



**GOVERNMENT OF FEDERAL REPUBLIC OF NIGERIA**

*The Companies and Allied Matters Act 2020*

**REAL ESTATE DEVELOPERS  
ASSOCIATION OF NIGERIA  
(REDAN)**



**“THE CONSTITUTION OF  
REDAN”**

**REVISED & ADOPTED**  
ON 7TH OCTOBER, 2021



# **REAL ESTATE DEVELOPERS' ASSOCIATION OF NIGERIA (REDAN)**

## **TABLE OF CONTENTS**

### **PREAMBLE**

Article 1: Name and Purpose

Article 2: Membership

Article 3: Board of Trustees

Article 4: The National Executive Council

Article 5: Duties And Responsibilities Of National Executive Council (NEC)

Article 6: Management Committee of NEC

Article 7: Duties And Responsibilities Of Management Committee

Article 8: Standing Committees

Article 9: Functions And Duties Of Principal Officers

Article 10: Executive Secretary

Article 11: Accounting And Financial Regulations

Article 12: External Auditors

Article 13: Operation Of Bank Accounts

Article 14: Meetings

The page is framed by a decorative border of the REDAN logo, which consists of a circular emblem with a grid pattern and the text 'REDAN' and 'STATE DEVELOPERS ASSOCIATION OF INDIA' around it. At the top center, the title 'REDAN Constitution' is written in white on a black background.

## REDAN Constitution

Article 15: Conduct of meetings and resolutions

Article 16: Voting of Members at Meetings

Article 17: Proxy

Article 18: Quorum

Article 19: Common Seal

Article 20: Election of Officers

Article 21: Cessation from office

Article 22: Property of REDAN

Article 23: Donations Bequests and Awards

Article 24: Zonal Chapters

Article 25: State Chapters

Article 26: Agreement and Amalgamation

Article 27: Interpretation Of The Constitution

Article 28: Amendment of the Constitution

Article 29: Winding Up or Dissolution

Article 30: Special Clause

Article 31: Title and Citation

### **APPENDIX:**

### **THE NATIONAL ANTHEM**

### **THE PLEDGE**



# REAL ESTATE DEVELOPERS' ASSOCIATION OF NIGERIA (REDAN)

## ADDITIONS & CORRECTIONS OF PRESENT CONSTITUTION REVIEW COMMITTEE (2015)

### PREAMBLE

The entire members of the Real Estate Developers Association of Nigeria (REDAN), having come together under an umbrella body, representing the organized real estate sector, do hereby affirm and solemnly resolve to work together in unity and harmony as an indivisible association; and by the tenets of this Constitution, hereby make and enact the following laws, rules, guidelines and regulations governing the Association.

This Constitution shall be binding on all members

### ARTICLE 1: NAME AND PURPOSE

#### 1.1 NAME:

The name of the organization shall be: **Real Estate Developers Association of Nigeria** (hereinafter referred to as "REDAN" or "the Association")

#### 1.2 PURPOSE/AIM:

The purpose of REDAN as set forth in the Article of Incorporation shall be primarily aimed at promoting, stimulating, fostering and encouraging Real Estate Development in Nigeria.

#### 1.3 OBJECTIVES:

The aims and objectives of REDAN shall include, but not limited to the following:

## REDAN Constitution

- i. To serve as the principal agency and umbrella body of private and public sector organizations engaged in real estate development in Nigeria.
- ii. To promote and encourage the development of affordable mass housing estates in a bid to increase the stock of housing units for all classes of Nigerians.
- iii. To advance the rehabilitation, refurbishment, redevelopment, upgrade and general improvement of existing housing units and residential facilities in both urban and rural communities in Nigeria.
- iv. To promote and foster close relationship with all tiers of Government, Departments, Agencies, Public Institutions and all stakeholders in the Real Estate sector.
- v. To mobilize real estate developers and other practitioners in the real estate industry towards contributing to national development through an enhanced and effective housing delivery system.
- vi. To assemble, define, set up and publish appropriate standards for better interchange and operation of real estate developers in a bid to conform to stipulated building standards and planning laws; and to maintain the highest standard of professional conduct and best practices in the construction and development of mass housing estates.
- vii. To encourage the development of suitable technology for housing development through research and other scientific processes and engage in education and development of appropriate technical skills of persons engaged in the real estate development sector.
- viii. To collaborate with other relevant organizations including overseas multilateral agencies towards supporting the cause for mass housing development in Nigeria through provision of Mortgage facilities and long term financing for home ownership.
- ix. To support the effective implementation of the National Housing Policy, National Building Code and other programs of Government, including the National Housing Fund, towards achieving a sustainable level of housing stock in Nigeria.
- x. To promote the use and encourage research into the suitability of local building materials and technology in the real estate development sector.
- xi. To undertake public enlightenment programs through seminars, workshops, conferences, publications, discussions, exhibition and meetings, for the education of members of the Association and the general public on affordable housing.

- xii. To pursue and establish closer relationship and links with real estate development institutions and allied bodies both within and outside Nigeria.
- xiii. To undertake and/or engage in any other lawful activity, necessary, conducive or incidental and/or generally aimed to promote the attainment of the objectives of the Association.

**1.4. MOTTO**

The motto of REDAN shall be: "Housing for All"

**1.5. SYMBOL/LOGO:**

The logo of REDAN shall be a large circle with buildings in the center along with the inscription of "Real Estate Developers Association of Nigeria" placed within a circular band. The acronym 'REDAN' shall be inscribed in red.

**1.6. NATIONAL SECRETARIAT:**

The National Secretariat of REDAN shall be situated in the Federal Capital Territory, Abuja, Nigeria.

**ARTICLE 2: MEMBERSHIP**

**2.1 ELIGIBILITY**

- I. Membership of REDAN shall be open to any corporate body engaged in Real estate and housing development, upon submission of a formal application through the zonal & State offices and satisfaction of the conditions prescribed by the constitution.
- II. Upon admission into membership, a member shall be issued a Membership Certificate and listed in the Membership Register; and such a member shall enjoy the rights and privileges of membership as may be determined from time to time by the National Executive Council or as may be defined in the bye-laws and policies of the Association from time to time.
- III. A person or body of persons may be conferred with honorary membership of the Association upon recommendation of the National Executive Council to the assembly of members at a General Meeting in recognition of meritorious services rendered to the Association.
- IV. Such a person or body of persons must have made substantial contribution in the field of housing and shall not be required to pay the mandatory dues/subscriptions.

**2:2 CATEGORY**

Membership shall be categorized as follows:

**i. CORPORATE MEMBERS**

Shall consist of Real Estate Development companies whether Private or Public.

**ii. ASSOCIATE MEMBERS**

Shall consist of professionals in the building and construction sectors, including lawyers and accountants.

