

**THE GAZETTE OF THE DEMOCRATIC
SOCIALIST REPUBLIC OF
SRI LANKA**

Part II of August 30, 2024

SUPPLEMENT

(Issued on 03.09.2024)



NATIONAL BUILDING RESEARCH INSTITUTE

A

BILL

**to provide for the establishment of the National Building Research Institute
and for matters connected therewith or incidental thereto**

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National Building Research Institute

L.D. – O. 33/2012

AN ACT TO PROVIDE FOR THE ESTABLISHMENT OF THE NATIONAL
BUILDING RESEARCH INSTITUTE AND FOR MATTERS CONNECTED
THEREWITH OR INCIDENTAL THERETO

BE it enacted by the Parliament of the Democratic Socialist
Republic of Sri Lanka as follows:-

1. This Act may be cited as the National Building Research Short title
Institute Act, No. of 2024.

5 PART I

ESTABLISHMENT OF THE NATIONAL BUILDING RESEARCH INSTITUTE

2. (1) There shall be established an Institute to be called Establishment
and known as the National Building Research Institute of the
(hereinafter referred to as the “Institute”). National
Building
Research
Institute

10 (2) The Institute shall, by the name assigned to it by
subsection (1), be a body corporate and shall have perpetual
succession and a common seal and may sue and be sued in
its corporate name.

3. The objects of the Institute shall be - Objects of
the Institute

15 (a) to conduct and promote research and surveys in the
areas prone to landslides or an area having
geotechnical instability with a view to minimizing
its impact, and developing such areas in a
sustainable manner;

- 5 (b) to ensure that construction and development activities are conducted in a manner that is disaster resilient in the areas prone to landslides or an area having geotechnical instability in accordance with the National Policy on Construction formulated under section 2 of the Construction Industry Development Act, No. 33 of 2014 and the National Policy and Program on the Management of Disasters formulated under the provisions of the Sri Lanka Disaster Management Act, No. 13 of 2005, and to provide related technical assistance; and
- 10 (c) to undertake research related to ensuring disaster resilient built environment.

4. The Institute shall have the following powers: - Powers of the Institute

- 15 (a) to assist the relevant authorities on safe development and construction practices in accordance with the National Policy on Construction formulated under section 2 of the Construction Industry Development Act, No. 33 of 2014 and the National Policy and Program on the Management of Disasters formulated under the provisions of the Sri Lanka Disaster Management Act, No. 13 of 2005 on the request made by such relevant authorities;
- 20 (b) to monitor and verify compliance of the Landslide Risk Assessment Report or Geotechnical Stability Assessment Report and issue Certificate of Conformity in terms of section 24 of this Act;
- 25 (c) to assist the relevant authorities on any construction or development activity endangering human life, property and environment within the areas prone to landslides or the areas having geotechnical instability;
- 30 (c) to assist the relevant authorities on any construction or development activity endangering human life, property and environment within the areas prone to landslides or the areas having geotechnical instability;

- (d) to formulate disaster risk reduction planning and practices;
- (e) to appoint technical advisory committees;
- 5 (f) to purchase and hold, take or give on lease or hire, mortgage, pledge, sell or otherwise dispose of, any movable or immovable property;
- (g) to employ, hire or obtain the services of any person with necessary expertise, knowledge, skills and experience for the activities of the Institute;
- 10 (h) to charge fees or any other payments for any services provided by the Institute;
- (i) to accept grants, gifts or donations received from persons or bodies of persons within or outside Sri Lanka:
- 15 Provided that, notwithstanding anything to the contrary in any other provisions of this Act, the Board shall obtain prior written approval of the Department of External Resources in respect of all foreign grants, gifts or donations;
- 20 (j) to open and maintain current, savings, or deposit accounts in any bank or finance institute in Sri Lanka;
- (k) to invest in any bank and any finance institute any funds not immediately required for the purposes of the Institute in such manner as the Board may think appropriate;
- 25
- (l) to enter into and perform all such contracts or agreements as may be necessary for the exercise of the powers and the carrying out of the objects of the Institute; and
- 30

- (m) to do all such acts and things which may be conducive or incidental to, the achievement of the objects of the Institute as may be authorized by the Board.

