



Government Of West Bengal
Office Of The Director General
West Bengal Fire & Emergency Services
13D, Mirza Ghalib Street, Kolkata - 16

Memo no.:FSR/0225186238701049

Date: 01-11-2023

From:
Director
Fire Prevention Wing,
West Bengal Fire & Emergency Services

To: RANJAN SAHA DIR OF GRIHAM REAL ESTATES PVT LTD CA OF AVIJIT SINGHA ROY AND MS RKI SMELTERS PVT LTD
016,65,BIDHAN SARANI

Sub: Fire Safety Recommendation for a proposed G+XII storied under group Residential building at the premises No. – 65, Bidhan Sarani, ward No. – 16, Borough- II, Kolkata – 700006.

Application Reference : KMC (CAF-2023020059) received on 25-09-2023 regarding the Fire Safety Recommendation for a proposed G+XII storied under group Residential building at the premises No. – 65, Bidhan Sarani, ward No. – 16, Borough- II, Kolkata – 700006.

The plan submitted by you was scrutinized and marked as found necessary from Fire Safety point of view. In returning one set of plan with recommendation, this is issuing Fire Safety Recommendation in favor of the aforesaid building subject to the compliance of the following fire safety measure.

Recommendation:

CONSTRUCTION

1. The whole construction of the proposed building shall be carried out as per approved plan drawings conforming the relevant building rules of local Municipal body.
2. The interior finish decoration of the building shall be made low flame spread materials Conforming I.S. specifications.
3. Provision of ventilation at the crown of the central core-duct of the building shall be provide.
4. Arrangements shall have to be made for sealing all the vertical & horizontal ducts by the materials of adequate Fire resistance capacity.

OPEN SPACE & APPROACH :

1. The open space surrounding the building shall conform the relevant building rules as well

as Permit the accessibility and maneuverability of Fire appliance with turning facility.

2. The approach roads shall be sufficiently strong to withstand the load of Fire Engine weighting up to 45 M.T.
3. The width of the height of the access gates into the premises shall not be less than 5 M. respecting abutting the road.

STAIRCASE :

1. The staircase of the building shall be enclosed type. Entire construction shall be made of Bricks/ R.C.C. type having Fire resistance capacity not less than 4 hours.
2. The staircase of the building shall have permanent vents at the top & open able sashes at Each floor level in the external wall of the building.
3. The width of the staircase, Corridors & the exit doors shall conforming the relevant building rules with up-to-date amendment.
4. All the staircase shall be extended up to terrace of the building & shall be negotiable to each floor.
5. Fire & Smoke doors at all the entrances of all the staircase enclosures at each floor level shall be provided. The F.C.D. shall be of at least two hours Fire resisting wire glass window fitted with self-closing type open able in the direction of escape.

LIFT :

1. The walls of the lift enclosures shall be at least two hours Fire resisting type. Collapsible gate shall not be permitted.

FIRE FIGHTING WATER ;

Underground water reservoir having water capacity of 100000 ltrs. & Over head water reservoir having water capacity 10000 ltrs. exclusively used for Fire fighting purpose with replenishing arrangement @ 1000 Lts./ min. preferably from two different sources of water supply shall be provided. The water reservoir shall have overflow arrangement with the domestic water reservoir as well as to avoid stagnancy of water. The Water reservoir shall be kept full at all time.

HYDRANT SYSTEM :

1. The building shall be provided with Wet Riser of 150 mm. Internal diameter Pipe Line with Provision of landing valves at the staircase landing/half landings at the rate of such riser For 1000 sq.m. of floor area. The System shall be so designed that shall be kept charged with water all the time under pressure & capable to discharge 2280 Lts./min. at the ground floor level outlet & minimum 900 Lts./min. at the top most outlet. In both cases the running pressure shall not be less than 3.5 Kgs/sq.cm. All other requirements shall conforming I.S. 3844-1989.
2. Provision of Hose Reel in conjunction with Wet Riser shall be made at each floor. Conforming the relevant I.S. Specification.
3. Yard Hydrant/Ring Main Hydrant with provision of adequate numbers of Hydrant valve shall be installed surrounding the building in accordance with relevant I.S. Specification.