**iii. AFFILIATE MEMBERS**

Shall consist of Corporate Institutions such as Mortgage Institutions, Research Institutes, Building and construction materials manufactural and allied institutution and or organisation.

**iv. PROBATION MEMBERSHIP**

Shall consist of young professionals/Young graduates/ Students /Interns and others understudying the Real Estate value Chain and to be mentored by Corporate Members

**2:3 DUES**

I. The National Executive Council shall, periodically determine the dues, fees and other levies, as appropriate, to be paid by members, and ratified at a General Meeting.

II. Such prescribed membership dues and fees shall become due and payable on admission to membership of a prospective member; and thereafter become payable: on the first day of January in each year, anniversary date or on such other date as may be specified by the National Executive Council and ratified at a General Meeting.

III. The following dues and fees shall be payable by members:

- a) Application fee: applicable to new members
- b) Registration fee: applicable to new members
- c) Annual Dues: payable annually by all members
- d) Sundry Levies: as may be prescribed from time to time

IV. Annual dues shall be paid in full regardless of date of admission into membership

V. A financial member is defined in this Constitution as a member who has paid all annual membership dues up to the current year as prescribed by the National Executive Council periodically.

**2: 4 RESIGNATION OR EXCLUSION**

- I. Any member of the Association may resign his/her membership by notice in writing addressed to the National Executive Council through the National President/Chairman of Council.
- II. A member may be excluded From membership of the Association on recommendation of the National Executive Council to the assembly of members at an Annual General Meeting, if in the opinion of the Council the continued membership of such member would be detrimental to the interest and/or furtherance of the objectives of the Association.

**2: 5 PRIVILEGES, RIGHTS AND RESPONSIBILITIES**

The privileges, rights and responsibilities accruing to financial members shall include but not limited to the following:

- i. Each registered member shall be duly represented by a designated representative.
- ii. Each financial member shall be entitled to any benefit, gain, profit and/or goodwill that may accrue to the Association as a corporate body.
- iii. Each member shall be eligible to participate in all activities and programs of the Association and shall endeavor to attend all meetings regularly and punctually.
- iv. Each member shall be eligible to contest and hold any office; and to vote and be voted for, at any meeting in accordance with the provisions of this Constitution.
- v. Each member shall promptly meet all dues and obligations accruing to the Association as may be prescribed by the National Executive Council of the Association and approved at General Meeting.
- vi. Each member shall conduct his/herself in a manner, which will be a credit to the interest and well-being of all other members, by ensuring compliance with the provisions of this Constitution as well as any other rules and regulations, which may be prescribed by the Association.
- vii. The Association may assist her members with access to the following benefits where feasible;
  - a) Recognition as a Developer
  - b) Opportunity to access Estate Development financing from Development Finance Institutions, for example the Federal Mortgage Bank of Nigeria (FMBN) and sell housing units to National Housing Fund (NHF) contributors under the NHF Mortgage Loan scheme and or any other similar scheme.



## REDAN Constitution

- c) Support for Land acquisition, participation in Public-Private Partnership (PPP) scheme for infrastructure and Estate Development.
- d) Access to Finance under the REDAN Real Estate Investment Trust (REIT) scheme, or other local and offshore development loan syndication schemes under the auspices of the Association.
- e) Opportunity to benefit from the financial facilities of the Family Homes Funds Limited, Nigeria Mortgage Refinance Company Scheme (NMRC), and the Pension Commission (PENCOM) Trust Fund and other similar schemes.
- f) Opportunity to access finance, materials and equipment at specially discounted rates for members when available.
- g) Access to information on development affecting real estate business.
- h) Business linkage and marketing assistance.
- i) Access to project preparation consultancy, advisory and support services.
- j) Direct intervention in membership problems within the limits of capacity, law and confidentiality.
- k) Participation in capacity building programs, local, regional and international trade events, seminars, workshops and exhibitions.
- l) Access to foreign training programs.
- m) Complimentary delivery of Magazines, Newsletters, e-newsletter and relevant industry documents and information to members
- n) Easy access to industry news, information and networking through REDAN online platforms.

### **ARTICLE 3: BOARD OF TRUSTEES**

The Association shall have a body known as the "Incorporated Trustees of the Real Estate Developers Association of Nigeria" otherwise known as the "Board of Trustees of REDAN".

- i. The Board of Trustees of REDAN, for the purposes of CAMA 1990, Part C, shall be appointed at the General Meeting of the Association.

## REDAN Constitution

- ii. The Association shall have Thirteen (13) Trustees comprising at least two (2) members from the six (6) geo-political zones of Nigeria.
- iii. Trustees shall be registered members of the Association.
- iv. Seven (7) members shall form the quorum at the meeting of the Board of Trustees; who shall appoint one amongst them to preside as Chairman at its meeting.
- v. In the event of a vacancy in the Board of Trustees, the National Executive Council may cause the appointment of an eligible member (from the zone of the previous member) to hold office in the interim, if the prevalent circumstances so demands until the next General meeting, where the appointment may be ratified or declined; and/or a new Trustee appointed.
- vi. A trustee shall hold office for ten (10) years and shall also ceased to hold office in the event of any of the following occurrences:
  - a) Resignation from office,
  - b) Excluded from REDAN membership as laid-out in this constitution
  - c) Becomes insane and/or Incapacitated and unable to perform his/her duties.
  - d) Is officially declared bankrupt.
  - e) Is convicted of a criminal offence or any acts of dishonesty by a court of competent jurisdiction.
- vii. The Trustees, for the purposes of promoting good governance of the Association, shall play advisory role to the National Executive Council in pursuit of the aims and objectives of the Association as stipulated in this Constitution.
- viii. The Board of Trustees shall have the following powers and responsibilities:
  - a) Act as an advisory body to the Association.
  - b) To guide, counsel and intervene in the event of conflict and internal/ external crisis.
  - c) Accept, acquire and hold in trust, landed properties, fixed and floating assets, title documents or any real or intangible assets on behalf of the Association.
  - d) Execute documents, Deeds and other instruments for and on behalf of the Association.

**ARTICLE 4: THE NATIONAL EXECUTIVE COUNCIL (NEC)**

The following Officers shall constitute the National Executive Council:

- i. President
- ii. First (1st) Deputy President
- iii. Second (2nd) Deputy President
- iv. Immediate Past President
- v. Treasurer
- vi. Financial Secretary
- vii. Legal Adviser
- viii. Auditor I
- ix. Auditor II
- x. Publicity Secretary
- xi. Organizing Secretary
- xii. Ex-Officio Member I
- xiii. Ex-Officio Member II
- xiv. Vice President – North West Zone
- xv. Vice President – North East Zone
- xvi. Vice President – North Central Zone
- xvii. Vice President – South West Zone
- xviii. Vice President – South East Zone
- xix. Vice President – South South Zone

**ARTICLE 5: DUTIES AND RESPONSIBILITIES OF THE NATIONAL EXECUTIVE COUNCIL (NEC)**

The National Executive Council (NEC) shall be the Principal administrative organ of the Organization and shall be entrusted with the following responsibilities among others:

- i. General direction, management and superintendence of the Association in line with the aims and objectives stipulated in Article 1 of this Constitution.
- ii. Proper management and application of the funds of the Association towards achieving the goals and aspirations of the Association.
- iii. Control over the funds and monies of the Association and to ensure safekeeping and security of such funds.
- iv. Publication and circulation of appropriate guidelines for purposes of regulating and controlling the affairs of the Association and its members; and acquainting members with relevant information and government policies issued by appropriate authorities.
- v. Organization and convening of periodic meetings of the Association as appropriate, including the holding of Annual General Meeting in each year, in accordance with the provisions of this Constitution.

