INITIAL FIRE SAFETY INSPECTION REPORT

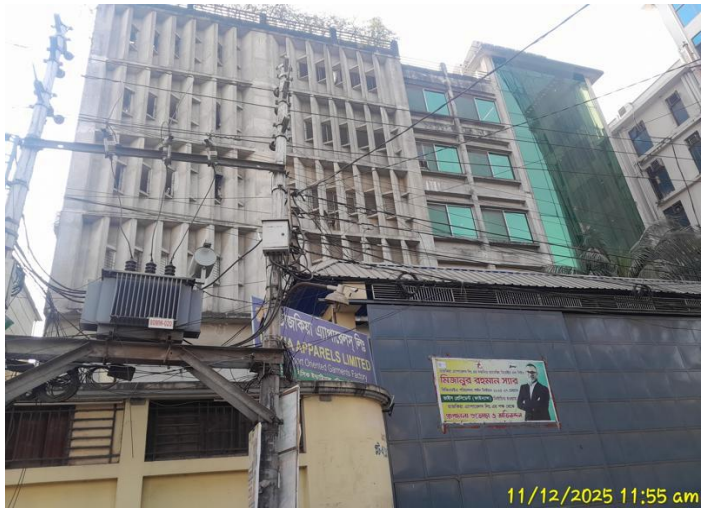
Tazkia Apparels Ltd.

RSC ID: 26545

Geographical Coordinates: 23.89507242545333, 90.41500533267096

Address: Plot No: A113, BSCIC Industrial Estate, Tongi

Other Factories: None



RSC RMG SUSTAINABILITY COUNCIL

Inspected By: Md. Kawsar Rubaiat

Date: 11-December-2025

Fire Safety Inspection Report

Tazkia Apparels Ltd.

Introduction:

Tazkia Apparels Ltd. complex was surveyed for fire safety on **11-Dec-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

There are a total of 3 structures covered under this RSC ID-26545:

SL No	Building Name	Building Construction Period	Approval Date & Authority	Occupied	Structure type	Construction Category
1	Building-1: Main Production Building: G+5 Storied **Total Floor Area: 82,500 Sq. ft**	Jan-2014 to Jul-2018	Approved by BSCIC Dhaka, on date 27-Nov-2016, for all structures	Mar-2024	RCC	Interim
2	Building-2: Utility Building: Single Storied **Total Floor Area: 720 Sq. ft**	Jan-2018 to Jul-2018		Mar-2024	RCC	Interim
3	Building-3: Security Building: Single Storied **Total Floor Area: 200 Sq. ft**	Jan-2018 to Jul-2018		Mar-2024	RCC	Interim

Note: The building has been occupied by another factory named "Alauddin & Sons" before it was purchased & occupied by the present entity.

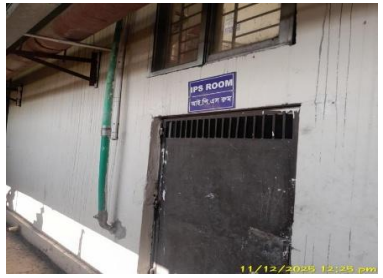
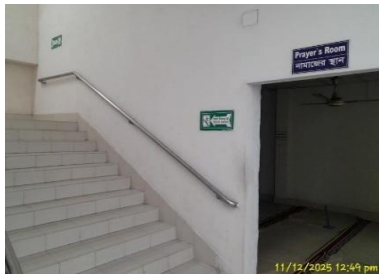
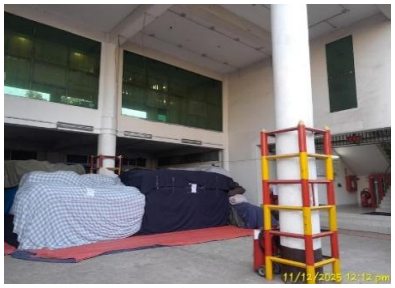
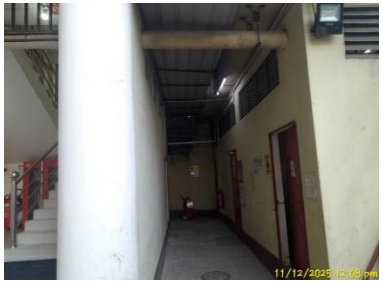
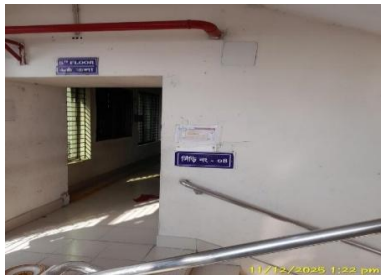
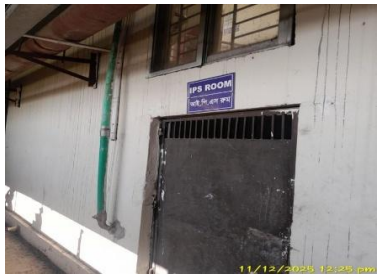
Factory Address: A113, BSCIC Industrial Estate, Tongi

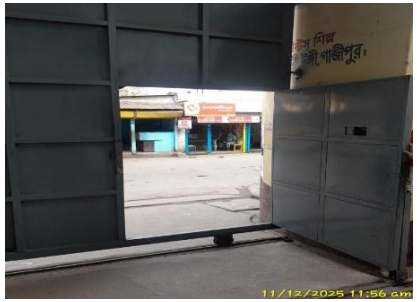
Findings & Recommendations :

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 review.

