

Chic Wings (BD) Intimates Co. Ltd.

Plot # 01, Sector # 07/A, South Haliashahar, CEPZ, Chattogram-4223, Bangladesh
(22.299602, 91.772818)

3 March 2025



1. Building Information:

Production Building: Partially six storied (G+5) reinforced concrete (RC) building

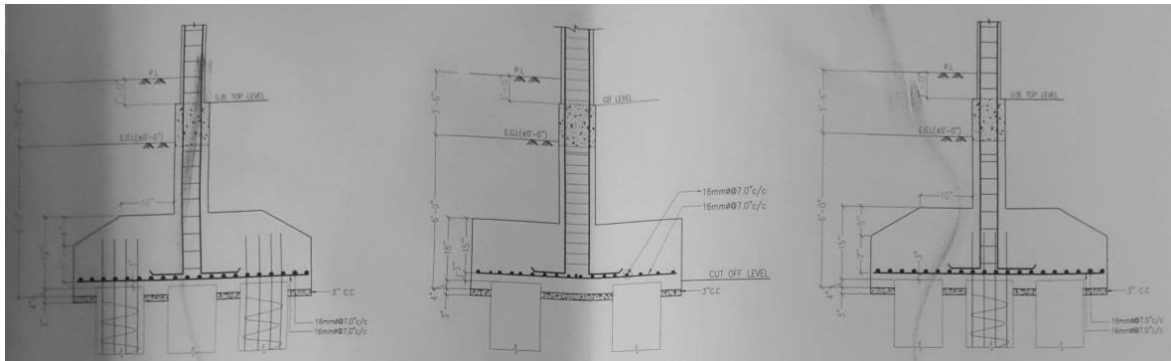
Utility Building: Single storied RC building with basement (B+G)

Security Building & Fire Command Room: Single storied RC building

Old Transformer Room: Single storied RC building

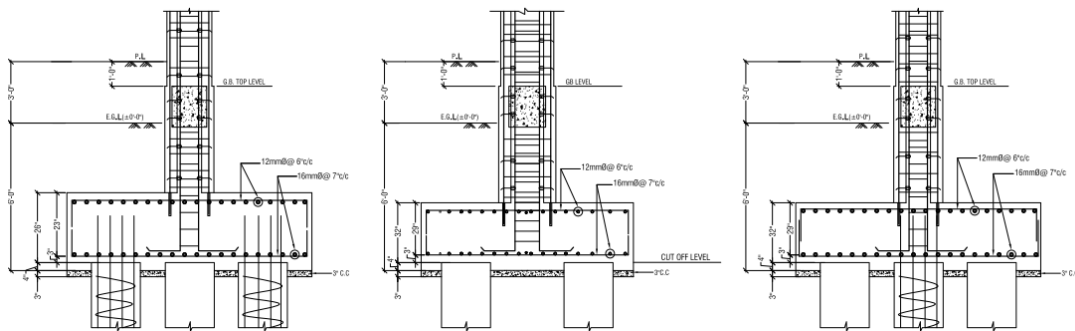
2. Observations

Observation-1: Substructure retrofitting works need to be verified & assessed (Production Building)