## REDAN Constitution

- vi. Determination and fixing of membership dues, fees and other levies as appropriate, to be paid by members.
- vii. Maintenance of proper books of accounts and preparation of a statement of income and expenditure Account and Balance sheet at the end of each year, in accordance with the provisions of this Constitution.
- viii. Preparation and coordination of Annual programme of activities of the Association and coordination of various reports on the State of affairs of the Association as well as other Regional/Zonal and /or State Chapters.
- ix. Preparation of Annual Report of activities and audited financial statement of the Association in each year, for consideration by members at Annual General Meeting.
- x. Final approval for the appointment or removal from the office of the Executive Secretary; and determination of the duties, responsibilities and remuneration of the Executive Secretary and all other employees of the Association.
- xi. Constitute the standing committees and other appropriate committees as deemed necessary towards achievement of the objectives of the Association; and to appoint or co-opt any member as considered necessary into such committees; and also determine the membership of such committees.
- xii. Ensure that adequate and proper historical records of proceedings of all meetings (including National Executive Council Meetings, Annual General Meetings, Extra ordinary General meetings and other General Meetings) are maintained and kept at the National Secretariat of the Association.
- xiii. Ensure that adequate particulars and records of members are kept and maintained in the Membership Register at the National Secretariat of the Association.
- xiv. Ensure that adequate notices of all meetings are conveyed to members in accordance with the provisions of the Constitution.
- xv. Ensure that proper record of attendance of members at all meetings are kept and in the case of the National Executive Council meetings, to publish such record of attendance in the Annual Report of the Association.
- xvi. Eleven (11) members shall form the quorum at National Executive Council meetings.
- xvii. Recommend to the assembly of members at General Meeting, appropriate disciplinary action including exclusion from membership, against

any erring member, whose conduct is deemed contrary to the interest and well-being of REDAN and its members.

- xviii. Execution and implementation of decisions approved by the general assembly of members at any meeting of the Association.

**ARTICLE 6: MANAGEMENT COMMITTEE OF NEC**

The following officers shall constitute the Management Committee of NEC:

- i. President
- ii. First (1st) Deputy President
- iii. Second (2nd) Deputy President
- iv. Treasurer
- v. Financial Secretary
- vi. Legal Adviser

**7:1. ARTICLE 7: DUTIES & RESPONSIBILITIES OF MANAGEMENT COMMITTEE**

- i. The Management Committee shall be responsible for:
  - Management and implementation of policy matters as approved by the National Executive Council and the general house at General Meetings.
- ii. Execution and implementation of the decisions of the National Executive Council on general administrative duties.
- iii. Coordination of relevant activities and reports on the state of affairs and progress of the Association, for consideration by the National Executive Council.

7:2. Supervision of all Association’s subsidiaries and interest

7:3. The Management Committee shall meet as shall be considered necessary during the course of each year.

Four (4) members shall form a Quorum at Management Committee meeting.

**ARTICLE 8 : STANDING COMMITTEES**

**8.1: The Association shall have the following Standing Committees amongst others:**

- i. Management committee of NEC (as provided in this Constitution).
- ii. Membership, Ethics and Disciplinary
- iii. National Assembly and Legislative matters
- iv. Research, development, advocacy, strategy and Business development

- v. Contact and public alliance
- vi. Public Private Partnership, Monitoring, Technical and Projects
- vii. Real Estate investment Trust
- viii. Lands and Infrastructure
- ix. Financial Derivative
- x. Finance, Appropriation and General Purpose
- xi. Foreign Affairs and International Relation
- xii. Developers Relation & Mobilization
- xiii. Publicity and Media Relations

8:2. All Standing Committees shall be constituted by National Executive Council and may comprise at least Six (6) members, (Chairman and Secretary inclusive) from the six geopolitical zones where practicable and the Council has the prerogative to merge committees.

**ARTICLE 9: FUNCTION & DUTIES OF PRINCIPAL OFFICERS**

**9:1. PRESIDENT: shall**

- i. Direct the affairs of the Association, including initiation of policies and shall have general authority in the conduct of affairs of the Association.
- ii. Direct all programs and preside over all affairs of the Association in the capacity of Chairman and shall deliver an address at every Annual General Meeting.
- iii. Direct the summoning and orderly conduct of all meetings of the Association as laid out in this Constitution except as otherwise provided.
- iv. Authorize and approve all expenditure and relevant records relating to the finances of the Association within his approval limit.
- v. Have authority to constitute appropriate ad-hoc committees in consultation with the NEC towards achieving specific goals and desired program in line with objectives of the Association.
- vi. Exercise a casting vote in the event of a tie or equal votes at any meeting of the Association, except as otherwise provided in this Constitution.
- vii.. Exercise the prerogative of assigning duties to any officer and/or member of the Association as appropriate.
- viii. Retain authority and discretion to attend meetings held at the Zonal or State Chapter level as appropriate.
- ix. Exercise authority to appoint and/or remove from office, the Executive Secretary

or any other employee of the Association subject to the approval of NEC.

- x. Carry out any other duties which may be assigned to him by the general assembly of members at any meeting of the Association.

**9:2. 1ST DEPUTY PRESIDENT: shall**

- i. Preside at all meetings in the absence of the President and perform all duties of the President in his absence.
- ii. Preside over the disciplinary Committee.
- iii. Assist the President in the performance of his duties and in such manner, as may be prescribed by the President.
- iv. Carry out any other duties that may be assigned to him/her by the President, National Executive Council and the general assembly of members at meeting.

**9:3. 2ND DEPUTY PRESIDENT: shall**

- i. Preside at all meetings in the absence of the President and 1st Deputy President.
- ii. Assist the President in the performance of his duties and in such manner, as may be prescribed by the President.
- iii. Carry out any other duties that may be assigned to him/her by the President, National Executive Council and the general assembly of members at meetings.

