



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

Memo no.: WBFES/7528/15/KOL/AB/1047/15
(1047/15)

Date: 13-06-2022

From:
Divisional Fire Officer
Fire Prevention Wing,
West Bengal Fire & Emergency Services

To: CITY ENCLAVE PVT. LTD.
227A, A. J. C. BOSE ROAD, KOLKATA - 700020

Sub: Revised Fire Safety Recommendation in respect of Proposed construction of B+G+V storied under group Assembly (Guest House) Building (under Rule 26 A) At the Premises No.: 227A, Acharya Jagadish Chandra Bose Road, Ward No.:69, Borough:VIII, PS: Ballygunge, Kolkata 700020.

This is in reference to your application no. 0125188228700037 dated 16-02-2022 regarding the Revised Fire Safety Recommendation in respect of Proposed construction of B+G+V storied under group Residential (Guest House) Building (under Rule 26 A) At the Premises No.: 227A, Acharya Jagadish Chandra Bose Road, Ward No.:69, Borough:VIII, PS: Ballygunge, Kolkata 700020.

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 office is issuing **Revised Fire Safety Recommendation** in favor of the aforesaid building subject to the compliance of the following fire safety measure.

Recommendation:

A)Construction part:

- i)The whole construction shall be made as per the approved plan drawing.
- ii)All the compartment walls up to ceiling level having at least four hours fire resisting capacity.
- iii)All construction materials should be of two hrs. fire resisting capacity.
- iv)Doors and windows shall be of at least two hrs. fire resisting type.
- vi)The interior finish decoration of the building shall be made low flame spread materials conforming IS specification.
- v)The roads and Side Open Spaces are to be minimum 45 MT withstand capacity.

B)Open space & approach:-

- i)The approach roads and internal driveway shall be sufficient to permit the accessibility and maneuverability of fire appliance to turning facility and to be strong enough to withstand the load of fire engine.
- ii)The width and height of the access gate into the premises shall not be less than 4.5 meters 5 meters respectively

abutting the roads.

C)Staircase:

- i)Staircase shall not be obstructed with refuse article or by any means.
- ii)Staircase shall continue from ground to roof level.
- iii)Staircase shall be negotiated at all floors.
- iv)FCDs shall be provided as per the approved plan drawing.

D)Lift:

- 1.Lift shall not be used as means of escape during emergency.
- 2.Collapsible lift doors are not allowed.

E)Means of escape:

- i)The emergency exit shall not be allowed to lock and key round the clock.
- ii) The walls of the lift enclosure shall be at least two hours fire resisting type. Collapsible gate shall not be permitted.
- i)Time of evacuation should be as per IS: 1644-1988.

F)Electrical installation:

- i)All electrical installation should be done in accordance with National Electrical Code and Part- VIII "Building Services" Section-2 "Electrical installation" good practice[4(10)]
- ii)All cables should be FRLS type and all wiring along with appropriate gauge and resistance conforming the machineries to be used.
- ii)Electrical installation shall be tested by the licensed electricians periodically.
- iii)All electrical installation shall be protected by MVWS projector system or DCP modulers.

G)Fire fighting water:

The building should be provided with 75,000 liters (as shown in the plan) capacity of underground water reservoir and 20,000 ltrs. OHWR with replenishing arrangement @ 1000 liters per minutes. The underground water reservoir location should be such so that fire service vehicle may get access and draw water from the said reservoir.

H)Small gears: IS:903-1993:-

Hose box, 15 meter length permoline delivery hose, gunmetal short branch of half inch dia. one set at each pillar hydrants should be installed.

I)External Hydrant System:- IS-13039:1991-

The whole area of the building is to be protected by adequate no. of pillar type hydrants system or Ring Main Hydrant (at 100 mm internal dia. Pipe line) i.e. one pillar hydrant per 1000 sq. meter of area or as per the vulnerability of the place.

J)Internal Hydrant/Wet Riser cum Down-comer System IS-3844:1989:-

The building shall be provided with Wet Riser cum Down Comer of 150 mm internal diameter pipeline with provision of landing valves at the staircase landings/ half landings at the rate of one such riser for 1000 Sq.mtr. of floor area. The system shall be so designed that kept charged with water all the time under pressure and capable of discharge ltrs./min. at the ground floor level outlet and minimum 900 ltrs./ min. at the top most furthest outlet. In both cases the running pressure shall not be less than 3.5 kgs./ Sq.mtr. at the terrace level. All other requirement shall conform I.S. 3844-1989.

K)Sprinkler Protection IS- 15105:2002: -

The automatic sprinkler system shall be installed covering basement car parking area, Ground floor shop and 1st floor office area. Alarm gong to be incorporated along with the sprinkler system.

L)Hose reel system(IS:844-1985):

The building should be equipped with Hose Reel Hose system as per IS code of practice. The internal dia. of the said hose reel shall be 19 mm to 32 mm and the discharge capacity not less than 22.5 LPM. While the length of the hose reel not more than 36.5 meters. The distance of such installation should be in such a way that no part of floor is more than 6 meters distance from a nozzle when fully extended.

M)Pumps for fire fighting installation IS-12469:1988:-

One no. Jockey of 180 LPM, one no. Main of 2280 LPM and one one no. Stand by (preferably Diesel driven) fire pump of capacity 2280 litre/min shall be installed (with DG back up) and arranged in such a manner so that it will start automatically with fall in pressure and also connected with alternative power back up. Pressure shall be maintained minimum 3.5 kg/cm2 at the terrace level.

N)Detection and Alarm System: -

- i.Sufficient addressable smoke detectors shall be installed covering basement car parking area, Ground floor shop and 1st floor office area integrated with auto fire alarm panel.
- ii.Manual call point incorporating with sounders shall be installed in all floor area of the building in such a manner that maximum travel distance shall not be more than 22.5 meters. in order to reach any of the call point.

O)First Aid Fire Fighting System:-

First Aid Fire fighting arrangement in the style of placing suitable type of portable fire extinguisher, Fire buckets etc. in all floors and vulnerable locations (e.g. pump house etc.) of the premises shall be made in accordance with IS 2190-1992.

O)Alternative power supply:

Arrangement shall have to be made to supply power with the help of a generator to operate the fire pumps, fire alarm system and also for illumination in case of normal power failure.

General recommendation:-

- 1.Fire License shall have to be obtained for proposed storage and processing of L.P.G. and other combustible articles, if any.
- 2.Fire notice for fire fighting and evacuation from the building shall be prepared and to be displayed at all vulnerable places.
- 3.Floor numbers and directional sign of escape route shall be displayed prominently.
- 4.The employees/occupants and security staff shall be well conversant with the 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 good working condition at all times.
- 6.Mock fire practice and evacuation drill shall be performed periodically with participation of all occupants of building.
- 7.A certificate is to be obtained triennially from The Director General, West Bengal Fire & Emergency Services certifying

about the satisfactory services, performance of all the life and fire safety arrangements and installation of the building.

This shall be treated as Fire Safety Recommendation. On compliance of all the above Fire and 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 and performances of safety aspects of installation of the building.

N.B.:Any deviation and changes the nature of use 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.

Signature valid

Digitally signed by SAROJ
KUMAR BA
Date: 2022.06.16 13:39:32 IST

Divisional Fire Officer
West Bengal Fire & Emergency Services