



rfo-sfps-rajkot@gujarat.gov.in



FORM B 13.3
FIRE SAFETY CERTIFICATE RENEWAL (FSCR)
(See Rule 25)

Fire Safety Certificate Approval (FSCA) No. FSCA/O/RFORAJ/2025/00123373
FSC Safety Certificate Renewal (FSCR) No. FSCA/O/RFORAJ/2025/00123373/R1

Date: 09/06/2025

Building Occupancy/Category: Educational (non-residential)

To,

Mr Kishorsinh Zala
14 WARD NO-5-B b/h reliance petrolpump ,rotary circle GANDHIDHAM Kachchh 370201
Fire Region: Rajkot RFO
Mobile No: 9825796776 **Email ID:** kfzala11@gmail.com

We have received Application No. **2025/00123726** dated 21/05/2025 for **Fire Safety Certificate Renewal (FSCR)** - New Building(FSCR)/Existing Building (FSCRe) for the building/premise **RAJPUT SAMAJ TRUST (name of the Building/Project)**, as per below mentioned details:

1. **TP Number:**
2. **FP Number:**
3. **Survey Number:**
4. **Village Name:** GANDHIDHAM
5. **Name of Block(s):** RAJPUT SAMAJ TRUST

The building/premise was inspected on **09/06/2025** and all fire prevention, life safety and fire protection measures provided were found to be in proper and effective working condition. There are no changes in building/premise use or occupancy or in building design or structure.

Further, the following activities (as applicable) have been carried out towards meeting requirements of GFP&LSM Act-2013, GFP&LSM Rules-2014 & GFP&LSM Regulations-2023 as amended, or the then applicable GDCR:

1. Emergency drill was carried out on **09/06/2025**
2. Six monthly inspection was done on **09/06/2025**

The Fire Safety Certificate is renewed for a period of **two (2)** years upto **09/06/2027** in accordance with GFP&LSM Act-2013, GFP&LSM Rules-2014 & GFP&LSM Regulations-2023 and their amendments.

This is issued based on the verification and approval of the RFO/CFO dated: **09/06/2025 9:37:31 PM**



Digitally Verified

Digitally verified by: Dipen Rajendrabhai Hansora
Fire Safety Officer - General (FSO-G)
2021/001355
Reviewed by : RFO Rajkot
Date: 09/06/2025
Time: 10:50 PM



FSCA/O/RFORAJ/2025/00123373/R1

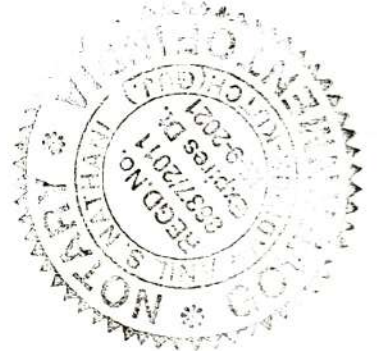
This is a digitally verified certificate, hence doesn't require physical signature. To validate authenticity of this certificate, scan the QR code or search the certificate details in appropriate section at www.gujfiresafetycop.in.

Please note that, apart from renewal, the building needs to be inspected every six months and a mock fire and emergency drill also needs to be conducted every six months. If there is a delay in scheduled inspection or mock drill, penalty shall be imposed. The Fire Safety Certificate renewal should be done timely after two years to avoid penalties.



गुजरात गुजरात GUJARAT No. 39213 Dated: 25/3/16 AU 362058
Name of Purchaser: Savvy International School
Address: C/A Keshavnagar
Through: AKKASH
Value of Stamp Paper: 1000
Signature of Purchaser: [Signature]

H.M. DADLANI
Stamp Vendor Gandhidham
Lic. No. 24/62



Lease Agreement

THIS LEASE DEED is made at GANDHIDHAM on this day ____ of the month of June, 2016 at Gandhidham-Kutch.