- | | | |
|----|---|---------------------------------------|
| 5 | <p>5. The functions of the Institute shall be -</p> | <p>Functions of
the Institute</p> |
| 10 | <p>(a) to assist the functions of a technical nature of the National Council for Disaster Management established under section 2 of the Sri Lanka Disaster Management Act, No. 13 of 2005 as the national focal point for landslide risk management;</p> | |
| 15 | <p>(b) to investigate, identify and map the areas prone to landslides or the areas having geotechnical instability and demarcate the susceptibility levels and prepare hazard zonation maps;</p> <p>(c) to identify and declare an area with risk of a potential landslide as a “landslide danger zone” for the purpose of evacuation of persons;</p> | |
| 20 | <p>(d) to issue early warning for areas with potential impacts due to landslides;</p> <p>(e) to issue Landslide Risk Assessment Report for any type of construction or development activity conducted in the area prone to landslides;</p> | |
| 25 | <p>(f) to conduct research and studies on landslides and monitor impacts of climate change on landslides and to design and implement mitigatory measures to reduce risks associated with landslide;</p> <p>(g) to provide proactive scientific solutions to minimize social, economic and environmental impacts due to landslides;</p> | |

- (h) to assist the relevant authorities in the preparation of land use plans in an area prone to landslides or an area having geotechnical instability;
- 5 (i) to perform geotechnical investigations and provide technical services on ground improvement and slope stabilization measures;
- (j) to conduct research relating to construction in areas having geotechnical instability and to provide related technical assistance;
- 10 (k) to make recommendations to the Minister to prescribe the scope of geotechnical investigations and design for engineering applications;
- (l) to issue Geotechnical Stability Assessment Reports on ground stability for excavation or construction;
- 15 (m) to function as a depository of all information related to geotechnical investigations;
- (n) to conduct research on disaster resilient construction and to provide related technical assistance;
- 20 (o) to assess chemical, physical and biological changes in environment to provide related technical solutions;
- (p) to assess building based on structure, occupancy, energy and environment on the request of the occupant or the owner of the building and to provide technical assistance;
- 25 (q) to conduct research on materials, products and technologies used for construction purposes and suitability thereof;

- 5 (r) to investigate into the conditions of damage, safety and incorporation of disaster resilient design and construction features in buildings and structures and provide technical solutions on structural safety, on the request of the occupant or the owner of the building;
- 10 (s) to provide assistance to the relevant authorities in the development of policy, guidelines, specifications and standards in respect of the construction and development activities, on the request made by such relevant authorities;
- 15 (t) to disseminate scientific knowledge and information in areas of expertise of the Institute through awareness creation, training and technology transfer; and
- 20 (u) to collaborate with local and international stakeholders in conducting research and surveys subject to the approval of the Board and to disseminate the outcome of such research and surveys whilst maintaining confidentiality on the data collected and, subject to written laws on patent rights.

PART II

ADMINISTRATION AND MANAGEMENT OF THE INSTITUTE

- 25 6. (1) The administration, management and control of the affairs of the Institute shall be vested in the Board of Governors of the Institute (in this Act referred to as “Board”) which shall consist of-
- Constitution of the Board of Governors of the Institute

(a) the following *ex-officio* members, namely: -

- 5 (i) the Secretary to the Ministry of the Minister assigned the subject of Disaster Management who shall be the Chairperson of the Board;
- (ii) the Secretary to the Ministry of the Minister assigned the subject of Finance or his representative not below the rank of Additional Secretary;
- 10 (iii) the Secretary to the Ministry of the Minister assigned the subject of Local Authorities or his representative not below the rank of Additional Secretary;
- 15 (iv) the Director-General of the Disaster Management Center established under the Sri Lanka Disaster Management Act, No.13 of 2005; and

(b) the following members to be appointed by the Minister (hereinafter referred to as “appointed members”):-

- 20 (i) one person having not less than five years experience in the field of disaster resilience and postgraduate qualifications in one or more disciplines, namely engineering, geology, environmental science, architecture or urban development nominated by the Secretary to the Ministry of the Minister assigned the subject of Housing;
- 25 (ii) one academic nominated by the University Grants Commission established under the Universities Act, No.16 of 1978
- 30

- 5 from among academics holding postgraduate qualifications in one or more disciplines, namely engineering, geology, environmental science, architecture or urban development; and
- 10 (iii) one professional with expertise in the local geotechnical engineering or building construction industry holding postgraduate qualifications in one or more disciplines, namely engineering, geology, environmental science, architecture or urban development nominated by the Chamber of Construction Industry, Sri Lanka incorporated under the Chamber of Construction Industry of Sri Lanka (Incorporation) Act, No. 23 of 2019.

(2) The Director-General of the Institute appointed under section 16 of this Act shall be the Secretary to the Board and shall not to be entitled to vote at any meeting of the Board.

