

BKC Sweater Ltd

Plot No 212-214, Dagerchala Main Road, Dagerchala,
National University, Gazipur, Dhaka

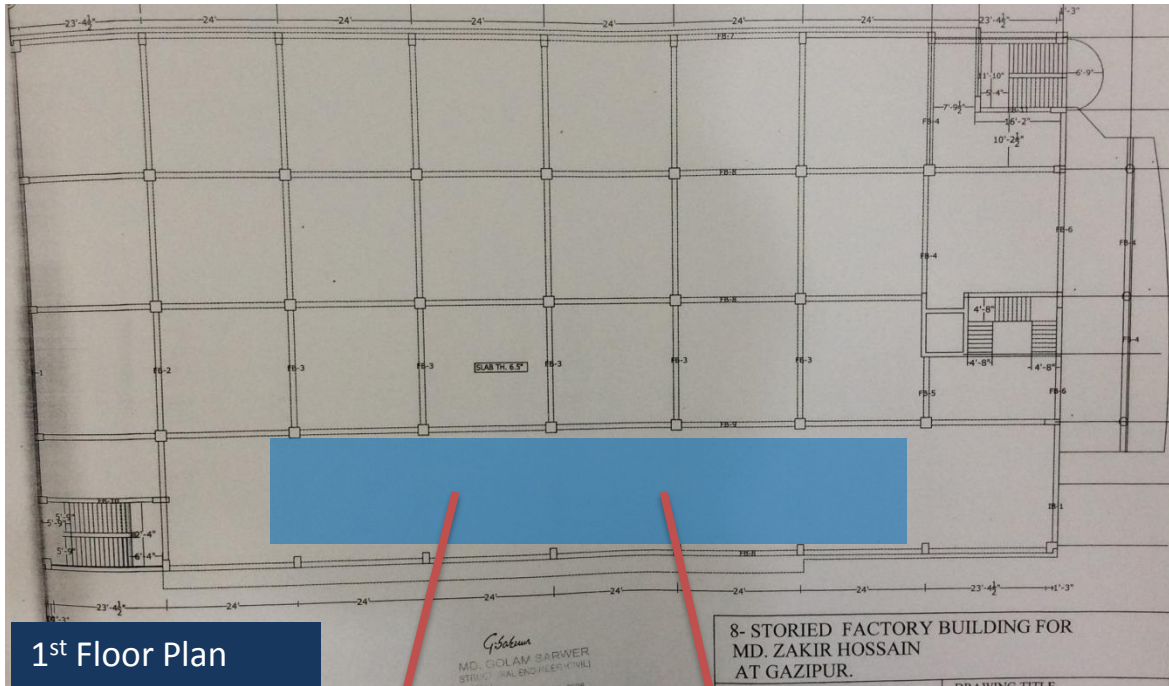
(+23.962947N,90.388533E)

03 May 2014



Observations

Design check required for floor build-up and equipment loading in washing area on 1st floor



100mm (approx) floor build-up in Washer Area and equipment loads supported by concrete slab on 1st floor.

Building Engineer to check that the slab has been adequately designed and constructed to carry additional load due to floor build-up and equipment.



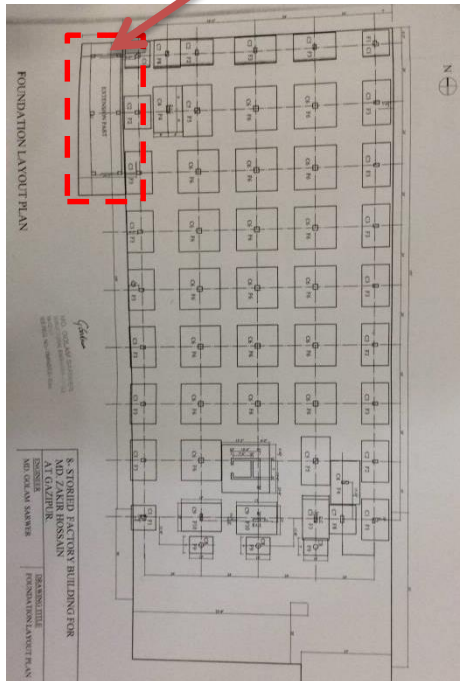
Floor build-up and equipment

Building Engineer to prepare controlled loading plans, based on floor slab and column capacity, for all floors which will designate allowable storage density and where storage may be placed.

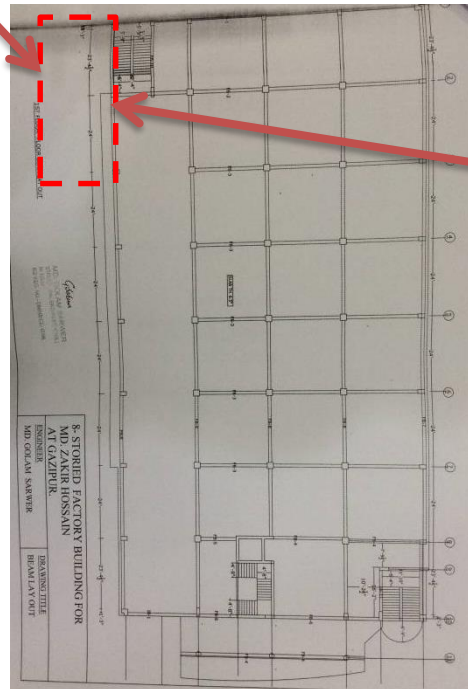
Minor inconsistencies between structural drawings and the as-constructed structure

Foundation pads for the Boiler annex (extension) are shown on foundation plan but upper floor structures are not shown on the typical floor plan.

