



Builders' Association of India

(All India Association of Engineering Construction Contractors and Builders)

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To,

Members of Builders Association of India

NOTICE

A Special General Meeting of the Members of the Association shall be held on Monday, 28th November 2022 at 01.00 P.M. at Clarks Exotica Resorts & Spa, Bengaluru, Karnataka -562110, to transact the following business:-

1. To consider and if thought fit approve the proposed draft amendments to the Constitution, Rules & Regulations (Copy of draft amendments enclosed) as approved by the Managing Committee and General Council in the meetings held on Saturday, 24th September 2022 at Kovalam, Kerala.

Yours faithfully,

GYAN CHAND MADHANI
HON. GEN. SECRETARY
BUILDERS' ASSOCIATION OF INDIA

Place : Mumbai

Dated : November 10, 2022

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BAI Centres at :

Adilabad, Agra, Agra Cantt., Ahmedabad, Ahmednagar, Aligarh, Allahabad, Alleppy, Aluva, Amravati, Amaravathi, Andaman & Nicobar, Angamali, Aurangabad, Avadi, Baghpat, Bangalore, Baramati, Bareilly, Baroda, Bharuch, Bhopal, Bhubaneswar, Bilaspur, Butibori, Calicut, Chandigarh, Changanacherry, Chengai, Chennai, Chettinadu, Chikmagalur, Chitradurga, Coimbatore, Delhi, Delhi East Shahadra, Delhi North, Delhi South, Delhi West, Dhanbad, Dharapuram, Dhule, Dehradun, Dindigul, Durgapur, Durg-Bhillai, Erode, Ettumanoor, Faridabad, Gautam Buddha Nagar, Gandhinagar, Ghaziabad, Goa, Greater Hyderabad, Greater Jaipur, Greater Noida, Guntur, Gurgaon, Guwahati, Haldia, Hapur, Hasan, Hyderabad, Ichalkaranji, Idukki, Indore, Jabalpur, Jagdalpur, Jaipur, Jalgaon, Jaisalmer, Jamshepur, Jodhpur, Kalpakkam, Kallakurichi, Kamareddy, Kanchipuram, Kanker, Kannur, Kanpur, Kanpur-South, Kanyakumari, Karaikal, Karimnagar, Karnal, Karnavati, Khammam, Kochi, Kodaikanal, Kodungallur, Kolhapur, Kolkata, Kollam, Kottayam, Kumbakonam, Kundli, Latur, Loni, Lucknow, Madhuranthakam, Madurai, Mahaboobnagar, Malegaon, Mangalore, Mandya, Mayiladuthurai, Medachal, Medak, Meerut, Meerut Cantt., Modinagar, Moradabad, Moradabad Nor. Rly., Mumbai, Muvattupuzha, Muzaffarnagar, Mysore, Nagapattnam, Nagpur, Nalgonda, Namakkal, Nanded, Nandurbar, Nasik, Nellore, Neyveli, Nilgiri, Nizamabad, Ongole, Palani, Panipat, Parbhani, Patna, Perambalur, Phaltan, Pink City Jaipur, Pondicherry, Ponneri, Poonamallee, Por-Ramangamdi, Pudukkottai, Pune, Raichur, Raigad, Raipur, Rajahmundry, Rajkot, Ramanathapuram, Ranchi, Ranga Reddy, Ravulapalem, Salem, Sangamner, Sangli, Satara, Shahda, Shimoga, Silchar, Sitapur, Solapur, Surat, Tambaram, Tanuku, Tenkasi, Tezpur, Thanjavur, Theni, Thiruporur, Thiruthurai, Thiruvalla, Thiruvannamalai, Thiruvannur, Thripunithura, Thrissur, Tiruchirappalli, Tirunelveli, Tirupur, Tiruvallur, Thiruvananthapuram, Tuticorin, Udumalpet, Ulhasnagar, Vellore, Vijayawada, Vikarabad, Villupuram, Visakhapatnam, Vizag Steel City, Wai, Warangal, Western U.P. Electrical, Yadadri.

