Listing and Grading of Heritage Buildings and Precincts
In Urban and Rural areas of Thane District

REPORT TASK I

# Urban Area in Thane District

## Final Report Stage 4

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CONSULTANTS

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SECTION 1

## 1.0 Project: Task I: Listing and Grading of Heritage Buildings and Precincts in URBAN AREAS of Thane District

Tehsils Under Task 1: Municipal Areas of :
DOMBIVALI, ULHASNAGAR, MIRA-BHAYANDAR, BHIVANDI-NIZAMPUR, NAVI-MUMBAI, AMBARNATH, KULGAON-BADLAPUR

### 1.1 Project Objective

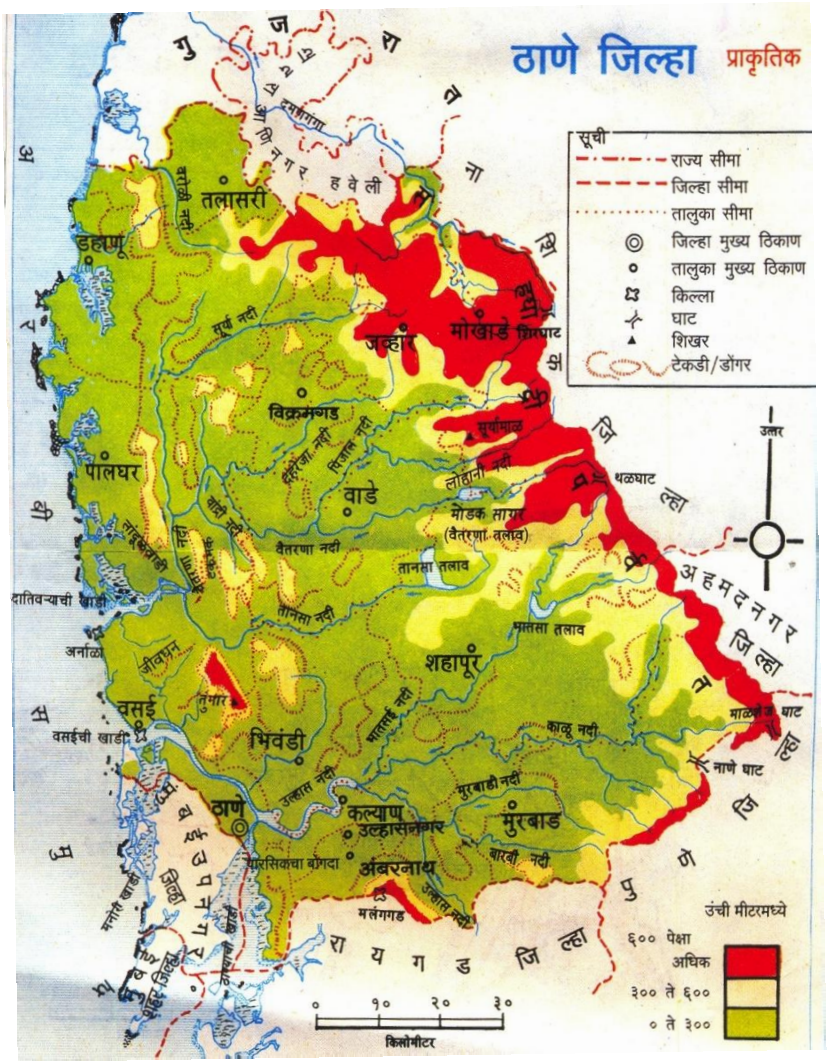
The objective of this assignment is to develop a comprehensive and accurate inventory of buildings / structures / sites and precincts of heritage significance in the project areas of THANE DISTRICT in MMR. This inventory in the form of a heritage list would be formatted for easy and well-structured referencing for Heritage Management and for development permissions.

### 1.2 Scope of work

The scope of work for the project includes:
(a) Identification and Listing of Heritage Sites and preparation of a heritage list.
(b) Documenting of the above Sites in a Proforma, along with Grading of Sites / Places.
(c) Uploading documentation on MMR-HCS web site

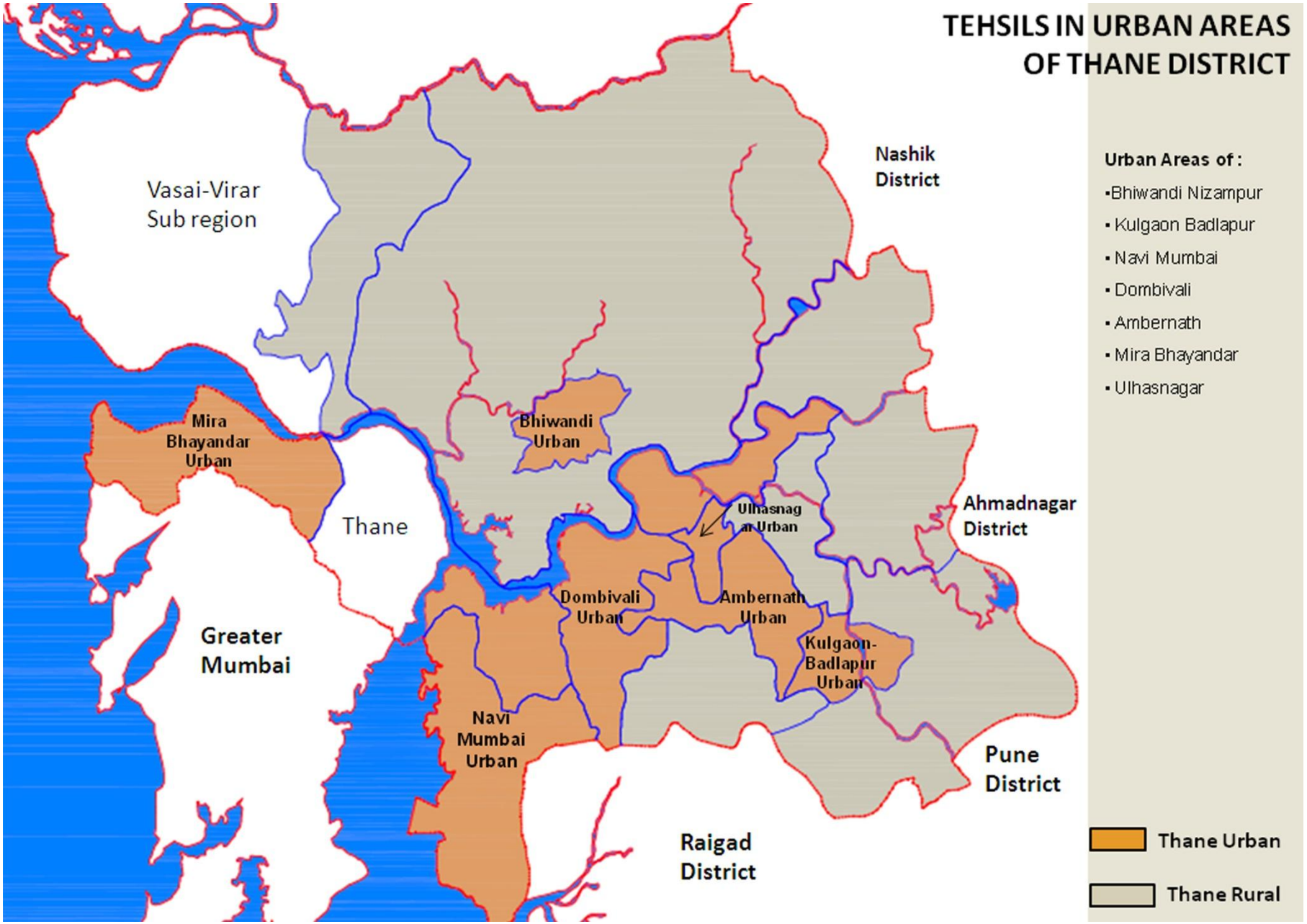
### 1.3 Output for the Project :

