 05.06.2025**, renewal of FSC under rule 37 of the Delhi Fire Service Rules, 2010 is **recommended.**

Date of Receipt of Application: 16/08/26
Date of Inspection: 23-09-26
Date of Deemed approval: 14-09-26

23/9/26

Signature of the Inspecting Officer
Name Ajay Kumar Sharma
Designation ADO(Karol Bagh)

DO (CD)

30/9/26

CFO (CEN)

5/10/26

Principal Director

CFO to Admn - 9/x

CFO (ECN)

10/10/26

ADO/KB

FI letter is put up for Kind perusal and signature please.

CFO (ECN)

13/10/26

Deemed Approved 14/09/26

13/10/26