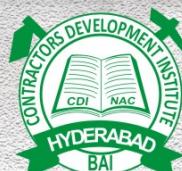




ISO 9001:2015  
Estd. 1998



ISO:9001-2008



Estd. 1941

## CONTRACTORS DEVELOPMENT INSTITUTE

(A Constituent Unit of National Academy of Construction)

Kondapur, Hyderabad

Parented by

**BUILDERS' ASSOCIATION OF INDIA**

TELANGANA STATE

# BROCHURE

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CDI : PROFESSIONALISING THE CONTRACT BUSINESS

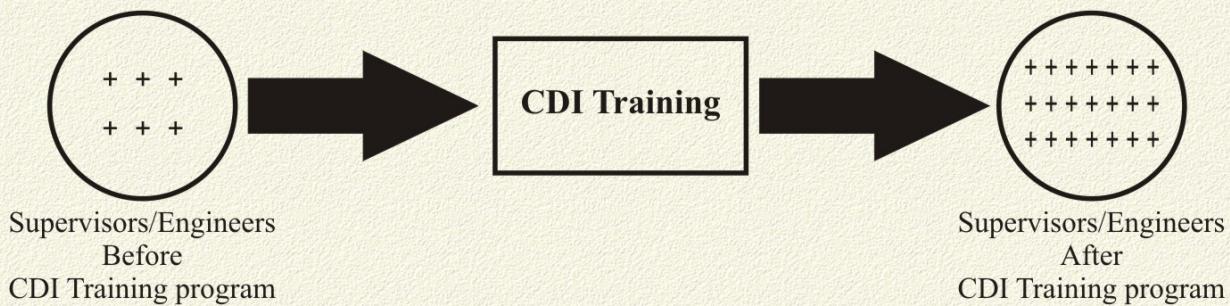
## ABOUT CDI :

Contractors Development Institute (CDI) is a constituent unit of "National Academy of Construction" parented by "Builders' Association of India", Telangana Chapter. CDI is a unique training institute in entire Asia established in the year 1999, to train contractors, builders, engineers, architects, technical, non-technical staff and new aspirants of construction business in disciplines of managerial, financial, contractual, techno-logical and commercial etc. The CDI striving hard to professionalize the construction industry by providing perennial capacity building processes such as diversified training programmes, workshops, seminars, conference etc, to all the stake holders of construction industry. CDI has trained more than 7000 candidates in the above areas from the day of its inception. CDI also conducting training classes to truck drivers, operators and helpers.

Contractors Development Institute (CDI) is located at NAC Campus, BAI Head Office, Kondapur (Post), Hyderabad, Telangana - 500084.

## THEME OF CDI :

### "CDI : PROFESSIONALISING THE CONTRACT BUSINESS"



### Contractors Development Institute at NAC campus



CDI : PROFESSIONALISING THE CONTRACT BUSINESS

## ROLE OF CDI:

The Contractor's Development Institute provide training to contractors who work for construction industry viz., Green building technologies, Affordable housing, infrastructure developments, Construction of roads and Bridges, Irrigation Projects, Formation of Irrigation Tanks and latest trends for international construction business etc.

The institute is conducting (since inception) workshops and seminars on,

- Problems like GST, Employee Provident Fund, price variation bills, extension of time issues, ESI, Labour laws, WC policies, Contract Agreement, BOCW, Payment issues, Arbitration and latest technology in construction industry from time to time.
- Planning of work during construction process
- Financial aspects of construction technology.
- Elements of risk management and value engineering (which is used to solve problems, identify and eliminate unwanted costs and improve function and quality).
- Material and human resources management.



## VISION OF CDI:

- To improve the working skills of contractors and his staff by way of conducting training classes.
- To build public confidence in the construction industry by advocating ethics in the business through transparency and accountability.
- To protect the professionalism in construction field by eliminating the unhealthy competition among the contractors.
- To develop the patriotism in each contractor through teaching the history of our country.
- To regulate safety procedures, by way of issuing the guidelines for avoiding the loss of lives or property at construction sites and also enhance the welfare of workers.
- To regard workers and technicians as the key resource for construction industry. It shall support and establish training institutions to train workers and technicians.
- It also develops the new contractors by way of giving training classes.
- To establish healthy and cordial relationship between the client, the contractor and the end-users, so that all construction projects are completed without any time or cost over-runs by providing training classes.

## NATIONAL ACADEMY OF CONSTRUCTION (NAC):

NAC was established on the joint initiative of construction industry (Builders Association of India) and State Government in the year 1998 as a "Society" and incorporated as "Public Charitable" institution. In this juncture with great respect the contractors (Builders' Association of India) voluntarily contributed of about Rs. 250 Crores to NAC. Now it is managed by a Governing board with the Hon'ble Chief Minister as Chairman and Hon'ble Minister for Roads and Building, the Chief Secretary of Telangana State as Vice Chairman.