- Detail documentation of field visits in prescribed proforma with photographs.
- Documentation of final Listing and Grading with relevant information in tabular format. *(attached in SECTION 3)*
- Maps of individual Tehsils showing locations of selected heritage sites. *(attached in SECTION 3)*
- Bar Charts and Summary Tables: *(attached in SECTION 3)*
  1. Tehsil wise Listing
  2. Grade wise Listing
  3. Typology wise Listing
  4. Ownership wise Listing
- Linking the data on MMR-HCS web site




Area: 9563 sq km, Population: 81,31,849 (2001 census)

| **Boundaries of Thane District** | |
|---|---|
| North | Administrative boundary of Vasai and Bhiwandi |
| North-East | Administrative boundaries of Bhiwandi & Kalyan Tehsils |
| East | Foot-hills of Sahyadris |
| South | Administrative boundary of Panvel tehsil of Raigad District |
| South-West | Mumbai Suburban district |
| West | Arabian Sea |


TEHSILS IN URBAN AREAS OF THANE DISTRICT
Urban Areas of :
▪Bhiwandi Nizampur
▪ Kulgaon Badlapur
▪ Navi Mumbai
▪ Dombivali
▪ Ambernath
▪ Mira Bhayandar
▪ Ulhasnagar
Vasai-Virar Sub region
Nashik District
Mira Bhayandar Urban
Bhiwandi Urban
Thane
Ulhasnagar Urban
Ahmadnagar District
Dombivali Urban
Ambernath Urban
Kulgaon-Badlapur Urban
Greater Mumbai
Navi Mumbai Urban
Pune District
Raigad District
Thane Urban
Thane Rural

### 1.4 Context of the project

Entire Thane district forms part of the North Konkan region of Maharashtra. North Konkan has a strong geo-political importance, originating from the historical period of Satvahan in 2nd century B.C. and spanning over 2000 years, till the decline of the British Empire. Nalasopara and Kalyan (and Bharoch in Gujrat) emerged as bustling trading ports during the Satvahan period. Kalyan became the gateway to the Indian subcontinent for trade and commerce with western empires like Greek, and Roman. As a result, Thane district is interspersed with the remains of this period, in the form of monuments and sites. These remains are our rich cultural heritage and are of inestimable value. Special efforts are required to preserve these historically and architecturally important sites representing different periods and cultures. Over the last decades this region is experiencing a very rapid urban growth. In a built environment of increasingly similar new buildings, where a redeveloped town may look much like another, by their distinct character and cultural linkages with the town, these historic buildings can impart a sense of place and cultural identity to the developing cities. To a large extent, these areas have been under the direct economic as well as cultural influence of the metropolis of Mumbai. Many of these areas are under proposed Development Plans. Parts of Ambernath, Kulgaon -Badlapur, Kalyan, Mira-Bhayndar and Bhiwandi are under the new DPs. Besides, the proposals for Special Economic Zones and policies of insensitive development in general, pose a threat to the built heritage of Thane district. This will soon lead to erosion of our cultural resources unless protected by appropriate statutory back-up.

As a first step in the conservation process, it is necessary to have identification / records / documentation of buildings / sites which need conservation. Therefore it is critical to juxtapose the proposed task of Listing and Grading in the context of the total Regional Development Policies in order to plan a well-drawn out strategy of preservation and conservation. The current project of Listing and Grading should be seen as a first step towards this strategy. The project would help fill up the gaps in the existing data and achieve the objective of preparing a comprehensive list of heritage structures and precincts in the entire MMR. The information should further be disseminated to create awareness in the local residents and the local authorities to support such efforts of conservation. Mere listing is of limited use unless it serves the cause of preservation and conservation of the heritage of the area. Publication of the Listing of the area does help in raising the level of awareness and public consciousness about what constitutes their heritage. However, the cause of preservation and conservation of heritage can be served mainly by providing statutory backing to the listing.

## 2.0 History of Thane District in context of the Project

Thane district in the Northern Konkan region of Maharashtra was also called Aprant (the western end). It has a long and cherished historical and cultural tradition under various rules – Satwahanas from 200 BC to 250 AD, Shilahars from 9$^{th}$ to 15$^{th}$ century, Portuguese from early 18$^{th}$ century, Marathas in 18$^{th}$ century and lastly the British till 1947. Bhiwandi, Ambernath, Badlapur, Mira- Bhayandar, Kalyan, Dombivali, are all linked to each other historically through one or more periods and geographically, by the trade route through the once mighty Ulhas River. The manifestations of these historical linkages in the built environment though not abundantly, are still seen in both religious- temples, dargahs, caves- and in secular- Brahmin wadas and sprawling Muslim houses. Bhiwandi is architecturally varied and the richest of all areas covered under this project.