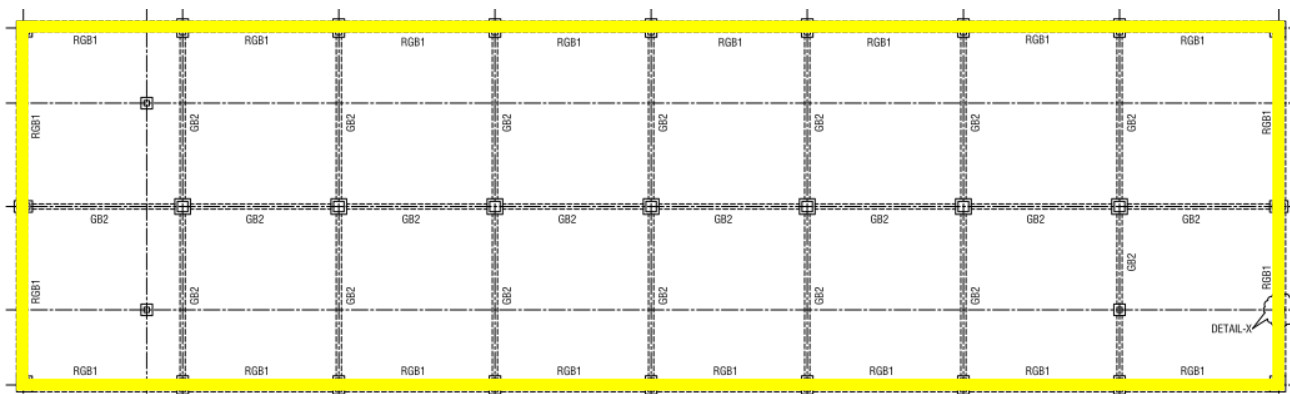


Construction drawing

NOTE:
THE PILE CAPS HAD BEEN RETROFITTED PREVIOUSLY



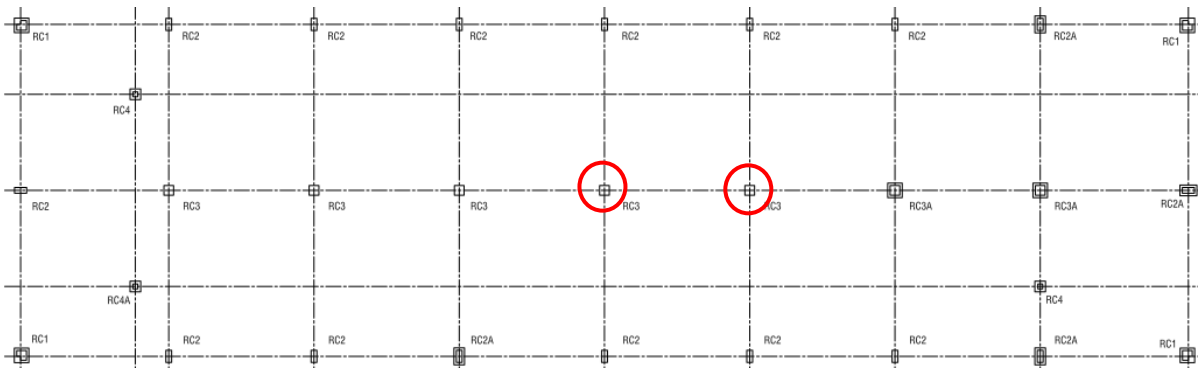
As-built structural drawing



Grade Beam Layout

Description: The as-built drawings indicate pile cap thicknesses of 750mm, 900mm, and 900mm, whereas the construction drawings specify 400mm, 550mm, and 475mm, respectively. Additionally, the pile caps and peripheral grade beams (highlighted in yellow in the figure) are labeled as retrofitted in the as-built drawings. However, the factory could not provide any pictorial evidence, QC certification, or sufficient test reports for the retrofitting works, apart from four sets of cylinder test reports (two for columns and two for grade beam retrofitting). Furthermore, the EA report assumes a rebar yield strength of 72.5 ksi for the retrofitting work, but no supporting test report was available.

Observation-2: Additional Core on the 4th floor (Production Building)

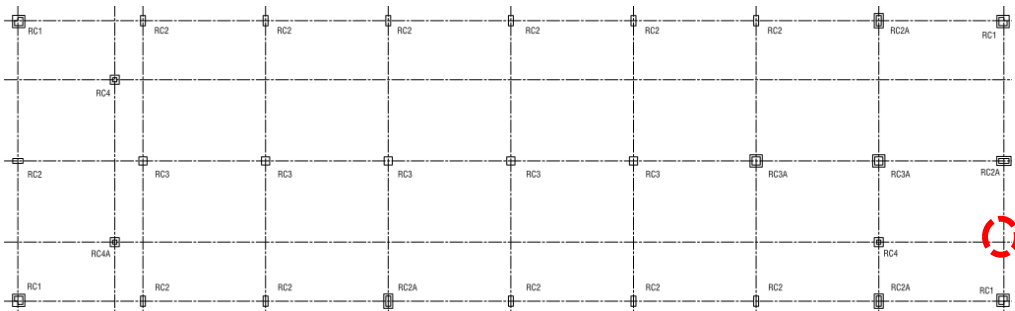


4th floor column layout

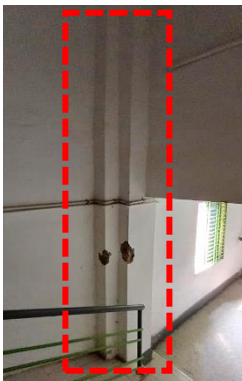


Description: According to the available core test report, six cores were extracted from ground-floor columns. However, two additional core extraction marks, highlighted in red on the column layout, were observed on the 4th floor.

Observation-3: Additional column on ground floor (Production Building)



Column Layout



Description: An undocumented ground-floor column has been found, and its connection to the main framing system needs to be verified.