SHREE RAJPUT SAMAJ TRUST (KANDLA COMPLEX), Adipur at Registered Trust No. A/1402/Kutch, having it's Office at: Plot No. 14, Ward No. 5/B, Adipur - (Kutch) acting through it's Secretary SHRI SUJANSINH JADEJA, Aged 58 years, Occupation Business, Residing at Plot No. 493, Ward No. 3/A, Adipur - Kutch, hereinafter

Rajput Samaj Trust (Kandla Complex)

[Signature]
President

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Anil S. Nathan & Charitable Trust
ANIL S. NATHAN
NOTARY
GOVT. OF INDIA
[Signature]
President

context or meaning thereof be deemed to include his heirs, executors, administrators and assigns) of the One Part;

AND

SAVVY EDUCATION & CHARITABLE TRUST, A Trust registered at Registration No. E/2813/Kutch, having its office at Plot No. 377, Ward 2-B, B/h. Santoshi Maa Temple, Adipur-Kutch, acting through its President **SMT. PRITI VINOD MUNSHIANI**, an Indian, Adult, Aged 42 years, Occupation Business, Address: Plot No. 371, Ward 2-B, Adipur-Kutch, hereinafter referred to as the "**THE LESSEE**" (which expression shall unless it be repugnant to the context or meaning thereof be shall unless it be repugnant to the context or meaning thereof be deemed to mean and include their Trustees, successors, assigns, executors, and administrators) of the Other Part;

WHEREAS the LESSOR is seized and possessed of or otherwise well and sufficiently entitled and absolute owners of the Educational Centre being Building constructed on Plot No. 14, Admeasuring 15,196.00 Sq. Yds. i.e. 12,705.66 Sq. Metres or thereabouts in **Plot No.14, Ward No. 5-B, situated at Adipur-Kutch.**

AND WHEREAS the LESSOR has agreed to grant and the LESSEE has agreed to accept lease of the Part of the said Education Complex being **Shree Rajput Samaj Trust (Kandla Complex)**, on **Plot No.14 in Ward No. 5-B**, situated at **Adipur-Kutch**, along with **Furniture and Fittings** as per **Annexure Attached**, more particularly described in the Schedule hereunder written and hereinafter referred to as "**THE SCHEDULED PREMISES**") on and subject to terms and conditions hereinafter.

AND WHEREAS as per the request of the LESSEE, the LESSOR has agreed to execute these presents.

:: NOW THIS AGREEMENT WITNESSETH AS FOLLOWS ::

- 1) That, in consideration of the terms, conditions and covenants of the lease herein contained and on the part of the parties to be observed and performed, the LESSOR lease of "**The Scheduled Premises**" for a period of **10 (Ten) years** commencing from **1st April, 2016 to 31st April, 2027.**
- 2) That lessee shall pay a monthly Lease fees of **Rs.2,55,000/- (Rupees Two Lacs Fifty Five Thousand Only)** to the Lessor.
- 3) Further it is agreed between the parties hereto that, the above said lease fees will be used for the expansion "**THE SCHEDULED PREMISES**" as per written permission from Lessor.


President


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President

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- 4) Further it is agreed between the parties hereto that all the present outgoings levied/charged in respect of "THE SCHEDULED PREMISES", which include the taxes, cesses, rates, rents, assessments or charges levied or imposed by all the Appropriate authorities including the Municipal Authorities with respect to "THE SCHEDULED PREMISES" shall be proportionately borne and paid by LESSEE.
- 5) The LESSOR shall provide a minimum of ____ KVA 3 Phase electricity connection load to the LESSEE at the Scheduled premises. The LESSEE shall promptly pay (over and above the license fees) all the charges of electricity consumed in the said Schedule Premises allocated to the LESSEE during the term of this agreement as per the reading of the independent meter installed by LESSOR exclusively to record the consumption of the electricity readings by the LESSEE at the Schedule Premises. The LESSEE shall make the electricity bill payment received duly from PGVCL. The charges are to be paid by LESSEE as per the bills received from the respective government department. Further, the LESSEE shall install separate meter for electricity connection and obtain extra power (required if any) at the Schedule Premises within the permissible limits after obtaining necessary permission from Concerned Authorities for such additional electricity connection at the Schedule Premises, which shall be refunded back to the LESSEE after the termination / determination / expiry of the said Term of Lease.
- 6) The "LESSEE" shall not make any additions or alteration in the premises but may make interior decorations. However, at the time of vacation of the premises the "LESSEE" may remove all furniture and fixtures, except tiling and flooring, installed by them.
- 7) The "LESSEE" will use the premises as Educational Centre, for educating children. The "LESSEE" will not use the premises for any other business.
- 8) The "LESSEE" will not sub-let or let out the premises to any other person. If he / they do so, he / they will be liable to eviction from the premises.
- 9) The "LESSEE" shall set up and install such furniture, air-conditioners, counter another fittings and decoration at its own costs as it may require to carry on the management and manning of its activity efficiently.
 Hajjaji Saini Trust (Hajjaji Saini)
 Dr. S. S. Saini
 President
 Savy Education & Charitable Trust
 Dr. S. S. Saini
 President
- 10) The "LESSEE" shall employ its own personnel, contractors and agents for its activity at its own cost and shall pay their remuneration when due and be responsible for their safety for which the "LESSOR" will not be liable in any manner.

