

# FIRE SAFETY INSPECTION REPORT

**Factory Name: Southern Garments Ltd (New Building)**

**ACCORD ID: 23639**

**ADDRESS: Zirabo, Ashulia, Savar, Dhaka**

**Other Factories: N/A**



**Google Co-ordinate: 23°54'26.2"N 90°19'18.3"E**



**Inspected By: Md. Hasibur Rahman Abir**

**Date: July 7, 2019**



## Findings & Recommendations :

Table 1 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.



Table-1:

SI No.	Category	Findings	Required Action	Remediation Time Frame
1	Fire Rated Construction	The production building is constructed by steel, all the structural elements of the building found exposed without any fire protection which is defined as non-rated construction and violation of BNBC-2006.	<p>Construction must be of type 1 or type 2 (See BNBC 2006 Part 3 Section 3.2.4, page 10356) For <b>type 2 construction, the maximum permissible height of the building shall be 4 storeys or 14 meters. (See BNBC 2006 Part 3, Table 3.1.9, page 10319).</b></p> <p>Provide/ensure required fire rating on the structural elements by 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.</p> <p>Consult a qualified fire protection engineer to design the rated construction barriers.</p>	Within 6 months
<div style="display: flex; justify-content: space-around;">   </div>				



2	Fire Rated Construction	Door coordinators were not properly functional on most the doors and unsealed penetrations were located in exit stair enclosures.	<p>Provide minimum 1.5-hr fire rated doors and seal all unprotected openings and penetrations to separate the exit stairs from work areas and other building spaces on all floor levels. Ensure that the fire doors are self-closing and positive latching and that they are provided with fire exit (panic) hardware where serving production floors.</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>	Within 3 months
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3	Fire Rated Construction	Exit stair-1 and stair-2 are discharged the occupants inside the building at ground floor.	<p>1. Modify stair to discharge directly outside. Or</p> <p>2. Provide 2-hr fire-rated exit passageway leading directly outside (vestibules to separate any storage areas).</p> <p><b>Note:</b> A maximum of 50 percent of the number and capacity of the exit enclosures can discharge through areas on the level of exit discharge where all the conditions described in Accord building standard 6.17.3 are met.</p>	Within 3 months
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4	Fire-rated separation	Dining is not separated from other occupancies on ground floor.	<p>Re-locate the dining area or separate the dining area from other occupancies with 2-hr fire rated construction.</p> <p>&amp;</p> <p>Provide required exits that lead directly to the street or exit stairwell or leading to a corridor or open space.</p>	Within 3 months
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5	Fire-rated separation	Prayer room is not separated from storage on 2nd floor.	<p>Re-locate the prayer room or separate from other occupancies with 2-hr fire rated construction.</p> <p>&amp;</p> <p>Provide required exits that lead directly to the street or exit stairwell or leading to a corridor or open space.</p>	Within 3 months
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6	Fire Rated Construction	Areas used for combustible storage are not separated by fire rated construction on 1st floor.	<p>Provide dedicated storage rooms separated by minimum 1-hr fire-rated construction.</p> <p>Where separate storage rooms are not feasible, provide defined storage areas and limit the storage arrangement as follows:</p> <ul style="list-style-type: none"> <li>- Maximum height of 2.4m and maximum area of 23 m<sup>2</sup></li> <li>- If sprinkler protected: maximum height of 3.66m and maximum area of 93 m<sup>2</sup> Separate areas of unenclosed combustible storage by a minimum clear distance of 3m.</li> </ul>	Within 3 months
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7	Fire Rated Construction	Fire pump room was not directly accessible from the outside or not provided with an enclosed passageway.	Provide direct access from the outside or provide a 1-hr enclosed passageway from an enclosed stairway or exterior exit.	Within 3 months
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8	Egress	Fire evacuation maps was not posted at the entrance of exit stair.	Fire evacuation maps shall be posted at the entrance to each exit stair.	Within 1 month
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9	Egress Lighting	Directional signs are not provided where direction of the path of travel to an exit has changed.	Illuminated directional signs shall be provided where there is a change in the direction for the path of travel and the direction to an exit is not obvious.	Within 2 months
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10	Egress Lighting	Building does not have occupant load signs at required locations.	Post the occupant load for every assembly and production floor in a facility in a conspicuous space near the main exit or exit access doorway for the space.	Within 1 month
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11	Egress Lighting	<p>Based on the number and location of emergency lights observed, adequate illumination levels are not anticipated along egress routes. Location: 4th floor</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>	Within 3 months
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12	Egress Lighting	Exit sign not provided at exit.	<p>Lighted exit signs shall be placed at entrance to an exit. Additional exit signs shall be placed throughout the facility anywhere the continuation of the egress is not obvious.</p> <p>Lighted exit signs shall be provided with either battery backup or uninterruptable power supply systems and shall be continuously illuminated.</p>	Within 2 months
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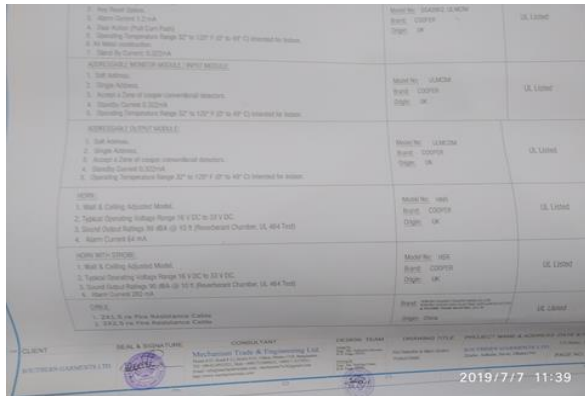
13	Egress	Sliding type doors have provided along means of egress at ground floor.	<p>Replace all collapsible/sliding/shutter type doors &amp; gates by the side-hinged swinging type doors.</p> <p>If locks are required for security reasons, utilize special door locking features complying with NFPA 101.</p>	Immediately
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14	Egress	Doors along means of egress are provided with non compliant locking system.	<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>	Immediately
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15	Fire Detection	The factory has installed an addressable fire alarm & detection system which is required to be reviewed and verified.	<p>Submit as-built drawings, testing records, equipment certification and other relevant documentation to the ACCORD for review and approval, modification (if required) shall have to be done as per the reviewed design and NFPA-72 .</p> <p>&amp;</p> <p>Upon approval &amp; modification (if required) the owner shall verify the system by ACCORD for final acceptance.</p>	Design within 2 months, installation/modification within 4 months
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16	Fire Protection	<p>The highest occupied floor of existing building is more than 10 m (33 ft.) above grade where standpipe system is mandatory and factory has installed automatic sprinkler system along with Class-I standpipe which is required to be reviewed and verified.</p>	<p>Submit as-built drawings, testing records, equipment certification and other relevant documentation to the ACCORD for review and approval, modification (if required) shall have to done as per the reviewed design and NFPA-13, 14, 20, 22 and 24. &amp; Upon approval &amp; modification (if required) the owner shall verify the system by ACCORD for final acceptance.</p>	<p>Design within 2 months, installation/modification within 4 months</p>
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17	Egress Lighting	Inspection, testing, and maintenance for the exit sign and emergency lighting system was not in accordance with The ACCORD standard.	Inspect, test and maintain the exit sign and emergency lighting system in the accordance with The ACCORD standard. Keep written records on-site.	Within 1 month
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