Observation-4: Lack of lateral stability system of roof sheds (Production Building)



Roof Shed above 5th floor dining



Roof shed above stair at south-east corner

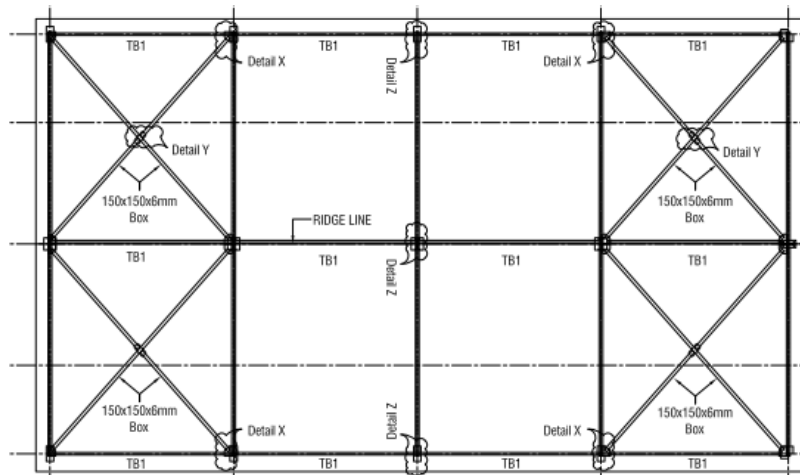
Description: Portal frame was observed in the short direction. Compression strut or load transfer media was not observed in the long direction.

Observation-5: Lack of stability of self-supported steel structure on the ground floor (Production Building)



Description: In the north-south direction, the columns are interconnected by steel beams, providing lateral support. However, in the east-west direction, there are no beam connections between the columns, requiring an assessment of the structural stability in that direction.

Observation-6: Discrepancies in as-built drawing (Production Building)



Description: Roof bracings were found 100X100mm box instead 150X150mm box and compression strut (TB1 in drawing) were not found.



Build-up at 5th floor dining



Build-up & false slab t toilet area

Description: 90 mm build-up was observed in the 5th-floor dining area, along with 200 mm and 375 mm build-ups and 90 mm thick false slab in the toilet area, all of which were not mentioned in the drawing.

Observation-7: Column susceptible to trolley impact (Production Building)



Description: During the inspection, the column edges of several floors were found affected due to trolley impact. The factory is required to provide safety barriers to protect the columns from trolley/vehicle impact.

Observation-8: Non-structural elements found unbraced/not anchored (Production Building)



Description: Unbraced and unanchored steel storage racks were found on the ground floor and PVC water tanks were found unbraced on the 5th floor dining area.

Observation-9: Crack & dampness in cornice (Production Building)



Description: Cracks & dampness in cornice were observed at several locations.

Observation-10: Corrosion on steel member of ground floor steel structure (Production Building)



Description: During the inspection, corrosion was observed on several steel members.

Observation-11: Lack of as-built drawing (Security Building & Fire Command Room and Old Transformer Room)



Security Building & Fire Command Room



Old Transformer Room

Description: During inspection, as-built drawing of the structures was not available onsite.

3. Action Plan

Item No.	Observation	Action Plan	Timeline
1	Substructure retrofitting works need to be verified & assessed (Production Building) Additional Core on the 4th floor (Production Building) Additional column on ground floor (Production Building)	Verify substructure retrofitting works	within 6 weeks
2		Factory is required to survey the whole structure, identify all additional cores, incorporate all concrete core test results in the assessment of the building and submit the assessment report to the RSC for review.	within 6 weeks
3		Confirm the load path of the additional column	within 6 weeks
4		Carry out suggested remedial works if required	within 6 months
5		Continue to implement the load plan	within 6 months
6	Lack of lateral stability system of roof sheds (Production Building)	Building engineer is required to check the lateral stability of the shed as part of the Engineering Assessment (EA).	within 6 weeks
7		Carry out suggested remedial works if required	within 6 months
8	Lack of stability of self-supported steel structure on the ground floor (Production Building)	Building engineer is required to check the stability of the structure as part of the Engineering Assessment (EA).	within 6 weeks
9		Carry out suggested remedial works if required	within 6 months
10	Discrepancies in as-built drawing (Production Building)	The building engineer is required to survey the whole structure and update the as-built drawings as per site condition.	within 6 weeks
11	Column susceptible to trolley impact (Production Building)	The building engineer is required to provide barriers around the column to protect the columns from trolley/vehicle impact.	within 6 months
12	Non-structural elements found unbraced/not anchored (Production Building)	The factory is required to brace/anchor all non-structural elements (storage racks) to prevent falling during Seismic.	within 6 months
13	Crack & dampness in cornice (Production Building)	The factory is required to check the reason for crack and repair the cracks with suitable methods.	within 6 weeks
14	Corrosion on steel member of ground floor steel structure (Production Building)	The factory is required to remove rust and apply anti-corrosive paint on steel members.	within 6 weeks
15	Lack of as-built drawing (Security Building & Fire Command Room and Old Transformer Room)	The building engineer is required to survey the whole structure and produce the as-built drawings as per site condition.	within 6 weeks