

BIA SUDDHI

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Part-A: Why Every Member Must Pay Annual Subscription Fee (ASF)

Why Every Member Must Pay Annual Subscription Fee (ASF): The Principle Behind Collective Industrial Responsibility and Governance

Every successful industrial association, whether in India or elsewhere in the world, rests on a simple but powerful principle: collective responsibility for common benefits & interests. The Annual Subscription Fee (ASF) is not merely a payment for services during a particular year. It is the financial foundation that enables an Association to exist, function and protect the interests of all its members.

Recent discussions regarding ASF have raised an important question: "Why should an allottee pay ASF for a particular year if, in its opinion, no specific service was rendered or received during that period?" This question deserves a thoughtful answer because it goes to the heart of how industrial associations function.

The first principle is that ASF is not a fee-for-service contract. It is a contribution towards maintaining a common institutional framework that benefits every member, directly or indirectly. Similar principles exist in apartment owners' associations, industrial parks, chambers of commerce and resident welfare associations. A resident cannot ordinarily refuse to pay apartment maintenance charges simply because the lift did not undergo repairs that month, or because they did not use the clubhouse. Likewise, an industry cannot selectively pay ASF only in years when it perceives a direct benefit.

Many of the Association's responsibilities are continuous rather than event-based. Roads, drains, street lighting, utility corridors, landscaping, security coordination, liaison with Government departments, environmental issues, power supply, water supply, representations before KIADB, BESCOM, BWSSB, KSPCB, district administration and elected representatives—all require sustained effort throughout the year. Much of this work happens behind the scenes and is often invisible to individual members until a crisis arises.

An industrial association also performs an important institutional role. Government agencies are generally willing to engage with a recognised representative body rather than hundreds of individual industries. The Association becomes the collective voice of industry. This institutional credibility is built over many years through regular meetings, representations, documentation, compliance and continuous engagement. Such capacity cannot be switched on only when an individual member requires assistance.

Consider a simple analogy. A fire station may not extinguish a fire in your factory for several years. Yet taxes continue to fund the fire service because society recognises that preparedness itself has value. Similarly, insurance premiums are paid every year, even if no claim arises. The value lies in the availability of protection, not merely in its utilisation. ASF operates on a comparable principle. Members collectively fund an organisation that remains available to protect, represent and manage common industrial interests whenever required.

Another important principle is that common infrastructure requires predictable funding. Roads, utility corridors, drainage systems and other shared assets cannot be maintained only after money is collected following each individual event. Budgets must be planned, staff retained, records maintained, consultants engaged and statutory obligations discharged continuously. Irregular payment by even a small number of members affects the Association's ability to discharge these responsibilities effectively and shifts an unfair financial burden onto those members who pay diligently every year.

It is equally important to understand what Bidadi Industries Association (BIA) can and cannot do.

BIA has been entrusted, through its Memorandum of Understanding with KIADB and its governing documents, with responsibilities relating to the management and maintenance of common industrial infrastructure, collection of authorised charges, coordination of common works and representation of industrial interests before various authorities. BIA also facilitates coordination among industries whenever common infrastructure is affected by activities such as utility works.

However, BIA is not a statutory authority. It cannot levy taxes, exercise police powers, impose arbitrary penalties or create obligations beyond those authorised by its governing documents and applicable law. Its authority flows from the KIADB MOU, its registered Bye-laws, resolutions validly passed by its Executive Committee or General Body, and applicable legal provisions. Wherever ambiguity exists, BIA must act transparently, fairly and within the limits of those delegated powers.

Similarly, members have rights. They are entitled to seek clarification regarding ASF calculations, question errors, dispute liability where justified, request supporting records and expect transparent governance. Constructive disagreement is part of healthy institutional functioning. However, a genuine dispute regarding a particular period does not negate the broader principle that every allottee benefiting from the common industrial ecosystem has a continuing obligation to contribute towards its maintenance.

Industrial associations succeed when members recognise that ASF is an investment in collective capability rather than a payment for isolated transactions. Every representation made to Government, every infrastructure improvement secured, every policy issue resolved and every common facility maintained is possible only because members have collectively sustained the institution over many years.

The long-term strength of BIA will therefore depend not merely on its executive council members or office bearers, but on the willingness of every member to fulfil their ASF obligations promptly and in good faith, while simultaneously holding the Association accountable for transparent, efficient and responsible governance. That balance of accountability and collective responsibility is the foundation of every successful industrial association.

Part-B:- BIA Activities & Initiatives

Industrial area deweeding & drain cleaning work:

Location	Before	After	Status
Phase -1 (Near KPTCL substation)			Completed
Phase-2 (Near Manyatha Impex).			Completed
Phase -2 (Near M/s Manjushree Technopack Ltd.)			Completed
Phase -1 (Near M/s Maharashtra Natural Gas Ltd)			Completed
Phase-1 (Near M/s Rajhans Enterprises backside)			Completed
Phase – 1 (Road Sweeping)			Completed