**Satvahanas:** The district was known from the earliest political dynasty of Satvahanas from 200 BC to 250 AD. During this period the coast line of Thane district came to limelight because of the Forts / Fortresses and Towns spreading from Chinchani Tarapur (Virar District), Nala Sopara (capital of North Konkan) Dahanu to Kalyan, Bhiwandi and Thane. Through these ports Thane district was connected to locations as far as Rome in the west, the North African coastline, East African Coastline, Persian and Arabic Gulfs. Lucrative trade and commerce especially of fertilizers, jewellery, food grains, glass,

metal-ware and earthen-ware flourished in this region. These ports were connected to the hinterland cities of the Deccan Plateau. These included Nasik, Paithan Ter (Tager- Roman ruins are found in Godavari belt), Chaul (near Alibaug semcili ) Rajtatak towards east, Vaijayanta (near present Goa) and Muziris. These cities were connected by the Monk routes and Trade Routes through various passes – Malshej, Nane, Thal, Bhor and other smaller Ghats. One of the many reasons for the decline of the Satwahanas was also the decline of the Roman Empire, which affected the trade in North Konkan.

**Shilahars:** After the Satwahanas, Northern Konkan came into prominence with the establishment of the Shilahar dynasty (9$^{th}$ cent AD to 13$^{th}$ Cent AD). The Shilahars were mainly responsible for establishing social, political, spiritual and economic fabric in northern Konkan (Thane and north Raigad). They invited experts from various professions to settle and develop the socio-economic condition of the region. The three religions- Buddhism, Jainism and Hinduism gained during the rule. Several Brahmin families were invited from the North as well as from the Deccan and were given lands for agricultural and horticultural purposes. They specially developed their communes known as Agraharas. Several rock and copper plates help in understanding the political, social and religious life of the region. They promoted agriculture, trade and commerce and basic professions. During the Shilahar period, several townships in North Konkan were established. These include Shristhanak (Thane) as the capital, Patpalli (Ambernath), Lonad (Lavantat (salt locations/grass), Atgaon, Pelhar, Valukeshwer (Mumbai), Akshi (near Alibag), Dipaghar (Diveagar in Raigad District), Panhaldurg (Dapoli in Ratnagiri district). The Shilaharas were devotees of Lord Shiva. Hence they constructed excellent temples at Ambernath, Lonad and other places. Another distinguishing feature of the Shilaharas was their interest in maintaining several lakes within their kingdom. (In the cities of Thane there had been not less than 65 such lakes). During the Shilahar period there had been a significant rise in trade and commerce. The parts ranging from Chinchni Tarapur to Bhiwandi, Kalyan, Chaul all were rejuvenated in Shilahar after the setback they suffered after the decline of Satwahanas. Most of the international trade was in the hands of the Arabs, the Irananians and the African black (Abyssinian – Habsan – Habsi). There had been several Arab trade ports situated on the Konkan coastline and were known as the Hanjamans (Anjuman – Persian).

**Bimb Rule:** After the Shilaharas there was political instability over the North Konkan region, when a ruling dynasty named as Bimb migrated from Anhilwad Patan (in Gujarat) to Thane district. Enchanted by the natural beauty, flora and fauna of this region they decided to reside here permanently. The Bimb ruler preferred Mahim (Mahikavati) as their capital. Sometimes they shifted their capital to Thane and Malzapur (Malad). Just as the Shilaharas developed the socio-economic and cultural order, in the same way the Bimb rulers took special efforts in re-establishing social, religious and economic activities in this region (their contribution is documented in 'Mahikavatichi Bakhar' edited by Keshavacharya). (The Bakhar is a document on socio economic life in North Konkan in the 13$^{th}$, 14$^{th}$ and the first half of the 15$^{th}$ century. The Bakhar contains useful information on development of the urban and the rural life, trade routes, revenue holding and demarcation of agricultural and non-agricultural land. The present suburbs of Mumbai and Thane developed by the sides of the western and central railway line are likely to trace their origin to the Bakhar period).

**Sultanates:** It was during this period that North India witnessed the invasion of the Muslims. Its repercussions were felt on Northern Konkan also. After the Bimb dynasty, the region was taken over by the Sultans of Gujarat. Earlier to that, Konkan exchanged hands with the Deccani Sultanates including Nizamshah of Ahmadnagar and Adilshah of Bijapur. The towns of Manor, Bhiwandi and Kalyan were especially under their influence.

**Portuguese:** In 1733, the Portuguese invaded the entire western coast of India and especially Northern Konkan succumbed to their political and religious influence. Their efforts of religious conversions, affected the culture and civilization of Konkan established in the Bakhar and the Bimb period. Many mosques, temples and palaces were lost. By 1773 the Portuguese took over Thane and built fortresses (Gadhis) at various locations along the commercially important Ulhas River. The Portuguese power was arrested by the rise of the warrior Maratha kings who realized the significance of Naval

power. In the late 17th century, Chimaji Appa acquired Salsette and entered the city of Thane. For the first time, the strengthening of the sea forts and construction of the naval dockyard at Kalyan and Bhiwandi was undertaken.

The rule of the Portuguese had repercussions on the Peshwa courts in Pune. One Bubaji Naik from Anjur near Bhiwandi persued the matter with Chatrapati Shahu and Peshwa Bajirao I. As the Peshwas were involved in the politics of Northern India, it took 20 years for them to take suitable actions. In 1730 the Portuguese started building the Thane fort. This escalated trouble for the Marathas which further led Peshwa Bajirao I (1720-1740) carrying a military campaign against the Portuguese to Chimaji Appa who, with the help of Bubaji Naik, and other Maratha Generals, succeeded in arresting the Portuguese rule at Bassein and Thane in March 1737.

**Marathas:** After the end of the Portuguese rule, Thane and its surrounding was taken over by the Marathas. Under their chief Ramaji Namdev Bivalkar, they tried to revive the Maratha culture. The city of Thane thus started its first urbanizing phase. Several military and administrative establishments were set up. Ramaji Bivalkar's Wada and Bubaji Naik's Wada were examples of high architectural skills. The Wadas in Bhiwandi and Badlapur Ambernath areas were built earlier during the Shilahara times, during Shivaji's rule and then under the Peshwas. During Adilshahi / Nizamshahi, the Muslims managed various offices and trading activities which continued during the Peshwas too. The Muslim / Arab (Anjaman) settlements of exquisite houses were built under both the above rulers. They revived and reconstructed many temples in and around Thane, including the Kopineshwar Mandir. The trade and agriculture was shared between the two communities; Peshwas were the money lenders and the Muslims were the trade agents known in local language as *Adate*. The Marathas however could not retain their political supremacy and lost Thane to the British Rule in 1774.