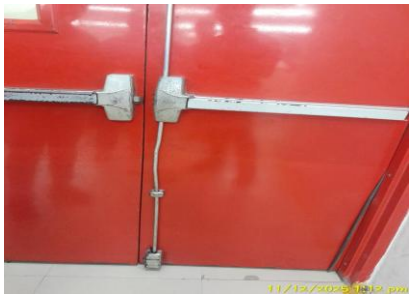
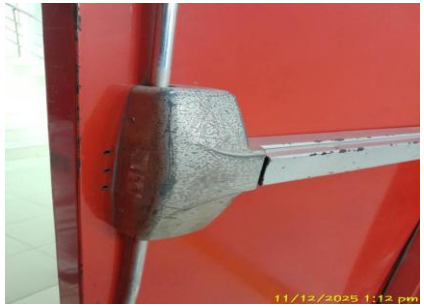
Table-1: All structures under this ID

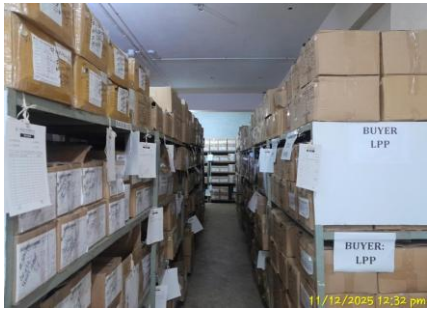
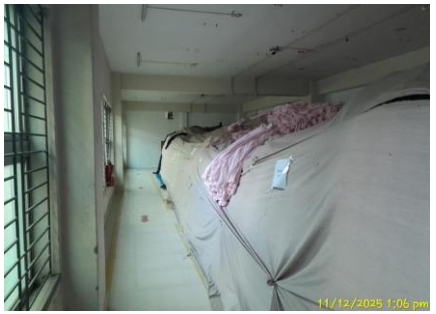
Sl No.	Category	Findings	Required Action	Remediation Time Frame
F-1	Means of Egress	The exit stair enclosures are not separated from work areas and other spaces on each floor by fire-rated construction **Location(s): Main Production Building.** **Non-Compliance (not limited to): Fire door non-functionality, fire doors held open in unauthorized manners, not separated from the loading-unloading & utility portion on the ground floor; separation from boiler room, pump control room, IPS room on the ground floor; not separated from the 1st floor prayer room, etc.**	The exit stair enclosure shall be provided with a minimum of 2-hr. fire resistance rating for buildings 4 or more stories. Provide 1.5 hr. fire rated door and seal all penetrations and openings by 2 hr. fire rated fire rated barrier construction for buildings with 4 or more stories in accordance with section 6.3.1.2 of RSC Technical Guidelines (Standard)[1] V1.0. Provide a fire-resistive rated assembly between the exterior exit stairs and the building up to 10 ft. beyond the end of the stair to achieve the required separation. The rated assembly shall be approved and/or designed by a qualified fire protection engineer. 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. Keep proper datasheet & certifications for installed fire doors & accessories on-site for verification. The clearance under the bottom of a door shall be a maximum of 3⁄4 in. (19 mm).	Within 3 months

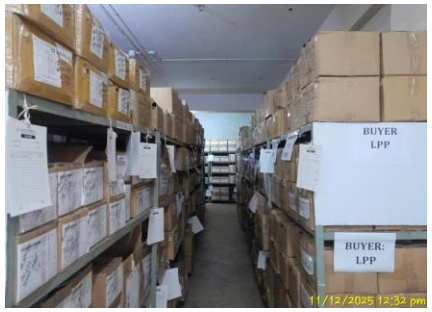
       				
F-2	Means of Egress	Posted Fire evacuation maps are not updated as per site conditions. **Location(s): Main Production Building.**	Update the fire evacuation map and shall be posted at the entrance to each exit stair in accordance with RSC Technical Guidelines (Standard)[1] V1.0 Section 13.3.	Within 1 Month

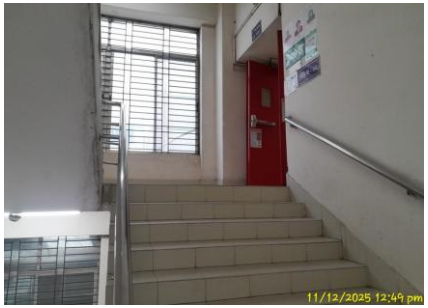
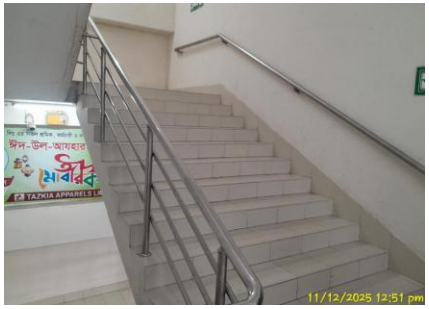
F-3	Means of Egress	Egress door serving 50 or more occupants but does not swing in the direction of egress travel. **Location: Main Exit Gate.**	Modify swing direction of egress doors to the direction of egress travel. Doors serving an occupant load of more than 50 shall swing in the direction (out-ward) of egress travel in accordance with section 6.8.1 of RSC Technical Guidelines (Standard)[1] V1.0.	Within 1 Month
				