The mission of NAC is to develop a technologically advanced and competitive construction industry which serves India's economic needs. To achieve this, NAC runs various training courses and programs of relevance to the construction industry. Training of construction technicians and supervisors is a part of the activities of the NAC.



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## NAC Campus at Kondapur, Hyderabad

### **BUILDER'S ASSOCIATION OF INDIA (BAI):**

The Builder's Association of India is the major platform for contractors to resolve the issues of their fraternity. Most executors and infrastructure development programmers of India i.e., all construction companies are under one umbrella over seven decades "Builder's Association of India". It is the representative body of all the construction companies. BAI was founded in 1941 under the guidance and blessings of Brigadier C.V.S. Jackson of Military Engineering Services, 'Pune'. BAI's membership has grown from 250 members spread over 3 Centres, to more than 20,000 plus direct members spread over about 200 plus Centres across the length and breadth of the country and over more than 2000 members from Telangana state.

### **BAI's aims and objectives :**

- To promote the unity between all the construction industries.
- To professionalize the construction industry.
- To encourage trade, industry and profession of construction works.
- To advise and assist members in technical, non-technical and also in legal matters.
- To arrange technical seminars and meetings for persons who are involved in building trade and employment in connection with the construction industry.
- To promote science and also encouraging research in the field of construction industry which is useful in adopting better safe and fast construction methodologies.
- Encouraging ethical and correct code of business practices in the construction industry.

## BAI's Vision :

- To promote and foster feelings of brotherhood, unity, co-operation, mutual trust and to eliminate unhealthy competition amongst the contractor's fraternity.
- To build public confidence in the construction industry by advocating ethics in the business through transparency and accountability.
- To establish healthy and cordial relationship between the client, the contractor and the end-users, so that all construction projects are completed without any time or cost over-runs.
- To interact with Government bodies like State Public Works Departments and the Central Public Works Department to modernize methods and specifications of works towards ensuring suitable work ethics in the industry.
- To achieve highest standards of efficiency and quality by adopting methodology which could be derived from both Indian and International Standards.
- To ensure that contractors adopt methods which are environment-friendly like use of pre-engineered and pre-manufactured products, seeking inter-alia tax concessions on the same from the Government.
- To not only regulate safety procedures and issue guidelines for minimizing loss of life or property at construction sites but also to enhance welfare of workers.
- To regard workers and technicians as the key resource for construction industry. It shall support and establish training institutions to train workers and technicians.
- Convincing the Central Government and various State Governments to introduce Price Variation Clause (Escalation Clause) in their respective contract documents.

## WHAT IS CONTRACT?

An agreement between two parties that creates mutual legal obligations and it can be either be oral or written.



**There are five elements that are required for any contract.**

1. The contract must have a legal purpose and cannot be used for illegal purposes.
2. There must be a mutual agreement between the parties.
3. There should be a valuable exchange between two parties.
4. The parties must be legally competent.
5. All parties must come to an agreement based on their own will.

### **QUALITIES OF A SUCCESSFUL CONTRACTOR :**

1. Contractor and his team must have the skills, knowledge, experience and, where relevant, the organisational capability to carry out the work safely and without risk to health and they play a very essential role in initiating any project.
2. Contractors should have an important role in planning, organizing and completion of their work to ensure any risks are controlled.
3. Should be persistent with good leadership qualities and also with good communication skills.
4. Contractor should always have a curiosity to learn about new things in construction field like adopting new machineries and latest technologies to reduce the project costs.
5. Contractor should be responsible in delivering the better outcomes to clients.
6. Should be focused in the construction industry with having financial disciplines.
7. Have an ability to tolerate and face risk, as construction industry always possess challenging jobs.
8. Contractor should train their team from time to time.

### **WHO IS CONTRACTOR AND HIS JOBS?**

A gentleman announces through the newspaper that his pet dog is missing and that he will give a reward of Rs. 10,000 / - to those who catch and bring back the surviving dog. A young man who saw the advertisement persistently searches the streets of the area based on the dog's markings, grabs him and hands him over to the owner. According to the agreement announced by the owner, the young man gives the reward and expresses his happiness. So, we can assume that their contract is completed. The young man can be called as a contractor and the owner can be treated as government in this case.

A Contractor invest initially to execute the committed work, he directly deploys the men (skilled and un-skilled), procure the materials and mobilise the construction equipments and transportation vehicles. Contractor also engages sub-contractors, any individual self-employed worker or business person who carries out, manages or controls construction work.

### **IMPORTANCE OF CONTRACTOR IN THE CONSTRUCTION INDUSTRIES :**

After Independence construction industry played a major role to develop the infrastructural works in every part of our country and also increased the employment after agricultural field and stood in second place. Because of contractor only construction works are going on and he is playing key part of all the executing works.

- The construction industry as a whole is largely made up of small, medium and large firms, which are owned and run by the contractors.

