

NIGERIAN INSTITUTE OF HOUSING

DRAFT CONSTITUTION

1. NAME

The name of the organisation is the **NIGERIAN INSTITUTE OF HOUSING** (hereafter called the “**NIH**”). The NIH is a professional association of people engaged in Housing Management, Housing Development, Real Estate, and Housing Education sectors as employees, consultants, students, friends or associates.

This Draft Constitution has been initiated in the UK by members of the Nigerian-UK Housing Society (NUHS) which is registered under British Law as a Company Limited by Guarantee. The NUHS is recognised by the UK’s only Housing Professional Body i.e. The Chartered Institute of Housing (CIH) as a Partner.

The NUHS seeks to join other stakeholders in assisting the Federal Government of Nigeria to enact a Nigerian Institute of Housing Act (NIH Act) which would be at par with other nationally recognised professional organisations in the country.

2. AIMS AND OBJECTIVES

- a) The principal aim of NIH is to place Nigeria among the comity of nations that provide professional housing management and housing development training, education and support for their citizens.
- b) For this purpose, NIH will establish its presence in Nigeria and register this Constitution with the appropriate authorities preparatory to the drafting of the Nigerian Institute of Housing Bill.
- c) When established, the Nigerian Institute of Housing will be fully incorporated as a recognised professional body under the laws of the Federal Republic of Nigeria.
- d) NIH will work in partnership with the UK’s Chartered Institute of Housing in promoting Housing Management and Housing Development Studies in Nigeria in line with the government’s human capacity building policies.
- e) NIH will collaborate with the Federal Ministry of Lands, Housing and Urban Development, the Federal Capital Territory, the Housing Ministries in all the 36 States, the Federal Housing Authority, the Federal Mortgage Bank of Nigeria, the Real Estate Developers Association of Nigeria, Nigerian Universities Commission and other stakeholders in meeting affordable housing needs and management in the country.
- f) NIH will promote international collaboration with UN-Habitat, Shelter Afrique and other agencies in responding to the challenges of rapid urbanisation in Nigeria.

3. POWERS

In furtherance of the said aims and objectives, NIH shall have the following powers: -

- a. To present, promote, organise, provide and manage the Institute's activities on behalf of its members and friends.
- b. To work with all appropriate authorities and stakeholders in securing the aforementioned Aims and Objectives.
- c. To publish from time to time, literature relating to the Institute or its activities.
- d. To open and maintain a bank account or bank accounts in the name of NIH.
- e. To employ staff and/or agents, and to make provision for the proper remuneration of any such persons.
- f. To purchase, take lease, hire or otherwise acquire any real property or other assets which NIH may deem necessary for its activities.
- g. Subject to such consents as may be required by law, to sell, let, mortgage, dispose of or turn into account all or any of the assets of the Institute as may be thought necessary for the promotion of its objectives.
- h. To undertake and execute any voluntary activity which may lawfully be pursued by the Institute and which may be necessary for its objectives.
- i. Subject to such consents as may be required by law, to borrow or raise money for the needs of the Institute on such terms and on such security as may be deemed fit.
- j. To raise funds, invite and receive contributions from any person or persons or institutions whatsoever by way of subscriptions, grants, awards and otherwise provided that all such monies shall be used exclusively for their intended purposes.
- k. To establish, operate and maintain or to co-operate with others in establishing, operating and maintaining in Nigeria and at such places as may be deemed appropriate by the Institute, offices, branches, and other facilities in furtherance of its objectives.
- l. To do all such other lawful things as shall further any or all of the above objectives.

4. MEMBERSHIP

- a. Membership shall be open to:
 - i. Fellows, Chartered Members, Affiliates, Practitioners and Students of the Chartered Institute of Housing (UK) and any other membership classification created by the CIH.
 - ii. Degree holders (or equivalent) in the field of Housing or related disciplines who aspire to membership of the Chartered Institute of Housing (UK).
 - iii. Members of Nigerian Professional Bodies who possess appropriate qualifications in the built environment sector as approved by the Federal Government of Nigeria who aspire to membership of the Nigerian-UK Housing Society
- b. For all practical purposes, NIH shall maintain the same Code of Conduct and Rules of Professional Practice currently applied by the Chartered Institute of Housing (UK).

5. COMMITTEE AND OFFICERS

The Committee shall be empowered to manage the affairs of the Institute and can any action on its behalf which it deems conducive to the objectives of the organisation.

The Committee may delegate any of their powers to Sub-Committees consisting of such persons as they shall deem fit and any such Sub-Committee shall conform to any regulations imposed on it by the Committee and shall report all its acts and proceedings to the Committee as soon as is reasonably practicable.

The Committee shall consist of the 2 Co-Founders, a President, a Vice President, Secretary, Treasurer, and 6 Representatives of the Nigerian-UK Housing Society (NUHS) respectively. The Committee shall endeavour to meet not less than four times in any period between two Annual General Meetings at such time and place as the Secretary does specify on the instruction of the President.

The Federal Minister for Housing and Urban Development shall be the PATRON of NIH.

6. RATIFICATION

This Constitution was adopted thisday of2013 by the persons whose signatures appear at the bottom of this document.