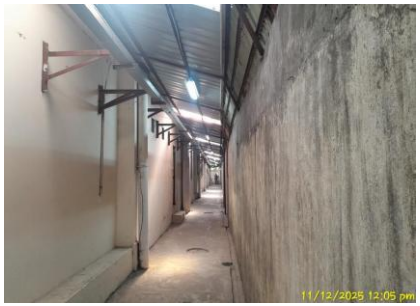
F-4	Means of Egress	Impediment was found in the exit on the ground floor of the main building. **Location: Main Exit Gate.**	The factory shall remove the impediment from the exits. Headroom of 6'8" is required to be ensured at the final exits.	Within 1 Month
				

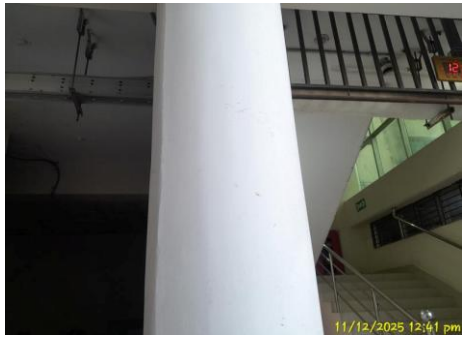
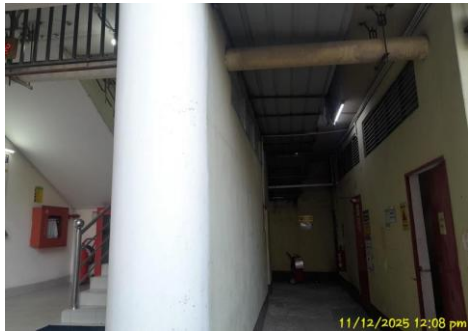
F-5	Means of Egress	During the inspection, several fire-rated door accessories were found missing or damaged. **Location(s): Main Production Building.**	Replace/install the non-functional/missing fire door accessories and properly inspect, test & maintain the fire door as per NFPA 80.	Within 1 Month
				

F-6	Means of Egress	Directional signs are not provided where direction of the path of travel to an exit has changed. **Location(s): Ground floor, 2nd floor, etc. Main Production Building.**	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 in accordance with RSC Technical Guidelines (Standard)[1] V1.0 Section 6.11.3.	Within 1 Month
				

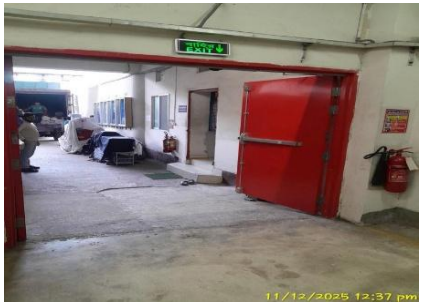
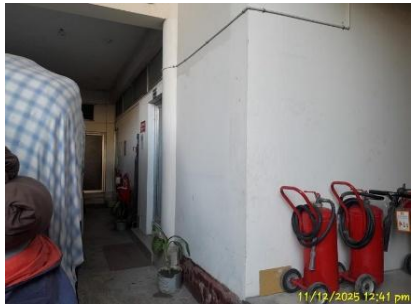
F-7	Means of Egress	Based on the number and location of emergency lights observed, adequate illumination levels are not anticipated along egress routes. **Location(s): Main Production Building.**	Test the emergency lighting system on each floor and provide additional emergency fixtures to provide adequate 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. Illumination on means of egress shall meet in accordance with RSC Technical Guidelines (Standard)[1] V1.0 Section 10.12.2.	Within 3 Months
				

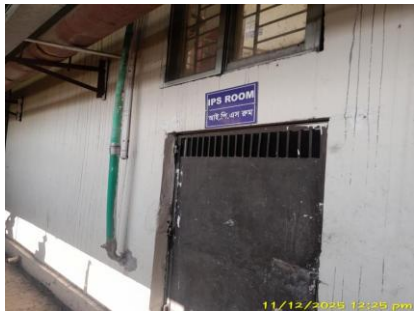
F-8	Means of Egress	Exit stairs serve more than 5 stories and do not have required reentry provisions on all floors. **Location(s): Main Production Building.**	Every door in a stair enclosure serving more than 5 stories shall be provided with re-entry unless it meets RSC Technical Guidelines (Standard)[1] V1.0. Section 6.8.3.1.	Within 3 Months
F-9	Means of Egress	Stair clear width was found less than 60 in. (S-E & S-W stair one flight, 52 inches). **Location(s): Main Production Building.**	Stairs shall have a minimum clear width of 60 in for all industrial occupancies as per RSC Technical Guideline (Standard) section of 6.5.6	Within 3 Months
				

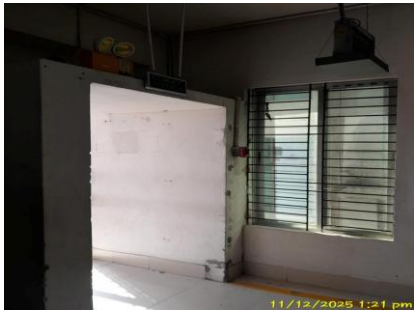
F-10	Means of Egress	Exit passageway is not separated from the building interior. **Location(s): S-E & S-W stair exit passageway, Main Production Building.**	Exit passageways shall have walls, ceilings, and floors that meet the same rating requirement as the exit that is being served and shall not be less than 2 hr fire-resistance-rated construction.	Within 3 Months
				

