

# INITIAL FIRE SAFETY INSPECTION REPORT

Pretty Composite Textiles Ltd (extension of S.Suhi Industrial Park Ltd)

RSC ID: 24431

Zamgora, Ashulia, Dhaka

23.9343,90.289867

Other Factories: S. Suhi Industrial Park Ltd.(New Building) (ID: 23153)



Inspected By: Mahfuza Khanom & Md. Khalaquzzaman

Date: 26-Jun-2022

## Summary Report

# Pretty Composite Textiles Ltd (extension of S.Suhi Industrial Park Ltd)

### Summary:

Pretty Composite Textiles Ltd (extension of S.Suhi Industrial Park Ltd) complex was surveyed for fire safety on 26-Jun-2022 by The RSC 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 RSC. 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.

Table 1 summarizes the fire safety non-compliant issues identified during the inspection. Recommendations have been provided to address each issue with specific remediation timeline.

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 RSC for approval.

**Findings & Recommendations :**

**Table-1:**

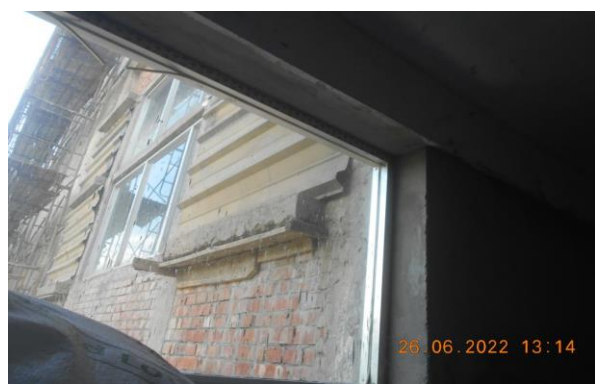
SI No.	Category	Findings	Required Action	Remediation Time Frame
F-1	Fire Rated Construction	Rooms used for storage of combustible materials are not separated from the surrounding occupancy/areas.	Rooms used for storage of combustible materials shall be separated from the surrounding occupancy with a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




F-2	Fire Rated Construction	Areas used for in-process storage of combustible materials are open to the surrounding occupancy.	<p>Provide defined storage areas and limit the storage arrangement as follows:-</p> <ol style="list-style-type: none"> <li>1. General Condition: Maximum height of 2.4m and maximum area of 23m<sup>2</sup>. Separate areas of unenclosed combustible storage by a minimum clear distance of 3m.</li> <li>2. If sprinkler protected: maximum height of 3.66m and maximum area of 93m<sup>2</sup>. Separate areas of unenclosed combustible storage by a minimum clear distance of 3m. or</li> <li>3. Enclose the storage area from the surrounding occupancy with a minimum 1 hour construction.</li> </ol>	Within 3 months
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F-3	Fire Rated Construction	The exit stairs are not separated from [work areas, other spaces] on each floor by fire-rated construction.	<p>Separate 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. The rating of the exterior wall shall extend 3.05 m (10 ft.) beyond the ends of the stair structure.</p> <p>The clearance under the bottom of a fire door shall be a maximum of 3/4 in. (19 mm). 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. Provide vestibules to separate any storage areas. 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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F-4	Fire Rated Construction	Unsealed penetrations and openings are located in the fire rated floor/ceiling assemblies (Electrical cable riser, duct, different pipes used for steam, water & air line etc.).	Provide a minimum 2-hr fire rated shaft to separate the utility risers from each floor level. Seal all penetrations and openings in floors/ceiling assemblies to maintain the fire separation.	Within 3 months
				
F-5	Fire Rated Construction	Hazardous materials / flammable liquid storage area is not separated by fire-rated construction (openings, non-rated doors, penetrations). Location: Basement, Ground floor & Mezzanine floor	Separate the hazardous materials / flammable liquid storage room by a minimum 2-hr fire-rated construction. Seal and/or protected all openings to maintain the required fire separations.	Within 3 months



F-6	Fire Rated Construction	Unsealed openings have been observed through basement, ground floor, mezzanine floor and 1st floor.	Separate one floor from another floor by sealing penetrations and openings of the ceiling assemblies by fire rated materials to maintain fire resistance rating.	Within 3 months
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F-7	Fire Rated Construction	Boiler is not separated by fire rated construction (openings, non-rated doors, penetrations) with other occupancies/areas . Location: 1st floor Main production building and 1st floor Utility building	<p>Separate the boiler or heat producing equipment 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.</p> <p>Or</p> <p>Relocate it to exterior of the building and maintain a minimum 3m (10 ft.) spatial separation distance from the building.</p>	Within 3 months
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F-8	Fire Rated Construction	Unsealed elevator shafts are located inside the working place at all floors of Production Building.	Provide a minimum 2-hr fire-rated elevator shaft to separate from each floor level and seal all penetrations in floor/ceiling assemblies to maintain the fire separation.	Within 3 months
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F-9	Fire Rated Construction	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.	Within 3 months
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F-10	Fire Rated Construction	<p>The fire pump room is not provided with adequate fire separation.  Location: Basement of Production building with WTP area</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> <p>Or,</p> <p>Physically separate the pump room from the protected building by a minimum of 50 ft (15.3 m) in accordance with NFPA 20.</p> <p>And,</p> <p>Fire pump rooms is not directly accessible from the outside shall be accessible through an enclosed passageway from an enclosed stairway or exterior exit as per NFPA 20.</p>	Within 3 months
 <p>The middle row of the table contains three photographs. The first photo on the left shows a red fire door in a room with a timestamp of 26.06.2022 14:40. The middle photo shows a fire pump room with a red fire door and a timestamp of 2022/6/26 14:18. The third photo on the right shows an exit stairway with a timestamp of 26.06.2022 14:44.</p>				
F-11	Egress	<p>Exit stair(s) is discharge the occupants inside the building. Stair-7 and one exit stair from ETP and one exit stair from WTP from Basement discharges occupants inside ground floor working area.</p>	<p>1. Modify stair to discharge directly outside.</p> <p>Or</p> <p>2. Provide 2-hr fire-rated exit passageway leading directly outside (vestibules to separate any storage areas).</p>	Within 6 months



