

Interloop BD Ltd. (9994)

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Identified Priority 1 Concerns

Piles of waste materials and bricks at the under-construction 5th floor level.



Priority 1 Concern

Uncontrolled and potentially very heavy piles of waste materials and bricks during construction.

Any waste should be immediately removed to ground level, and materials necessary for construction should be spread out so as to not exceed design loading.



Identified Priority 2 Concerns

Uncontrolled and potentially excessive loading at 1st and 3rd floor levels (not occupied by Interloop BD Ltd.).

Steel walkway between factory and adjacent building; requires proper structural analysis.

Apparently insufficient lateral stability system; requires thorough analysis.



1st Priority 2 Concern



3 examples, taken from 1st and 3rd floor levels (not occupied by Interloop BD Ltd.), of excessive and uncontrolled storage loading. This should be properly assessed and regulated.

Left; boxes contain metal sewing machines and are therefore too heavy to be stored at such height.



2nd Priority 2 Concern

Steel walkway between Interloop factory and adjacent building.

Walkway does not form a structural connection between the two buildings (they are still structurally independent), however its own construction is suspect and should be thoroughly analysed.



No sufficient lateral stability system was observed, either in the drawings or through the existing structure.

These images clearly show the flat slab construction employed, but it can also be seen to the right that the stair cores (one shown) are only of masonry construction and do not constitute shear walls.



3rd Priority 2 Concern

Identified Priority 3 Concerns

Waterproofing and perimeter wall yet to be added to roof level.

No waterproofing layer yet added to roof, leading to potential issues of water ingress and damage to structural members.

Roof level construction is clearly incomplete, however it should be regarded as a necessity to add both a waterproofing layer and a perimeter wall. These actions will negate water ingress and a fall-hazard respectively.



Priority Actions

Problems Observed Summary

ITEM 1: (Priority 1) Uncontrolled heavy loading of construction materials and waste at the under-construction 5th floor level.

ITEM 2: (Priority 2) Excessive loading through storage at 1st and 3rd floor levels. Difficult to accurately assess the exact load but the uncontrolled nature leads to potential overloading issues.

ITEM 3: (Priority 2) Un-designed steel walkway between the factory and the adjacent building. Should be structurally assessed if not removed.

ITEM 4: (Priority 2) Lateral stability system not established. This requires detailed analysis to determine the capacity of the structure in its existing state.

ITEM 5: (Priority 3) Incomplete roof level; waterproofing and a perimeter wall to be added as part of the on-going construction works.

Item 1 and actions

Overloading of 5th floor during construction due to piles of waste materials and bricks.

Priority 1 (Immediate – Now)

- Remove any waste materials not required for construction and move to ground level.
- Spread out remaining necessary construction equipment so as not to exceed design loads.

Priority 2 (within 6 – weeks)

- During construction ensure that workers do not store waste or other materials in piles on the slab. Waste should be removed immediately as it develops.

Priority 3 (within 6-months)

- Implement and adhere to a loading plan across the whole structure.
- Ensure that future storage loads do not exceed design loads.

Item 2 and actions

Uncontrolled loading at 1st and 3rd floor levels leading to potential issues of overloading.

Priority 1 (Immediate – Now)

- None required.

Priority 2 (within 6 – weeks)

- With the assistance of in-house engineer, establish a maximum storage height to remain within design load of 3kN/m².
- Reduce all storage to established height.

Priority 3 (within 6-months)

- Apply the same rules established in the loading plan (set out in item 2) to all floors of the building, regardless of tenant.

Item 3 and actions

Steel walkway exists between the factory and the adjacent building, with no drawings or design to support its construction.

Priority 1 (Immediate – Now)

- None required.

Priority 2 (within 6 – weeks)

- Carry out structural design to check the capacity of the walkway for access loading.
- Check connections between walkway and concrete buildings.

Priority 3 (within 6-months)

- Do not carry out further structural works without first carrying out thorough structural design and gaining local authority permission.

Item 4 and actions

No clear lateral stability system is in place; this requires further detailed analysis.

Priority 1 (Immediate – Now)

- None required.

Priority 2 (within 6 – weeks)

- Carry out a detailed structural assessment to determine the capacity of the existing structure, particularly against lateral loads.

Priority 3 (within 6-months)

- Implement any changes recommended by the detailed engineering assessment.

Item 5 and actions

Waterproofing layer and perimeter wall to be applied at roof level as part of the on-going construction works.

Priority 1 (Immediate – Now)

- None required.

Priority 2 (within 6 – weeks)

- None required.

Priority 3 (within 6-months)

- Apply a waterproof membrane across the full area of roof level.
- Construct a perimeter wall to a height of 1m, as detailed in building licence drawing.