

FIRE SAFETY INSPECTION REPORT

PARKSCENE BANGLADESH LTD
KUNIA, K.B. BAZAR GAZIOUR SADAR

OTHER FACTORIES: PARKSTAR APPAREL LTD



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

April 28, 2014

SUMMARY

Parkscene Bangladesh Ltd was surveyed for fire safety on 4/28/2014 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
F-1	Fire Rated Construction	The boiler, generator and transformer room are not separated by fire-rated construction (openings, non-rated doors, penetrations).	Separate the boiler, generator and transformer rooms by a minimum 2-hr fire-rated construction. Seal and/or protected all openings to maintain the required fire separations	Within 3 months



F-2	Fire Rated Construction	Areas used for combustible storage are not separated by fire-rated construction on every floor except 2nd floor.	Provide dedicated storage rooms separated by minimum 1-hr fire-rated construction. 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 ² - If sprinkler protected: maximum height of 3.66m and maximum area of 93m ² Separate areas of unenclosed combustible storage by a minimum clear distance of 3m.	Within 3 months
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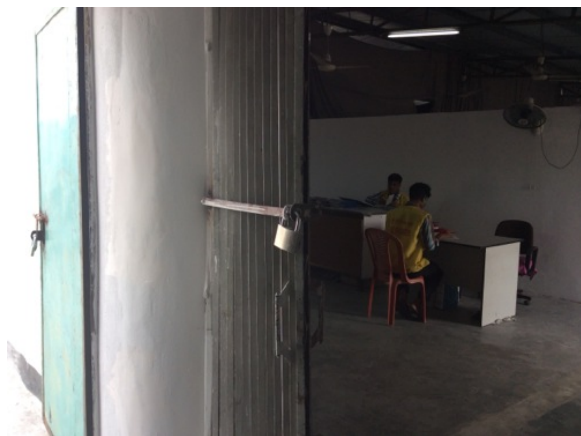
F-3	Fire Rated Construction	The exit stairs are not separated from other spaces on each floor by fire-rated construction.	Provide minimum 1.5-hr fire rated doors and seal all unprotected openings to separate the exit stairs from work areas and other building spaces on all floor levels. Ensure that the fire doors are self-closing and positive latching and that they are provided with fire exit (panic) hardware where serving production floors.	Within 3 months
<p>If fire doors are required to be held open for functional reasons, provide automatic-closing devices tied to the fire alarm system.</p>				



F-4	Fire Rated Construction	The exit discharge path serving SE exit is less than 10 ft wide and is not separated from the building interior.	Seal all penetrations and openings to the interior of the building along the discharge path, up to a height of 10 ft., to provide a minimum 1-hr fire separation. Alternatively, provide a second remote discharge path to the public way (only include this if feasible)	Within 3 months
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F-5	Egress	Egress doors / gates with locking features are provided at building exits, exit stairs on every floor.	Remove locking features from all egress doors / gates. If locks are required for security reasons, utilize special door locking features complying with NFPA 101.	Immediate
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F-6	Egress	Storage was located in the egress path on the ground floor.	Keep egress paths and stairs clear of storage.	Immediate
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F-7	Egress	Storage was located in the NW exit stair	Remove all storage from exit stairs and egress paths.	Immediate
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F-8	Egress	Collapsible gates / sliding doors are provided at building exit and exit stairs on every floor.	Replace all gates / sliding doors along the means of egress with side-hinged, swinging egress doors.	Within 1 month
			If locks are required for security reasons, utilize special door locking features complying with NFPA 101.	




F-9 Egress

The width of egress aisles is less than 36-in on the 4th floor.

Provide minimum aisle widths of 36-in.

Within 3 months



F-10	Egress	Exit stairs discharge inside the building at the SE exit stair.	Modify stair to discharge directly outside.	Within 6 months
			<p>or</p> <p>Provide 2-hr fire-rated exit passageway leading directly outside (vestibules to separate any storage areas).</p>	
				
F-11	Fire Protection	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.	Design within 4 months, install within 9 months
F-12	Fire Protection	Inspection, testing, and maintenance record for the fire alarm system was not in accordance with NFPA72	Inspect, test and maintain the fire alarm system, and keep written records on-site, in accordance with NFPA 72.	Within 3 months

F-13	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.	Replace the single-station smoke alarms. Provide automatic smoke detectors throughout the building in accordance with NFPA72	Within 6 months
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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
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