GOVERNMENT OF NATIONAL CAPITAL TERRITORY OF DELHI
HEADQUATERS: DELHI FIRE SERVICE: NEW DELHI–110001

No. F.6/DFS/MS/2026/SZ/112 Dated: 12/06/2026

FIRE SAFETY CERTIFICATE

Certified that **Office Tower** (M/s Angelica Developers Ltd) located at Asset LP-1B-02, Gateway District Aerocity, New Delhi-110037, comprised of 2 Basement, Ground plus 07 upper floors, have complied with the fire prevention and fire safety requirements in accordance with Rule 33 of the Delhi Fire Service Rules, 2010 and verified by the officers concerned of this department on 04/06/2026 in presence of Mr. Harikesh Manager (DIAL) & Mr. Pramod Kumar Singh and found that the premises is fit for occupancy class "(Office building) with effect from 12/06/2026 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 compliance of the conditions under Rule 38 of the Delhi Fire Service Rules, 2010 and as printed below.

Issued on 12 /06 /2026 at New Delhi by.

12/6/26

(A. K. Malik)
Chief Fire Officer

Copy to: -

1. Mr. Sudipto Chararborty, GM Architecture, DIAL Udan Bhawan, IGI Airport, New Delhi-110037.
2. The Authorized Signatory M/s Angelica Developers Ltd, located at Asset LP-1B-02, Gateway District, Aerocity, New Delhi-110037.

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 as seen during inspection.
2. Any loss of life or property due to non-functional fire safety measures shall be at the responsibility of the management.
3. All the staff members must know the correct method of operation of fire-fighting system.
4. Any deviation, with regards to construction, occupation, lift ,electric installation etc. may be got verified from the concerned authorities.
5. The Fire Safety Certificate may not be treated in any case regularizations of unauthorized construction/ unauthorized use of land 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. All the means of escape/entry/exit and passage way /corridor shall be kept free from any obstruction.
8. "The owner/occupier shall apply for renewal of this Fire Safety Certificate to the Director in Form 'J' [sub rule (1) of rule 37] along with a copy of this Certificate, six months prior to its expiry."
9. This FSC is valid only of raw / vacate halls. Further, the compliance of the horizontal compartmentation on the cut out from second floor to 7th floor at alternate floors, pressurization / compartmentation at internal lift (presently it is shaft) and smoke barrier with vertical fire curtain at internal staircase in the cut out as per approved scheme, etc, as per undertaking 04.06.2026, shall be submitted/notified by the management to this department for verification by this department before to put to use the floors /occupy the floors. Failing this, the present FSC shall be treated as null and void.

N/7

INSPECTION REPORT				
1	Name & Address of the Building	Office Tower (M/s Angelica Developer Ltd) located at Asset -LP-1B-02, Gateway District Aerocity IGI Airport, New Delhi-110037		
2	Type of Occupancy	**Business (Office Building)**		
3	Building comprised of	2 Basement, Ground + 7 Upper Floor		
4	Type of Case	New		
5	Details of Previous NOC	Nil		
6	Fire Safety Directives Letter No	F6/DFS/MS/BP/2023/90 dated 20.03.2023 & no 129 dated 27.04.2026		
7	Date of Inspection	04/06/2026		
8	Name of the Inspecting Officers	Ravinder Singh (DO/SD) Vinay Kumar (ADO/SJ)		
9	Name & Designation of Officers from the building side	Mr. Harikesh Manager (DIAL) & Mr. Pramod Kumar Singh		
10	Year of construction	2026		
11	Applicant letter No.	Ref: DIAL/2026-27/CPD/5235 dated 27.05.2026		
S. No.	**Minimum standards on Fire Prevention and Fire Safety U/R 33**	**UBBL-2016 /NBC Requirement**	**Provided at Site**	**Remarks**
1	**Access to Building.**			
	• Road width	06 mtrs.	Provided	MR
	• Gate width	06 mtrs.	Provided	MR
	• Width of internal road	06 mtrs.	Provided	MR
2	**Number, width, type & arrangement of exits**			
	a. Number of Staircase			
	• Upper floors.	05 nos. (02 fire tower)	Provided	MR
	• Basement floor	03 nos (B-2 to terrace) & 02 nos (B-1 to gr. Floor)	Provided	MR
	b. Width of Staircase			
	• Upper floors	1.5 m	2x1.5 m & 3x1.8m	MR
	• Basement floor	1.5 m	3x1.8m & 2x 1.5 m	MR
	c. Protection of exits			
	• Fire check door	Required	Provided	MR
	• Pressurization	Required	Provided	MR
	d. No. of continuous staircase to terrace	04 nos.	04 nos.	MR
	e. Width of corridor	N/A	N/A	N/A
	f. Door size	1.5 meter	Provided	MR

