



SHELTECH

NEWSLETTER

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UNSTATBLE GROUNDS: Call for Seismic Preparedness

by, TANVIR AHMED



BUFFET COUPONS

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Inauguration of Sheltech's **CHATTOGRAM OFFICE** at South Khulshi



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UNSTABLE GROUNDS: A CALL FOR SEISMIC PREPAREDNESS IN BANGLADESH

Photo: Türkiye Earthquake in February, 2023; Source: AFP, 2023

MR. TANVIR AHMED

Managing Director,
Sheltech Group,
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Earthquake poses a significant threat to Bangladesh, particularly in the concrete-dominated urban hubs like Dhaka, one of the 20th most earthquake-vulnerable cities globally. The 2013 Rana Plaza collapse, claiming over 1,100 lives, starkly illustrates the risks of substandard construction (Dhaka Tribune, 2025). Between 2018 and 2022, a RAJUK survey revealed that a 6.9-magnitude earthquake on the Madhupur fault could devastate nearly 865,000 buildings in Dhaka, may cause 210,000 deaths and \$25 billion in financial losses (The Daily Star, 2025). In 2024, over 60 recorded quakes in just one year, signal an urgent need for disaster preparedness (Dhaka Tribune, 2025).

Forces Beneath Bangladesh

Situated at the convergence of the Indian, Eurasian, and Burmese tectonic plates, Bangladesh's geography presents unparalleled beauty and risk. While monsoons reshape its river deltas, the region's seismic activity makes it one of the most



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earthquake-prone areas in the world. Dhaka's dense population, aging infrastructure, and lax enforcement of building codes exacerbate this vulnerability. Studies warn that up to 80% of Dhaka's buildings could collapse in an earthquake similar to Türkiye's devastating 7.7-magnitude quake in 2023 (Dhaka Tribune, 2023).

Government authorities, Real estate companies, and homeowners must act now to mitigate seismic risks, prioritizing resilient construction practices to ensure safe structures across the country.

Essential Steps to Reduce Seismic Hazards

• *Adhere to Building Codes*

Strict adherence to national building codes and rules that incorporate earthquake-resistant standards is imperative. These guidelines ensure that structures are designed and constructed to resist the seismic forces. Given that Bangladesh's land formation primarily consists of soft and wet delta sediment, earthquakes in places like Dhaka can cause solid sediments to liquefy, leading to disastrous consequences if proper construction codes are not followed. Every real estate company should prioritize quality construction and consistently adheres to national and international building construction rules and codes, such as the Building Construction rules 2008, Bangladesh National Building Code (BNBC) 2020, American Concrete Institute (ACI), Uniform Building Code (UBC), International Building Code (IBC), and British Standards (BS), ensuring their residential and commercial buildings are earthquakes resistant.

• *Engage Experienced Structural Engineers*

Collaboration with experienced structural engineers is vital. They can analyze the geological conditions of the site and are able to design structures capable of resisting earthquakes. Additionally, they can assess existing buildings for potential weaknesses and recommend retrofitting measures if necessary.

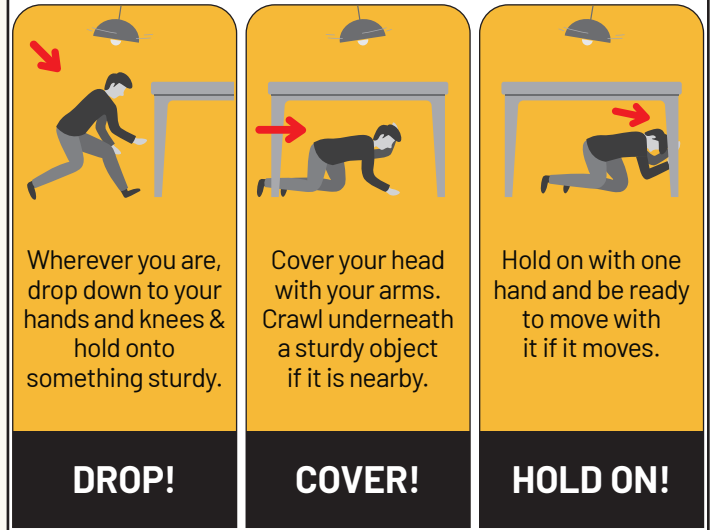
• *Use Quality Materials and Techniques*

Incorporating quality construction materials and advanced techniques significantly enhances a building's earthquake resistance. Utilizing reinforced concrete, steel frames, and shear walls provide strength and stability during seismic events.

• *Conduct Regular Inspections*

Periodic inspections and maintenance of buildings are essential to identify structural weaknesses or deterioration over time. Prompt repairs and reinforcement measures can prevent potential hazards during

What to do during an EARTHQUAKE



earthquakes. The recent devastating earthquake in southern Türkiye in February 2023 serves as a stark reminder of the urgent global need for earthquake-resistant buildings.

• *Raise Public Awareness*

The public must be informed about earthquake threats and their consequences regularly. Hence people need to be encouraged to undertake preventive measures proactively while avoiding any sense of complacency. In this regard the electronic and printed media must play their role effectively by conducting public awareness campaigns to educate communities on earthquake preparedness.

