Letter No.....3268.....

OFFICE OF THE STATE FIRE SERVICE HQTR, BIHAR , PATNA.

From.

Satish Kumar,
D.I.G. cum Dy. Comdt. General,
Home Guard & Fire Services, Bihar, Patna.

To,

Ar. Manish Kumar Pankaj,
Architect, Empl. No.- 20/ARCH/2015/NPDN,
Vashi Kunj, Police Colony, Ashiyana Digha road, Patna.

Patna Dt. 20.12.2016.

Ref :- This office letter no. 3268 dt. 30/08/2016 & Your letter no.-nil dt. nil.

Sub :- The views regarding proposed fully residential building of above 15 mtr. in height to be constructed at Mauza- Dhanaut, Dist- Patna.

Sir,

With above mentioned subject the present plan was again received to this office on 07/09/16 after rectification. The corrected plan was again examined by the committee

During examination of the plan it was found that a two blocks, Block A- B+G+7 & Block B-B+G+7 (Total B/U area-16964.27 Sqmtr.), fully residential building, shall be constructed on 40 feet wide road belongs to Sri Khelari Builders & Construction Pvt. Ltd., on having Plot no.-705,706, 751,753,754,756,759, Khata no.-639,663,664,665,668,678, Tauzi no.-5254, Thana no.-20 at Mauza – Dhanaut, Dist- Patna.

We clear the plan after giving following advice/suggestions/ recommendations based on NBC guideline, local building by laws & the local circumstances which must be followed by the concerned Architect / Developer/ Land owner as the case may be.

i) **Construction :**

a) The whole construction of the proposed building shall be carried out as per approved plan drawing conforming the relevant building rules of local Municipal Corporation as per Building Bye laws Bihar, 2014.
b) The floor area exceeds 750 m ^{2} shall be suitably compartmented by separation walls up to ceiling level having at least two hours Fire resisting capacity.
c) The interior finish decoration of the building shall be made low flame spread materials conforming I.S. specifications.
d) Provision of ventilation at the crown of the central core-duct of the building shall be provided.
e) Arrangements shall have to be made for sealing all the vertical ducts by the materials of adequate Fire resisting capacity.

ii) **Open Space & Approach :**

a) 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 3.60 m/s (minimum). This rule is applicable only for building above 15 meter height.
b) The approach roads shall be sufficiently strong to withstand the load of Fire Engine weighting up to 20 M.T.
c) The width and height of the access gates into the premises shall not be less than 4.5 M and 5M respecting abutting the road.

iii) **Stair Case :-**

a) The Staircase of the building shall be enclosed type. Entire construction shall be made of brick / R.C.C. type having Fire resisting capacity not less than 4 hours respectively marked in the plan.
b) The Staircase of the building shall have permanent vents at the top equal to 5% of the cross sectional area of the staircase enclosures and openable sashes at each floor level equal to 15% of the said cross section are shall have to be provided in the external wall of the building.
c) All the Staircase of the building shall be negotiable to each other in each floor without entering into any room and shall be extended up to respective terrace. The roof of the Stair wall shall be 1M above the surrounding roof area.
d) The width of the Staircases and corridor and travel distance of different categories of occupancies shall have to confirm the relevant building rules.
e) In case of two staircase, one must be on outer wall.
f) Both staircase are not went down to basement floor, for approach to basement, there should be another staircase for approach.

respectively marked in the plan with the event at top of area not less than 0.2 m ².

b) The lift of the building shall be designed at high speed "Fire Lift" and conspicuously indicated marked in the plan.

c) In case of failure of normal electric supply, it shall automatically trip over to alternate supply. For apartment houses these change over of supply could be done through manually operated change over switch. Alternatively, the lift shall be so wired that in case of power failure, it comes down at the ground level land comes to stand still with door open.

d) Arrangement shall be provided for extraction of smoke in all the lift shaft by incorporation smoke venting system designed to permit 30 Air changes per hour in case of Fire and shall be of such design as to operate on actuation of sprinkler or Fire Alarm. In case of failure of normal electric supply. It shall automatically trip to alternate supply.

e) All other requirements shall conform the I.S. specification including the communication facility in the lift cars connecting with the Fire Control Room of the building.

v) That the basement should be equipped with automatic sprinkler's installation & must have two separate exits.

vi) That active Fire protection system such as down comer system with landing valve and hose reel at each floor incorporated with 900 LPM pump each blocks provided at Terrace level, ISI marked Fire extinguishers as per I.S 2190/1992 & relevant specification, F.R. check door, manual call alarm point, Fire safety luminescent sign & other Fire precautionary measures as mentioned in NBC be provided before occupancy.

viii) That an underground water static tank of not less than 50,000 Ltrs. capacity with automatic refilling arrangements prefebly on front side where Fire Brigade vehicles can reach easily & overhead water static tank of not less than 10,000 Ltrs. Capacity each blocks should be made available before occupancy.

ix) That the internal finishing shall be non-combustible or class – I surface spread of flame.

x) That there should be a clear passage of 3.66 Mtr. or above, all around of the both blocks of the building with a clear height of 5 Mts to facilitate the movement of Fire vehicles at the time of emergency

xi) That electric cables must be shield at each floor with intumescent coating .

xii) That Fire exit drill be carried out regularly at least twice in a year after occupation.

xiii) That the building must be constructed on at least 30 feet wide road and it is responsibility of the concerned Architect to be ensure the road width because he is the passing authority.

xiv) That AMC should be given to a qualified firm or person for the maintenance of above recommended Fire equipments.

