

## Summary of Preliminary Assessment on Structural, Fire and Electrical Safety

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Name of the Factory	: Dwell Fashions Ltd.
Address of the Factory	: 94, 4th Floor Mohakhali C/A , Gulshan, Dhaka-1212.
Present Status of the Factory	: <b>Shutdown(Factory in under red)</b>
Structural Assessment Conducted by	: TÜV SÜD Bangladesh (Pvt.) Ltd.
Date of Structural Inspection	: 2015-04-29
Fire Assessment Conducted by	: None
Date of Fire Inspection	: None
Electrical Assessment Conducted by	: None
Date of Electrical Inspection	: None
BGMEA Membership No.	: 1542

**Due to Red only structure Assessment done.**

### **BASIC INFORMATION: The following general information was noted:**

i. Building Usage Type	: Garment Factory
ii. Structural System	: R.C.C Building
iii. Floor System	: RCC Beam Slab
iv. Floor Area	: Ground floor = 5358 sft , Entire building = 73655 sft (Approx.)
v. No. of Stories	: 11 floors + GF ( 12 Storey)
vi. Construction Year	: GF to 3rd floor in 1987, 4th floor to 7th floor in 1993 and 8 <sup>th</sup> Floor to 11th floor 2003.
vii. Foundation Type	: Shallow foundation
viii. Design Drawings	: Available (Approved from DIT on 14th May 1981 for commercial use.)
ix. Soil Investigation Report	: Available.
x. construction Materials	: Brick aggregate
xi. Generator	: Generator is kept at ground floor of the building.

### **RECOMMENDATIONS FOR CORRECTIVE ACTION: Edge and Corner column was found in highly stressed condition due to cantilever, small column section, least number of steel used in column, which may pose high risk to operation in the factory. Due to this non-conformity, immediate, mid-term and long term corrective actions are recommended.**

Short Term (Immediate)	: 1. Vacate building immediately. 2. Factory Engineer to review design, loads and columns stresses in all column. 3. Verify in-situ concrete stresses by taking 100mm diameter cores from ground floor indicated columns. Verify reinforcement grade, diameter and number of bars in column. 4. A Detail Engineering Assessment of Factory to be commenced, see attached Scope.
Mid Term (6-week)	: 1. Produce and actively manage a loading plan for all floor plates within the factory giving consideration to floor capacity and column capacity. 2. Reduce load on column by removing upper level of structure. 3. Detail Engineering Assessment to be completed
Long Term (6-months)	: 1. Continue to implement load plan.

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The recommendations for **Fire & Electrical Safety** corrective action are: **None**.