**9:4: TREASURER: shall**

- i. Be responsible for the management and coordination of all monies and bank accounts of the Association, including but not limited to the followings: Collection of dues, fees and levies from members of the Association.
- ii. Receiving monies from all sources on behalf of the Association and ensuring that such monies are promptly lodged into the bank account of the Association.
- iii. Custody of all funds of the Association.
- iv. Disbursement of funds including monies approved as imprest for the day-to-day running of the National Secretariat upon approval by the appropriate authorities.
- v. Produce on periodic basis for EXCO's consideration at its meetings, report of bank balances and receipts.

- vi. Carry out any other duties that may be assigned to him by the President and/or the National Executive Council.

**9:5. FINANCIAL SECRETARY: shall**

- i. Be responsible for instituting appropriate financial framework for recording of all financial dealings of the Association.
- ii. Maintain proper and adequate records of accounts and accounting entries in respect of all financial transactions, including record of imprest account.
- iii. Prepare or cause to be prepared requisite reports for consideration at NEC meeting:
  - iv. Statement of Annual budget
  - v. Statement of receipt and expenditure,
  - vi. Balance sheet or statement of financial affairs.
  - vii. Any other financial report as appropriate
- viii. Make available the books of accounts and all financial reports to duly authorized persons as and when called upon to do so. Cause the Executive Secretary or other employees to notify members of their financial obligation via issuance of demand notices on regular basis.
- ix. Carry out any other duties that may be assigned to him by the President and/or the National Executive Council.

**9:6. LEGAL ADVISER: shall**

- i. Be a duly qualified lawyer of at least seven (7) years post call, who shall be responsible for giving legal advice and opinion on all legal matters in connection with the affairs of the Association.
- ii. Assist in the vetting and preparation of legal documentation and agreements and represent the Association on all legal matters including all fees payable.
- iii. Carry out any other legal duties and assignments that may be assigned to him by the President and/or as may be directed by the general assembly of members at any meeting of the Association.



**9:7. PUBLICITY SECRETARY shall**

- i. Shall be responsible for all aspects of publicity and image promotion of the Association under the direction of the President and/or the National Executive Council.
- ii. Develop and implement public relations plan that will better market and promote the Association.
- iii. Maintain a suitable library of publications, seminar reports, workshop papers, books, periodicals, etc; and keeping proper record and custody of all Committee reports, Regional/Zonal and/or State reports and other relevant documents at the National Secretariat for reference purposes.
- iv. Be responsible for disseminating information on developments, progress and trends through Magazine, circulars, news bulletins and other relevant publications for the benefit of members of the Association and the general public at large.

**9.8 ORGANISING SECRETARY shall**

- i. Be responsible for the organization and coordination of meetings, public activities and events of the Association
- ii. Arrange and organize programmes of the Association by working in close relationship with Officers, Committees, Sub-Committees and/or other bodies, specifically assigned such duties by the National Executive Council.
- iii. Liaise with Event Managers / Venue Owners to achieve the best pricing and success of the events and report on costing to NEC

**9:9. AUDITOR I & II: shall**

- i. Carry out the following duties among others:
- ii. Conduct periodic checks and internal audit of the books of accounts and financial records of the Association.
- iii. Examine level of accuracy of all book-keeping records; and ascertain extent of compliance of all financial dealings with laid-down procedures.
- iv. Carry out regular examination of books of account and all financial records of the Association during each financial year; and shall report the true state of affairs of the financial position of the Association along with exception reports from time to time to the National Executive Council.

- v. Carry out any other duties and assignments that may be assign to them by the National Executive Council or as may be directed by the general assembly of members at any meeting of the Association.

**9:10. EX-OFFICIO MEMBER I & II: shall**

- i. Be acting on advisory capacity.
- ii. Perform general duties on behalf of the Association.
- iii. Carry out any other duties as may be assigned to them by the President and/or the National Executive Council.

**ARTICLE 10: EXECUTIVE SECRETARY:**

10:1. The Association shall appoint an Executive Secretary on such terms and conditions as may be determined by the National Executive Council.

10:2. The Executive Secretary shall undertake the following duties and responsibilities:

- i. Management of the National Secretariat of the Association and Coordination of all administrative activities of the Secretariat.
- ii. Shall serve as the Secretary to the National Executive Council and Management Committee meetings
- iii. Implement all decisions and policies issued by the President / National Executive Council under the supervision of the President and disseminate information on developments, progress and trends in the housing sector for the benefit of members of the Association and the general public.
- iv. Maintain close liaison with all members of the Association and other related bodies, Government Agencies and Institutions, Media Houses and the general public towards promoting the objectives of the Association.
- v. Liaise with the Organizing Secretary to arrange and organize programmes of the Association
- vi. In liaison with the Publicity Secretary, maintain a suitable library of publications, seminar reports, workshop papers, books, periodicals, etc; and keeping proper record and custody of all Committee reports, Regional/Zonal and/or State reports and other relevant documents at the National Secretariat for reference purposes.

- vii. Carry out all other secretarial duties of the Association, including the followings;
  - a) Issuance of appropriate circulars and /or notices of meetings of the Association.
  - b) Cause the recordings of proceedings and preparation of minutes in the minute's book.
  - c) Maintenance of historical records and posting of minutes in Minutes Book.
  - d) Custody and regular update of the Membership Register which shall include such particulars as: Name, Address, Telephone numbers, Nature of Business etc.
- viii. Maintain an inventory of all assets and properties of the Association and ensure regular update of such Inventory in an asset register.
- 10.3. The Executive Secretary shall carry out any other duties and assignment which may be assigned to him from time to time by the President and/or National Executive Council.

**11 ARTICLE 11: ACCOUNTING AND FINANCIAL REGULATIONS:**

- 11.1 The financial year of the Association shall begin from 1st January and end on the 31st December of every year.
- 11.2 The National Executive Council shall have power to receive and make donations, grants, subsidies, loans etc in furtherance of the objectives of the Association.
- 11.3 All monies received on behalf of the Association shall be deposited in the name of REDAN in the designated bank account(s) duly approved by the National Executive Council and all payments shall be disbursed from the appropriate bank account as authorized by the National Executive Council.
- 11.4 Annual dues shall be shared amongst the National, Zonal and State Chapter offices with the ratio to be determined by the National Executive Council
- 11.5 Without prejudice to the Provisions of this Constitution, the National Executive Council reserves the right to waive, exempt, reduce or postpone the payment of subscription, dues, fees and/or levies by any member of the Association.
- 11.6 The National Executive Council shall cause proper books accounts to be kept in respect of income and expenditure assets and liabilities of the Association; and shall also ensure the conduct of proper audit of the books of accounts at the end of each financial year or as may be required periodically.
- 11.7. The books of accounts shall be kept at the National Secretariat of the Association or at such place or places as the National Executive Council may

deem fit and such books of the accounts shall be made available and open for inspection and audit by the Auditors and/or persons or body of persons which may be appointed by the National Executive Council or the general house for purposes of audit.

