

# FIRE SAFETY INSPECTION REPORT

**Factory Name: New Asia Fashions Ltd.**

**ACCORD ID: 12884**

**ADDRESS: 40/3 Anwar Jong Road, Charabag, Ashulia, Savar, Dhaka.**

**Other Factories: None**



**Inspected By: Mahfuza Khanom**

**Date: 18th September, 2017**

# Fire Safety Inspection Report

**Factory Name: New Asia Fashions Ltd.**

## **Introduction:**

New Asia Fashions Ltd. was surveyed for fire safety on 18/09/2017 by The Accord Inspection Team. The purpose of the survey was to identify significant fire safety issues and to provide recommendations for remediation based on applicable standards specified by the Accord. The scope of this initial fire safety inspection was limited to the review and identification of major fire safety issues. The inspection did not include identification of minor deficiencies, which will be further addressed as part of follow-up inspections.

## **Limitations:**

The information in this fire safety inspection report was obtained during a visit to the facility and during interviews with local factory management. It has not been possible to provide independent verification for all the information and data collected, and, therefore, The Accord cannot accept general responsibility for omissions or errors arising from inaccuracies in this report from the information obtained.

The findings and recommendations in this report are not intended to imply, guarantee, ensure or warrant compliance with any government regulations. Additionally, the results do not imply in any way that compliance with the findings or recommendations as stated in this report will eliminate all hazards, risks or exposures or that hazards, risks or exposures not referred to in this report do not exist. Compliance with the findings and recommendations stated in this report does not relieve the factory owner from obligation to comply with specific project requirements, industry standards, or the provisions of any local government regulations.



## General Factory Information

**Factory Building name(s):** New Asia Fashions Ltd.

**Factory Address:** 40/3 Anwar Jong Road, Charabag, Ashulia, Savar, Dhaka.

### Points of contact:

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## Findings & Recommendations :

The following "Table" summarizes the major fire safety issues identified during the inspection.



Recommendations have been provided to address each issue. An implementation schedule shall be developed by the factory to remediate each of the findings. The specific timing of improvements, including any requested extensions due to design / installation constraints, shall be submitted to the Accord for approval.

SI No.	Category	Findings	Required Action	Remediation Time Frame
1	Fire Rated Construction	Exit stairs are not completely separated from other occupancy by fire rated assemblies. Fire door has been installed. Door closers were found at fault <b>(Non functional)</b> . Fire doors were open by non-mechanical means <b>(without automatic-closing devices tied to the fire alarm system)</b> .	<p>Complete the separation work of the exit stairs from work areas and other building spaces on all floor levels by minimum 2- hr fire rated construction. Provide minimum 1.5- hr fire rated doors and seal all unprotected openings and penetrations to maintain the fire separation. Ensure that all fire doors are self-closing and positive latching, and are provided with fire exit (panic) hardware where serving production floors or assembly occupancies.</p> <p>If fire doors are required to be held open for functional reasons, provide automatic-closing devices tied to the fire alarm system.</p> <p>And</p> <p>The factory have to provide Certificate/Listing documents of existing fire doors to Accord for review.</p>	Within 3 months





SI No.	Category	Findings	Required Action	Remediation Time Frame
				
2	<b>Fire Rated Construction</b>	Unsealed penetrations and openings are located in exit stair enclosures.	Seal all penetrations and openings in the wall of exit enclosure walls (full thickness of the wall) by fire rated materials to maintain the fire resistance rating.	<b>Within 3 months</b>





SI No.	Category	Findings	Required Action	Remediation Time Frame
				
3	<b>Fire Rated Construction</b>	Rooms used for storage of combustible materials are not separated from exit stair enclosure.	Rooms used for storage of combustible materials shall be separated from the surrounding occupancy with a minimum 1 hour construction.	<b>Within 3 months</b>





SI No.	Category	Findings	Required Action	Remediation Time Frame
				
4	<b>Fire Rated Construction</b>	The transformer room is not separated by fire rated construction (openings, non-rated doors, penetrations).	Separate the transformer room by a minimum 2-hr fire rated construction. Seal and/or protected all openings to maintain fire separations. All exhaust systems shall discharge to the exterior of the building in a safe location.	<b>Within 3 months</b>