( SEE MAP ON NEXT PAGE FOR TOWNS OF HISTORICAL IMPORTANCE)

**TOWN AND PORT DURING FOLLOWING HISTORICAL PERIODS:**

SATVAHNA
SHILAHARA
BIMB
SULTANATES
PORTUGESE
MARATHAS

SECTION 2

## 3.0 Stages and Methodology for Listing and Grading

The stages of the Listing work comprised of :

1. Background research on geographical and historical landscape of Thane District
2. Field visits to identify the sites of heritage significance and document the information as per the prescribed proforma.
3. Inventorisation of the visited sites by ascertaining the criteria for selection of each site
4. Making a draft list of short listed sites with relevant information by further analysis of selection criteria.
   This list was presented to MMRHCS and to the officials from the Local Bodies of the Tehsils.
5. Assigning Values, Final Selection from the draft list and appropriate Grading of the finally selected sites.
6. Uploading documentation on web site in the prescribed format

### 3.1. Background research and procuring initial data

Before commencing the actual fieldwork, basic information on the local history was procured from published documents, including maps, articles from identified local historians and from knowledgeable personalities associated with the areas.

- Existing List from the Directorate of Archaeology, Maharashtra State at CST.
- Gazetteers from the Directorate of Gazetteers, Maharashtra State at Fort (refer Bibliogrphy)
- Existing books on the History and Geography of Thane District in Marathi and English (refer Bibliography)
- Existing Documentations and relevant Maps from MMR-HCS
- Identification of Local Historians from Thane
- Consultations with Historians, Archaeologists and Local Associations of Trekkers etc.
- Consultations with local authorities wherever possible

### 3.2 Field Work

For Field Visits, the teams were divided on the basis of geographical proximity rather than separating the teams on the division of Rural and Urban. Each Team consisted of two qualified architects, supervised by two team coordinators. Altogether three teams were constituted for the Field visits:

1. Bhiwandi-Nizampur, Kulgaon -Badlapur
2. Dombivali, Ambernath, Ulhasnagar
3. Mira-Bhayandar, Navi Mumbai

The teams were briefed on the historical context and were equipped with a map of the respective Tehsil. The map showed all the villages in the Tehsil. With the help of local historians 141 villages (out of 149) in Thane Urban areas and 328 (out of 365) in Thane Rural areas were selected and were visited

to search for any built sites as well as natural features of heritage value. The teams hired vehicles from the main towns like Thane, Vasai, Kalyan, Dombivali etc and visited the villages on the map by following convenient routes. The visits consisted of meeting the Panchayat members and/or checking with the local senior residents. The teams explained the purpose of the project and requested them to identify the sites which had significance with respect any of the following attributes- Architectural (Religious and secular), Social, Historical, Cultural and Environmental. Information was specifically sought about any ruins which perhaps were not perceived as significant knowledge. The process of interviewing local people and the physical surveys led to the identification of heritage sites/structures from the rural and urban areas. The team visited the identified sites with the locals and after detail examination with respect to its architectural and historic merits took the decision of listing the same. When the opinion differed within the team and / or with the locals, the site was listed for further examination with the Co-ordinators. In some cases where the locals too had not visited for a long time, the ruins were found to be missing. The site was photographed, including the details of the damaged areas. The multilayered information with respect to its social, historical, architectural and structural attributes was written in the prescribed proforma which was carried to the site. The team was sometimes accompanied by the local historians to show the known sites of archaeological importance if located away from the habitable areas.

| **No.** | **Name of Tehsil** (Thane Urban Areas) | **No. of Villages** | **Villages visited** | **Structures Identified** |
|---|---|---|---|---|
| 1. | Bhiwandi-Nizampur | 13 | 13 | 46 |
| 2. | Ambernath | 15 | 15 | 10 |
| 3. | Kulgaon-Badlapur | 13 | 13 | 20 |
| 4. | Ulhasnagar | 4 | 4 | 0 |
| 5. | Dombivali | 41 | 41 | 5 |
| 6. | Mira-Bhayander | 23 | 15 | 5 |
| 7. | Navi-Mumbai | 40 | 40 | 22 |
| | **Total Numbers** | **149** | **141** | **108** |

### 3.3 Inventorisation and Assessment

The inventory list included following typologies:
Archaeological – caves, ancient temples, step wells
Historical residential-, Wadas, Mansion like houses
Historical Military infrastructure like Forts
Infrastructure like Bridges, dams, Aqueduct
!9$^{th}$ and early 20$^{th}$ century Institutions associated with Modern History
Natural water bodies.

The basic inventorisation of all the visited sites and their physical condition were documented. The detail Proformas mentioned above, were also completed with adequate photographs including the details.
Following table shows the Tehsils, Villages and the total number of sites visited. Further, a short list was prepared on the basis of the joint scrutiny undertaken by:

a. The Field Team
b. The Coordinators
c. The Team Leaders

These shortlisted sites/structures with photographs and with basic information with respect to its architectural character, historical significance and heritage values were documented in MS Excel Format and subsequently presented to the MMR-HCS during a meeting in which the merits and demerits of the structures with respect to all the relevant criteria were discussed in detail. The scrutiny procedure with MMR-HCS was undertaken in two meetings by thoroughly discussing the relevance of each site in the inventory.

### 3.4 Assigning Heritage Values and Final Selection of sites

The list of selected heritage sites cover a wide spectrum of both, of heritage significance (historic, aesthetic, architectural, cultural, environmental etc) and of typologies built during different periods.(archaeological sites and ruins, forts, religious & residential structures and institutions built during the period of modern history etc). The list also includes natural features such as water bodies and geological rock formations.