Building a Resilient Future

Bangladesh, being nestled in a tectonically active region, must prioritize the implementation of seismic-resistant construction practices to ensure the safety of its structures and residents. By adhering to building codes, collaborating with experienced engineers, and using quality materials, we can build a safer future for the new generations, and mitigate the impact of earthquakes.

It is only possible with a cumulative effort to create resilient communities that can withstand the challenges of natural calamities, preserving property and safeguarding lives.

SHELTECH EXPANDS HORIZONS WITH THE CHATTOGRAM OFFICE AT SOUTH KHULSHI

On January 20, 2025, Sheltech (Pvt.) Ltd. proudly inaugurated its **Chattogram Office** at Rubiya Heights (2nd Floor), House 7/A/1, Road 3, Zakir Hossain Road, South Khulshi, Chattogram. The inauguration ceremony was graced by Md. Sharif Hossain Bhuiyan, Executive Director (ED), Operations, and Mr. Shajahan, Chief Operating Officer (COO), Engr. Hosneara Parvin, Chief Business Officer (CBO), and other senior officials of Sheltech.

With an illustrious legacy spanning nearly 37 years, Sheltech has firmly established itself as a pioneer in Bangladesh's real estate sector. Having successfully delivered over 4,100 apartments and commercial units in Dhaka, Sheltech has earned the unwavering trust of its clients through consistent quality and dedication.

The new Chattogram office signifies an important milestone in Sheltech's journey, extending its renowned expertise beyond Dhaka and catering to the housing and commercial needs of the vibrant Chattogram City. This strategic expansion demonstrates Sheltech's commitment to serving a broader clientele and upholding its reputation for excellence.

As Sheltech embarks on this new chapter, the Chattogram community will avail the same level of professionalism, innovation, and attention to detail that has made Sheltech a trusted name in the real estate industry of Bangladesh. Sheltech remains steadfast in its mission to provide top-notch residential apartments and commercial spaces while contributing to the urban development of Bangladesh.



Inauguration of Sheltech Chattogram Office at South Khulshi

SHELTECH HANDED OVER TWO RESIDENTIAL PROJECTS AT BANANI & MONIPURI PARA

In December 2024, Sheltech (Pvt.) Ltd. arranged the handover ceremony of two beautiful residential projects, Sheltech Rebecca and Sheltech Chayapoth. Both the projects reflect Sheltech's unwavering commitment to quality, functionality, and modern living standards, offering residents the perfect blend of comfort and convenience. These handovers mark another milestone in Sheltech's journey.



Handover Ceremony of Sheltech Rebecca at Banani

Sheltech Rebecca, handed over on December 28, 2024, is a 10-storied **SAPPHIRE SERIES** residential project located at Banani, Dhaka. The grand handover ceremony of Sheltech Rebecca took place at the Zizzi Banquet Hall, Platinum Grand in Banani. Built on 9.46 Katha of land, the project features 18 units, each spanning 1824 sft., with two units per floor. Designed for urban luxury, it includes 18 parking spaces, two elevators, and a fire-door-equipped staircase. Each unit boasts three spacious bedrooms along with modern facilities like smart door lock, ensuring a premium living experience in one of Dhaka's most sought-after neighborhoods.

On the other hand, Sheltech Chayapoth which was handed over on December 26, 2024, is situated at 70 Monipuripara, Farmgate, Dhaka, a vibrant area of the city. The Handover ceremony of Sheltech Chayapoth took place at the Dr. Toufiq M Seraj Lounge, Sheltech Tower in Panthapath, Dhaka. This 6-storied building, built on 22.80 Katha of land, offers 34 units ranging from 1427 to 1660 sft. The project is equipped with 34 parking spaces, two elevators, and two fire-door-equipped staircases. Designed with practicality and comfort in mind, Sheltech Chayapoth provides modern apartments tailored for urban families.



Handover Ceremony of Sheltech Chayapoth at Monipuripara

Both the hand over ceremonies were graced by Md. Sharif Hossain Bhuiyan, Executive Director (ED), Operations, Mr. Shajahan, Chief Operating Officer (COO) along with a dedicated team of engineers, architects, and professionals from Sheltech, as well as the proud landowners and apartment owners. The apartment owners were very happy to move in their new home and cherished their good thoughts during the handover ceremony.

SHELTECH AT AISD: CELEBRATING CULTURE, INNOVATION, AND SUSTAINABILITY

On January 17, 2025, Sheltech proudly joined the International Fair and Parade of Flags at the American International School of Dhaka (AISD) in Baridhara as a Platinum Sponsor. The event was filled with vibrant cultural celebrations, brought together over 2,000 attendees for a day of unity and community engagement. Sheltech's beautifully crafted sustainable stall showcased its commitment to innovation and environmental responsibility, leaving a lasting impression on visitors.

Being part of this dynamic and meaningful initiative highlights Sheltech's dedication to fostering cultural exchange and strengthening community ties.