- Contractors approach to infrastructure development works and makes effective optimal use of local resources (material, labour, technology etc,) as a major input to perform the work.
- By undertaking construction works, contractor creates employment opportunities.
- Contractor provides entrepreneurial opportunities for many small businesses and plays an important role in the distribution of income.
- Contractors will influence the business environment, including the regulatory framework of the industry.
- Local infrastructure works are in fact more effectively carried out through local contractors by establishing their operations and business where the infrastructure is located, thus local level contractors are also playing an important role in infrastructure development.

### **MAJOR CHALLENGES TO BE OVERCOME BY THE CONTRACTORS/CONSTRUCTION INDUSTRY:**

However, the industry is still facing some major challenges.

1. Unhealthy competition between the contractors which create the unhealthy society.
2. Preparation of unrealistic estimates by employer which is not matching with the local market.
3. Most of the engineering departments are failing to make payments to the agencies even after obtaining clearance certificate from quality control engineers.
4. Lacking of new materials, equipments/machineries and new technologies (still more researches have to be undertaken).
5. Raising Cost of construction materials
6. Shortage of technical human resource
7. Lacking of maintaining constant efficiency
8. Increased impact of environmental issues on construction industry, which results in project delay or termination, disqualification from future work opportunities, fines, civil action.

The construction industry has abundant potential, and the companies must look forward towards implementing digitalization, innovative technologies, and new construction techniques to escalate productivity and efficiency. The construction industry is a significant indicator of the state of the economy in India, as it is one of the largest generators of employment in the country. In the upcoming years, India will undergo rapid social and economic changes. This will breed a substantial increase in the country's population and size of the cities, catering to a huge demand for the construction industry.

# CDI SKILL DEVELOPMENT PROGRAM

## AT YADADRI BHUVANAGIRI DISTRICT ON 23-11-2021.



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# CDI SKILL DEVELOPMENT PROGRAM

AT NAC AUDITORIUM, NAC CAMPUS, KONDAPUR ON 14-12-2021.



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# CDI SKILL ENHANCEMENT PROGRAM

AT ALIMINETI MADHAVA REDDY AUDITORIUM, NALGONDA ON 21-12-2021.



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# CDI SKILL DEVELOPMENT PROGRAM

AT VNR VJIET COLLEGE OF ENGINEERING ON 04-01-2022.



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**CDI ZOOM WEBINAR ON TOPIC  
"PROFESSIONALIZING THE CONTRACT BUSINESS" ON 25-01-2022.**



# IMPROVEMENT OF WORKING SKILL HELD

ON 08.03.2022 AT CDI LECTURE HALL HYDERABAD



## OFFICE BEARERS OF CDI :

**1. Soma Srinivas Reddy:** As a chairman, He is graduate engineer having vast experience in construction field about 30 years, running his own company SSREC since 1991. He served to BAI as chairman Nalgonda Centre for 2 years, secretary to CDI for 6 years. He resolved many issues of contractors in the Govt. In his career successfully executed more than 1000 km of rural, state and NH roads in both combined AP and Telangana state. His SSREC company achieved Vishwakarma CIDC awards by NITI Aayog in 2017 and 2020.



**2. V. Sudhakar:** As Vice-Chairman, He is graduate engineer having 30+ years of experience in Building's construction. Running his own company Kwality Construction Engineers since 1972. He served to BAI as chairman for Hyderabad Centre, served to CDI and actively involved in Lion clubs.



**3. Y. Aditya Reddy:** As Secretary, He is graduate engineer in civil engineering from IIT Bombay and Master's degree in Construction management from North-Eastern University, Massachusetts, USA. Currently working with his family company YMR constructions.



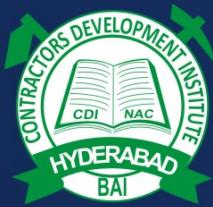
**4. Y. Sita Rama Raju:** As Treasurer, He is graduate in B.Sc. and Masters in Computer Sciences. Having more than 30 years of experience into Building construction. He worked as contractor in Military Engineering Services (MES) in various places like Tiruchirappalli, Bengaluru, Dindigal, Begumpet, Hakimpet, under air-force and also constructed commercial complex at Raj Bhavan road, Challah chambers and apartments at various places of Hyderabad. Currently working as Executive Director in Telangana Contractors Cultural Club (TCCC).



**5. M. Surender Rao:** As joint Secretary, A graduate holder having more than 32 years' experience in Bridges and structures. Serving as BAI Chairman for Nizamabad District.



# BROCHURE



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## CONTACT FOR FURTHER DETAILS **CONTRACTORS DEVELOPMENT INSTITUTE (CDI)**

NAC Campus, BAI Head Office, Kondapur (Post), Hyderabad - 500084.

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Phone : 040-23111916      Website : [www.cdinac.org](http://www.cdinac.org)

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