The Conservation Principles of ICOMOS Charter for the Conservation of Historic Town and Urban Areas and relevant articles of the Burra Chapter as well as Regulation 67, of DCR. *(see Annexure 2 for Value Classification)* were referred by the project team for assigning the heritage values, after thoroughly examining the Empirical data. Expert historian, Dr Dawood Dalvi was consulted for confirming the Values assigned by our team. The value classification was discussed and wherever required, modified with the help of MMR Heritage Conservation Society.
These Values are as per follows significance:
Architectural, Historical, Cultural,
Period, Design, Usage, Social, Person,
Group of Buildings, Community value, Social fabric,
Technological, Scenic quality

After assigning the values, final selection of the sites was done. Subsequently, the process of Grading was completed based on the value classification.
The final list, complete with the Grading and Value classifications mentioned in this Report, consists of
**76 structures / sites in the Urban Areas**
**47 structures / sites of the Rural Areas**
Total number of identified sites/structures of Heritage value, both in Urban and Rural is 123.*(See SECTION 3 for Summary tables of Typology and Grading )*

## 4.0 Grading Criteria: General and Specific to the Project

**4.1 General criteria for Grading** of the heritage structures as per DCR 67, 1995:

The process of Grading of the heritage structures was based on the multiple attributes and heritage values documented through research and inventorisation. Heritage values of each structure as mentioned above, by themselves do not indicate the weightage carried by each value. Therefore merely the number of values assigned does not merit higher grade.

The Grading followed the Regulation 67 of DC Regulations for Greater Mumbai, 1995, Maharashtra Government under MRTP Act. The definitions mentioned in the above are given below:

*Grade I*: These are nationally significant sites or having an association with any nationally important event, personality or a part of national political, social or economic history. These also can be part of an architectural edifice marking the development of a particular style.

*Grade II A & B*: These are locally important buildings or a part of the regional political, social or economic history OR sites associated with local personalities, events, etc. These are also a part of the local architectural examples.

*Grade IIA* sites can only be restored but no development is allowed while in case of *Grade IIB***,** the open space existing on these sites can be further developed.

*Grade III*: These are primarily local sites which form part of the local history or are an example of local architecture or are associated with local events, personalities etc.

**4.2 Grading of the Listed sites in the Project**

The Grading criteria mentioned above were carefully applied to all the structures / sites by thoroughly studying the empirical data and the Value assignments for each structure. The Grading assigned to all the Listed sites, along with its implications on the future development were discussed with the MMR Heritage Conservation Society members at length over 3 presentations. The Grading was then modified and finalized accordingly.

The Grading categories which emerged from the documentation are as follows:

**Grade I:** Sites of Archaeological importance, like Caves, Ruins of Temples of archeological importance, Step Wells, and structures having exceptional architectural attributes and scattered artifacts.

Following sites/structures are included in Grade I:

1. Shiv Mandir Ambernath
2. Shiv Mandir Ruins Dindigad
3. Geologically significant Rock Formation Uttan

The archaeological remains are our rich cultural heritage and are of inestimable value. It is our privilege and responsibility to safeguard them for their Archaeological, Anthropological and Aesthetic significance. However, as observed during the field visits, these sites and the scattered ruins are completely neglected. The area is misused and the ruins are stolen frequently. It is the joint responsibility of the Local Authority and the Archaeological Department of the State Government to follow the above guidelines. As an immediate measure, all grade I structures should be protected by delineating and guarding the area to prevent further loss of valuable ruins.

## Thane Urban : Some Examples of GRADE I and II A Sites

Shiv Mandir Ambernath

Geologically significant Rock Formation Uttan

Karve Wada Bhiwandi

Ruins Church at Uttan

Shiv Mandir Ruins Dindigad

Aqua Duct Bhiwandi

**Grade II:** In this project, the sites that have been assigned Grade II are:

- Sites of Religious / Historical importance, possessing high Architectural merits, with Public scale/ presence - Mosques, Temples, Dargas & Forts.
- Sites associated with significant phases and personalities in the Modern National history like the Freedom Movement;
- Structures which reflect any special building technology from a historical period,
- Historically significant, more than a century old, large residential structures like the Wadas.

All the structures which are graded as Grade II are used regularly, either by public as in case of religious structures and forts or by private owners as in case of Wadas. While every effort is to be made to preserve and restore them because of their historical and architectural importance, they are required to be maintained and occasionally expanded. Grade II structures are allowed greater flexibility than Grade I. However they need to be restored, maintained and expanded strictly as per the guidelines suggested by Conservation architects and engineers aware of its historic and structural significance. As an immediate measure, they need to be saved from further decay by such interventions as the eradication of vegetation and exclusion of seepage and leakage of water etc. from the structure.

**Grade III:** The sites associated with local leaders, of social importance and the residential structures of social values were Graded III.
Since the significance is more linked to the cultural value, it is expected to clearly inform the public by appropriately designed informative plaques, boards, etc outside the structures.

**Grade IE:** Environmentally significant and ecologically sensitive sites like natural lakes, water tanks, wells etc. are graded IE. Although these are not 'built' structures, they have a vital Heritage and socio cultural value. It is therefore imperative to take special efforts to conserve these water bodies. Hence they are specially graded as IE.

## 5.0 Intervention Criteria: General and Specific to the Project

**5.1 General Criteria for Interventions:** Heritage Conservation Committee has laid down norms for any future interventions in the listed and graded structures and sites. It is important for owners and occupiers of the listed structures to be sensitive to the types of interventions allowed under the respective grading. The norms are as follows:

*Grade – I*

No intervention would be permitted either on the exterior or interior of the structure unless it is necessary in the interest of strengthening and prolonging the life of the buildings or precincts or any part or features thereof. For this purpose, absolutely essential changes would be allowed and they must be in accordance with the original. Development of the areas and vistas surrounding heritage Grade I buildings or precincts shall be regulated and controlled, ensuring that the grandeur or views are not marred.

*Grade – II (A)*

Internal changes and adaptive reuse will be generally allowed, but external changes will be subject to scrutiny and to the interventions approved by the Heritage Authority. Care would be taken to ensure the conservation of all special aspects for which it is included in the list as heritage Grade II.

*Grade – II (B)*

In addition to the above, extension or additional buildings in the same plot or compound could, in certain circumstances, be allowed provided that the extension / additional building is in harmony with, and does not detract from, the existing heritage buildings / precincts, especially in terms of height and façade.

*Grade – III*

a) External and internal changes and adaptive reuse would generally be allowed. Changes can include extensions, additional buildings in the same plot or compound provided in the same plot or compound provided that the extension / additional building is in harmony with, and does not detract from, the existing heritage building / precinct especially in terms of height and façade.

b) Reconstructions may also be allowed in case of those buildings which attract the provisions of the following Regulations of Development Control Regulations, 1991.

