

INITIAL FIRE SAFETY INSPECTION REPORT

Radisson Casual Wear (Extension)

RSC ID: 26008

Sreerampur, Kalampur, Dhamrai, Dhaka.

GPS: 23°55'13.1"N 90°07'58.0"E

Other Factories: Radisson Casual Wear (RSC ID: 23642)



Inspected By: Md. Kamrul Hasan

Date: 02-March-2025

Fire Safety Inspection Report

Introduction:

Radisson Casual Wear (Extension) complex was surveyed for fire safety on **02-March-2025** 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.

Limitations

The information in this fire safety inspection report was obtained during a visit to the facility and during interviews with local factory management. It has not been possible to provide independent verification for all the information and data collected, and, therefore, The RSC cannot accept general responsibility for omissions or errors arising from inaccuracies in this report from the information obtained.

The findings and recommendations in this report are not intended to imply, guarantee, ensure or warrant compliance with any government regulations. Additionally, the results do not imply in any way that compliance with the findings or recommendations as stated in this report will eliminate all hazards, risks or exposures or that hazards, risks or exposures not referred to in this report do not exist. Compliance with the findings and recommendations stated in this report does not relieve the factory owner from obligation to comply with specific project requirements, industry standards, or the provisions of any local government regulations.

General Factory Information

Factory Building name(s):

- | | |
|---|---|
| 1. New Building (G+1) RC structure | (Construction duration: Jun, 2023 - Mar, 2024; Occupied: May, 2024) |
| 2. Multipurpose Shed (G) (Steel Shed) | (Construction duration: Mar, 2024 - Jun, 2024; Occupied: Jul, 2024) |
| 3. Fabric Shed (G) (Steel Shed) | (Construction duration: Jun, 2023- Aug, 2023; Occupied: Sep, 2023) |
| 4. Wastage Shed (G) (Steel Shed) | (Construction duration: Jun, 2024- Aug, 2024; Occupied: Sep, 2024) |
| 5. Leftover storage Shed (G) (Steel Shed) | (Construction duration: Jun, 2024- Aug, 2024; Occupied: Sep, 2024) |
| 6. Staff Dining & Kitchen Shed (G) (Steel Shed) | (Construction duration: Nov, 2024- Dec, 2024; Occupied: Dec, 2024) |

Factory Address: Sreerampur, Kalampur, Dhamrai,Dhaka.

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 RSC for approval.

Table-1: Finding & recommendation for all buildings

SI No.	Category	Findings	Required Action	Remediation Time Frame
1	Means of egress	The exit stair of the New building is not separated from the floors, as the fire-rated door was found to be open through unauthorized means on the first floor. Additionally, the production area on the ground floor was open (non rated glass partition) to stair without any fire separation. Location: New building	Provide minimum 1-hr fire rated construction for buildings with 3 or fewer stories and 2-hr fire rated construction for buildings that are 4 or more stories. Seal all unprotected openings 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. If fire doors are required to be held open for functional reasons, provide automatic closing devices tied to the fire alarm system. Fire door shall install as per manufacturer guidelines. Clearance under the bottom of a door shall be a maximum of 3/4in. (19 mm). Product datasheet, certificate shall keep available at site for fire door, frame & accessories.	Within 3 Months

 				
2	Fire-Rated Construction	The required fire separation distance for Sheds does not comply with the requirements of BNBC 2020. Location: Multipurpose Shed, Fabric Shed, Wastage Shed, Leftover storage Shed & Staff Dining & Kitchen Shed.	The exterior walls shall have a fire resistance and opening protection as specified in BNBC 2020 Part 3 Table 3.2.2 & 3.2.3 and BNBC 2020 Part 3 Section 2.4.1.3.	Within 6 Months

				
3	Fire-Rated Construction	The separation between floors is not maintained in the New Building from the ground floor to the first floor because of the presence of a hydrant pipe and cable riser that passing through the ceiling area. Location: New building	Provide a minimum 2-hr fire rated shaft to separate the utility risers from each floor level or seal all penetrations and openings in floors/ceiling assemblies by 2-hr fire rated listed/certified materials. The installation of such fire rated materials shall be following certified design.	Within 3 Months

 				
4	Fire Rated Construction	Prayer room is located in the Multipurpose Shed with the store area without any separation. Location: Multipurpose Shed.	Remove the storeroom area or relocate the prayer area to ensure compliance with BNBC 2020 Table 3.2.1.	Within 3 Months

				
5	Means of egress	Fabric storage room on the 1st floor discharges directly into exit stair enclosure without any vestibules at New building. Location: New building.	Openings from exit enclosure to storage room spaces shall be provided with a vestibule with fire rated construction and openings. Provide a 1.5 hr. fire rated door on the exit stair side and a 1-hr. fire rated door on the Store room side. Ensure that the fire rating of the vestibule construction matches that of the exit stair enclosure. The minimum width of a vestibule shall be at least 1.1 m and not less than the width of the corridor leading to the vestibule. The minimum length of a vestibule in the direction of escape travel shall be 1.8 m.	Within 3 Months

				
6	Fire Rated Construction	Unsealed penetrations in the wall due to cable are located in exit stair enclosures on the ground floor. Location: New building.	No other penetration into and through the exit enclosure except for fire alarm equipment electrical raceway, required exit doors, sprinkler piping, standpipes, and electrical conduit serving the exit enclosure is permitted. So, relocate the electrical wires/raceways to somewhere else avoiding the exit enclosure, and seal the created unprotected openings with a minimum of 1 hours listed/certified fire-rated materials or 1-hr masonry construction.	Within 3 Months