SPRINKLER INSTALLATION:

1. The automatic Sprinkler installation shall have to be provided at first floor of the building as per I.S. 9972.

FIRE PUMP :

Provision of fire pump shall have to be made to supply water at the rate-designed Pressure and discharge into the water based system, which shall be installed in the building. One such pump shall always be kept on stand-by preferably be of diesel driven type.

Provision of Jockey Pump shall also have to be made to keep the water based system under Pressurized condition at all the time. All the pumps shall be incorporated both manual and auto Starting facilities. The suction of the pumps shall preferably of positive type or in case of negative Suction the system shall be wet riser-cum-down comer with suitable terrace pump with Overhead tank.

MULTILAYER CAR PARKING

1. Multi layer car parking area must be protected with Yard hydrant.
2. All Multi layer car parking area must be protected with automatic Sprinkler system.

ELECTRICAL INSTALLATION & DISTRIBUTION :

1. The electrical installation including transformers, Switch Gears, Main & meters etc. and the distribution system of the premises shall be made satisfying the code of practice for Fire safety in general building as laid down in I.S. specification 1946-1982.
2. The vertical & horizontal electrical ducts shall be sealed at each floor level by fire resisting material.
3. The electrical installation shall be adequately protected with CO2/D.C.P. Extinguishers.
4. The cable of Transformer shall be paint with Fire retardant paint.
5. Alternative Power System :

Arrangements shall have to be made to supply power with the help of a generator to operate at least the Fire Pump, Pump for deep Tube-Well , Fire Alarm System, etc. and also for illuminating the staircase, corridors etc. & other places of assembly of the building in case of normal power failure.

DETECTION , ALARM & SUPPRESSION SYSTEM :

1. Auto fire detection system with the help of Smoke/Heat detector shall be installed in all Places of below and preferably above false ceiling at 1ST. floor of the building
The system shall be made in places of rooms where valuable articles have been kept. The other requirement of the system shall be made in accordance with I.S 2189-1988.
2. Manually operated Electrical Fire Alarm system with at least two numbers of break glass type call box fitted with Hooters at each floor of the building shall be made.
3. Hooter will be sounded in such a manner so that an operation of a Detector or Manual Call Point . Hooter will sounded on the same floor & immediate alternate floor.

PUBLIC ADDRESS SYSTEM :

Public address system linked between all floors of all buildings and Control Room shall have to be established .

FIRST AID FIRE FIGHTING SYSTEM :

First Aid Fire fighting system arrangement in the style of placing suitable type of portable Fire Extinguishers, in all floors of the buildings shall be made in accordance with I.S. 2190- 1992.

GENERAL RECOMMENDATION :

1. Fire Licence shall have to be obtained for storing & processing with L.P.G & other highly combustible articles.
2. Fire Notice for Fire Fighting and evacuation from the building shall be prepared and be displayed at all vulnerable places of the building.
3. Floor numbers and directional sign of escape route shall be displayed prominently.
4. The residents and security staff shall be conversant with installed Fire Fighting equipments of the building and to operate in the event of Fire and Testing.
5. Arrangement shall be made for regular checking, testing and proper maintenance of all the Fire Safety installation and equipments installed in the building to keep them in perfectly good working conditions at all time.
6. Mock Fire practice and evacuation drill shall be performed periodically with participation of all occupants of building.

On compliance of all the above Fire & Life Safety recommendations, the Director General, West Bengal Fire & Emergency Services shall be approached for necessary inspection and Testing of the Installation, Fire Safety Certificate in favour of the occupancy shall be issued on being satisfied with the tests & performance of safety aspects of installation of the building.

N.B. : Any deviation & changes the nature of the building in respect of the approved plan drawing, Without obtaining prior permission from this office, this Fire Safety Recommendation will be treated As cancelled.

DIRECTOR
West Bengal Fire & Emergency Services