11.8 A financial member of the Association on a written request shall be entitled to inspect such books of the accounts and financial records upon approval by the National Executive Council.

11.9 The National Executive Council shall lay before Annual General Meeting, the Report of income and expenditure statement and balance sheet for the preceding year, along with the report of the auditors not later than six (6) months after the end of each financial year.

**ARTICLE 12: EXTERNAL AUDITOR**

12:1 The National Executive Council shall recommend to members at the Annual General Meeting, appointment of a suitably qualified person or body of persons as External Auditor(s); whose duty shall be to conduct proper audit of the books of accounts at the end of each financial year or as may be required.

12:2: The general body of members retains authority at the Annual General Meeting to :

- a. Appoint a suitable qualified persons as External Auditors for the purpose of auditing the books of accounts and all financial records of the Association as deemed appropriate.
- b. Appoint a suitably qualified person or body of persons to inspect the books of accounts and all financial records of the Association and to present a detailed report of findings to general assembly of members as appropriate.

12.3 The external auditor shall carry out any other duties, which may be assigned to it from time to time, by a resolution of members at any meeting of the Association.

12.4 The tenor of the External Auditors shall not be more than three (3) years.

**ARTICLE 13: OPERATION OF BANK ACCOUNTS:**

13.1 The National Executive Council shall appraise, approve and maintain appropriate accounts in reputable bank(s) for purposes of safekeeping and custody of all monies and funds of the Association.

13.2 All monies and funds received on behalf of the Association shall be deposited in the name of REDAN in the designated bank account(s) and all payments shall

be disbursed from the appropriate bank account as may be authorized and approved by the National Executive Council.

13.3. The Authorized signatories for the operation of the Association’s bank account(s) shall be made up of a combination of a “A” signatory and any one of the “B” signatories as specified below:

<b>Office</b>	<b>Signatory Capacity</b>
i. President	“A”
ii. 1st Deputy President	“A”
iii. 2ND Deputy President	“B”
iv. Treasurer	“B”
v. Financial Secretary	“B”

13.4 The Treasurer shall be the custodian of all bank instruments including: cheque books, deposit slips, statement of accounts and other banking records.

**ARTICLE 14: MEETINGS**

The Association shall organize and hold the following types of meetings:

**14:1 Annual General Meeting:**

- a) There shall be held once in every calendar year an Annual General Meeting of the Association, not later than six (6) months after the end of each financial year.
- b) Notice of the meeting, which shall be clearly marked as “Notice of Annual General Meeting” shall not be less than twenty one days (21) from the specified date of meeting and shall be deemed to have been communicated to and received by members, whether by posts, sms, e-mails, whatsapp and/or advertisement in a National Newspaper.
- c) The purpose and business of Annual General Meeting shall be:
  - i To receive the Annual Report of the Association for the preceding year.
  - ii. To consider the Financial Statements and the Report of the External Auditors.
  - iii. To appoint and/or remove trustees.
  - iv. To appoint or re-appoint the External Auditors.
  - v. To consider/discuss any other matter or issues pertaining to the progress and development of the Association.

**14:2 EXTRA-ORDINARY GENERAL MEETING**

- a) An Extra-Ordinary General Meeting shall be called by the National Executive Council as the need arises to consider matters of extreme importance and beneficial interest to the Association and its members.

- b) Notice of the meeting, which shall be clearly marked as "Extra-Ordinary General Meeting" shall not be less than Twenty one days (21) from the specified date of meeting and shall be deemed to have been communicated to and received by members, whether by post sms, e-mails, whatsapp and/or advertisement in a National Newspaper.
- c) Such matters which shall be considered as special business presented for determination by the General Assembly of members shall include the following:
  - i. Change of Name or Objects of the Association
  - ii. Amendment of the Constitution
  - iii. Election of Officers into the National Executive Council
  - iv. Appointment/removal of Trustees
- d) An Extra-Ordinary General Meeting shall also be convened upon receipt of a requisition in writing duly signed by not less than thirty (30) percent of financial members of the Association provided that:
  - i. The requisition shall specify the purpose(s) for which the meeting is sought.
  - ii. It shall be the duty of the National Executive Council to summon the requisite meeting within twenty one (21) days from receipt of the requisition; and
  - iii. No business other than the matters stated in the requisition shall be transacted.

**14:3 GENERAL MEETINGS:**

- a) The National Executive Council shall be at liberty to convene other general meetings of the Association from time to time to consider and discuss matters of general interest pertaining to the progress and development of the Association.
- b) It shall be the duty of the National Executive Council to ensure that adequate notice of not less than 7 days is given for such general meetings are duly communicated to members ahead of the meeting.
- c) Subject to the provision of this Constitution, all decisions taken at General Meetings shall be arrived at by resolutions passed by a simple majority of members present and voting; and such resolutions shall remain binding on all members of the Association, whether present or not at the meeting.

**14:4 NATIONAL EXECUTIVE COUNCIL MEETING:**

- a) The National Executive Council meeting shall be open to only National Executive Officers as provided in this Constitution.

- b) Without prejudice to the provisions of this Constitution, the Council retains the power to summon or invite any other member or person to attend the National Executive Council meeting, as may be deemed necessary.
- c) The National Executive Council Meeting shall be held at least four (4) times and at most seven (7) times in a year and/or at such other times as may be agreed upon by the Council.
- d) A quorum of Eleven (11) members shall be required for the meeting of Council.

**ARTICLE 15: CONDUCT OF MEETINGS AND RESOLUTIONS**

- 15.1: The President of the Association or in his absence, the 1st Deputy President or in his absence, the 2nd Deputy President shall preside as Chairman at all meetings of the Association except as otherwise provided in this Constitution, but if neither is present within 30 minutes of the appointed time of the meeting, members of National Executive Council shall appoint one amongst them present to preside at the meeting with preference to a Management Committee Member if present.
- 15.2: Attendance at General Meetings shall be open to all registered members of the Association, appointed representatives or proxies as provided in this Constitution and other invited person(s) or group.
- 15.3: Except as otherwise provided in this Constitution, all decisions taken at all meetings shall be arrived at by resolutions passed by a simple majority of members present and voting at the meeting.
- 15.4: Proceedings at all meetings shall be duly recorded in the appropriate Minutes Book, which shall be maintained and kept at the National Secretariat of the Association.
- 15.5: The National Executive Council shall determine the time and venue of all meetings of the Association, which shall be conveyed to the relevant parties as appropriate.
- 15.6: All meetings of the Association shall be conducted in English Language.

**ARTICLE 16: VOTING OF MEMBERS AT MEETINGS**

- 16.1. Only members who are current in their financial obligations to the Association shall be entitled to vote and be voted for at all meetings.
- 16.2. Voting shall be by secret ballot and each member present in person or represented by proxy shall have only one vote
- 16.3. A simple majority of votes cast at all meetings shall be sufficient to pass a resolution, which shall become binding on the Association, subject to the provisions of this Constitution and other applicable laws of the land.