- 20 (3) The Board shall, for the purpose of administering the affairs of the Institute, exercise and discharge the powers and functions conferred on, assigned to or imposed on the Institute by this Act.

- 25 **7.** A person shall be disqualified from being appointed as a member or continuing as a member of the Board, if -
- Disqualifications from being a member of the Board
- (a) he is or becomes, a member of Parliament, a member of any Provincial Council or a member of a Local Authority;
- (b) he is not, or ceases to be, a citizen of Sri Lanka;
- 30 (c) he is under any law in force in Sri Lanka or in any other country, found or declared to be of unsound mind;

- (d) he is an undischarged insolvent or bankrupt; having been declared bankrupt or insolvent under any law in Sri Lanka or in any other country;
- 5 (e) he is serving or has served a sentence of imprisonment imposed by any court in Sri Lanka or in any other country;
- (f) he holds or enjoys any right or benefit under any contract made by, or on behalf of the Institute; or
- 10 (g) he has any financial or other interests as is likely to affect the discharge by him of his functions as a member of the Institute.

8. Every appointed member of the Board shall, unless he vacates office earlier by death, resignation or removal, hold office for a term of three years from the date of his
15 appointment.

Term of
office of
members of
the Board

9. (1) Any appointed member may resign office by letter addressed to the Minister.

Vacation of
office of the
appointed
members

(2) The Minister shall remove from office any appointed member by a written communication addressed to him -

- 20 (a) if he becomes subject to any disqualification as specified in section 7;
- (b) if in the opinion of the Minister, he becomes permanently incapable of performing his duties due to any physical disability or unsoundness of mind;
- 25 or
- (c) if he does any act which, in the opinion of the Minister is likely to bring the Institute into disrepute.

(3) Any appointed member to whom a written communication is addressed under subsection (2), shall vacate his office with effect from the date specified in such communication.

5 (4) Any appointed member who has been removed from office shall not be eligible for reappointment as a member of the Board or to serve the Institute in any other capacity.

(5) Upon the vacation of office by any appointed member, the Minister may appoint any suitable person having the
10 qualifications set out in section 6 of this Act to fill such vacancy and such person shall hold office for the unexpired period of the term of office of the appointed member whom he succeeds.

(6) Where any appointed member is temporarily unable
15 to perform the duties of his office due to ill health, absence from Sri Lanka or any other cause, the Minister may appoint any suitable person having the qualifications set out in section 6 of this Act to act in place of such member.

10. The members of the Board shall be paid such
20 remuneration or allowance at such rates as may be determined by the Minister with the concurrence of the Minister assigned the subject of Finance.

Remuneration
of the
members of
the Board

11. (1) The *quorum* for a meeting of the Board shall be
four.

The *quorum*
at the
meetings of
the Board

25 (2) Subject to the provisions of this Act, the procedure for the transaction of business at meetings of the Board shall be determined by the Board.

(3) Any question arising at any meeting of the Board shall be determined by a majority of the members present
30 and in the case of an equality of votes, the Chairperson shall have a second or casting vote.

(4) The Board may act notwithstanding a vacancy in the Board so long as the number of members of the Board is sufficient to constitute a *quorum* for a meeting of the Board.

12. (1) For the purposes of this Act, a member of the Board or an officer not below the rank of a technical officer authorized in writing by the Board may, upon the request made by an owner or occupier of a land enter into such land.

Power of the Board to enter and inspect any land

5 (2) Notwithstanding the provisions of subsection (1), where a member of the Board or an officer not below the rank of a technical officer authorized in writing by the Board satisfies himself of the material facts before such member or officer that there exists an imminent risk of a landslide, it
10 shall be lawful for such member or officer to enter into a land with a police officer with the consent of the owner or occupier of such land.

(3) The member or officer may enter upon any land, with or without necessary vehicles, equipments or tools and inspect
15 the land and take any sample of soil or carry out any assessment or test therein.

(4) The owner or occupier of such land shall afford all reasonable assistance to the member or officer referred to in subsection (1).

20 **13.** (1) The Board may, subject to such conditions as may be specified in writing, delegate to the Chairperson of the Board, the Director-General, the Technical Advisory Committee, or any person referred to in paragraph (g) of section 4 any of its powers other than the powers specified
25 in paragraphs (e), (g), (h), (i), (j), (k) and (m) of section 4, as the case may be, and the Chairperson, the Director-General, the Technical Advisory Committee, or any person referred to in paragraph (g) of section 4 shall exercise such powers subject to any general or special directions issued by the
30 Board.