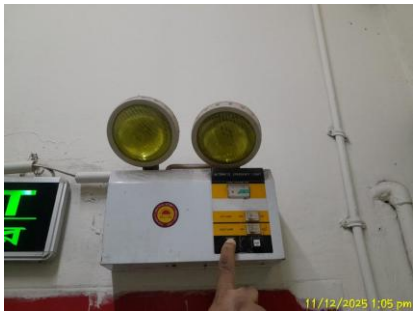
F-11	Means of Egress	Unsealed penetrations and openings are located in exit stair enclosures. BBT raceway was passing through the exit enclosure. **Location(s): N-W stair, Main Production Building.**	No other penetration into and through the exit enclosure except for fire alarm equipment electrical raceway, required exit doors, sprinkler piping, standpipes, and electrical conduit serving the exit enclosure is permitted in accordance with section 6.14.4 of RSC Technical Guidelines (Standard)[1] V1.0. So, relocate the electrical wires/raceways to somewhere else avoiding the exit enclosure, and seal the created unprotected openings with a minimum of 1.5 hours listed/certified fire-rated materials. Installation shall be as per manufacturer published installation guideline and the certification authority guideline to ensure the fire-rating. Or seal the penetration by 2-hr masonry construction.	Within 3 Months
				

F-12	Means of Egress	Storage & utility areas discharge directly into the exit stair enclosure and exit passageway. **Location(s): Ground floor, 2nd floor- Main Production Building.** **S-E & S-W exit passageway from Utility Section.**	Openings from exit enclosure to Storage & Utility areas shall be provided with a vestibule with fire-rated construction and openings in accordance with section 6.14.3 of RSC Technical Guidelines (Standard)[1] V1.0. Provide a min 1-hr fire-rated door on the exit stair side and a 1.5 hr. fire-rated door on the Store, generator, sub-station room side. Ensure that the fire rating of the vestibule construction matches that of the exit stair enclosure as per RSC Technical Guidelines (Standard)[1] V1.0. section 6.14.3. The minimum width for vestibules shall not be less than 1.1m, and the length shall be 1.8m.	Within 3 Months
				
F-13	Means of Egress	Building does not have updated occupant load signs at the required locations. **Location(s): Main Production 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 in accordance with RSC Technical Guidelines (Standard)[1] V1.0 Section 6.4.4.	Within 1 Month

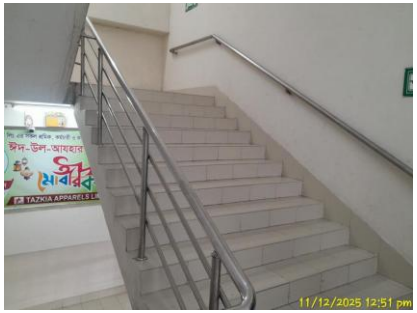
F-14	Means of Egress	North Exit of the store terminates the occupants inside the building, through the loading-unloading & wash goods area, which does not comply with section 6.17 of RSC Technical Guidelines (Standard)[1] V1.0. **Location(s): Ground floor (Store), Main Production Building.**	Exits shall discharge directly to the exterior of the building unless meeting the requirements of 6.17.2 or 6.17.3 as per RSC Technical Guidelines (Standard)[1] V1.0.	Within 3 Months
				

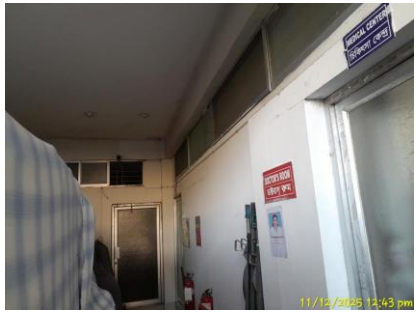
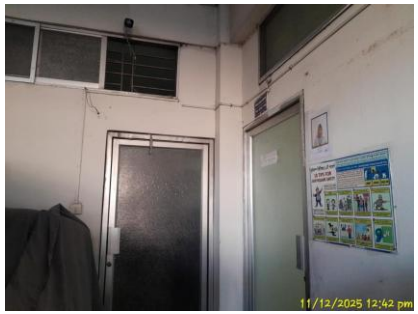
F-15	Means of Egress	Headroom was measured less than 80 inches. **Location(s): IPS room, pump control room (Ground floor), Main Production Building.**	All means of egress shall have a minimum ceiling height of 2.3 m (7 ft 6 in.) with projections from the ceiling not less than 2.03 m (6 ft 8 in.). The minimum ceiling height shall be maintained for at least 2/3 of the space or room as long as the remaining area shall be not less than 2.03 m (6 ft 8 in.). Headroom on stairs shall not be less than 2.03 m (6 ft 8 in.) as per RSC Technical Guideline (Standard) section of 6.3.3.	Within 3 Months
				