**5,2 Guidelines and Strategy for Protection and Interventions in the Project**

In 1903 Sir John Marshall, the then Director General of the Archaeological Survey of India, mapped out guidelines to protect deterioration of ancient monuments in India. In 1919, ancient monuments were classified as follows for the purpose of conservation: 1) Those monuments which, from their present condition or historical, archaeological or artistic value, are to be maintained in permanent good repair. 2) Those monuments which are required to be saved from further decay by such measures as the eradication of vegetation and exclusion of water from the wall and the like.

However the structure may not be always in good condition but if it possesses heritage attributes/values, the structure to be conserved as per the conservation guide lines. Only those monuments which are in an advanced state of decay and impossible or unnecessary to preserve them need not be preserved. Conservation of built heritage is perceived to be in the long term interest of society. Therefore the aim of conservation of the historic but vulnerable sites is to prolong the life of buildings and the built environment for the benefit of future generations.

In this project, while listing the heritage structures, following typologies are identified : a) Archaeological sites, Wadas and other Residences, b) Religious structures, c) Forts, d) Public structures and e)Water Bodies. General guidelines for interventions are as follows. These are also mentioned in the respective proformas uploaded on the website.

GUIDELINES

***Temples, Mosques etc***

In religious structures, external spaces, internal spaces and the courtyard spaces between structures are part of the collective social heritage. They are public environments and hence need to be constantly maintained. With regard to listed religious buildings, the changes, repairs, additions, alterations and renovations required on religious ground, mentioned in sacred texts, or as part of holy practices laid down in religious codes, is permitted. These are subject to their being in accordance and consonance with the original structure, architecture, design, aesthetics and other special features.

One of the common interventions for religious structures, which are regularly used for worship, is to apply paint over the original masonry of the exterior and the interior of the building. This should be strictly avoided. Restoration of carved stones, carved wood or plaster moulding should be undertaken only if skilled artisans are available. Otherwise, restoration works are to be discouraged. As far as possible no original material or fabric should be removed unless the damage is irreparable. The old work should not be tampered with. Only parts that are structurally damaged should be restored but under the

guidance of the Heritage Conservation Authority / State Department of Archaeology. However the new interventions should be distinguishable when observed closely, so as not to falsify the archaeological or historical evidence. These interventions must be documented in written records.

***Wadas and Houses***

A family residence has many layers of memories associated with different spaces inside and outside the house. All historical documents with respect to the construction of the houses, ownerships as well as archival material like photographs, paintings and artifacts should be systematically noted and preserved by the owners or by local museums. This archival material forms, along with the structure itself, a part of the familial cultural heritage. However, the increasing need for extra space, extra amenities, concerns of security and improved services compel the residents to undertake changes, including structural changes. While the requirements need to be addressed, the changes should not be done indiscriminately. They should be undertaken under the guidance of a conservation architect and a structural engineer.

Restoration of carved stones, carved wood or plaster moulding should be undertaken only with the help of skilled artisans. As far as possible no original material or fabric should be removed unless the damage is irreparable. Any additions of walls, changing finishing materials should respect the existing materials and integrate harmoniously with the whole and be as close as possible to the original. The wooden railings, trellis work if damaged should be replaced by the same material. The old work and finishes which are undamaged should not be tampered with. Only parts that are structurally damaged should be restored. These interventions must be documented in written records. It is recommended that at the entrance gate abutting the access road, a board / plaque be installed, narrating the historical significance of the house.

***Institutional Public Buildings***

A public building is associated with local history and with important personalities in the political and cultural fields. The built structure may or may not have a strong aesthetical value but needs to be preserved in its original visual character. However, new needs of the users and the visitors can be accommodated with respect to extra amenities and improved services including structural repairs. These may be addressed, but work should not be undertaken in an indiscriminate manner. The repair / restoration work should be undertaken under the guidance of a local historian, a conservation architect and a structural engineer experienced in carrying out repairs of such historic structures.

The open landscape surrounding the structure should be designed and maintained well. It may be equipped with appropriate seating, pathways and garbage bins. The historical and socio cultural significance of the institutional building should be narrated on a plaque / board erected at the entrance. This would increase the public consciousness towards the history of the town.

***Archaeological Sites and Remains***

Sites of archaeological and historical importance should be preserved in the existing state. The interventions should mainly be carried out to prevent further decay and damage. They need to be undertaken carefully, strictly under the guidance of State department of Archaeology, Maharashtra. The current state of Ancient buildings and Ruins may suggest at first a renewal, but it should not be undertaken without the advice of the State Archaeology experts. It is important to know that the historical value is gone when their authenticity is destroyed. A high fencing should be immediately erected to include all scattered remains so as to prevent any pilferage.

The objective should be to preserve the ruins and not to revive them. Broken or half decayed original work is of infinitely more value than the artificially restored work. The remains and the scattered parts of the structure, including the loose stones should be protected, preserved and searched for in the nearby residences or common open spaces. The residents need to be informed about the importance of preservation of the ruins. Further, these loose remains should be immediately numbered and documented till they go in the possession of the Heritage Conservation Authority / State Archaeological Department. The historical and archaeological significance of the sites should be narrated on a plaque / board erected at the fencing /entrance gate would increase the public consciousness towards preservation of the remains.

All the archaeological sites and remains should be under the ownership of the State Government, and therefore the expertise and funding is expected to come from the Government. It will be the duty of the Local Authorities of the respective Tehsil to inform the State department of Archaeology about the exact locations and condition of the sites/remains.

***Water Bodies***

A water body is an important component of natural heritage, often associated with historic periods. Natural resources are limited and are eroded at an alarming rate. Water bodies i) support rich and varied ecosystems including flora and fauna over centuries; ii) they conserve rain water, iii) they are significant nodes for social and cultural gatherings and iv) offer psychological recreation to the residents in the nearby areas. They have a predominantly Environmental value. Some have embankments and are defined by masonry dams constructed in a specific technology linked to specific periods.

A buffer zone of 5mt width is suggested to be left clear of any construction activity. However, simple seating facility, garbage bins and Nirmalay kalash and special tanks for idol immersion can be installed in the buffer zone in order to protect the water body from pollution. The buffer zone should have abundant green cover to prevent evaporation loss.