In the case of election of officers, voting shall be by secret ballot and the candidate

16:4. receiving the highest votes cast for any given office shall be declared the winner. Where however, there is a tie in the highest votes cast, a fresh round of votes shall be cast between the leading two candidates to decide the winner.

16:5. The President or Presiding Officer in that order shall have a casting or second vote, which is at his exclusive discretion to exercise in the event of a tie.

**ARTICLE 17: PROXY**

17:1 The instrument of appointment of a proxy shall be by a letter of authority in writing or in any other form as may be prescribed by the National Executive Council.

17:2 A member who is in good Financial standing shall be at liberty to appoint a representative to exercise his voting rights at a meeting of the Association in accordance with the provisions of this Constitution.

**ARTICLE 18: QUOROM**

i. The required quorum for the conduct of various meetings of the Association shall be:

**Type of Meeting**

**Quorum**

- a) Annual General Meetings. - Simple majority of financial members in the books
- b) Extra-Ordinary General meetings. - Simple majority of financial members in the books
- c) General Meetings. - Simple majority of financial members in the book

ii. National Executive Council - Minimum of 11 members

**ARTICLE 19: SEAL**

19:1. The Association shall have a Common Seal, which shall be kept in the Custody of the Executive Secretary of the Association.

19:2. The President and Executive Secretary shall sign every document to which the Common Seal of the Association is affixed.

19:3. All registered members of the Association shall append membership seal on all transactional documents,

**ARTICLE 20: ELECTION OF OFFICERS**

**20:1. ELIGIBILITY & QUALIFICATION:**

i. Every financial member of the Association as defined in this Constitution shall be eligible to contest election into the National Executive Council.

ii. An eligible member shall be represented by a designated or duly authorized person.



- iii. A candidate seeking to contest election shall be physically present at the meeting to vote and be voted for.
- iv. A candidate seeking to contest election into office at the National level must have been duly registered as a bonafide member for at least three (3) years; and in the case of the position of President or Deputy Presidents, must have previously held verifiable office of any capacity, at the National Executive Council level.

**20:2. TENOR OF OFFICE**

- i. Elected officers of the Association shall be permitted to hold the same office for a single term of four years for the current EXCO effective February 2020 and subsequent Councils
- ii. The President, the first (1st) and second (2nd) Deputy Presidents of the Association shall only hold the same office for one term
- iii. An aspirant who is in Contravention of the provisions of tenor of office shall stand disqualified and shall immediately vacate the office occupied.
- iv. The immediate Past President shall automatically become member of the National Executive Council as of right except removed from office on grounds of impropriety.

**20:3 ELECTION PROCEDURE:**

- i) Election of officers shall be conducted at either Annual or Extra-Ordinary General Meeting, provided that notice of such meeting is specifically marked for the purpose of election provisions relating to the elevation of officer into the office of the President.
- ii) The National Executive Council shall cause to be appointed not later than 30 days prior to the date fixed for election an Electoral Committee that shall be assigned the task of organizing and conducting of elections.
- iii) The Electoral Committee shall comprise of seven (7) members of the Association, one (1) from each of the six (6) geo-political zones and a Chairman, who shall be appointed by the National Executive Council.
- iv) The Chairman of the Electoral Committee shall be designated as the Chief Electoral Officer and members of the Electoral Committee shall not be current office holders.

## REDAN Constitution

- v) All members of the Electoral Committee shall be precluded from contesting election.
- vi) The Electoral committee shall set election guidelines. These guidelines shall be within the limits of this Constitution and conform to the Association's bye-laws.
- vii) For purposes of election, the following offices shall be duly contested for:
  - a) President
  - b) 1st Deputy President
  - c) 2nd Deputy President
  - d) Treasurer
  - e) Financial Secretary
  - f) Legal Adviser
  - g) Publicity Secretary
  - h) Organizing Secretary
  - i) National Auditor I & II
  - j) Ex-Officio members I & II
  - k) Zonal Vice Presidents:
    - a) North East
    - b) North West
    - c) North Central
    - d) South West
    - e) South East
    - f) South South

20:4 At the expiration of the tenure of one term of four years of the President, the 1st Deputy President shall become the President subject to the simple majority support of the NEC and the approval of the general assembly of members at the designated meeting,

20:5. On the transition of the 1st Deputy President, the 2nd Deputy President shall be elevated to the office of the 1st Deputy President. subject to the simple majority support of the NEC and the approval of the general assembly of members at the designated meeting,

20:6 The office of the 2nd Deputy President shall be contested for at the National General Election.

20:7. Whenever the 1st Deputy President failed to secure NEC simple majority vote for elevation into the office of the President, the 2nd President if he/she succeeds in getting the NEC simple majority, shall become the President subject to the approval of the general assembly of members at the designated meeting by simple majority.

- 20:8. Whenever the 2nd Deputy President is elevated to the office of the President in line with section 20:7 above, the offices of the 1st and 2nd Deputy President shall be contested for at the National General Election.
- 20:9. Whenever the 1st and 2nd Deputy Presidents failed to get the NEC simple majority support for elevation into the office of the President respectively, the offices of the President, 1st and 2nd Deputy Presidents shall be contested for at the Extra-Ordinary General Meeting.
- 20:10. All NEC Elections for the purpose of elevation of an officer into the office of the President shall be by secret ballot.
- 20:11 The Executive Secretary or the most senior staff in his absence shall serve as the returning officer during NEC elections.
- 20:12 A member seeking an elective post shall obtain the requisite nomination Form from
- I.) the designated Electoral body appointed to conduct elections and shall thereafter return the duly completed form within the period so stipulated by the body.
  - II.) Prior to the election, the Electoral body shall verify and ascertain those members eligible and qualified to contest for office and shall announce the names and particulars of persons, as well as offices to be contested at the venue of the election.
  - iii.) Except as may be otherwise agreed by a resolution of the general assembly of members at the designated meeting, all voting shall be conducted by open secret ballot.
  - iv.) The Electoral officers shall at the General Meeting carry out the following duties:
    - a. Ensure a peaceful and conducive atmosphere in order to achieve free, fair and transparent elections.
    - b. Account and classify the votes cast appropriately.
    - c. Collate the results of the election at the meeting and determine the winner, which shall be the candidate that obtained the highest votes for any given office.
  - v.) The Chief Electoral officer shall at the close of elections announce the full results of the election and shall thereafter declare the winner for each office contested; provided that in the event of equality of votes, a "Run-Off" by way of fresh round of voting shall be conducted between the two leading candidates and the result shall be determined by the candidate that obtained the highest votes in the Run-off.

