

The Rose Dresses Ltd. & Islam Garments Ltd. & Islam Dresses Ltd. (Extension)

Jamgora, Diakhali, Yearpur, Savar

(23.941379, 90.292789)

17 March 2025

Structural Inspection Report

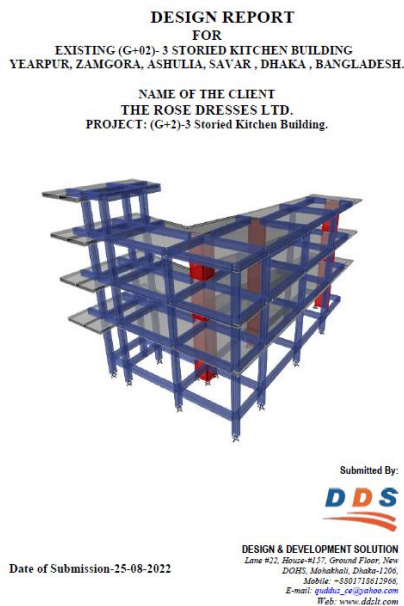


1. Building Information:

Building -8 (Staff Dinning)	3-storied (G+2) RC building.
Building -10 (Rose Tower)	8-storied (B+G+7) RC building
Building -11 (Chiller House)	Single-storied steel building

Observation:

Observation 01: Lack of material test report and prepared design report needs to be reviewed against lateral loading. (Building -8)



Description: During inspection, no in-situ material strength report was available.

The building engineer is required to perform in-situ material strength testing for the structure and revise the prepared design report based on updated material test report and submit it to RSC for detail review against lateral forces.

Observation 2: Dampness and cracks on masonry walls. (Building -8)



Description: Dampness and cracks on masonry walls were observed. The building engineer is required to identify the reason for the dampness and cracks and repair them with a suitable method.

Observation 03: Inadequate material test report and prepared design report needs to be reviewed against lateral loading. (Building -10)

BANGLADESH UNIVERSITY OF ENGINEERING AND TECHNOLOGY (BUET)
 DEPARTMENT OF CIVIL ENGINEERING
 Concrete Laboratory

BRTC No.: 1101-89707/18-18ICE; DC: 18862019
 Sent by: TNA Rose Dresses Ltd.
 Ref. No.: Lateral; DC: 20092019
 Project: Rose Tower
 Sample: Cylinder (No proportion as specified 1:1.5:3.0; Aggregate Type: Stone chips)
 Location: First Floor Column
 Test: Compressive Strength (ASTM C39)
 Date of Test: 20/6/2019

Sl. No.	Date of Casting as per letter	Specimen Designation/ Frog Mark	Specimen Area	Maximum Load	Crushing Strength	Average Crushing Strength	Mode of Failure
			(sq. cm)	(KN)	(MPa)	(MPa)	
1	23/5/2019	RCL	12.42	72,386	5,829		Combined *
2	(28 days later)	RCL	12.42	65,696	5,283		Combined *
3		RCL	12.18	51,489	4,226		Combined *

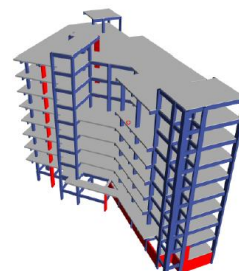
Note: Samples were received in unsealed condition. * Combined = Mortar and Aggregate failure.

Countersigned by: Dr. Md. Abdul Jall Professor, Department of Civil Engineering, BUET, Dhaka-1000, Bangladesh.
 Test Performed by: Muhammad Irfan Hossain Lecturer, Department of Civil Engineering, BUET, Dhaka-1000, Bangladesh.

DDS
 DESIGN & DEVELOPMENT SOLUTION
 STRUCTURAL DESIGN CONSULTANT

DETAIL ENGINEERING ASSESSMENT (DEA) REPORT
 FOR
 EXISTING B-G+7 STORED FACTORY BUILDING FOR ROSE DRESSES LTD. AT JAMGARA, DIAKHALL ASULIA, SHAVER, DHAKA-1349

NAME OF THE CLIENT
 THE ROSE DRESSES LTD.