SI No.	Category	Findings	Required Action	Remediation Time Frame
				
5	<b>Fire Rated Construction</b>	<p>The fire pump room is not provided with adequate fire separation with generator room.  <b>Location: Building-4</b></p>	<p>Provide fire pump room with 2 hr rated fire separation when not sprinklered and 1 hr rated fire separation when provided with automatic sprinklers in accordance with NFPA 20.</p>	<b>Within 3 months</b>





Sl No.	Category	Findings	Required Action	Remediation Time Frame
				
6	<b>Fire Rated Construction</b>	Penetrations through floor/ceiling assemblies are found unsealed.	Seal all penetrations and openings in the wall of exit enclosure walls (full thickness of the wall) by fire rated materials to maintain the fire resistance rating.	<b>Within 3 months</b>





SI No.	Category	Findings	Required Action	Remediation Time Frame
				
7	<b>Fire Rated Construction</b>	Exterior exit stairs are not properly separated from the building. Door closers were found at fault (Non functional). Fire doors were open by non-mechanical means (without automatic-closing devices tied to the fire alarm system)	Exterior exit stairs shall be separated from the building with a rating requirement of 2 hr fire rating for 4 or more stories. The rating of the exterior wall shall extend 3.05 m (10 ft) beyond the ends of the stair structure.	<b>Within 3 months</b>





SI No.	Category	Findings	Required Action	Remediation Time Frame
				
8	<b>Fire Rated Construction</b>	<p>Since the structure is steel-composite type and all the RCC panels are resting on the steel columns and girders. Hence, each floor of the building is not separated by a fire resistive rated construction barriers.</p>	<p>Provide fire-resistive rated construction barriers between floors following Section 4.4 and Table 4.4.1 of the Accord Standard or Table 3.3.1 and Table 4.1.1 from BNBC Part 4. Consult a qualified fire protection engineer to design the rated construction barriers.</p>	<b>Within 4 months</b>





SI No.	Category	Findings	Required Action	Remediation Time Frame
				
9	Egress	<p>Doors along means of egress are provided with non compliant locking system.  <b>Location: Roof floor exit (Stair-1).</b></p>	<ol style="list-style-type: none"> <li>1. Remove all non compliant locking features from egress doors.</li> <li>2. If locks are required for security reasons, utilize special door locking features complying with NFPA 101.</li> <li>3. Doors may be locked where the latch and lock are disengaged with one motion where the occupant load does not exceed 49 persons.</li> <li>4. Doors may be provided with locking hardware from the ingress side provided that a panic bar is installed on any door with an occupant load exceeding 49 persons.</li> </ol>	<p style="text-align: center;"><b>Immediate</b></p>





SI No.	Category	Findings	Required Action	Remediation Time Frame
				
10	Egress	<p>Exit stair door/egress door serving 50 or more occupants does not swing in the direction of egress travel.  <b>Location: Roof floor exit (Stair-1).</b></p>	<p>Modify the egress door to swing in the direction of egress travel.</p>	<p><b>Within 1 month</b></p>





SI No.	Category	Findings	Required Action	Remediation Time Frame
				
11	Egress	Handrails are not provided on both sides of each exit stairs on all floors. Having handrails on one side of said staircase, may pose as a falling hazard during evacuation.	Provide handrails on both sides of the exit stair. New handrails shall have a minimum height of 865 mm (34 in.) and a maximum height of 965 mm (38 in.) as measured from the leading edge of the tread. Intermediate handrails shall be provided when the stair width exceeds 2.2 m (87 in.).	Within 3 months


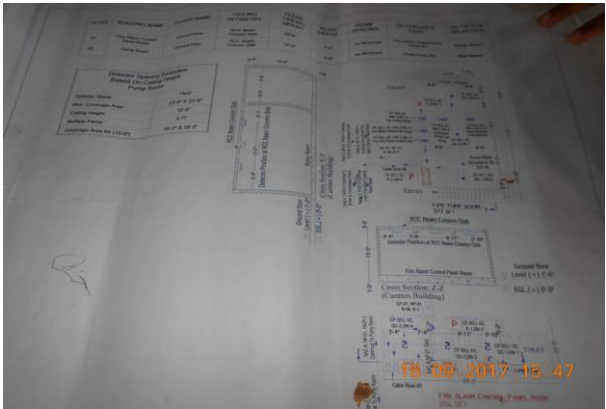


SI No.	Category	Findings	Required Action	Remediation Time Frame
				
12	<b>Egress</b>	Electrical panel and inspection machine was located in exit stair.	Remove electrical panels and other storage from the exit stairs.	<b>Within 1 month</b>