ANIL S. NATHAN
NOTARY
GOVT. OF KARNATAKA

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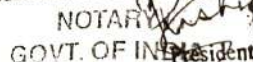
- 11) The "LESSOR" agrees to provide water connection without any extra cost. The Bills for Water Charges payable to the Gandhidham Municipality will be borne and paid by the LESSEE.
- 12) On the "LESSEE" paying the "LESSOR" the rent regularly and on observing and performing all the terms and conditions hereof, the "LESSEE" shall be entitled to peacefully conduct Educational Activity from "THE SCHEDULED PREMISES" during the term of this Agreement.
- 13) The "LESSEE" shall be free to observe its own working hours and holidays during the licensed period subject to the laws, rules and regulations of the concerned appropriate authorities.
- 14) The "LESSOR" shall have absolute and exclusive control over and upon the said "THE SCHEDULED PREMISES" with absolute right, title and interest therein and shall always continue to have the legal and juridical possession thereof exclusively and shall always have unobstructed access to the said "THE SCHEDULED PREMISES" and the "LESSEE" is only allowed to use the same during the subsistence of this Agreement for running the said Educational Activity under this Agreement. Anything contained herein shall not be deemed to mean or include and shall not be construed to create any right, title and interest or any tenancy, license or lease in favour of the "LESSEE" in respect of the said "THE SCHEDULED PREMISES" and the "LESSEE" does hereby specifically covenant with the "LESSOR" that it only has permissive right to use the said "THE SCHEDULED PREMISES" as provided herein and that it shall, at any time and under any circumstances not claim any right, title or interest whatsoever including tenancy, License, lease, or possession in respect of the Said "THE SCHEDULED PREMISES" and this is the essence of this Contract.
- 15) The "LESSEE" shall not create any disturbance or inconvenience for the "LESSOR" and other neighbouring occupants.
- 16) The "LESSEE" is also entitled to display its name and boards, 2 or more signage, 3 or more lolly pop, logo, trade mark and others publicity materials, at the said "THE SCHEDULED PREMISES" under this LEASE agreement as specified by the "LESSOR". The "LESSEE" shall pay any advertising or any such taxes if levied by any Government body on any display, logo, Signage or Publicity material displayed by "LESSEE" on the "THE SCHEDULED PREMISES".
- 17) The "LESSEE" is also entitled to install generator, at the cost and expenses of the "LESSEE", at "THE SCHEDULED PREMISES" as specified by the "LESSOR".

Kajput Samaj Trust (Kandla Complex)


President

Notary Public

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18) THAT the "LESSEE" shall be empowered to obtain telephone, internet and such other connections in "THE SCHEDULED PREMISES" and the "LESSOR" shall not object to it at any time in future and the permission for all the same is hereby granted by the "LESSOR" unto the "LESSEE".

19) THAT the "LESSEE" shall be at all times responsible for the Educational Activity, taxes, turnover, income tax, and other liabilities and responsibilities etc. on and upon the said Activity carried out in "THE SCHEDULED PREMISES" by the "LESSEE" during the period of the License and the "LESSOR" shall not be at anytime or in anyway responsible for the same.

20) The "LESSEE" hereby agrees to keep indemnified and hereby indemnify and keep harmless the "LESSOR", their successors from and against any loss, damage, demand, action, dispute, right, claim, costs, charges and expenses of any nature that maybe suffered or sustained by the "LESSOR" on account of any claim by any person(s) against the "LESSEE" in the said "SCHEDULE PREMISES"

21) The Security Deposit referred to in Clause 4 above shall remain with the "LESSOR" as Security Deposit without any interest and shall be refunded to the "LESSEE" by the "LESSOR" after deducting there from amounts, if any due, from the "LESSEE" to the "LESSOR", such deduction to be supported by suitable Evidence, simultaneously at the time of the "LESSEE" handing over peaceful possession of the said "SCHEDULED PREMISES" to the "LESSOR" either upon expiry or early termination of this Agreement.