Points for the amendments to BAI Constitution, Rules & Regulations

**Approved by the Managing Committee and General Council at meetings held
on Saturday, 24th September 2022 at Kovalam, Kerala.**

Sr. No	Rule	Existing Clause	Approved Amendments by Managing Committee/General Council Meet at Kovalam on 24 th September 2022
1	3.2.4	<p>All Patron Members who were admitted on or before 31st March 2003 shall be required to pay annual subscription of Rs.200/- towards 'Indian Construction' Journal. Patron members are exempt from payment of any entrance fee. Amounts of lump sum subscription received from Patrons shall be credited to the Reserve Fund of the Association and this amount shall not be allowed to be used to meet the expenses of the administration of the Association. Only income accruing from this Fund shall be utilized for administrative expenses of the Association.</p>	<p>Members at the time of enrolment required to pay one time subscription for Rs.200/- towards Indian Construction Journal along with registration and membership fee. Indian Construction journal will be circulated online as journal and members desirous to have hard copy to pay annual subscription for the Journal as per the price fixed by the General Council from time to time.</p> <p>Patron members are exempt from payment of any entrance fee. Amounts of lump sum subscription received from Patrons shall be credited to the Reserve Fund of the Association and this amount shall not be allowed to be used to meet the expenses of the administration of the Association. Only income accruing from this Fund shall be utilized for administrative expenses of the Association.</p>
2	3.5	<p>Associate Members</p> <p>Any individual/partnership firm engaged in construction industry may become Associate Member of the Association by paying Rs.3,000/- as lump sum amount for the entire period of his life with admission fee of Rs.100/-. An Associate member can opt to attach himself to any Centre of his choice and can avail of all the information available with the Centre by visiting the Centre's office. In such cases, the Centre shall receive out of Rs.3,000/- an amount of Rs.1,000/-. He will not get any correspondence from Centre or Headquarters. He shall have no vote and he cannot stand in the elections for any post. The number of Associated Member attached to any Centre will not be counted in the membership strength of the Centre.</p> <p>Note: The aforementioned rates of Associate membership shall remain in</p>	This Clause to be DELETED.

		<p>force till varied by the General Council. The General Council shall be competent to vary the rate of Associate membership fee and admission fee from time to time by a resolution to that effect.</p> <p>[Incorporated this clause as approved by the Special General Meeting held on 3.12.2000 at Mumbai].</p>	
3	<p>6.3</p> <p>6.3.1</p>	<p><i>Disciplinary action against members.</i></p> <p>In the event of question arising with regard to the conduct of a member, the Chairman of the concerned Centre shall place it before the General Body of the Centre after getting it cleared in the Executive Committee with two-third majority for necessary action. If the General Body of the Centre by a two-third majority decides that the conduct of the member concerned should be inquired into, then the Chairman of the Centre shall forward the decision of the General Body to the Managing Committee of the Headquarters. The Headquarters shall convene a meeting of the Managing Committee to inquire into the matter at which such member shall be invited to attend. If in the opinion of the Managing Committee, the member has been found guilty of misconduct detrimental or prejudicial to the interest of the Association or the reputation or the dignity of trade, industry or profession of construction works or allied trade, the Managing Committee may recommend to the General Body that the said member may be warned or suspended for some period or for life or be expelled permanently.</p> <p>[Amended as on 20.9.2008 in the Special General Meeting held at Mumbai].</p>	<p><i>Disciplinary action against members.</i></p> <p>In the event of question arising with regard to the conduct of a member, the Chairman of the concerned Centre shall place it before the General Body of the Centre after getting it cleared in the Executive Committee with two-third majority for necessary action. If the General Body of the Centre by a two-third majority decides that the conduct of the member concerned should be inquired into, then the Chairman of the Centre shall forward the decision of the General Body to the Managing Committee of the Headquarters. The Headquarters shall convene a meeting of the Managing Committee to inquire into the matter at which such member shall be invited to attend. If in the opinion of the Managing Committee, the member has been found guilty of misconduct detrimental or prejudicial to the interest of the Association or the reputation or the dignity of trade, industry or profession of construction works or allied trade, the Managing Committee may recommend to the General Body that the said member may be warned or suspended for some period or for life or be expelled permanently.</p> <p><u>If any member approaches the Court against BAI without exhausting the Arbitration clause provided in the BAI Rules & Regulations, the member will be summarily suspended from being part of BAI activities till date of court ruling.</u></p> <p><u>The executive committee of the centre shall have the right to suspend the member on grounds considered reasonable and adequate by it till a final decision from the all India general body of the Association is arrived at.</u></p>
4	6.3.2	No member shall be so warned,	This Clause to be deleted.