N/8

3	**Compartmentation.**			
	• Fire check door • Sealing of electrical shafts. • Fire rating of shaft door. • Water curtain • Fire dampers.	Required	Partially Provided	MR
		02 hrs	Provided	MR
		Required	Provided	MR
		Required	Provided	MR
		Required	Provided	MR
4	**Smoke Management system.**			
	• Basement • Upper floors	Required	Provided	MR
		Required	Provided	MR
5	**Fire Extinguishers.**			
	• Total numbers • Types	140 nos	Provided	MR
		CO2, ABC	Provided	MR
	•			
	• ISI Marking	ISI marked	Provided	MR
6	**First Aid Hose Reels.**			
	• Total numbers on each floor. • Length of hose-reel hose. • Nozzle Diameter	06nos	08 nos	MR
		30 m	Provided	MR
		5 mm	Provided	MR
7	**Automatic fire detection & alarming system.**			
	• Type of detectors	Smoke & Heat	Provided	MR
	• Location of Main Panel	Required	Provided GF	MR
	• Location of Repeater Panel	Required	FCR	MR
	• Alternate source of power	Required	Provided	MR
	• Hooter's location	Required on each floor	Provided	MR
8	**MOEFA**	Required	Provided	MR
9	**Public Address System**	Required	Provided	MR
10	**Automatic Sprinkler System**			
	• Basement	Required	Provided	MR
	• Upper floors	Required	Provided	MR
	• Sprinkler above false ceiling	NA	NA	NA
11	**Internal Hydrants.**			
	• Size of Riser/Down-comer	150 MM	Provided	MR
	• Number of Hydrant per floor	06 nos	08 nos	MR
	• Hose box.	06 nos	08 nos	MR

N/9

12	**Yard Hydrants.**			
	• Total number of hydrants.	08 nos	Provided	MR
	• Hose box.	08 nos	Provided	MR
13	**Pumping arrangements.**			
	• **Ground Level**	Separate pump house for office block at B1		
	➢ Discharge of main pump.	2850 LPM x 2 + 4500 LPM for water curtain	Provided	MR
	➢ Head of main pump.	100 m	Provided	MR
	➢ Number of main pumps.	02 nos.	Provided	MR
	➢ Jockey Pump output.	180 LPM x 2	Provided	MR
	➢ Jockey Pump head.	100 m	Provided	MR
	➢ Standby Pump output.	2850 LPM	Provided	MR
	➢ Standby Pump head.	100 m	Provided	MR
	➢ Auto Starting / Manual Stopping.	Required	Provided	MR
	➢ Pump House Access	Required	Provided	MR
	• **Terrace Level**			
	➢ Discharge of pump.	NA	900 LPM	NA
	➢ Head of pump.	NA	40 m	NA
	➢ Power supply.	NA	Provided	NA
	➢ Auto starting of pump.	NA	Provided	NA
14	**Captive water storage for Fire Fighting.**			
	• Underground tank capacity.	5,00,000 Ltrs	Provided	MR
	➢ Draw-off connection.	Required	Provided	MR
	➢ Fire Service Inlet.	Required	Provided	MR
	➢ Access to tank.	Required	Provided	MR
	• Overhead tank capacity.	20,000 ltrs	Provided	MR
15	**Exit Signage.**	Required	Provided	MR
16	**Provision of Lifts.**			
	• 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

N/1.

	• Lift signage.	Required	Provided	M
17	**Standby Power Supply**	Required	Provided	MR
18	**Refuge Area**			
	• Total area	400 m2	Provided	MR
	• Location	At 6th 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 the Protection of special Risk, if any:**	Required	Gas suppression & Co2 Extinguishers	MR

The Fire protection systems provided in the building (raw/ vacate halls) were tested/checked at random and found functional at the time of inspection. * Further, the applicant has submitted an undertaking dated 04.06.2026 placed on file vide which he has undertaken that the compliance of the horizontal compartmentation on the cut out from second floor to 7th floor at alternate floor, pressurization / compartmentation at internal lift (presently it is shaft) and smoke barrier with vertical fire curtain at internal staircase in the cut out as approved scheme ,etc shall be completed as per the requirements of tenant at the time of fixture /fit out /interior works and same shall be notified to this department for verification before to put to use the said floors /occupy the floors . Accordingly, if agreed we may issue the condition FSC to the premises.

Keeping in view of the substantially satisfactory 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 Rule 35 of the Delhi Fire Service Rules, 2010. Accordingly, DFA is put up for approval and signature please.

4/6/26

Signature of Inspecting Officer
Officer Ravinder Singh (DO/SD)

4/6/26

Signature of Inspecting
Vinay Kumar (ADO/SJ)

CFO(SZ)

8/6/26
A.K. MALIK

Principal Director

CFO to [illegible]

CFO (SZ)

4/6/26
A.K. MALIK