Part -B: Infrastructure Development Activities FY 2026-27

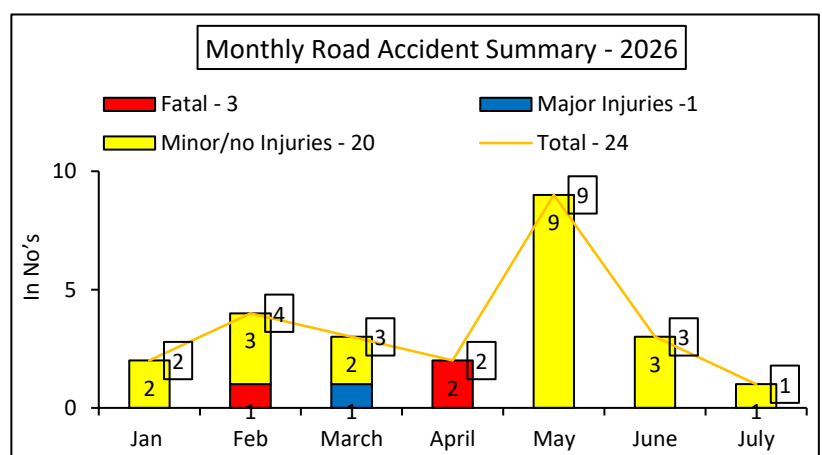
Present Status	Photos	Next Action
1. Kadumane road relaying by KIADB		
1000 M (55%)/ 1800 M of storm water drain construction work completed.		Continuously monitor & follow-up with contractor and KIADB to ensure timely completion.
2. Dedicated fire station		
98% of the land levelling work has been completed, remaining is in progress. Chief Engineer (CE), KPHBC visited fire station plot on 10th July'26. CE requested DFO to shift electric pole to initiate tendering process.		100% completion of land levelling work by 14th July'26.
3. Pedestrian walkway development from Rajhans to Manjushree circle.		
800 M (57%)/1400 M excavation work completed, remaining is in progress.		+150 M completion of earthwork excavation by 17th July'26. +100 M Construction of solid block Mansory work by 17th July'26.
4. Road shoulder development activity at Sector-1 area		
Earthwork Excavation: 1200 (70%) /1700M Completed. HDPE Pipeline: 1000 (58%) /1700 M Completed.		+200M Earthwork excavation completion by 17th July 2026. +400 M Installation of HDPE pipeline by 17th July 2026.

Road Accident Summary:

<our goal is Zero Accident on our roads>

July'2026					
		1	2		
		3	4		
		5	6		
7	8	9	10	11	12
13	14	15	16	17	18
19	20	21	22	23	24
		25	26		
		27	28		
		29	30		

Location: Bosch Road, near JBM Plant 2.
Between: 2-wheeler and Truck
Root cause: Due to Truck driver negligence.



Request to Members:

- Please support in avoiding large & slow-moving transport vehicle movement during peak hours (2:30 to 3:30 PM & 5:30 to 6:30 PM) to improve road safety & traffic condition in and around Bidadi Industrial area.
- Members are requested to prevent/avoid/discourage parking on road side.
- Members are requested to ensure road safety by spreading awareness among employees & stakeholders (snapshot of minimum safety requirements is as shown in next page).

Environment noncompliance from few members



Waste dump near
M/s Cir-q-tech tako technologies
Pvt. Ltd.



Waste dump near
M/s Gen Mot Coil Unit-2



Waste dump near
M/s Green Gold Engineering



Waste dump Opp
M/s S V Steels & Wires Opp



Waste dump near
M/s Rug-Rel



Waste dump near
M/s Pro-well coating Solutions



Waste dump near
M/s Marvel Industries



Waste dump near
M/s Fabionix India Pvt. Ltd.



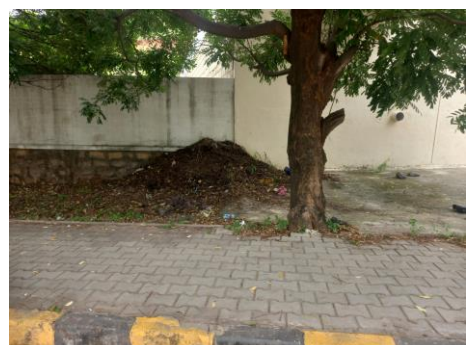
Waste dump near
M/s Leo Boards and Packaging



Waste dump near
Thirumala Enterprises



Waste dump near
M/s Shet JRVD Special Process Pvt Ltd.



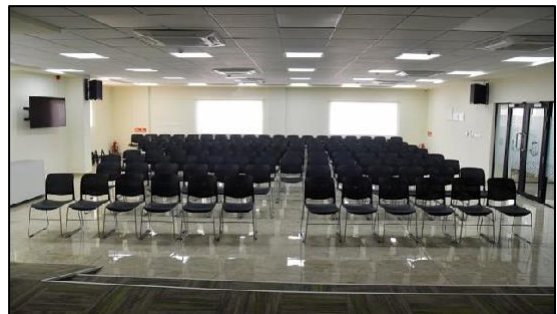
Waste dump near
M/s Adtiya Industries

Please refrain from open disposal and utilize the CSWM plant for proper waste management.

You are kindly invited to make full use of the facilities available at BIA office.



30 PAX CONFERENCE ROOM



150 PAX MULTIPURPOSE HALL



PLUG AND PLAY office – 1



PLUG AND PLAY office – 2



MEETING ROOM



AMBULANCE SERVICE

BIDADI INDUSTRIES ASSOCIATION

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