Mr. Tanvir Ahmed, Managing Director of Sheltech Group along with professionals from Sheltech at AISD



Participants from different Nationalities Exploring Sheltech's Sustainable Stall at AISD



AGREEMENT SIGNING OF SHELTECH LAKESHORE

Sheltech (Pvt.) Ltd. has signed another brand-new residential project named Sheltech Lakeshore at Bangladesh Army's Jolshiri Abashon in Rupganj. The project was signed between the Managing Director of Sheltech Group, Mr. Tanvir Ahmed, and respected landowners of the project on January 14, 2024 at the Jolshiri Abashon Project Office in Dhaka Cantonment. Sheltech Lakeshore is located at Plot-03, Road-401, Sector-13A in Jolshiri Abashon. The project has a land area of 5 katha and will feature a 09-storied (G+M+8) residential building with 08 beautifully designed apartments (approximately 2800 sq. ft.). Clients who want their dream home at one of the finest smart cities of Bangladesh, are requested to contact our sales hotline at **16550**.



Agreement Signing Ceremony of Sheltech Lakeshore at Sector-13A in Jolshiri Abashon

SHELTECH CONSULTANTS (PVT.) LTD. SIGNED TWO AGREEMENTS WITH DEPARTMENT OF AGRICULTURAL EXTENSION (DAE) & BUET

Sheltech Consultants (Pvt.) Ltd. an associated company of Sheltech group has signed two agreements with Department of Agricultural Extension (DAE) and Bangladesh University of Engineering and Technology (BUET).

The agreement signing ceremony with DAE was held at the Department of Agricultural Extension Khamarbari in Dhaka on January 16, 2025. Planner Dr. Muhammad Ariful Islam, Executive Director of Sheltech Consultants (Pvt.) Ltd., Md. Mizanur Rahaman, Program Coordinator of the Program on Agricultural and Rural Transformation for Nutrition, Entrepreneurship, and Resilience in Bangladesh (PARTNER), along with high officials from both the organizations were present during the agreement signing ceremony. This 48-months' initiative, co-financed by the World Bank and International Fund for Agricultural Development (IFAD), focuses on modernizing agriculture through diversification, mechanization, and climate-smart practices. Key developments include constructing 14 six-storied



Agreement Signing Ceremony with the Department of Agricultural Extension

Regional Agriculture Office cum Training Centers, seed testing labs, agro-eco-parks, modernized training facilities, advanced irrigation systems, and enhanced food safety infrastructure.

On the other hand, the agreement with BUET is set to provide architectural and engineering design services for a state-of-the-art 20-storied academic and research building at Bangladesh University of Engineering and Technology (BUET), Dhaka as part of the Improving Computer and Software Engineering Tertiary Education Project (ICSETEP).



Agreement Signing Ceremony with BUET

The agreement was signed in between Planner Dr. Muhammad Ariful Islam, Executive Director of Sheltech Consultants (Pvt.) Ltd. and Dr. Khan Mahmud Amanat, Director (Additional Charge), Directorate of Planning & Development and Professor of Department of Civil Engineering, BUET in presence of Professor Dr. A. B. M. Badruzzaman, Vice Chancellor of BUET at the Administrative Building of BUET on January 22, 2025. Professionals from both the organizations were also present during the agreement signing ceremony.

GIFT VOUCHERS FOR READERS



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Breakfast Buffet

AT **TERRA BISTRO** IN **PLATINUM GRAND**

Here's how to grab this deal:



- **Cut** this voucher out
- **Hand** it to our friendly **server** at Terra Bistro.
- Relish your culinary adventure!

🕒 Breakfast Time - 6:00 AM - 10:30 AM

📍 Platinum Grand, H 52, R 11, Block-F, Banani, Dhaka-1213

Prior Reservation Required - ☎ **01922110976**

*Terms & Conditions apply **Subject to availability
*** Offer ends: FEB 28, 2025



**BUY 1
GET 1
FREE**

Breakfast Buffet

BREAKFAST BUFFET FOR 2
AT **TERRA BISTRO** IN **PLATINUM RESIDENCE**

Here's how to grab this deal:

- **Cut** this voucher out
- **Hand** it to our friendly **server** at Terra Bistro.
- Relish your culinary adventure!

🕒 Breakfast Time - 6:00 AM - 10:30 AM

📍 Platinum Residence, H 42, R 20/C, Shahjalal Ave, Sector 4, Uttara, Dhaka 1230

Prior Reservation Required - ☎ **01922110975**

*Terms & Conditions apply **Subject to availability
*** Offer ends: FEB 28, 2025






**BUY 1
GET 1
FREE**

Lunch & Dinner Buffet

LUNCH / DINNER BUFFET FOR 2 PERSONS
AT **TERRA BISTRO** IN **PLATINUM RESIDENCE**

Here's how to grab this deal:

- **Cut** this voucher out
- **Hand** it to our friendly **server** at Terra Bistro.
- Relish your culinary adventure!

● Lunch: 12:30 PM - 04:00 PM / Dinner: 06:30 PM - 10:30 PM

📍 Platinum Residence, H 42, R 20/C, Shahjalal Ave, Sector 4, Uttara, Dhaka 1230

Prior Reservation Required - ☎ **01922110975**

*Terms & Conditions apply **Subject to availability
*** Offer ends: FEB 28, 2025




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