SI No.	Category	Findings	Required Action	Remediation Time Frame
				
13	<b>Fire Detection &amp; Alarm System</b>	<p>The factory has been designed &amp; installed the addressable fire alarm system without having approval from AHJ (Authorities Having Jurisdiction). Note: Installation work has not been fully completed.</p>	<p>Existing addressable fire alarm &amp; detection system shall be designed &amp; installed as per NFPA 72. Modify the system (if required) after getting approval from AHJ.</p>	<b>Within 6 months</b>



SI No.	Category	Findings	Required Action	Remediation Time Frame
				
14	<b>Fire Detection &amp; Alarm System (ITM)</b>	Inspection, testing, and maintenance for the fire alarm system is not in accordance with NFPA 72 or as per Accord standard.	Inspect, test and maintain the fire alarm system, and keep written records on-site, in accordance with NFPA 72 or as per Accord standard.	<b>Within 2 months</b>



SI No.	Category	Findings	Required Action	Remediation Time Frame
15	<b>Fire Protection</b>	The factory has been designed & installed the sprinkler system without having approval from AHJ (Authorities Having Jurisdiction). Note: Installation work is going on.	Existing sprinkler system and required standpipe system shall be designed & installed as per NFPA 13,14,20,22 & 24. Modify the system (if required) after getting approval from AHJ.	<b>Within 8 months</b>




SI No.	Category	Findings	Required Action	Remediation Time Frame
16	Fire Protection (ITM)	Inspection, testing, and maintenance of the automatic sprinkler system is not in accordance with NFPA 25.	Inspect, test and maintain the automatic sprinkler system, and keep written records on-site, in accordance with NFPA 25.	Within 2 months
17	Fire Protection (ITM)	Inspection, testing and maintenance of the fire pump system is not in accordance with NFPA 20.	Inspect, test and maintain the fire pump system and keep written records on-site, in accordance with NFPA 20 and ACCORD standards.	Within 2 months
18	Fire Protection (ITM)	Inspection, testing and maintenance of the standpipe system is not in accordance with NFPA 14.	Inspect, test and maintain the standpipe system and keep written records on-site, in accordance with NFPA 14 and ACCORD standards.	Within 2 months




SI No.	Category	Findings	Required Action	Remediation Time Frame
19	<b>Fire Protection (ITM)</b>	Inspection, testing, and maintenance for the fire extinguishers is not in accordance with NFPA 10 or as per Accord standard.	Inspect, test and maintain the fire extinguishers, and keep written records on-site, in accordance with NFPA 10 or as per Accord standard.	<b>Within 1 month</b>
20	<b>Egress Lighting</b>	Exit sign not provided at exit.	Provide exit signs above all exits to the exterior and all doors to the exit stair	<b>Within 1 month</b>



SI No.	Category	Findings	Required Action	Remediation Time Frame
				
21	Egress Lighting	<p>Based on the number and location of emergency lights observed, adequate illumination levels are not anticipated along egress routes.  <b>Location: Stores and stair in Ground Floor and few required places.</b></p>	<p>Test the emergency lighting system on each floor and provide additional emergency fixtures to provide adequate illumination along the means of egress. Provide a minimum illumination of 10 lux at the floor level within exit stairs and exit discharge paths and minimum 2.5 lux along exit access aisles.</p>	<p><b>Within 3 months</b></p>



Sl No.	Category	Findings	Required Action	Remediation Time Frame
				
22	Egress	<p>Door width in means of egress have found less than 1 m (39 in.).  <b>Location: North exit in Dining area.</b></p>	<p>Doors in means of egress shall have a minimum width of 1 m (39 in.).</p>	<p><b>Within 1 month</b></p>



SI No.	Category	Findings	Required Action	Remediation Time Frame
				