22) It is further agreed that this agreement can be terminated at the option of the either party with a notice of 6 (Six) months to other party at the address mentioned herein. On service of such notice to "LESSOR" by the "LESSEE" and handing over peaceful and vacant possession to the "LESSOR" of "THE SCHEDULED PREMISES" to the "LESSOR", the "LESSOR" shall forthwith and immediately refund the security deposit to the "LESSEE". Failure on the part of the "LESSOR" to refund the said deposit "LESSEE" SHALL be at free will to occupy the property without any charge to the "LESSOR" whatsoever.

Kajjput Samaj Trust (Kandla Complex)

[Signature]
President

Survy Education & Charitable Trust
[Signature]
President

23) This Agreement may be amended, varied or modified with the mutual consent of the parties and no such amendment, variation or modification shall be valid unless reduced to writing and signed by or on behalf of both parties.

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24) Any difference or dispute that may arise between the Parties hereto in respect of this agreement or relating to "THE SCHEDULED PREMISES" or the facilities and amenities rendered shall be referred to the
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arbitration of one arbitrator as the "LESSOR" and the "LESSEE" may mutually agree upon or otherwise two arbitrators, one to be appointed by each party and the two arbitrators shall appoint a third arbitrator and the decision of the three arbitrators shall be final and binding in accordance with the provisions of the Arbitration and Conciliation Act 1996 or any statutory modification or re-enactment thereof. The Arbitration proceedings will be held and conducted at Gandhidham and Arbitration language shall be in English /Hindi only. The courts of Gandhidham alone shall have jurisdiction.

- 25) The terms of this Agreement and all other information will be kept confidential by the both parties, their respective agents, employees and representatives and will not be disclosed in any manner whatsoever, in whole or in part, irrespective of the continuity hereof.
- 26) Any Stamp duty, registration or any other charges statutorily payable to Government or local Authorities on this Agreement or duplicates and any increase thereon for any reason whatsoever shall be borne and paid by LESSEE only.
- 27) Any notice required to be served hereunder shall be sufficiently served on the address mentioned in this agreement.
- 28) **SCHEDULE OF THE PREMISES REFERRED TO HEREINABOVE:**

Shree Rajput Samaj Trust (Kandla Complex), Open Plot (Play Area), on Plot No. 14 in Ward No. 5-B, situated at Adipur-Kutch, being Part of the entire Educational Complex, admeasuring as under ::

Ground Floor ::

**8 Rooms + Corridor in front of Classrooms + 2 Staircases
Total Admeasuring 558.71 Sq. Metres or thereabouts**

**8 Rooms + Corridor in front of Classrooms + Water Room +
2 Toilet + One Rest house for Watchman**

7 Rooms + Corridor in front of Classrooms

Rajput Samaj Trust (Kandla Complex)

[Signature]
President

First Floor ::

3 Rooms + 1 Auditorium 1 Toilet Block + Corridor + 1

Staircase + 291.00 Sq. Meters Hall

Total Admeasuring 558.71 Sq. Metres

Staircase Terrace = 31.02 Sq. Metres.

Front & South Side Open Ground

for Utilisation (Play Area) = 5510 Sq. Metres.

Covered Area of Stay House = 60.80 Sq. Metres

Open Terrace = 558.71 Sq. Metres.

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[Signature]
President

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**NIL S. NATHAN
NOTARY
GOVT. OF INDIA**

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- 29) No error, mis-statement, nor omission in the description of the Scheduled Premises, shall annul this LEASE DEED. IN WITNESS WHEREOF both the parties hereto have set their respective hands unto this Lease Deed on the day and year first hereinabove written.

In the Presence of Witnesses:

Yogita V

1. Ms. Yogita Vishwam
T.HX-25 (Adipur)



For Shree Rajput Samaj Trust
(Kandla Complex)

[Signature]
SHRI SUJANSINH JADEJA
President
(LESSOR)

[Signature]

2. MRS. SHWETA VISHAL GEHANI

PLOT NO: 370,
WARB = 6/A
HOUSE NO: 4.
ADIPUR



For Savvy Education & Charitable Trust

[Signature]
PRITI V. MUNSHIANI
President
(LESSEE)

TRUE COPY

[Signature]
ANIL S. NATHANI
NOTARY
GOVT. OF INDIA