

# FIRE SAFETY INSPECTION REPORT

**TEB FASHION INTERNATIONAL LTD**  
**HAJI AFAJUDDIN BHUIYAN PLAZA (3RD TO 5TH**  
**FLOOR)**  
**99 MOLLARTEK, DAKKHIN KHAN, DHAKA-1230,**  
**BANGLADESHA**

**OTHER FACTORIES: DEFECE AND EAST WEST**



**ACC**  **RD**  
on Fire and Building Safety in Bangladesh

February 28, 2014

## **SUMMARY**

**TEB Fashion International LTD was surveyed for fire safety on 28-02-2014 by Hughes Associates, Inc. This summary identifies the major deficiencies that were identified during the inspection.**

**The purpose of this survey was to identify significant fire safety issues and to provide recommendations for remediation based on applicable standards specified by the Accord. 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.**

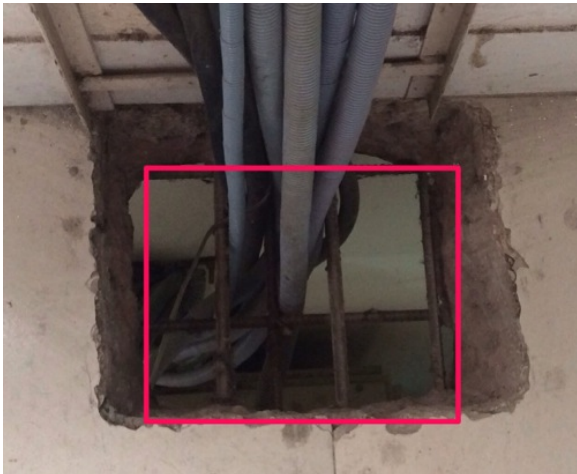
**Table 1 summarizes the major fire safety issues identified during the inspection. Recommendations have been provided to address each issue.**

**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 Accord for approval.**

**Table 1. Findings And Recommendations**

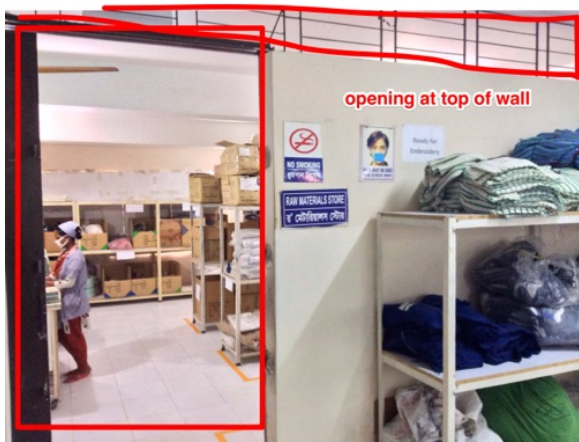
No.	Category	Finding	Recommendation	Remediation Timeframe
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F-1	Fire Rated Construction	Unsealed penetrations and openings are located in the fire-rated floor/ceiling assemblies.	Provide a minimum 2-hr fire-rated shaft to separate the utility risers from each floor level.	Within 3 months
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F-2	Fire Rated Construction	Areas used for combustible storage are not completely separated by fire-rated construction.	Provide dedicated storage rooms separated by minimum 1-hr fire-rated construction.	Within 3 months
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The storage area on the 3rd floor needs to have the masonry walls go up to the ceiling slab and a fire rated door is required.



F-3	Fire Rated Construction	<p>Areas used for combustible storage are not separated by fire-rated construction from dining area and other manufacturing areas on the 5th floors. There are also dedicated storage rooms on the 5th floor that would need appropriate separation if the dining and manufacturing areas are retained.</p>	<p>Provide dedicated storage rooms separated by minimum 1-hr fire-rated construction between the storage and the dining and manufacturing areas. Alternatively, the dining area and the small manufacturing areas could be relocated off the 5th floor and the 5th floor could be dedicated for storage thus avoiding the need of occupancy separations.</p>	Within 3 months
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Where separate storage rooms are not feasible, provide defined storage areas and limit the storage arrangement as follows:  
 - Maximum height of 2.4m and maximum area of 23m<sup>2</sup>

Separate areas of unenclosed combustible storage by a minimum clear distance of 3m.





F-4	Fire Rated Construction	The exit stairs are not separated from the factory areas on the 3rd, 4th, and 5th floors on by fire-rated construction.	<p>Provide minimum 1.5-hr fire rated doors and 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.</p> <p>If fire doors are required to be held open for functional reasons, provide automatic-closing devices tied to the fire alarm system.</p>	Within 3 months
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F-5	Egress	Small emergency generator was seen located in the north exit stair.	Remove all storage from exit stairs and egress paths.	Immediate
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F-6	Egress	Locking gates are located in the stairways between the 2nd and 3rd floor landings in all three stairs. Gates were open and unlocked at the time of the inspection.	Completely remove intermediate gates in all three stairways.	Immediate
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F-7	Egress	<p>Egress doors with locking features are provided at each of the three exits on all three floors. Exit doors should not be lockable unless locks comply with NFPA 101 requirements.</p>	<p>Remove locking features from all egress doors / gates.</p> <p>If locks are required for security reasons, utilize special door locking features complying with NFPA 101.</p>	Immediate
		<p>All exits were open and unlocked at the time of the inspection. Exit doors all swing in the direction of egress.</p>		



F-8	Egress	North exit stairs discharge inside the building.	Provide 2-hr fire-rated exit passageway leading directly outside (vestibules to separate any storage areas).	Within 6 months
F-9	Fire Protection	The fire alarm system is antiquated, not a listed system, and does not provide alarm and notification features consistent with acceptable standards. There is no fire alarm panel so smoke detectors can't be tied into the fire alarm system for automatic notification.	Replace the fire alarm system with a new, listed addressable fire alarm system in accordance with NFPA 72.	Design within 4 months, install within 9 months
F-10	Fire Protection	Inspection, testing, and maintenance for the fire alarm system it was 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.	Within 3 months

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F-11	Fire Protection	The building is equipped with single-station smoke alarms. Smoke alarm activation sounds only a local alarm and does not provide automatic fire alarm notification of occupants.	Remove single-station smoke alarms. Provide automatic smoke detection throughout the building in accordance with NFPA 72.	Within 6 months
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F-12	Egress Lighting	Emergency light at the 4th floor north stair had one burned out light bulb when unit was placed into test mode.	Regularly test the emergency lighting system on each floor and replace/repair lights as needed.	Immediate
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F-13	Egress Lighting	Exit signs not provided and/or visible at exits or along egress routes. This was especially prevalent on the 5th floor.	Provide exit signs above all exits to the exterior, all doors to the exit stairs and along egress routes.  If signs are not visible remove obstructions or provide additional exit signs.	Within 3 months
F-14	Egress Lighting	Inspection, testing, and maintenance for the emergency lighting system was not in accordance with The ACCORD standard.	Inspect, test and maintain the emergency lighting system in accordance with The ACCORD standard. Keep written records on-site.	Within 3 months