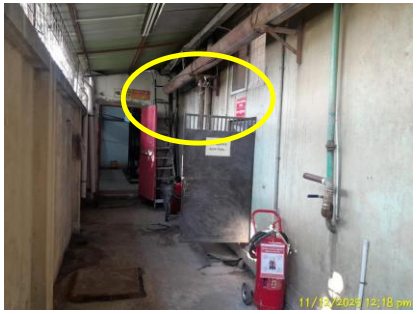
F-16	Means of Egress	Exit signage was not illuminated during testing (burned out, broken, etc.). **Location(s): 5th floor, Main Production Building.**	Regularly inspect all exit signage/directional signage as per RSC Technical Guidelines (Standard)[1] V1.0. and replace/install lights as needed to illuminate signs.	Within 1 Month
				

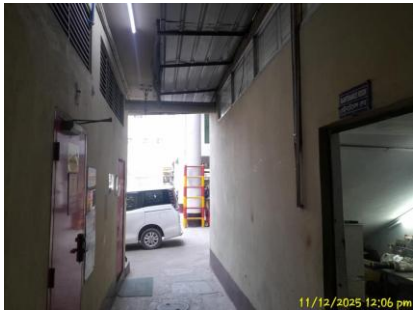
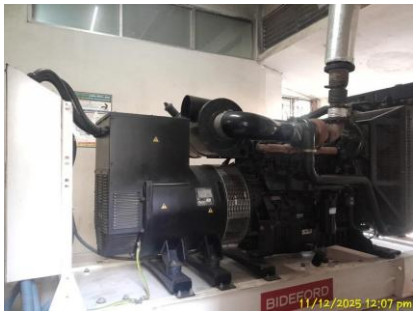
F-17	Means of Egress	Manual on-off switch is provided for emergency lighting units. **Location(s): 2nd floor, Main Production Building.**	Remove manual on/off switches from emergency lighting signage units to prevent them from being switched off.	Within 1 Month
				

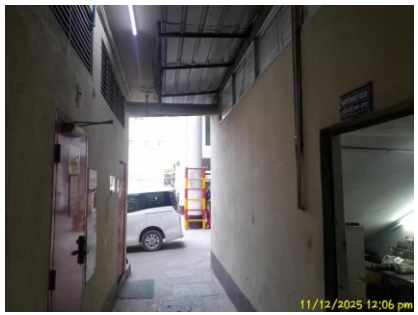
F-18	Means of Egress	Exit sign not provided at exit. **Location(s): 2nd floor, Store area. Main Production Building.**	Lighted exit signs shall be placed at entrance to an exit. Additional directional exit signs shall be placed throughout the facility anywhere the continuation of the egress is not obvious. Lighted exit signs shall be provided with either battery backup or uninterruptable power supply systems and shall be continuously illuminated at all times. Exit Sign shall provide in accordance with RSC Technical Guidelines (Standard)[1] V1.0 Section 6.11.	Within 1 Month
				

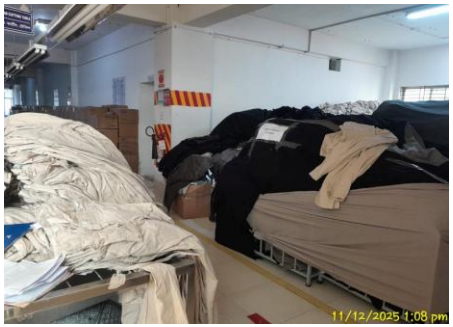
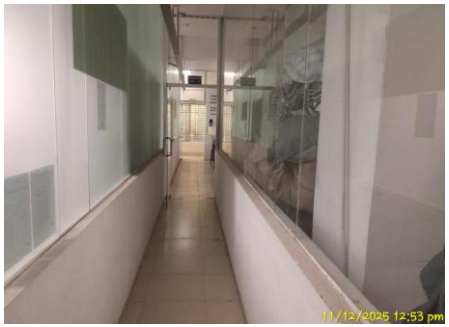
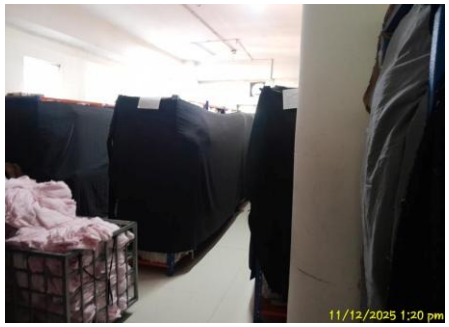
F-19	Means of Egress	Handrails height is not as per the requirement (available height 30 inches). **Location(s): All exit stairs, Main Production Building.**	Provide handrails on both sides of the exit stair. New handrails shall have a minimum height of 865 mm (34 in.) and a maximum height of 965 mm (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 3 Months
				

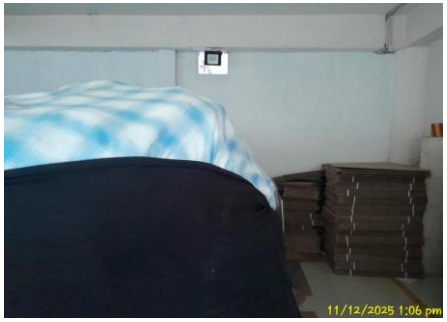
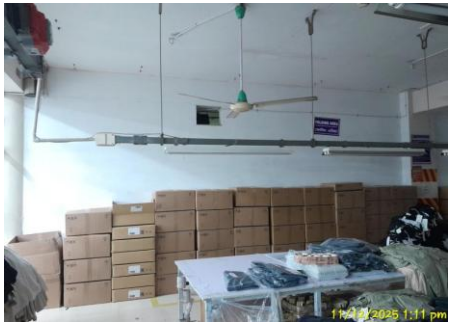
F-20	Fire Rated Construction	The day-care & medical room is not separated from store areas. **Location(s): Ground floor, Main Production Building.**	Separate the day-care from other occupancy as per Table 3.2.1 (BNBC 2006).	Within 3 Months
				