 				
7	Fire Rated Construction	LPG gas cylinder was observed in the Staff Dining & Kitchen shed. Location: Staff Dining & Kitchen shed.	Remove the liquefied or compressed flammable gas cylinders. The storage or use of liquefied or compressed flammable gas (LPG/CNG) cylinders within the factory building as per section 3.4.2.1.11 of RSC Technical Guidelines (Standard)¹ V1.0. Or, Factory shall follow the requirements RSC Published "SUPPLEMENTARY PAPER ON TECHNICAL GUIDANCE NOTE FOR USE OF LIQUIFIED OR COMPRESSED FLAMMABLE GAS IN FACTORY PREMISES" to use or store liquefied or compressed flammable gas cylinders in the factory premises.	Within 3 Months



8	Fire Rated Construction	Cooking operations were observed in the Staff Dining & Kitchen. Location: Staff Dining & Kitchen shed.	Cooking operations that produce grease laden vapors shall be prohibited unless ventilation and a fire protection system is provided in accordance with NFPA 96.	Within 1 Month

				
9	Means of egress	SDB were located inside the stair on the ground floor. Location: New building.	Remove and re-locate all electrical panels from exit stair enclosure.	Within 1 Month

				
10	Means of egress	Parapet of New building found 2 feet 8 inches which is not as per standard. Location: New building.	All occupiable roofs shall be provided with parapets or guards with a minimum height of 1067mm (42 in.).	Within 1 Month



11	Means of egress	Building did not have occupant load signs at required locations. Location: All Building.	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
12	Means of egress	Fire extinguisher found not installed at many locations. Location: All Building.	Install fire extinguishers at locations and heights in accordance with BNBC Part 4 and NFPA 10.	Within 1 Month

13	Means of egress	Aisles are not provided throughout the factory as per standard. Location: All Building.	Aisles shall be provided with a minimum unobstructed clear-width of 0.9 m (36 in.).	Within 3 Months
				

14	Means of egress	No guard are installed at exit discharge on the ground floor. Location: New building.	Guards shall be provided at all open sides of means of egress that exceed 760 mm (30 in.) above the floor or finished ground below. Guards shall have a minimum height of 1067 mm (42 in.).	Within 1 Month
				

15	Means of egress	Handrails are not provided at both sides in the exit stair. Location: New building.	Provide handrails on both side of the stairs which 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. Guards are required to be according to RSC Technical Guidelines 6.12.2 (a sphere of 200 mm (8 in.) in diameter cannot pass through any opening up to a height of 865 mm (34 in.).	Within 1 Month
				

16	Egress Lighting	No exit signs are provided at required exits at all sheds and 1st floor of New building. Location: All Building.	Provide exit signs above all building exits to the exterior, all doors to the exit stairs. Lighted exit signs shall be provided with either battery backup or uninterruptable power supply systems and shall be continuously illuminated.	Within 1 Month
 				

17	Egress Lighting	Based on the number and location of emergency lights observed, adequate illumination levels are not anticipated along egress routes and at exit stairs on all floors. Location: All Building.	Test the emergency lighting system on each floor and provide additional emergency fixtures to supply adequate illumination along the means of egress. Provide a minimum illumination of 10 lux at the floor level within exit stairs and along exit discharge paths and a minimum 2.5 lux along exit access aisles.	Within 2 Months
		 		
18	ITM Egress Lighting	Inspection, testing, and maintenance for the emergency lighting system was not in accordance with The RSC Technical Guidelines (Standard).	Inspect, test and maintain the emergency lighting system in accordance with The RSC Technical Guidelines (Standard). Keep written records on-site.	Within 1 Month

19	Fire Alarm & Detection system	The fire alarm system is antiquated, not a listed system and does not provide alarm and notification features consistent with acceptable standards.	Replace the fire alarm system with a new, listed addressable fire alarm system in accordance with NFPA 72. Submit the proposed fire alarm system design to RSC for review. Once the design is reviewed, install and modify the fire detection and alarm system throughout the building in accordance with review comment, RSC/ RSC Technical Guidelines (Standard) and NFPA 72. After installation the owner shall conduct internal testing and commissioning and then contact the RSC for witness of final acceptance testing. Complete the fire alarm installation as per NFPA 72. Submit drawings, testing records, equipment certification and other relevant documentation to the RSC prior installation for review.	Design within 2 month and modification/ installation with 4 months
				

20	ITM of Fire Alarm System	Inspection, testing, and maintenance for the fire alarm system is not in accordance with NFPA 72 or as per RSC standard.	Inspect, test and maintain the fire alarm system, and keep written records on-site, in accordance with NFPA 72 (Table-14.3.1) or as per RSC standard.	Within 1 Month after installation.
21	Fire Extinguishers ITM	Inspection, testing and maintenance of portable fire extinguishers is not in accordance with NFPA 10.	Inspect, test and maintain the portable fire extinguishers and keep written records onsite, in accordance with NFPA 10 and RSC standards.	Within 1 Month
22	No smoking signs	The required no smoking signs are not present in the factory.	Smoking is prohibited in any garment factory building or separate storage building. Signs shall be posted in Bengali and English at all building entrances. If the factory creates a designated smoking area outside the building, information of these areas will be posted on the signs.	Within 1 Month