		suspended or expelled by the General Body of the Association acting on the recommendations of the Managing Committee and the General Body has passed a Resolution to that effect by three-fourths majority of the members present and voting at such General meeting of the Association.	
5	7.2	<p>Annual Subscription of Rs.100/- shall be paid by Annual Members towards subscription of 'Indian Construction' Journal. Annual subscription of Rs.200/- shall be paid by Patron Members and Affiliated Associations towards 'Indian Construction' Journal in addition to their respective subscriptions.</p> <p>Note: The aforementioned rates of subscription shall remain in force till varied by the General Council. The General Council shall be competent to vary the rates of subscription from time to time by a resolution to that effect.</p> <p>[Amended as on 05.12.02 in the Special General Meeting held at Mumbai].</p>	<p>This Clause to be deleted.</p> <p>Also Clause No.7.2 - Annual subscription shall be paid in lump sum on or before the 30th September of each year for which it is due and payable.</p>
6	9.9	<p>The term of office of Chairman of the Centre will be for one year. He shall however be eligible to be elected as Chairman for the successive year. Thereafter he shall not be elected as Chairman of the Centre for a minimum period of 2 years.</p> <p>The term of office of President of the Association will be for one year. He shall however be eligible to be elected as President for the successive year. Thereafter he shall not be elected as President for a minimum period of 2 years.</p> <p>The term of office of Vice President of the Association will be for one year. He shall however be eligible to be elected as Vice President for the successive year. Thereafter he shall not be elected as Vice President for a minimum period of 1 year.</p> <p>[Amended as on 05.12.02 in the Special General Meeting held at Mumbai].</p>	<p>The term of office of Chairman of the Centre will be for one year. He shall however be eligible to be elected as Chairman for the successive year or any one more year. Thereafter he shall not be elected as Chairman.</p> <p>The term of office of State Chairman of the State will be for one year. He shall however be eligible to be elected as State Chairman for the successive year or any one more year. Thereafter he shall not be elected as State Chairman.</p> <p>The term of office of President of the Association will be for one year. He shall however be eligible to be elected as President for the successive year or any one more year. Thereafter he shall not be elected as President.</p> <p>The term of office of Vice President of the Association will be for one year. He shall however be eligible to be elected as Vice President for the successive year or any one more year. Thereafter he shall not be elected as Vice President.</p>
7	10.1	For successful implementation of the	To update the names of the Centre as

		functions and programmes of the Association and for administrative convenience, the area of operation of the Association for the purpose of its activities shall be divided into four regions:	on date in the respective regions. Association for the purpose of its activities shall be divided into five regions:
8	10.4	Qualification for becoming Vice President shall be that He is member of the General Council from the Region.	<p>a) He should be a patron Member and General Council Member.</p> <p>b) He should be a member of the Association at least for 10 years and during this period he should have served as Chairman of that particular region where his nomination to the post of Vice President is proposed.</p>
9	16.0	Resolutions at all General Body Meetings Shall be Passed by majority votes. Members of the Association if they so desire, can exercise their right of vote by proxy.	Resolutions at all General Body Meetings and all Special General body meetings Shall have the same powers and shall be Passed by majority votes. Members of the Association if they so desire, can exercise their right of vote by proxy.
10	24.4	The Managing Committee shall be empowered to appoint sub-committee/s for any special purpose/s within the limit of and as enumerated in the objects of the Association and such sub-committees/s shall have power to co-opt members persons like qualified Architects, Lawyers, Chartered Accountants and others as the sub-committee may deem fit even if they are not members of the Association.	Names of Sub-Committee Chairmen and Sub-Committee Co-Chairmen to be announced by Newly elected Headquarter office bearers within 30 days on the recommendation of respective Centre Chairman.
11	34.1.1.4 (b)	<p>The Board of Trustees of the Association shall consist of seven members elected by the General Council Members. Out of the 7 Trustees, 3 Trustees are elected from Southern Region, 2 Trustees are elected from Western Region, 1 Trustee is elected from Northern Region and 1 Trustee is elected from Eastern Region. Trustees will be elected by the General Council Members and the election will be conducted for the Trustees on Region wise i.e. each region will elect the Trustees as per the allotment given to that Region.</p> <p>The term for the Trustees will be a maximum of 3 years. The qualification of a Trustee shall be :</p>	<p><u>Approved with modification i.e.</u></p> <p>The Board of Trustees of the Association shall consist of Twelve (12) members elected by the General Council Members.</p> <p>Southern Region I – 2 Trustees.</p> <p>Southern Region II – 3 Trustees.</p> <p>Western Region – 3 Trustees.</p> <p>Northern Region – 2 Trustees.</p> <p>Eastern Region – 2 Trustees.</p> <p>The term of the Trustees will be maximum of 2 Years.</p>