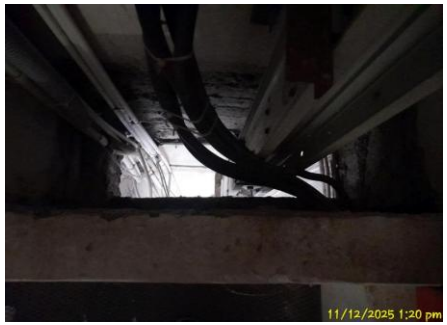
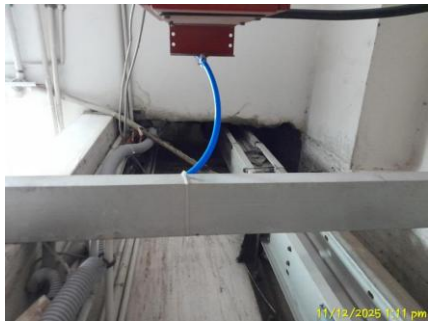
F-21	Fire Rated Construction	Boiler room is not properly separated by fire-rated construction from other Occupancies due to penetration, and fire door certification is not confirmed. **Location(s): Ground floor, Main Production Building.**	Boilers shall be separated from other occupancies by a minimum 1-hr fire-rated construction (wall, floor, slab, etc.). Seal all penetrations and openings (door, window, etc.) should be protected by 0.75-hr (45 min) fire-rated materials to maintain the fire separation if required. All exhaust systems shall discharge to the exterior of the building in a safe location. Or Relocate it to the exterior of the building and maintain a minimum 3m (10 ft.) spatial separation distance from the building. Boiler room separation shall meet section 3.4.2.1.2 of RSC Technical Guideline (Standard). Keep proper datasheet & certifications for installed fire doors & accessories on-site for verification. The clearance under the bottom of a door shall be a maximum of 3⁄4 in. (19 mm).	Within 3 Months
				

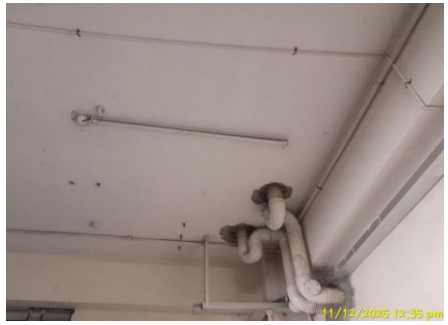
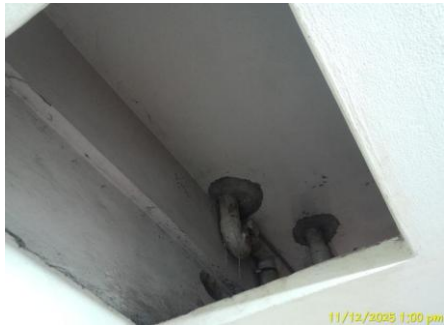
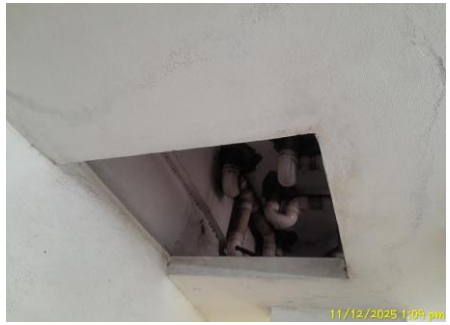
F-22	Fire Rated Construction	Generator room is not properly separated by fire-rated construction from the surrounding occupancies due to non-rated openings. **Location(s): Utility building, Main Production Building.**	Generator room shall be separated from other occupancies by a minimum 2-hr fire-rated construction (wall, floor, slab, etc.). Seal all penetrations and openings (door, window, etc.), which should be protected by 1.5-hr fire-rated materials to maintain the fire separation if required. All exhaust systems shall discharge to the exterior of the building in a safe location. Or Relocate it to the exterior of the building and maintain a minimum 3m (10 ft.) spatial separation distance from the building. Generator room separation shall meet section 3.4.2.1.2 of RSC Technical Guideline (Standard).	Within 3 Months
				

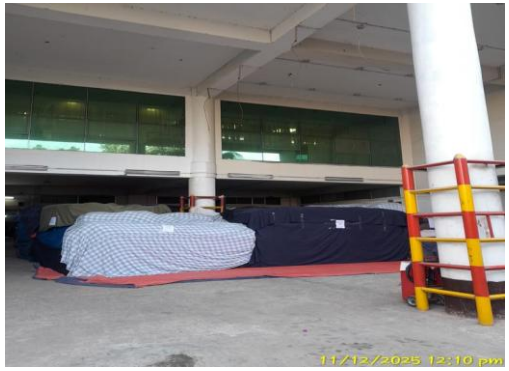
F-23	Fire Rated Construction	Transformer is not properly separated by fire-rated construction from surrounding occupancies due to non-rated openings. **Location(s): Utility Building, Main Production Building.**	Rooms used for the housing of oil-filled transformers shall be incompliance with BNBC 2006 Part 4 Section D 15 for high-rise buildings. Or, Relocate it to the exterior of the building and maintain a minimum 3m (10 ft.) spatial separation distance from the building. Transformer room separation shall meet section 3.4.2.1.4 of RSC Technical Guideline (Standard).	Within 3 Months
				