Delegation of powers of the Board

(2) Notwithstanding any delegation made under subsection (1), the Board may exercise any such power so delegated.

14. The Minister may, from time to time, issue such general or special directions to the Board relating to the exercise and performance of its powers and functions under this Act and it shall be the duty of the Board to comply with such directions.

Board to exercise its powers and perform its functions under the directions of the Minister

15. The seal of the Institute -

Seal of the Institute

(a) shall be in the custody of such person as the Board may, from time to time, determine;

(b) may be altered in such manner as may be determined by the Board; and

(c) shall not be affixed to any document or instrument except in the presence of two members of the Board, both of whom shall sign the document or instrument in token of their presence.

15 PART III

STAFF OF THE INSTITUTE

16. (1) The Minister shall in consultation with the Board, appoint to the staff of the Institute, a Director-General (hereinafter referred to as "the Director-General"), from among persons who have achieved eminence in the field of Engineering, Science or Technology whose qualifications and experience shall be prescribed by regulations.

Director-General of the Institute

(2) The Director-General appointed under subsection (1) shall be the Chief Executive Officer of the Institute.

(3) The emoluments of the Director-General shall in consultation with the Minister assigned the subject of Finance be determined by the Board in accordance with the applicable guidelines of the government.

(4) The Director-General shall, subject to the general direction of the Board, be responsible for the management of the affairs of the Institute, including the administration and management of the officers and employees of the Institute.

(5) (a) The person who holds the office of the Director-General shall, unless such person vacates such office earlier by death, resignation or removal, hold such office until the age of retirement. The age of retirement shall be determined
5 by the Board in accordance with applicable guidelines of the government.

(b) The Minister may, for reasons assigned, remove the Director-General from office.

(6) The office of the Director-General shall become vacant
10 upon the death, removal or retirement from office under subsection (5) or resignation by letter addressed to the Minister.

(7) Where any vacancy occurs in the office of the Director-General, the Minister shall appoint an officer of the Institute
15 having qualifications and experience specified in subsection (1) to exercise and perform the powers and functions of the office of the Director-General until an appointment is made under subsection (1) to fill such vacancy.

17. The Director-General may whenever he considers
20 necessary to do so with the approval of the Board, delegate to any officer of the Institute, any power or function assigned to him by this Act and such officer shall exercise and perform such power or function, subject to the direction and control of the Director-General:

Director-General may delegate his powers or functions

25 Provided that, no power or function delegated under subsection (1) of section 13 shall be delegated under this section.

18. (1) The Board may appoint Directors of the Institute, to be in charge of separate divisions of the Institute. The
30 terms and conditions of such employment shall be determined by the Board.

Directors of the Institute

(2) The Directors appointed under subsection (1) shall exercise and discharge their powers and functions assigned from time to time by the Director-General.

5 **19.** (1) The Board may appoint such officers and other employees as may be necessary for the efficient exercise and discharge of the powers and functions of the Institute. Appointment
of officers and
employees

(2) The terms and conditions of employment, including remuneration, the eligibility criteria and the schemes of recruitment of the officers and employees referred to in
10 subsection (1) shall be determined by the Board in keeping with related guidelines of the Government.

(3) The Board shall not however appoint any person who has been dismissed from any previous position held by such person in the public or private sector as an officer or an
15 employee of the Institute.

20. (1) At the request of the Institute, any officer in the public service may, with the consent of that officer, and the Public Service Commission established under the Constitution be temporarily appointed to the staff of the
20 Institute for such period as may be determined by the Institute or with like consent be permanently appointed to the staff of the Institute. Appointment
of public
officers to the
staff of the
Institute

(2) Where any officer in the public service temporarily appointed to the staff of the Institute, the provisions of
25 subsection (2) of section 14 of the National Transport Commission Act, No. 37 of 1991 shall *mutatis mutandis*, apply to and in relation to such officer.

(3) Where any officer in the public service is permanently appointed to the staff of the Institute, the provisions of
30 subsection (3) of section 14 of the National Transport Commission Act, No. 37 of 1991 shall, *mutatis mutandis*, apply to and in relation to such officer.

- (4) Where the Institute employs any officer in the public service who has entered into a contract with the Government by which he has agreed to serve the Government for a specified period, any period of service to the Institute by such officer shall be regarded as service to the Government for the purpose of discharging the obligations of such contract.