xv) That the setback shall be checked by the Architect / Passing authority as per the established rule. If any thing wrong , the Architect / Passing authority shall be held responsible.

xvi) It is hereby made clear that in case of any legal dispute arising in future, in which above recommendations have not been complied, the responsibility will fall entirely upon the Developers/ Architect/ Landowner as the case may be and not on the recommending Govt. authority (i.e. the office of the State Fire Office, Bihar).

xvii) It is hereby made also clear that this office (i.e. the office of the State Fire Officer-cum-Director, Bihar, Patna) is not responsible for any legal dispute of the land upon which the proposed building shall be constructed.

xviii) The building and for making adequate provisions for services and equipment for protection from the fire hazards as per the stipulations of the National Building Code of India in the buildings and shall obtain N.O.C. from the Chief Fire Officer or concerned Authority/ before applying for occupation certificate.

This shall be treated as provisional. On compliance of all the above Fire and Life Safety recommendations, this office shall be approached for necessary inspection and testing of the installation, Final in favor 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 provisional will be treated as cancelled.

The maps are being returned with sign and stamp .

Encl – As Above

Yours faithfully,

(Satish Kumar)

भारतीय विमानपत्तन प्राधिकरण
AIRPORTS AUTHORITY OF INDIA

Date: 13.07.2016
Valid Upto 12-07-2021

Suman Kumar
Jalalpur, Jalalpur
Mohd-Dumpur Dist-Patna

No Objection Certificate for Height Clearance

This NOC is issued by Airports Authority of India (AAI) in persuance of responsibility conferred on and as per the provisions of Govt. of India (Ministry of Civil Aviation) order GSR755 (E) dated 30th Sep' 2015 for Safe and Regular Aircraft Operations.

The office has no objection to the construction of the proposed structure as per the following details:

NOC ID	PATN/EAST/B/070816/149242
Applicant Name :	Suman Kumar
Site Address	705,706,751,753,754,756,759,Rupaspur,Patna,Bihar
Site Coordinates	085 03 24.77-25 36 20.43, 085 03 25.03-25 36 20.32, 085 03 25.39-25 36 18.96, 85 03 28.97-25 36 27.71,
Site Elevation in mtrs AMSL as assigned by Applicant	51 M
Permissible Top Elevation in mtrs Above Mean Sea Level(AMSL)	91M

This NOC is subject to the terms and conditions as given below:

The site-elevation and site coordinates provided by the applicant are taken for calculation of the permissible top elevation for the proposed structure. If, however, at any stage it is established that the actual data is different from the one furnished by the applicant, this NOC will become invalid and action under the Aircraft (Demolition of Obstruction caused by Buildings and Trees etc.) Rules,1994 may be initiated by the concerned Airport Operator.

The Structure height shall be calculated by subtracting the Site elevation in AMSL from the Permissible Top Elevation in AMSL i.e Maximum Structure Height = Permissible Top Elevation - Site Elevation.

The grant of the "NOC" is further subject to the provisions of Section 9 A of the Indian Aircraft Act, 1934 and the regulations issued there under from time to time including the Aircraft (Demolition of Obstruction caused by Buildings and Trees etc.) Rules,1994.

No radio/TV Antenna, lightning arresters, staircase, Mumtee, Overhead water tank and Lift machine room or any other equipment shall project above the Permissible Top Elevation of 91M, as indicated in para-1.

The use of oil fired or electric fired furnace is mandatory within 8 KM of the Aerodrome Reference Point.

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भारतीय विमानपत्तन प्राधिकरण
AIRPORTS AUTHORITY OF INDIA

f. The certificate is valid for a period of 5 years from the date of issuance. If the construction of structure/s hereby is not commenced within the period, a fresh NOC from the Designated Officer of Airports Authority of India shall be obtained. However, if construction work has commenced, onetime revalidation request as per the rules, may be considered. The date of completion of the structure should be intimated to this office.

g. No light or a combination of lights which by reason of its intensity, configuration or colour may cause confusion with the aeronautical ground lights of the Airport shall be installed at the site at any time, during or after the construction of the building. No activity shall be allowed which may affect the safe operations of flights.

h. The applicant will not complain, claim compensation against aircraft noise, vibrations, damages etc. caused by aircraft operations at or in the vicinity of the airport.

i. Day markings & night lighting with secondary power supply shall be provided as per the guidelines specified in chapter 6 and appendix 6 of Civil Aviation Requirement Series 'B' Part I Section 4, available on DGCA India website www.dgca.nic.in

j. The applicant is responsible to obtain all other statutory clearances from the concerned authorities regarding the approval of building plans. This NOC for height clearances is to ensure the safe and regular aircraft operations and shall not be used as document for any other purpose/claim whatsoever, including ownership of land etc.

k. This NOC has been issued w.r.t. the Civil Airports. Applicant needs to seek separate NOC from Defence if the site lies within their jurisdiction.

l. In case of any discrepancy/interpretation of NOC letter, English version shall be valid.

m. In case of any dispute w.r.t site elevation and/or AGL height, top elevation or AMSL shall prevail.

Chairman NOC Committee

Region Name: EAST

Address: General Manager Airports Authority of India, Regional Headquarter, Eastern Region, N.S.C.B.I Airport, Kolkata-700052

Email ID: gmairmer@aai.aero

Contact No: 033-25111293

13/07/2018

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Rajiv Gandhi Bhawan Safdarjung Airport, New Delhi-110003 Phone: 24632950