F-12	Egress	Handrails are not provided in the exit stair.	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 1 month
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F-13	Egress	Parapets or guards are not provide in occupiable roof. In some locations guards are provided which is less than 1067mm (42 inch.).	Provide parapets or guards with a minimum height of 1067mm (42 inch.).	Within 3 months
				
F-14	Egress	Fire evacuation maps is not posted at the entrance of all exit stair.	Fire evacuation maps shall be posted at the entrance to each exit stair.	Within 1 month

F-15	Egress	Storage was located in exit stair.	Remove all storage from exit stairs.	Immediate
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F-16	Egress	Building did not have stair and floor designation signs or occupant load signs at the required locations.	Provide stair and floor designation signs and occupant load signs at the required locations.	Within 1 month
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F-17	Egress	Aisles mark is missing in several floors.	Aisles shall be provided with a minimum unobstructed clear-width of 0.9 m (36 in.).	Within 3 months
				
F-18	Egress	Electrical DB was located in the exit stair. Location: Stair-5 (Mezzanine floor)	Remove all electrical appliances or board from exit stairs.	Within 1 month



F-19	Egress	The egress path along means of egress has interrupted by obstruction/storage.	Means of egress shall be maintained continuously free and clear of all obstructions/storage.	Immediate
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F-20	Egress	The East discharge path is unusable and found obstructed.	Provide a road / egress path for smooth discharge of occupants. Means of egress shall be maintained continuously free and clear of all obstructions	Within 1 month
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F-21	Egress Lighting	<p>Based on the number and location of emergency lights observed, adequate illumination levels are not anticipated along egress routes. Location: All floors.</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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F-22	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. Lighted exit signs shall be provided with either battery backup or uninterruptable power supply systems and shall be continuously illuminated.</p>	Within 1 month
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F-23	Egress Lighting	Manual on-off switch is provided for [emergency lighting / exit signage] units.	Remove manual on/off switches from emergency lighting / exit signage units to prevent them from being switched off.	Within 1 month
				
F-24	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 1 month

F-25	Egress Lighting (ITM)	Inspection, testing, and maintenance for the exit sign and emergency lighting system was not in accordance with The RSC Technical Guidelines (Standard).	Inspect, test and maintain the exit sign and emergency lighting system in the accordance with The RSC Technical Guidelines (Standard) standard. Keep written records on-site.	Within 3 months
F-26	Fire Alarm & Detection system	The fire detection system is antiquated, not a listed system, and does not provide alarm and notification features consistent with acceptable standards.	Replace the fire detection system with a new, listed addressable fire detection system in accordance with NFPA 72. Submit design, drawings and other relevant documentation to the RSC for review.	Design within 2 months, Installation within 4 months



F-27	Fire Alarm & Detection System (ITM)	Inspection, testing, and maintenance for the fire alarm system is not in accordance with NFPA 72.	Inspect, test and maintain the fire alarm system, and keep written records on-site, in accordance with NFPA 72.	Within 1 month (After installation)
F-28	Fire Protection System	The existing high-rise building with an occupiable floor greater than 23 m (75 ft) above the finished grade is not protected with an approved automatic sprinkler system. The large occupant loads, heavy fuel loading, and anticipated extended egress times warrant sprinkler protection.	Provide an automatic sprinkler protection throughout the building in accordance with NFPA 13. Submit design, drawings and other relevant documentation to the RSC for review.	Design within 2 months, Installation within 6 months

F-29	Automatic Sprinkler System (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 1 month (After installation)
F-30	Fire Pump System (ITM)	Inspection, testing and maintenance of the fire pump system is not in accordance with NFPA 25.	Inspect, test and maintain the fire pump system and keep written records on-site, in accordance with NFPA 25.	Within 1 month (After installation)
F-31	Standpipe System (ITM)	Inspection, testing, and maintenance for the standpipe system is not in accordance with NFPA 25.	Inspect, test and maintain the standpipe system and keep written records on-site, in accordance with NFPA 25.	Within 1 month (After installation)