PART IV

FINANCE

- 10 **21.** (1) The Institute shall have its own Fund. There shall be credited to the Fund of the Institute - Fund of the Institute
- (a) all sums of money as may be received by the Institute in the exercise and discharge of its powers and functions; and
- 15 (b) all sums of money as may be received by the Institute by way of loans, donations, gifts or grants from any sources whether in or outside Sri Lanka in terms of paragraph (i) of section 4.
- 20 (2) There shall be paid out of the Fund of the Institute all such sums of money required to defray expenditure incurred by the Institute in the exercise and discharge of its powers and functions under this Act.
- 22.** (1) The financial year of the Institute shall be the calendar year. Financial year and the audit of accounts
- 25 (2) The Institute shall cause proper books of accounts to be kept of the income and expenditure, assets and liabilities and all other financial transactions of the Institute.

(3) The provisions of Article 154 of the Constitution relating to the auditing of accounts of corporations shall apply in relation to the audit of accounts of the Institute.

23. The provisions of Part II of the Finance Act, No. 38 of 1971, shall *mutatis mutandis* apply to and in respect of the financial control and accounts of the Institute.

Application of Part II of the Finance Act, No. 38 of 1971

PART V

GENERAL PROVISIONS

24. (1) The Landslide Risk Assessment Report or Geotechnical Stability Assessment Report shall be issued by the Institute on the request made by any person.

Issuing of the Landslides Risk Assessment Report ect

(2) Where any relevant authority requests the Institute to monitor compliance of the report issued under subsection (1), the Institute shall monitor and report to such relevant authority the compliance of such report and issue a Certificate of Conformity.

25. (1) Where any land or any servitude over a land is required by the Institute for the purpose of construction or maintenance of an office of the Institute established under this Act, such purpose shall for the purpose of the Land Acquisition Act (Chapter 460) be deemed to be a public purpose and such land or servitude may be acquired under the Land Acquisition Act by the Government for the Institute and the provisions of the Land Acquisition Act shall apply to and in relation to such acquisition.

Acquisition of land or a servitude over a land for the Institute under the Land Acquisition Act

(2) Any sum payable for the acquisition of such land or servitude under the Land Acquisition Act (Chapter 460) for the Institute shall be paid out of the Fund of the Institute.

(3) Where any state land is required for the purpose of the Institute, such purpose shall be deemed to be a purpose for which a special grant or lease of such property may be made under section 6 of the Crown Lands Ordinance (Chapter 454) and, accordingly, the provisions of that Ordinance shall apply to the special grant or lease of that property.

26. (1) The Director-General shall, within six months of the end of each calendar year transmit an annual report giving full account of the activities of the Institute during that year to the Minister.

Annual report

(2) The Minister shall cause copies of the annual report to be placed in Parliament within three months from the date of such report receipt.

(3) The Minister may, from time to time, specify the matters which need to or details that to be included in the annual report.

27. All members of the Board, officers and employees of the Institute shall be deemed to be public officers within the meaning and for the purpose of the Penal Code (Chapter 19).

All members of the Board etc. deemed to be public officers

28. The Institute shall be deemed to be a Scheduled Institution within the meaning of the Anti-Corruption Act, No. 9 of 2023 and the provisions of that Act shall be construed accordingly.

Institute deemed to be a Scheduled Institution

29. (1) All expenses incurred by the Institute in any suit brought by or against it before any court, shall be paid out of the Fund of the Institute and only costs paid to or recovered by the Institute in any such suit, shall be credited to the Fund of the Institute.

Expenses to be paid out of the Fund of the Institute

(2) Any expenses incurred by a member of the Board, the Director-General, a Director, any officer or other employee of the Institute, in any suit or prosecution brought by or against such person before any court in respect of any act
5 which is done or purported to be done by such person under this Act or on the direction of the Minister or the Board, as the case may be, shall, if court holds that such act was done in good faith, be paid out of the Fund of the Institute, unless such expenses are recovered by him in such suit or
10 prosecution.

30. Every person who contravenes or fails to comply with any provision of this Act commits an offence and shall on conviction before a Magistrate be liable to imprisonment of either description for a term not exceeding two years or to a
15 fine not exceeding one hundred thousand rupees or to both such imprisonment and fine.

Contravention
of the
provisions of
this Act to be
an offence

31. (1) The Minister may make regulations for the purpose of carrying out or giving effect to the principles and provisions of this Act or in respect of any matter which is
20 required by this Act to be prescribed.

Regulations

(2) Every regulation made by the Minister under subsection (1), shall be published in the *Gazette* and shall come into operation on the date of such publication or on such later date as may be specified in the regulation.

