

AB Mart Fashion Wear Ltd (Extension)

786, Kakil Sataish, 13/3, Mudafa Purbopara, Tongi, Gazipur.

(23°54'21.0"N 90°22'36.7"E)

16 July 2025

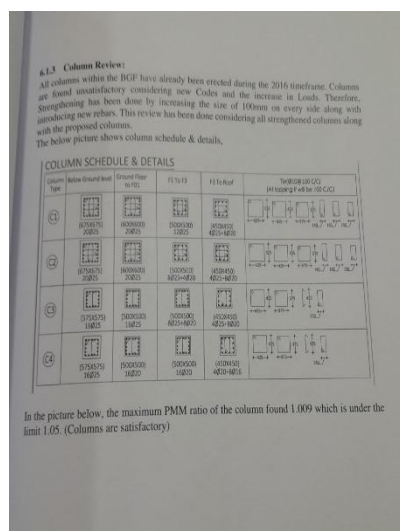
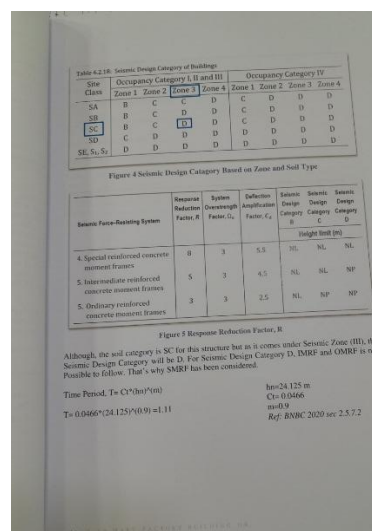
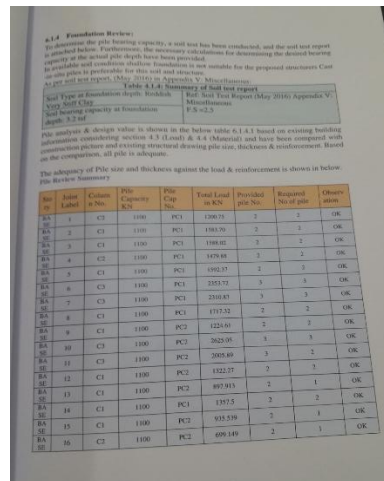
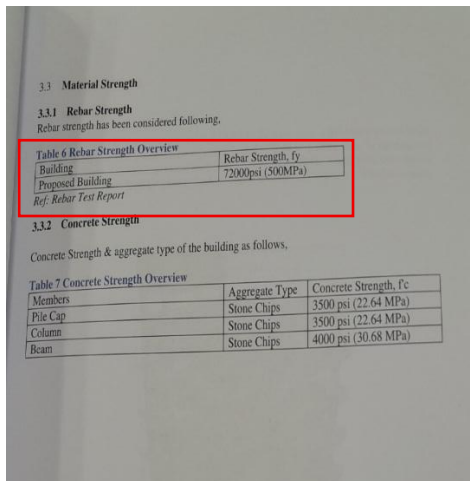


1. Executive Summary

1. Extension Building (Building C).

2. Observation:

Observation-01: Inconsistencies in the design report & material strength. (Extension Building)

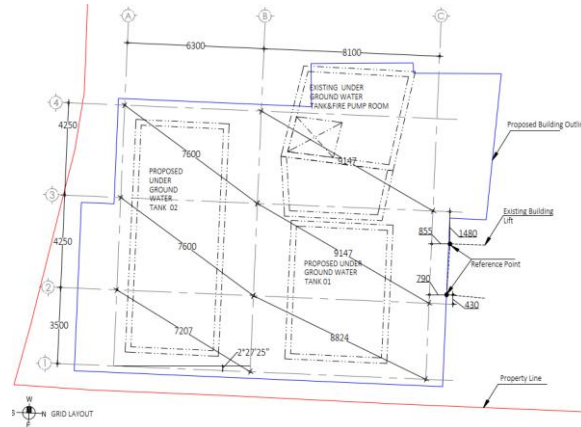


Description: Inconsistencies were found in the design report.

1. Design rebar strength is considered 500 MPa, but 420 MPa grade is used in construction.
2. The number of concrete cylinder tests does not meet the frequency of testing requirements of the BNBC 5.12.1
3. Framing system considered SMRF, but no detailed calculation was provided.
4. In the column review chapter, it is mentioned that columns are strengthened 100 mm on four sides with additional rebar. But no remedial drawing was found on-site.
5. The number pile provided in the pile adequacy check is not match the drawing.

The building engineer is required to assess the design and prepare the design report as per BNBC 1.9 and material strength from the in-situ testing.

Observation-02: Lack of details in the as-built drawing. (Extension Building)



Description: Structural Details of the UGWR are not provided in the drawing. The building engineer is required to prepare a detailed as-built drawing.

Observation-03: Undocumented non-engineered shed on the roof. (Extension Building)



Description: Undocumented non-engineered shed observed on the roof of the extension building. Poor connection details, inadequate member size, lack of an as-built drawing found on the shed. The building engineer is required to carry out an Engineering Assessment on the roof prayer shed, including it in the permit drawing otherwise demolish the shed.

Observation-04: Anchorage of non-structural elements (Extension Building)



Description: Lack of anchorage was found on the storage racks. Provide anchorage on the non-structural elements.

Observation-05: Dampness on the brick wall (Extension Building)



Description: Dampness was found on the brick wall. The building engineer is required to remove the dampness and repair it with a suitable method.

Observation-06: Uncontrolled loading in all floors (Extension Building)



Description: Uncontrolled loading observed on the floors. The building engineer is required to implement the load management program and maintain the floor loading accordingly.

Observation-07: Exposed rebar on the roof. (Extension Building)



Description: Exposed rebar observed on the roof is prone to corrosion. The building engineer is required to remove the rust and provide anti-corrosive paint.

3. Action Plan

Item No	Observation	Action Plan	Timeline
1.	Inconsistencies in the design report & material strength. (Extension Building)	Building engineer is required to review the design report and prepare the design report as per BNBC 1.9	within 6 weeks
2.		Verify in-situ concrete strength by taking min four cores from the lower-tier columns & four cores from the beam-slab (100 diameter core).	within 6 weeks
3.		Verify the rebar grade.	within 6 weeks
4.		Carry out the suggested remedial work if required.	within 6 months
5.	Lack of details in the as-built drawing. (Extension Building)	Building engineer is required to prepare detailed and accurate as-built drawings.	within 6 weeks
6.	Undocumented non-engineered shed on the roof. (Extension Building)	Building engineer is required to carry out an Engineering Assessment on the roof prayer shed, including it in the permit drawing otherwise demolish the shed.	within 6 weeks
7.		Carry out the suggested remedial work if required.	within 6 months
8.	Anchorage of non-structural elements (Extension Building)	Provide anchorage on the non-structural elements.	within 6 months
9.	Dampness on the brick wall (Extension Building)	Building engineer is required to remove the dampness and repair with a suitable method.	within 6 weeks
10.	Uncontrolled loading on all floors (Extension Building)	The building engineer is required to implement the load management program (posting load plan, marking storage area & height and maintaining loading within limit)	within 6 weeks
11.	Exposed rebar on the roof. (Extension Building)	Building engineer is required to remove the rust and provide anti-corrosive coating.	within 6 weeks