***Forts***

Forts are of historical importance. The objective is to prevent further decays and damages. Since forts are regularly visited by trekkers, tourists and researchers, every part of the fort needs to be checked for its structural safety. Any structural repairs should then be carefully undertaken by the State Department of Archaeology. It is necessary to provide facilities for the visitors such as drinking water, toilets, lights, resting shelters etc. However, new structures should not be conspicuous. The masonry and the finishing materials should respect the existing original materials and integrate harmoniously with the whole. The historical value of the structures will be gone if their authenticity is destroyed. The objective should be to preserve the ruins and not to revive them. Broken or half decayed original work is of infinitely more value than the artificially restored work. The remains and the scattered parts of the structure, including the loose stones should be protected, preserved and searched for in the nearby residences or common open spaces. The loose remains should be immediately numbered and documented till they go in the possession of the Heritage Conservation Authority / State Archaeological Department. The historical and archaeological significance of the fort should be narrated on a board erected at the entrance gate in order to raise public consciousness towards preservation of the remains.

STRATEGY FOR CREATING AWARENESS

According to Sir Bernard Feilden, Director Emeritus, ICCROM, and a conservator of international repute, “an historic building is one that gives a sense of wonder and makes us want to know more about people and culture that produce it. It has architectural, aesthetic, historic, documentary, archaeological, economic, social and even political and symbolic or spiritual values; but the first impact is always **emotional**, for it is a symbol of our cultural identity and continuity-a part of our heritage.”

During the Project work, it was seen that several amateur groups /organizations are motivated by a sense of pride in their local historical/cultural landscape which leads to the awareness to conservation. These groups are extremely active in both, exploring the hidden structures of historical value as well as in protecting by regular vigilance and often in maintaining them. One of the objectives of Listing Heritage Structures has been to create and stimulate awareness among the public for the preservation of built heritage. Since the Listing covers a wide range of cultural and architectural typologies, it can create a possibility of widening the conventional notion of Heritage which is mostly restricted to monumental historical/religious structures. The Listings, when in public domain can be used to open a dialogue/debate initially by mobilizing such conscious groups/ organizations. Such persons can be involved in drawing up advocacy plans to create a larger awareness about the need to protect and conserve the listed built heritage. This process can be carried forward in the local educational institutes. School teachers could be trained to enrich class room teaching by taking their students for such outdoor activities. Expertise of selected persons can be used to draw up heritage trails and walks in some important heritage areas. Participation of the Local Bodies, equipped with such a List are expected to take a proactive role in formulating the protection and conservation strategy.

SECTION 3

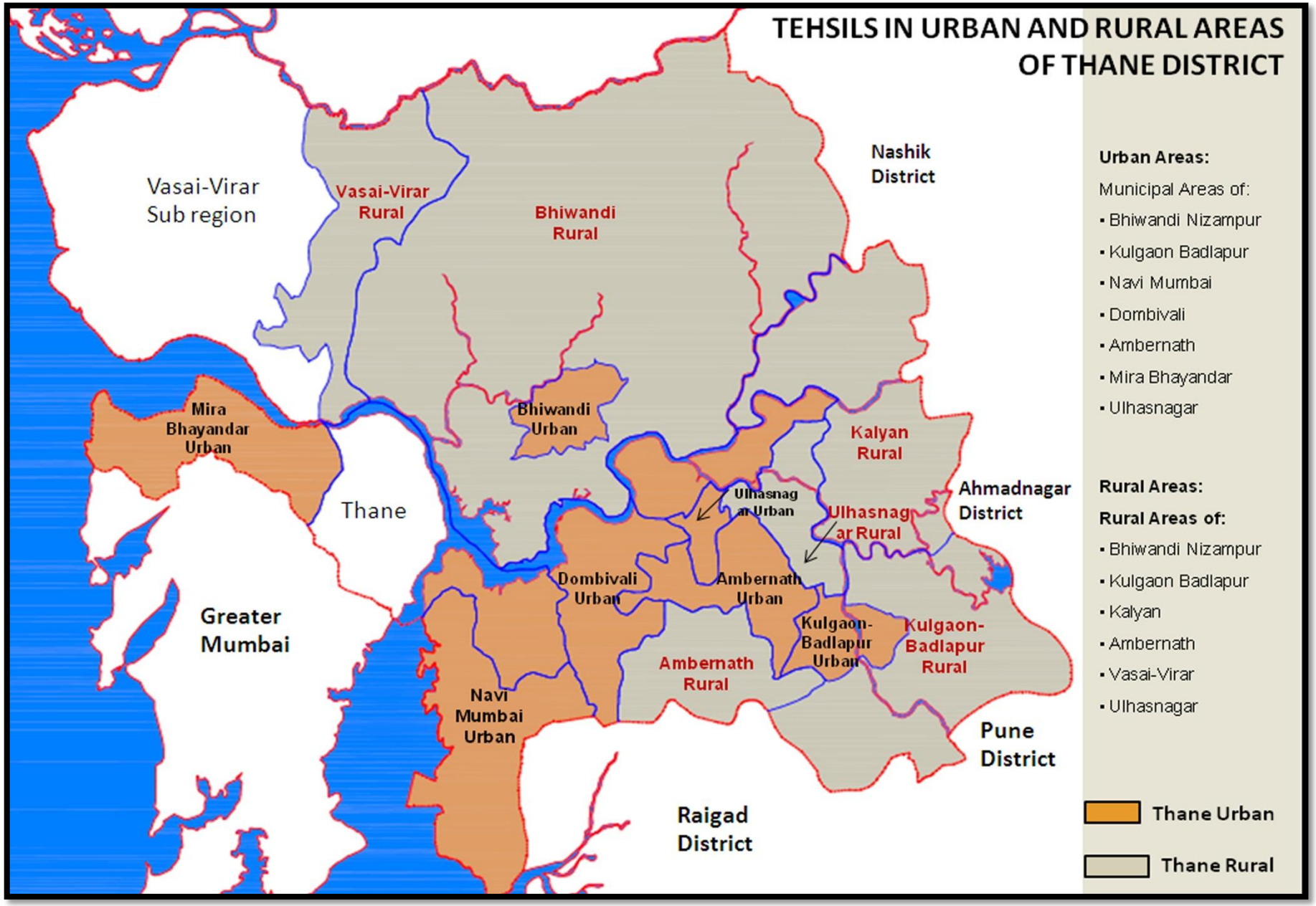
## 6.0. Final Output

### 6.1 Maps and Tehsil wise Documentation of Final Listing and Grading in tabular format.

### 6.2 Bar Charts and Summary tables of Listed sites:

1. Tehsil wise listing of sites
2. Grade wise listing of sites
3. Typology wise listing of sites
4. Ownership wise listing of sites

The final list, complete with the Grading and Value classifications mentioned in this Report, consists of
**76 structures / sites in the Urban Areas** and 47 structures / sites of the Rural Areas
The total number of identified sites/structures of Heritage value, both in Urban and Rural is 123.