25 (3) Every regulation made by the Minister under subsection (1) shall within three months from the date of the publication in the *Gazette* be brought before Parliament for approval. Any regulation which is not so approved shall be deemed to be rescinded as from the date of such disapproval
30 but without prejudice to anything previously done thereunder.

(4) Notification of the date on which any regulation shall be deemed to be rescinded, shall be published in the *Gazette*.

32. In this Act, unless the context otherwise require – Interpretation

5 “bank” means any bank licensed under the provisions of the Banking Act, No. 30 of 1988;

10 “buildings” include a structure under construction, partly constructed, or fully constructed as a house, an apartment or a condominium property for human occupation or evacuation center, or a house for resettlement used in disaster management that is in a state of either occupied or vacant or a school,
15 an educational institution, a hotel, an office, a hall, a place of worship, a shop, a shopping complex, a factory or a warehouse of commercial interest or any other similar place where general public may gather;
20

 “early warning” means, the process to generate and disseminate timely and meaningful warning information to enable individuals, and communities
25 threatened by a hazard to prepare and to act appropriately and in sufficient time to reduce the possibility of harm or loss;

30 “finance institute” means an institute licensed under the provisions of the Finance Business Act, No. 42 of 2011;

5 “Geotechnical instability” means the
instability caused by subsoils that as a
result of the circumstances of its
composition or a change in
environmental conditions has the
potential to expand, collapse, disperse
or undergo excessive settlement under
relatively low stress conditions and
cause failure of buildings and structures
10 built on it;

15 “Geotechnical Stability Assessment Report”
means a document regarding
geotechnical stability concerns, issues
in respect of any construction or
development activity involving deep
excavation, underground excavation,
ground improvement work, retaining
structures, or substructure construction
work which may adversely affect the
20 subject site, adjoining properties and
the proposed development, subject to
geotechnical assessment on ground
slope angle, geological and
geotechnical characteristics, geological
25 formation, characteristics of rock
discontinuities, behaviour of
subsurface water, potential for surface
water stagnation, and effect of
dewatering and includes necessary
30 conditions, guidelines, technical
advice and mitigation measures as may
be appropriate;

35 “hazard zonation map” means, a map that is
prepared identifying the area prone to
hazards, indicating zones having

- 5 different levels of susceptibilities and may in addition contain information related to the particular hazards such as sketches of evacuation routes and shelters, evaluation of disaster possibility and frequency, warning and evacuation systems, distribution of settlements, and other basic information related to disaster;
- 10 “landslide” means any type of mass movement including land subsidence created or to be created due to human activities or natural causes;
- 15 “landslide danger zone” means, an exclusion zone declared by the Institute for a specific period of time to prevent activities taking place therein, including human occupation that may endanger the lives of persons or cause
- 20 injury and property damage in a particular area subject to an imminent danger of a landslide disaster;
- 25 “Landslide Risk Assessment Report” means, a document issued in respect of any construction or development activity in an area-prone to landslides, and includes necessary guidelines, technical advice and mitigation measures as may be appropriate;
- 30 “Minister” means the Minister to whom this Act is assigned under Article 44 or 45 of the Constitution; and
- 35 “relevant authorities” includes every ministry, department, provincial council, provincial department, and local

authority and project approving agencies empowered to approve project proposals for implementation.

33. (1) The National Building Research Organisation Savings
5 established pursuant to the Decision of the Cabinet of Ministers (Cabinet Decision No. 07/0435/343/002 of April 4, 2007) shall cease to operate with effect from the date of commencement of this Act.

(2) (a) All officers and employees of the National Building
10 Research Organisation who were in employment in such Organisation on the day immediately preceding the date of commencement of this Act, and who have not reached their respective ages of retirement as at the date of commencement of this Act, shall be offered employment with effect from the
15 date of commencement of this Act in the Institute, on terms and conditions not less favorable to the terms and conditions of employment applicable to them on the day immediately preceding the date of commencement of this Act;

(b) Any officer and employee referred to in paragraph (a),
20 who wishes to opt out of employment in the Institute, may do so within six months from the date on which he was offered employment in the Institute.

(c) If any such officer or employee as referred to in paragraph (b) exercises his option not to accept the offer, he
25 shall be paid compensation under a voluntary retirement scheme to be implemented in that behalf, with the approval of the Minister and the Minister assigned the subject of Finance.

34. In the event of any inconsistency between the Sinhala
30 and Tamil texts of this Act, the Sinhala text shall prevail. Sinhala text to prevail in case of inconsistency