F-24	Fire rated construction	Areas used for in-process storage of combustible materials are open to the surrounding occupancy. **Location(s): 2nd floor, Main Production Building.**	Provide defined storage areas and limit the storage arrangement as follows: Maximum height of 2.45 m, maximum area of 23 m², and is separated by a minimum of 3.0 m (10ft) from other storage areas, and they do not exceed 10 percent of the building area of the story in which they occur. or, If sprinkler protected, Maximum height 12 ft (3.66 m) and maximum area of 1000 ft² (93 m²), separated by at least 25 ft (7.62 m) and does not constitute more than 10 percent of the building area or 4000 ft² (372 m²) of the sprinklered area, whichever is greater. or, Enclose the storage area from the surrounding occupancy with a minimum 1-hour construction.	Within 3 Months
				

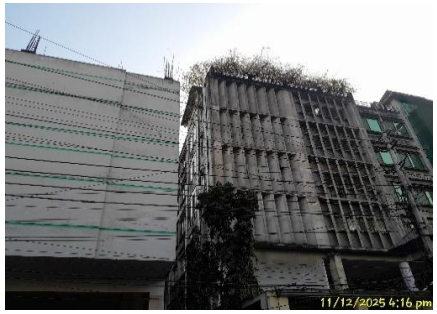
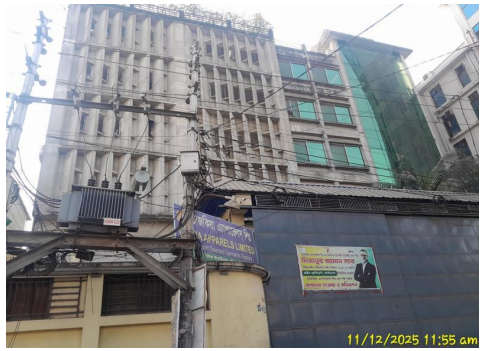
F-25	Fire rated construction	Rooms used for the storage of combustible materials are not separated from the surrounding production area due to penetration. **Location(s): 2nd floor, Main Production Building.**	Rooms used for storage of combustible materials shall be separated from the surrounding occupancy with a minimum 1 hour construction in accordance with section 3.4.2.1.5 of RSC Technical Guideline (Standard).	Within 3 Months
				

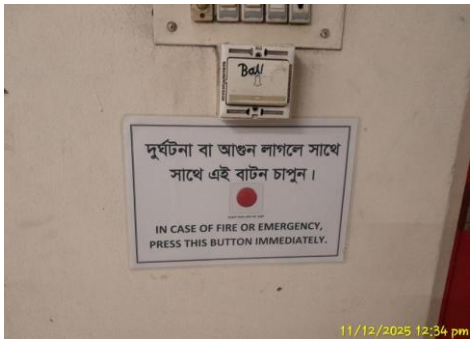
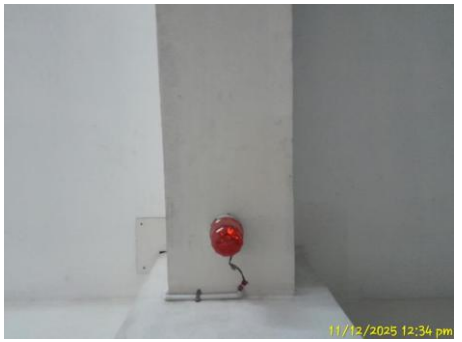
F-26	Fire Rated Construction	Penetrations through floor/ceiling assemblies are found unsealed. **Location(s): Penetrations due to BBT, All floors, Main Production Building.**	Seal all penetrations and openings in floor/ceiling assemblies by a listed through-penetration fire stop system tested in accordance with ASTM E814 or approved alternative standard to maintain a minimum 3-hr. fire resistance rating. Installation shall be as per the manufacturer's published installation guideline and the certification authority guideline to ensure the fire-rating in accordance with section 4.7 of RSC Technical Guideline (Standard) Or, Provide a minimum 2-hour fire-rated shaft to separate the penetration from each floor if required.	Within 3 Months
				

F-27	Fire Rated Construction	Penetrations through floor/ceiling assemblies are found unsealed. **Location(s): Penetrations due to plastic pipes, All floors.** **Main Production Building.**	Seal all penetrations and openings in floor/ceiling assemblies by a listed through-penetration fire stop system tested in accordance with ASTM E814 or approved alternative standard to maintain a minimum 3-hr. fire resistance rating. Installation shall be as per the manufacturer's published installation guideline and the certification authority guideline to ensure the fire-rating in accordance with section 4.7 of RSC Technical Guideline (Standard) Or, Provide a minimum 2-hour fire-rated shaft to separate the penetration from each floor if required.	Within 3 Months
				