TEHSILS IN URBAN AND RURAL AREAS OF THANE DISTRICT
Vasai-Virar Sub region
Vasai-Virar Rural
Bhiwandi Rural
Nashik District
Mira Bhayandar Urban
Bhiwandi Urban
Kalyan Rural
Thane
Ulhasnagar Urban
Ulhasnagar Rural
Ahmadnagar District
Dombivali Urban
Ambernath Urban
Greater Mumbai
Kulgaon-Badlapur Urban
Kulgaon-Badlapur Rural
Ambernath Rural
Navi Mumbai Urban
Pune District
Raigad District
Urban Areas:
Municipal Areas of:
▪ Bhiwandi Nizampur
▪ Kulgaon Badlapur
▪ Navi Mumbai
▪ Dombivali
▪ Ambernath
▪ Mira Bhayandar
▪ Ulhasnagar
Rural Areas:
Rural Areas of:
▪ Bhiwandi Nizampur
▪ Kulgaon Badlapur
▪ Kalyan
▪ Ambernath
▪ Vasai-Virar
▪ Ulhasnagar
Thane Urban
Thane Rural

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**History of Conservation Guidelines in India**

Source: Heritage Conservation: Preservation and Restoration of Monuments; N.L. Batra, Aryan Books International, New Delhi 1996

India is a vast country interspersed with numerous remains in the form of monuments and sites. These remains are our rich cultural heritage and of inestimable value. It is our privilege and responsibility to safeguard and hand down to posterity in original condition those remains, which are in the form of monuments. Every effort is to be made to preserve these historically and architecturally important monuments. In the medieval periods, conservation operations were carried out without attaching much importance to the history of the monuments. Monuments suffered or damaged were not restored but rebuilt. It was

In 1903 that Sir John Marshall, the then Director General of the Archaeological Survey of India mapped out guidelines to protect deterioration of the ancient monuments in India. In 1919, ancient monuments both protected and unprotected were classified as follows for the purpose of conservation:

1. Those monuments which from their present condition or historical, archaeological or artistic value, are to be maintained in permanent good repair.
2. Those monuments which are required to be saved from further decay by such measures as the eradication of vegetation and exclusion of water from the wall and the like.
3. Those monuments which are in an advanced state of decay or comparatively unimportant monuments and therefore it is impossible or unnecessary to preserve them.

The monuments mentioned at (1) & (2) above were further subdivided in the following categories:

A. Monuments owned and maintained by the Government.
B. Monuments owned or maintained by private owners.
C. Monuments owned by private persons but maintained by the owners and the Government jointly or exclusively by the Government.

The Constitution of India defined clearly the responsibility of the Centre and States for the preservation / conservation of ancient monuments. In the year 1951, the centrally protected monuments and in 1956, the monuments taken over from Part 'C' and Part 'B' States by the Central Government were declared as monuments of national importance by means of the Ancient and Historical Monuments and Archaeological Sites and Remains (Declaration of National Importance) Act and Section 126 of the States Reorganization Act-1956, respectively. Thus conservation of the monuments of national importance become the responsibility of the Government of India, while the monuments of local or lesser importance were to be looked after by the respective State Governments.

Later a comprehensive legislation – The Ancient Monuments and Archaeological Sites and Remains Act-1958—was enacted followed by the Rules in 1959 to bring the Ancient Monuments Preservation Act, 1904, in tune with the provisions of the Indian Constitution. Accordingly the preservation of the ancient monuments of national importance and development of their environments became the responsibility of the Archaeological Survey of India. As per the existing policy, the monuments under its charge have to be maintained while preserving them.

In 1931, the first international convention to form a common forum and adopt principles guiding preservation and restoration of ancient buildings on international basis was held, known as Athens Charter. The second International Charter for the Conservation and Restoration of Monuments and Sites was formulated in Venice (Venice 1964), and the Resolutions of the 5th General Assembly of the International Council on Monuments and Sites (ICOMOS) were formulated in Moscow (Moscow 1978). Later the Burra Charter was adopted by Australia ICOMOS (the Australian National Committee of ICOMOS) on 19 August 1979 at Burra, South Australia. Revisions were adopted on 23 February 1981, 23 April 1988 and 26 November 1999.

## ANNEXURE 2 : Notes on Heritage values

Notes on Heritage values

| | | |
|---|---|---|
| 1 | Value for Architectural, Historical and Cultural reason | **A** |
| | * Architectural | **A (arc) architecture** |
| | * Historical | **A (his) history** |
| | * Cultural | **A (cul) culture** |
| 2 | The Date and / or Period and / or Design and / or Unique use of the building or Artefact | **B** |
| | * Period | **B (per) period** |
| | * Design | **B (des) design** |
| | * Use | **B (uu) use** |
| 3 | Relevance to Social or Economical history | **C (seh) social / eco history** |
| 4 | Association with Well-known Persons or Events | **D (bio) Person** |
| 5 | A Building or group of buildings and / or areas of distinct architectural design and / or style, historic period or way of life having sociological interest and / or community value | **E (Group of buildings)** |
| | * Style | **E (Community value)** |
| | * Historical | **E (Social fibre)** |
| 6 | The Unique Value of a buildings or Architectural Features or Artifacts and / or being part of a chain of Architectural Development that would be broken if it was lost | **F (Part of chain of Architectural Development)** |
| 7 | Its value as a part of a group of building | **G (grp) Group of Buildings** |
| 8 | Representing forms of Technological Development | **H (tec) Technological Development** |
| 9 | Vistas of Natural / Scenic Beauty or Interest, including Water front areas, Distinctive and / or Planned Lines of Sight, Street Line, Sky-line or Topographical | **I (sce) Vistas, Scenic, Water part, Sky line, Topographical** |

| | | |
|---|---|---|
| 10 | Open Spaces sometimes Integrally Planned with their associated areas having a distinctive way of life and for which are and have the potential to be area of recreation | **J (open spaces integrally planned with associated area as having a distinctive way of life. Potential to be area of Recreation)** |
| 11 | Environmental value | **Env** |
| 12 | Archaeological value | **Arch** |