In the event that no nomination was received for an elective post at the end of

- vi) the nomination period, the office shall be declared vacant. The NEC shall appoint an interim officer until such a time when election into the office shall be conducted at a General Meeting.
- vii.) Where a vacancy occurs before the expiration of an office holder's tenor, the National Executive Council may choose to appoint a qualified member of the Association to fill the vacancy so created until an election is conducted at a General Meeting to fill the office.
- viii.) The newly constituted National Executive Council shall assume office immediately after conclusion of the exercise.

**21:1 ARTICLE 21: CEASATION FROM OFFICE**

**VACATION OF OFFICE:**

An officer shall cease to hold office in the event of the following:

- i. Voluntary resignation of appointment and duly communicated in writing.
- ii. Death.
- iii. Incapacitated due to insanity or failing health and unable to perform his/her duties.
- iv. Officially declared bankrupt.
- v Convicted of a criminal offence or any acts of dishonesty by a court of competent jurisdiction.
- vi Excluded from the membership of the Association as provided in this Constitution.
- vii Where the office holder's company ceases to be a member of REDAN.
- viii Where the officer ceases to be a representative of the corporate body under whose auspices, he was elected into office.

**21:2. REMOVAL FROM OFFICE:**

- i. An officer shall be removed from office upon the recommendation of the National Executive Council to the general body of members at a General Meeting in the event of the following occurrences:
- ii. Gross misconduct and /or abuse of office.

Engaging in the acts that are contrary to the aims and objectives of the Association and detrimental to the interest of the Association and its members.

- iii. Conviction of a crime or any acts of dishonesty by the court of competent jurisdiction.
- iv Officially declared bankrupt.
- v Excluded from the membership of the Association in accordance with Article

21:3 In the event that an officer ceases, for any reason whatsoever, to be a member of the National Executive Council, such a person or his representative shall not be eligible to lay claim to the office previously held, nor shall the person have any interest in or benefit or claim against the funds or property of the association and such person shall with or without demand, deliver any property of the association in his/her possession to the National Executive Council.

**ARTICLE 22: PROPERTY OF REDAN**

22:1. The Association shall have power to own, acquire, purchase or inherit property of any kind whatsoever and such property acquired, purchased, owned and inherited shall be held by the Board Of Trustees on behalf of and to the benefit of the Association and its members in general.

22:2. The Association shall have the power to set up subsidiaries as may deemed fit and such shall be supervised by the Management Committee of the Association.

22:3. No Zone can set up a subsidiary without clearance from the National Body.

22:4. Any document, paper, map or plan presented for the use of the association shall be the property of the association and such documents, paper, map or plan may be published or used in anyway the Association deems fit.

22:5. No member shall publish the proceedings of any meeting of the association or give consent for the publication of such proceedings and/or any documentation presented and belonging to the association without the prior written consent of The National Executive Council.

22:6. The National Executive Council in active collaboration with the Board of Trustees shall retain the power to manage and control; all property and possessions (including landed property) of the Association.

**ARTICLE 23: DONATIONS, BEQUESTS AND AWARDS**

- 23:1. The National Executive Council shall have power to receive donations, gifts, bequests and awards for and on behalf of the Association.
- 23:2. The National Executive Council shall have power to awards medals, certificates and/or any other instruments to members of the association or members of the general public for meritorious services rendered in furtherance of the objective of the Association.
- 23:3. The National Executive Council shall also have power to confer honorary awards of membership and/or such other honour to person or other of persons in recognition of meritorious services rendered in furtherance of the objectives of the Association.

**ARTICLE 24: ZONAL CHAPTERS**

24:1. DEFINITION: For purposes of effective coordination of activities at the grassroots and local level, each state shall be assigned to a zone within the six (6) geopolitical regions of Nigeria and the national executive council shall periodically determine the number of state branches that make up a zonal chapter.

**24:2. COMPOSITION AND MANAGEMENT:**

- i. A Zonal chapter shall comprise of the following:
  - A) Vice President / Chairman
  - B) Zonal Secretary
  - C) Zonal Treasurer
  - D) All State Chairmen in the Zone
- ii. A State Chapter shall have an Executive committee comprising the following members:
  - a) Chairman
  - b) Vice Chairman
  - c) Secretary
  - d) Assistant Secretary
  - e) Treasurer
  - f) Financial Secretary
  - g) Legal Adviser
  - h) Publicity/Organising Secretary
  - i) Auditor I & II
  - j) Ex-Officio Member I & II (i.e. The Immediate Past Chairmen / Secretaries)
- iii. The Management of the chapter shall be vested in an Executive Committee.
- iv. Subject to the approval of the National Executive Council, the Zonal/State Chapter may

issue bye-laws and/or regulations which shall not be in conflict with any provision of REDAN constitution.

v) Policies, Activities & Finances of the State / Zonal Offices

- a) Policies at the State and Zonal offices should be in tandem with National, and must be approved by the NEC for harmony, especially those bordering on finance
- b) At the inception of each year, State and Zonal offices shall present their budget to the National and to render / audit the account at end of year

**ARTICLE 25: STATE CHAPTERS**

- 25:1. The National Executive Council retains the power to grant approval for the formation of state branches of REDAN across the nation as deemed appropriate.
- 25:2. Every State Chapter shall be guided by the provision of this constitution and other rules and regulations, which may be issued from time to time at the national level.
- 25:3. The decision of the National Executive Council on all matters shall be binding and supersede those taken at the Zonal and state chapters.
- 25:4. The Council reserves the right to suspend or withdraw recognition granted to any Chapter where any of the provisions of this Constitution is breached.

**25:5. FUNCTIONS OF THE ZONAL/STATE CHAPTERS**

- i. To coordinate the activity of members at the local and grassroots levels.
  - ii. To implement policies and directives issued from time to time by the National Executive Council.
  - iii. To initiate suitable programmes to stimulate and promote membership growth.
  - iv. To accredit and endorse application for membership
  - v. To represent the association's interest in promoting housing delivery programme.
  - vi. To organize seminars, workshop and other suitable programmes regarding the business of real estate development.
  - vii. To liaise with government at state and regional levels on behalf of the association.
  - viii. To create awareness of the aims and objective of REDAN at the local level.
  - ix. To issue appropriate guidelines for the running of the chapters from time to time
- 25:6. Zonal or State Chapters shall hold meetings regularly and shall furnish a report of activities in each Zone/state to the National Executive Council From time to time.
  - 25:7. The provisions of this Constitution shall apply to all Zones/States with appropriate changes as may be applicable, in respect of all matters not

expressly provided for and/or omitted from this constitution on organization at Zonal and/or State levels.

**ARTICLE 26: AGREEMENT AND AMALGAMATION**

- 26:1. The Association shall be at liberty to enter into agreement with any kindred Association for the purpose of amalgamation and/or merger.
- 26:2. Such an amalgamation or merger shall be approved by a resolution passed by at least two-third (2/3) majority vote of members of the Association present and voting at an Extra-Ordinary General Meeting of the Association, specifically called for the purpose, in accordance with the provisions of this constitution.