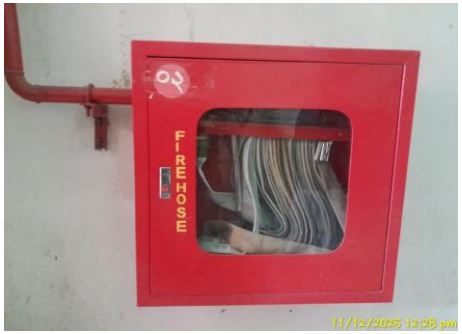
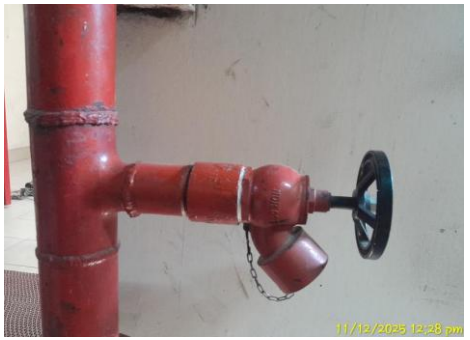
F-28	Fire Rated Construction	First floor is not separated from ground floor(loading/unloading area) under the same roof at the north side by fire-rated construction due to unprotected openings. **Location(s): Main Production Building.**	Separate each floor by fire rated construction as per BNBC-2006, Part-3, Chapter 3 and Table 3.3.1 & Table-4.1.1 of the RSC Technical Guideline (Standard).	Within 3 Months
				

F-29	Fire Rated Construction	Dining (E4 occupancy) area is not separated from the production (G2 occupancy) with fire-rated assemblies. **Location(s): 1st floor, Main Production Building.**	Separate the dining area from other occupancies with 3-hr fire rated construction, provide minimum 3-hr. rated doors for the openings and seal the unprotected penetrations. Provide required exits that lead directly to the street or exit stairwell, or leading to a corridor or open space.	Within 3 Months
				

F-30	Fire Rated Construction	The required fire separation distance does not comply with the requirements of BNBC 2006. **Location(s): South, East, West sides. Main Production Building.**	The exterior walls shall have a fire resistance and opening protection as specified in BNBC 2006, Tables 3.2.2 and Part 3 Section 2.4.1.3.	Within 6 Months
				

F-31	Fire Alarm & Detection System (FADS)	The fire alarm system is antiquated, not a listed system and does not provide alarm and notification features consistent with acceptable standards. **Location(s): All Buildings.**	Replace the fire alarm system with a new, listed addressable fire alarm system in accordance with NFPA 72 to meet section 5.7.3 of RSC Technical Guideline (Standard) 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 comments, 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.	Design within 2 month and modification/ installation with 4 months
				
F-32	Inspection, Testing & Maintenance (Fire)	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 and RSC Technical Guidelines (Standard)[1] V1.0.	Within 1 Month after installation.

F-33	Fire Suppression System (SUPS)	The required standpipe system is not installed in accordance with the RSC Technical Guidelines (Standard)[1] V1.0. **Location(s): Main Production Building.**	A standpipe system shall be installed in buildings with the highest occupiable floor 10 m (33 ft.) above grade or more to meet section 5.4.2 of RSC Technical Guideline (Standard). If the building is protected throughout by an approved automatic sprinkler system a class I system shall be permitted.) Installation of the Standpipe system shall be in accordance with RSC Technical Guidelines (Standard)[1] V1.0. section 5.4 and NFPA 14. Submit the standpipe system drawing to RSC for review. Once reviewed, install or modify the standpipe system throughout the building in accordance with RSC Technical Guidelines (Standard)[1] V1.0. and NFPA 14,20,22 and 24. After installation the owner shall contact the RSC for witness of conducting the final acceptance testing of the standpipe system.	Design within 2 month and modification/ installation with 4 months

				
F-34	Inspection, Testing & Maintenance (Fire)	Inspection, testing and maintenance of the standpipe system, sprinkler system & fire pump are not in accordance with NFPA 25.	Inspect, test, and maintain the standpipe system, sprinkler system & fire pump and keep written records on-site, in accordance with NFPA 25 and RSC Technical Guidelines (Standard)[1] V1.0.	Within 1 Month after installation.

F-35	Inspection, Testing & Maintenance (Fire)	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 on- site, in accordance with NFPA 10 and RSC Technical Guidelines (Standard)[1] V1.0.s.	Within 1 Month
F-36	Inspection, Testing & Maintenance (Fire)	Inspection, testing, and maintenance for the exit sign and emergency lighting system was not in accordance with the RSC Technical Guidelines (Standard)[1] V1.0..	Inspect, test and maintain the exit sign and emergency lighting system in the accordance with the RSC Technical Guidelines (Standard)[1] V1.0.. Keep written records on-site.	Within 1 Month
F-37	Inspection, Testing & Maintenance (Fire)	Written housekeeping policy was not found, which is required as per RSC Technical Guideline (Standard) section 13.6.	Establish written corporate and plant policies on housekeeping to ensure scheduled cleaning for floor, wall, ceiling, supply and return air ventilation systems. Promptly reschedule skipped cleanings. Provide a documented line of authority for authorizing a cleaning delay and rescheduling. As a general rule the maximum tolerable deposit thickness for loose fluffy lint is 13 mm (½ in.) over a maximum of 46.5 m2 (500 ft2). Limit dense deposits to 6 mm (¼ in.) and oil saturated deposits to 3.2 mm (⅛ in.).	Within 1 Month