Building Engineer to survey as-built structure and update drawings including design verification



Foundation plan



Typical floor plan



Structural drawings not consistent with 'as constructed structure'

Movement between main factory and Boiler Annex

Boiler Annex

Main building

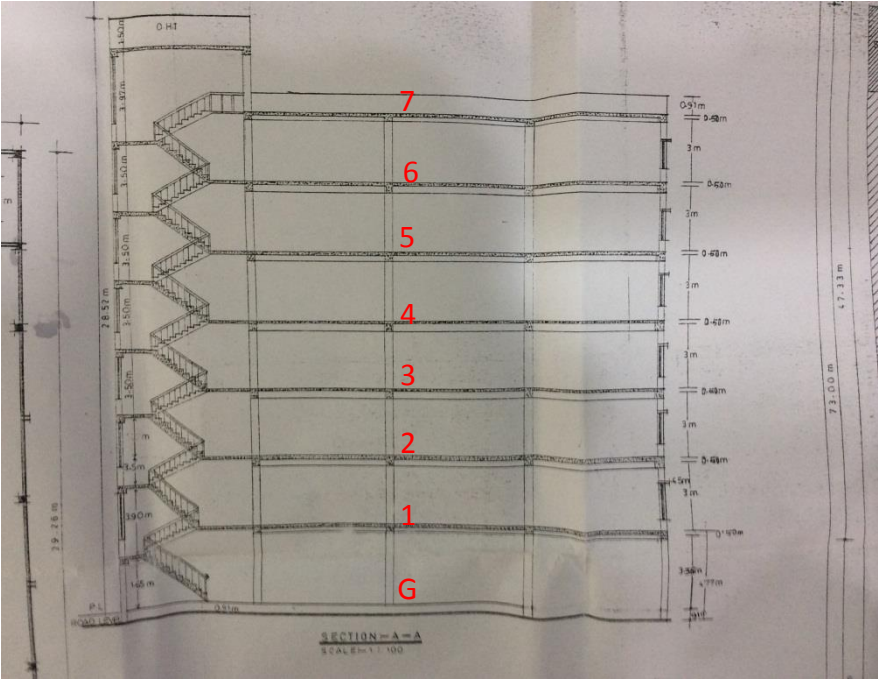


**Evidence of movement at joint
between the Main building and the
Boiler Annex.**

**Cracks on the interface between Main
building and Boiler Annex**

Any proposed additions to the existing building structure, including additional storeys, should be reviewed by the Building Engineer.

5 storeys currently constructed, permit drawings allow 7 storeys. Building Engineer to review structural design and concrete strength within existing columns prior to commencing construction of any further building extension above the existing 5 storeys.



7 storeys shown on permit drawings



5 storeys built. 2 additional storeys proposed.

Priority Actions

Problems Observed

ITEM 1: Design check required for floor build-up and equipment loading in washing area on 1st floor to confirm floor slab load capacity.

ITEM 2: Minor inconsistencies between structural drawings and the as-constructed structure

ITEM 3: Movement between main factory and Boiler Annex

ITEM 4: Any proposed additions to the existing building structure, including additional storeys, should be reviewed by the Building Engineer.

Item No.	Observation	Recommended Action Plan	Recommended Timeline
1	Design check required for floor build-up and equipment loading in washing area on 1st floor to confirm floor slab load capacity.	Extent of loading within Washer area on 1st floor, including floor build-up, to be surveyed and capacity of floor slab to be assessed to confirm that the floor slab is designed to carry these loads.	6-months
2	Design check required for floor build-up and equipment loading in washing area on 1st floor to confirm floor slab load capacity.	Produce and actively manage a loading plan for all floor plates within the factory giving consideration to floor capacity and column capacity.	6-months
3	Design check required for floor build-up and equipment loading in washing area on 1st floor to confirm floor slab load capacity.	Implement loading plans on an on-going basis.	6-months
4	Minor inconsistencies between structural drawings and the as-constructed structure	Building Engineer to survey as constructed building. Updated drawings to be prepared showing the correct as constructed layout.	6-months
5	Minor inconsistencies between structural drawings and the as-constructed structure	Prepare/update calculations showing the structural adequacy of the building structure taking into account the factory design imposed loading and the as built structure.	6-months
6	Minor inconsistencies between structural drawings and the as-constructed structure	Prepare controlled loading plans for all floors designating allowable storage density and where storage may be placed.	6-months

Item No.	Observation	Recommended Action Plan	Recommended Timeline
7	Movement between main factory and Boiler Annex	As part of as-built drawing update , Building Engineer to review structural design at junction of main factory and Boiler Annex.	6-months
8	Movement between main factory and Boiler Annex	Cracking of floor slab/brick walls at this joint to be reviewed on an on-going basis and if required, remedial works are to be carried out.	6-months
9	Any proposed additions to the existing building structure, including additional storeys, should be reviewed by the Building Engineer.	If any additions to the building structure are proposed, the Building Engineer shall provide calculations showing the structural adequacy of all columns taking into account any additions to the existing structure, the loading plans and as built structure, including insitu concrete strength testing.	6-months