Submitted By: DDS

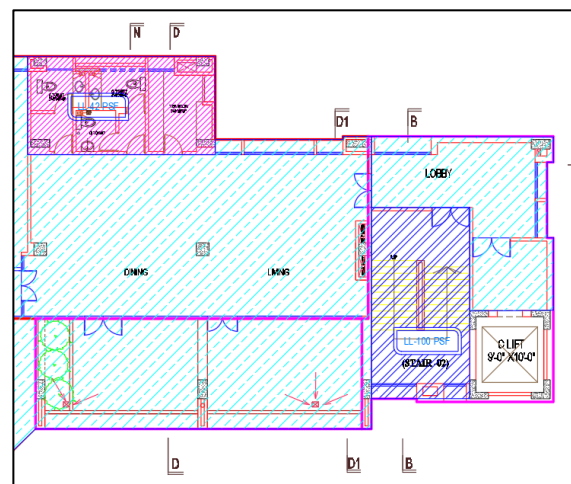
DESIGN & DEVELOPMENT SOLUTION
 Zone #21, House #117/8, Ground Floor, New DOBS, Mirshat, Dhaka-1212.
 Mobile: +8801718812964
 E-mail: gmd@ddsbd.com
 Web: www.ddsbd.com

Date of Submission: 26.09.2022

Description: During inspection, 15 sets (Column – 3 sets, Foundation – 2 sets, and Slab – 10 sets) of cylinder test reports were available which didn't meet the frequency of testing requirement as per BNBC.

The building engineer is required to perform in-situ material strength testing for the structure and revise the prepared design report based on updated material test report and submit it to RSC for detail review against lateral forces.

Observation-4: Undocumented build-up not mentioned in as-built drawings & floor load plan. (Building -10)



Description: During inspection undocumented soil bed was observed in garden area with a depth of around 500 m. However, no build-up thickness was shown in architectural drawing in addition built-up load was not also considered in prepared floor load plan.

The building engineer is required to survey the structure and prepare accurate as-built drawings and revise the load plan considering dead load for soil bed.

Observation-5: Undocumented steel stair with improper connection and inadequate members adjacent to Building-11.



Description: During inspection, an undocumented steel stair was observed with improper connection and inadequate members adjacent to Building-11. The building engineer is required to prepare full set of as-built drawings and check the stability system and connection adequacy for the existing structure.

1. Action Plan:

Item No	Observation	Action Plan	Timeline
1.	Lack of material test report and prepared design report needs to be reviewed against lateral loadings. (Building -8)	Verify in-situ concrete material strength by taking concrete cores (minimum 100 mm diameter) from lower tier building columns & different floors.	within 6 weeks
2.		The building engineer is required to update the design documents (including design reports, material test reports, live load plan) in compliance with BNBC and submit it to RSC for detail review against lateral forces.	within 6 weeks
3.		Carry out remedial work if required.	within 6 months
4.	Dampness and cracks on masonry walls. (Building -8)	The building engineer is required to identify the reason for the dampness & cracks and repair them with a suitable method.	within 6 weeks
5.	In adequate material test report and prepared design report needs to be reviewed against lateral loadings. (Building -10)	Verify in-situ concrete material strength by taking concrete cores (minimum 100 mm diameter) from lower tier building columns.	within 6 weeks
6.		The building engineer is required to update the design documents (including design reports, material test reports, live load plan) in compliance with BNBC and submit it to RSC for detail review against lateral forces.	within 6 weeks
7.		Carry out remedial work if required.	within 6 months
8.	Mismatch in as-built drawings. (Building -10)	The building engineer is required to survey the structure and prepare accurate as-built drawings. Mention all build-up loads in the floor load plan.	within 6 weeks
9.	Undocumented steel stair with improper connection and inadequate members adjacent to Building-11. (Building-11)	The building engineer is required to prepare a full set of as-built drawings to the as-constructed status.	within 6 weeks
10.		The building engineer is required to check the stability system and connection adequacy for the existing structure as part of EA and submit to RSC for review.	within 6 weeks
11.		Carry out remedial work if required.	within 6 months