**ARTICLE 27: INTERPRETATION OF THE CONSTITUTION**

- 27:1. The National Executive Council shall interpret all matters over which this constitution applies as well as all other matters over which the constitution may be silent or ambiguous.
- 27:2. All matters of interpretation as decided upon by the National Executive Council shall be presented to next General Meeting immediately following the date on which such decision was taken by the National Executive Council.
- 27:3. Upon presentation of such interpretation by the National Executive Council and if such interpretation is accepted or approved or such interpretation is amended and accepted by at least two-third (2/3) majority of members present and voting at the meeting, such approved interpretation shall be duly recorded in the minute book and deemed to be part and parcel of this constitution until such interpretation is amended as provided for in this constitution.

**ARTICLE 28: AMENDMENT OF THE CONSTITUTION**

- 28:1. A proposal for amendment of this constitution shall be made either by:
  - i. The Board Of Trustees
  - ii. The National Executive Council
  - iii. A member of the association submitting a proposal in writing and seconded by at least ten (10) other members, to the National Executive Council.
- 28:2. The National Executive Council shall process the proposal(s) for consideration at an Extra-Ordinary General Meeting specifically called for that purpose.
- 28:3. A resolution to amend, alter, add or delete any part of this constitution shall be passed at the extra-ordinary general meeting by a majority vote of at least two-third (2/3) of members present and voting at the meeting and duly approved



by the Registrar-General of Corporate Affairs Commission.

28:4. The commencement date of any amendment, alteration, addition and/or deletion to this constitution shall be the date at which such resolution was adopted at the Extra-Ordinary General Meeting of the association.

**28.5 REPRESENTATION**

The composition of offices of the Board of Trustees, Patrons, National Executive Council shall be in accordance with the Federal Character policy

**24:2. ARTICLE 29: WINDING UP OR DISSOLUTION**

The association shall wind up or dissolve in the following circumstances:

- i. Where a judgment is granted by a court of competent jurisdiction in a petition filed by any or all of the following:
  - a) Not less than 75% of the Board of Trustees
  - b) The National Executive Council
  - c) Members of the association constituting not less than two-third (2/3) of total membership of the association.
  - d) Corporate Affairs Commission.
- ii. Where 75% of the Board of Trustees acting with 75% of total membership of the Association expressly agree to dissolve and wound up the Association without presenting a petition to the court.

**ARTICLE 30: FORCE MAJEURE**

Due to unforeseeable circumstances of Act of God which may affect the smooth running of the Association, some provisions of the Constitution may be waived, with the National Executive Council given the leverage to decide on how best to run the Association.

**ARTICLE 31: CONFLICT OF INTEREST**

Any issue of Disciplinary Infractions or Conflict of Interest should be referred to the Membership, Ethics and Disciplinary Committee for appropriate decision by the National Executive Council. NEC may escalate the matter to the Board of Trustees and Congress where necessary.

**ARTICLE 32: SPECIAL CLAUSE**

- 32:1. The income and property of REDAN howsoever derived shall be applied solely towards the promotion of the objects of REDAN as set forth in this constitution and no portion thereof shall be paid or transferred directly or indirectly, by way of dividend, bonus or otherwise howsoever, by way of profit to members of REDAN.
- 32:2. Provided that nothing herein shall prevent the payment in good faith or reasonable and proper remuneration to any officer or servant of REDAN but so that no member of the National Executive Council or the governing body shall be appointed to any salaried office of REDAN by payment of fees and that no remuneration or other benefit in money shall be given by REDAN to any member of such governing body except repayment of out of pocket expenses or reserve and proper rent for premises demised or let to the association provided that the provision last offered shall not apply to any payment of money to a company in which such a member shall not hold more than one hundred percent of the capital in which such a member shall not be bound to account for any share of profit he may receive in respect of any such payment.
- 32:3. No additions, alterations or amendments shall be made to this constitution for the time being in force, unless the same have been previously submitted to and approved by the Registrar General of the Corporate Affairs Commission.
- 32:4. In the event of a winding up or dissolution of REDAN if there remains, after the satisfaction of all its debt and liabilities, any property whatsoever the same shall not be paid to or distributed among the members of the association but shall be given or transferred to some other institution(s) having objects similar to the objects of REDAN and the body or bodies shall be prohibited from distributing it or their income and property among it or their members to an extent at least as great as is imposed on REDAN under and by virtue of the SPECIAL CLAUSE hereof, such Institution(s) to be determine by members of the Association, effect cannot be given to the aforesaid provision, then to some charitable objects.

**ARTICLE 33: TITLE AND CITATION**

This constitution may be cited as the "Constitution Of The Real Estate Developers Association Of Nigeria (REDAN)"

**DATED THIS 7th DAY OF OCTOBER, 2021**

.....  
(President )

.....  
(Executive Secretary)

**THE NATIONAL ANTHEM**

Arise, O Compatriots  
Nigeria's call obey  
To serve our fatherland  
With love and strength and faith  
The labour of our heroes past  
Shall never be in vain  
To serve with heart and might  
One nation bound in Freedom,  
Peace and Unity

O God of Creation  
Direct our noble cause;  
Guide our Leaders right  
Help our youth the truth to know  
In Love and honesty to grow  
And living just and true  
Great lofty heights attain  
To build a nation where peace  
and justice shall reign.

**THE PLEDGE**

I pledge to Nigeria, my Country  
To be faithful, loyal and honest,  
To serve Nigeria with all my strength  
To defend her unity  
And uphold her honour and Glory  
So, help me God



### **REDAN PROFILE**

Real Estate Developers Association of Nigeria is the principal agency and umbrella body of the organized Real Estate Sector (Private and Public) recognized by the Federal Government of Nigeria and saddled with the responsibility of ensuring availability of affordable housing for all Nigerians.

### **MISSION STATEMENT**

To provide a central National Organization to articulate the aspirations, activities, targets and programmers of Real Estate Developers in Nigeria towards target attainment.

### **VISION STATEMENT**

To be Nigeria's foremost voice in influencing policies and practices affecting the Nigeria Real estate sector.

### **STRATEGIC DIRECTION**

The strategy of Real Estate Developers' Association of Nigeria is to provide a forum for all Real Estate Developers to collaborate for the common good of Nigeria. REDAN cooperates with all tiers of government in Nigeria, their agencies and parastatals connected with land administration, planning, infrastructure development, housing provision and administration

# **REDAN**

## **NATIONAL SECRETARIAT OFFICE**

2nd Floor, FMBN Office, 13, Ikeja Close, Off Oyo St,  
Area 2, Garki, Abuja, Nigeria

### **EMAIL:**

redan.ng@gmail.com  
redannigeria@yahoo.com

### **WEBSITE:**

[www.redanonline.org](http://www.redanonline.org)