		<p>He should be a Patron Member.</p> <p>He should have served as an office bearer of the Headquarter or he should be a member of the Association, atleast for 10 years, and during this period he should have served as Chairman of any Centre.</p> <p>[Amended as on 14.12.2009 in the Special General Meeting held at Mumbai]</p>	<p>The above will be effective from 1st April 2025 after completing the existing Trustee's tenure.</p>
12	A.1.4	<p><u>Appendix A. Organization Chart</u></p> <p>Five Vice Presidents shall be elected from five regions from among the elected General Council members of that region. The Hon. Gen. Treasurer/Hon.Gen. Secretary shall be elected among all General Council members of the Mumbai Centre but they will be elected by the General Council members from all the Centres, including those from the Mumbai Centre.</p> <p>Provided, however, that no member shall be eligible to be elected as the Hon. Gen. Secretary or Hon. Gen. Treasurer for more than two successive terms.</p>	<p><u>Approved with modification.</u></p> <p>Hon. General Secretary, the eligibility is now decided to any General Council Member from Maharashtra, instead of a General Council Member, only from Mumbai Centre.</p> <p>For Electing Hon. General Treasurer, it will be only be from a General Council Member of Mumbai Centre. However, if there is an election to be conducted for Hon. General Secretary or Hon. General Treasurer, due to multiple candidates filing nomination for the same, election will be done at national level and all India General Council Members will be the electorate.</p>
13	B.0.1	<p>Appendix B Standard Bye-laws for Centres (Model Rules & Regulations of Centres) Centres and their functions</p> <p>The General Council as well as the Managing Committee may recommend opening of Centres in different parts of the Union of India: provided there are not less than 20 (twenty) members of the Association operating in that area: provided however that it shall be optional with the Association as a special case on the recommendation of the Managing Committee to open a Centre at any place even if there are less than 20 Patron Members or 50 Annual Members if the Association is satisfied that the industry or trade at that particular place is of an important nature and as such opening of a Centre in that place will be beneficial to the Association. As soon as minimum number of 20 Patron Members or 50 Annual Members are enlisted, action for</p>	<p>The General Council as well as the Managing Committee may recommend opening of Centres in different parts of the Union of India: provided there are not less than 20 (twenty) members of the Association operating in that area: provided however that it shall be optional with the Association as a special case on the recommendation of the Managing Committee to open a Centre at any place even if there are less than 20 Patron Members or 50 Annual Members if the Association is satisfied that the industry or trade at that particular place is of an important nature and as such opening of a Centre in that place will be beneficial to the Association. As soon as minimum number of 20 Patron Members or 50 Annual Members are enlisted, action for opening the Centre as aforesaid would be taken and provisionally the Centre would be opened with the approval of the Managing Committee subject to the final ratification by the</p>

		<p>opening the Centre as aforesaid would be taken and provisionally the Centre would be opened with the approval of the Managing Committee subject to the final ratification by the General Body</p>	<p>General Body.</p> <p>The name of proposed new Centre shall in no way be similar to the names of existing names of any other Centre and there shall be no conflict of interest with other Centre's.</p> <p>Name of a Centre once registered under the Association shall in no way be changed for any reason.</p> <p>The above amendment will be reviewed as per the statutory announcement of name change by the State / Central Government.</p> <p>The above amendment will be reviewed as per the statutory announcement of name change by the State / Central Government.</p>
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