

STATE OF CONSERVATION REPORT, JAIPUR CITY, RAJASTHAN (INDIA)

November 2024

Date of Inscription: 2019

Criteria: [\(ii\)](#)[\(iv\)](#)[\(vi\)](#)

Property: 710 ha

Buffer zone: 2,205 ha

Dossier: 1605

1. Executive Summary of the report

The Jaipur City was inscribed in the UNESCO World Heritage list in 2019 under criteria (ii), (iv), (vi) the state party submitted the last state of conservation report in 2022 which was reviewed by the World Heritage Committee in 45th session (2023). As per the committee recommendation and decision 45COM7B.41 and UNESCO's guideline for the state of conservation report, the details are as follows: -

- **Regulatory Framework:** The Jaipur Nagar Nigam Heritage Regulation 2022, notified in March 2022, introduces detailed guidelines to maintain the Walled City's heritage integrity. This regulation suggests the engagement of neutral third-party consultants by the State Party for major interventions affecting multiple heritage attributes and entrusts the Heritage Cell to handle smaller projects. The regulation provides essential architectural control and heritage impact assessment guidelines, reinforcing protection for Jaipur's historic architecture and urban landscape.
- **The ICOMOS 2019 Evaluation of Jaipur Proposed Projects:** The Chaugan Stadium and Anaj Mandi parking facilities were redesigned with underground solutions to protect the city's heritage, and proposed multi-storey parking projects at Atish Market and Janata Market were halted due to concerns about their impact on historical sites. Additionally, the Jaleb Chowk redevelopment is on hold due to a dispute over ownership.
- **Special Area Heritage Plan (SAHP):** Prioritized by the Government of Rajasthan, the SAHP will function as Jaipur's Site Management Plan to ensure the long-term conservation of the Walled City. Integrating GIS-based data on architecture, crafts, socioeconomics, and mobility, the SAHP supports sustainable urban planning and aligns with the Special Area Master Development Plan (2047), setting a comprehensive framework for future policies, legislation, and development. A good progress has already been made on documenting the property area in GIS format under SAHP through on field surveys.
- **Base Plan and Heritage Inventory:** The creation of Jaipur's base map and inventory of heritage attributes under the SAHP involves comprehensive surveys to document the Walled City's heritage, with a focus on Outstanding Universal Value (OUV). INTACH has compiled detailed inventories of 600 key heritage properties, forming a vital foundation for future conservation, planning, and management of Jaipur's heritage. The documentation of the remaining heritage properties will be addressed as part of the ongoing efforts under the SAHP.

- **Community Involvement and Public Consultation:** A Community Consultation Centre has been created to encourage public participation and dialogue with stakeholders. The work under SAHP is being done with the partnership with relevant institutions and subject experts. A meeting was also conducted in January 2024 with the ward councillors (public representatives) of the walled city of Jaipur to inform them about the work and surveys for SAHP and to incorporate their suggestions.
- **Interpretation and Tourism Management:** A detailed Interpretation and Tourism Plan has been developed to enhance visitor experiences while managing visitor impact on the Walled City, ensuring the continued protection of its heritage values.
- **Conservation and Monitoring:** A sophisticated monitoring system has been established, utilizing geotagging and periodic reporting to ensure the preservation of key heritage attributes. The Heritage Cell, supported by conservation and urban planning experts, oversees this process. Additionally, collaborations with leading conservation firms across India have bolstered monitoring and conservation capacity. To strengthen compliance efforts, NNJH enforcement team will now dedicate police team to monitor illegal construction activities in each Chowkri. Control and Protection Plans are being developed for each Chowkri beginning with Modikhana Chowkri as a model, to strengthen preservation efforts through active community engagement.

Currently no conservation issues have occurred which might affect the impact of the property 's Outstanding Universal Value (OUV).

2. Response to the Decision of the World Heritage Committee (Decision: 45 COM 7B.41)

WHC Para 1: *Having examined Document WHC/23/45.COM/7B*

WHC Para 2: *Recalling Decision 43 COM 8B.16 adopted at its 43rd session (Baku, 2019)*

WHC Para 3: *Welcomes the progress made to improve the frameworks for legal protection and management of the property and the ongoing efforts to establish a detailed base plan and inventory of the property's attributes.*

Response:

- The Jaipur Municipal Corporation Heritage (Nagar Nigam Heritage Jaipur (NNJH)) acknowledges receipt of the report by the World Heritage Centre (Decision: 45 COM 7B.41, adopted at its 45th session (Riyadh, 2023) regarding the state of conservation of Jaipur City (India).

WHC Para 4: *Notes that Heritage Impact Assessments (HIA) have been undertaken for a range of conservation, infrastructure and development projects and that the State Party has developed additional guidance for public projects to strengthen the effectiveness of its HIA processes, and encourages the State Party to update this guidance, in line with the Guidance and Toolkit for Impact Assessments in a World Heritage Context, developed in collaboration between the Advisory Bodies and the World Heritage Centre;*

Response:

- The Jaipur Nagar Nigam Heritage Regulation 2022 were officially notified in March 2022 under the Jaipur Nagar Nigam Heritage (Walled City) Heritage Conservation and Protection Byelaws - 2020. (Annexure 'A')
- Regulation 2022 includes Architectural Control Guidelines and Heritage Impact Assessment Guidelines. Architectural Control Guidelines included section wise and overall regulation for main bazaars and internal streets of Chowkris.
- In section 2 of Regulation 2022, Guidelines for Heritage Impact assessment is described as follows: For interventions impacting the entire Walled City or multiple attributes contributing to Outstanding Universal Value (OUV), a neutral third-party consultant shall be engaged by the State Party for an unbiased report. For smaller-scale projects or conservation-focussed projects, Heritage Cell may provide a short HIA including all required documentation. All Heritage Impact Assessments shall be forwarded to the Technical Heritage Committee for review and feedback, if any. The project shall then be presented for public feedback and suggested modifications by stakeholders. Prescribed processes are described as per the following types of projects:

	Type of Project	Examples	Process to be Followed
A	Project impacting any attributes of the UNESCO site	Projects affecting main bazaars and Chaupars (Junctions) such as infrastructure development, façade modification; conservation or re-use of historic havelis, haveli temples or iconic landmarks; interventions in any craft streets, etc.	1. Neutral third party to create HIA 2. HIA Appraisal by Heritage Cell 3. Review and feedback by Technical Heritage Committee (THC)
B	Large-scale interventions, infrastructure development or addition of services	Development of infrastructure at main bazaars such as road construction, lighting services, etc. or any works affecting main bazar and chaupar facades, any work done at sites of heritage value such as historic chowks, gardens or open spaces, stadiums and other public tourist sites, etc.	1. Neutral third party to create HIA 2. HIA Appraisal by Heritage Cell 3. Review and feedback by Technical Heritage Committee
C	Minor interventions or upgradation of existing infrastructure	Change in infrastructure like streetlights, dividers, etc.	1. Brief HIA by Heritage Cell
D	Conservation or upgradation of	Conservation or adaptive reuse of temples or havelis,	1. Brief HIA by Heritage Cell

	existing historic buildings	repairs to historic structures, etc.	2. Review and feedback by THC
E	Other categories	Process to be prepared by Heritage Cell as per project with review and feedback by Technical Heritage Committee (if required)	
F	Ongoing projects without Heritage Impact Assessment		

- For all projects being implemented within the Walled City or its buffer zone by any department or agency, an application must be submitted to the Heritage Cell. The Heritage Cell will respond to the application with required action to be taken further for the proposed project as per the norms for management of the UNESCO World Heritage Site.

We further make note to update this guidance, in line with the Guidance and Toolkit for Impact Assessments in a World Heritage Context.

WHC Para 5: Also Notes that there are several projects under consideration pending the completion of HIAs, and requests the State Party to submit to the World Heritage Centre for review by the Advisory Bodies:

- Detailed information on the projects currently under consideration,*
- Information on the status of projects listed in the 2019 Advisory Body Evaluation report, such as the multi-storeyed car park at Chaugan stadium complex and the Jaleb Chowk Redevelopment projects, and*
- Information about any ongoing or planned works within the property or its buffer zone that may affect the Outstanding Universal Value (OUV) of the property, in accordance with Paragraph 172 of the Operational Guidelines.*

Response:

- Detailed information on the completed and ongoing conservation projects is as follows:
 - **Completed Conservation Projects:**
 - Conservation of temples (Brij Nidhi Temple, Kalki Mandir, Tadkeshwar Nath, Shri Gopinath ji Mandir, Mandir Shri Ladli ji and Shri Radha Krishna Ji Mandir)
 - Conservation of Schools (Govt. Girls Senior Secondary Kamala Nehru School, Govt. Girls Senior Secondary School Telipara, Govt. Adarsh Girls Senior Secondary Gangauri Bazar, Govt. Girls Senior Secondary School Moti Katla, Maharaja's Balika's Senior Secondary School, Rajkiya Secondary School Chowkri Modikhana, Govt. Senior Secondary School Manak Chowk and Govt: Girls Higher Secondary School Chaura Rasta)
 - Maharaja Library
 - Yadgaar Building (Traffic Police Headquarters)
 - Conservation of Verandahs (Ramganj Bazar, Ghat Gate Bazar, Chandpol Bazar, Kishanpol Bazar, Gangauri Bazar, Tripoliya Bazar, Johari Bazar, Bapu Bazar, Nehru Bazar and Sanjay Bazar)
 - Redevelopment of Talkatora

- Redevelopment of the Darbar School
- Integrated development of Chaugan Stadium (including Parking, Swimming pool, Sports complex, Sports facilities and Sewage Treatment Plant)
- Smart roads and junctions (Completed - Kishanpol Bazar, Chandpol Bazar, Ajmeri Gate Proposed - Sanganer Gate, New Gate and Subhash Chowk)
- Multi-level Car parking at Chaugan Stadium, Anaj Mandi, and Ram Niwas Bagh within the buffer.

- **Ongoing Projects**

- Redevelopment of Kishanpole College.
- Extension of Pandit Deen Dayal Upadhyay Hospital.
- Conservation of Baoris/ Bawaris (stepwells) by World Monuments Fund. (HIA for the project is in process)
- Jaipur Metro Rail with stations outside Badi Chaupar to Transport Nagar (HIA for the project is in process.)

b) As per the ICOMOS technical evaluation (2019 Advisory Body Evaluation Report) for examining the State Party's proposal to include the city of Jaipur in the UNESCO World Heritage Site List, the status of the listed projects is as follows:

- The project under review involves the construction of a **multilevel parking facility at the Chaugan Stadium** in Jaipur. This project was modified based on recommendations from the Heritage Cell, transitioning from a proposed multilevel carpark to an underground parking solution. Currently, the parking facility accommodates approximately 400 ECU (Equivalent Car Units), and the area above the parking structure is being utilized as a playground for local children. The parking facility is primarily situated below ground level, ensuring that it does not significantly alter the visual setting of the historic site. No additional construction or superstructures have been added that could potentially harm the historic fabric. There is no direct visual impact from the structure on the overall Outstanding Universal Value (OUV) of the historic city. The design of the parking structure draws inspiration from the historic context of the site, ensuring compatibility with the surrounding architecture and urban fabric. (HIA in Annexure 'B'(B)).
- A similar approach has been adopted for the **Anaj Mandi car parking project**, which also followed a heritage-sensitive design process. (HIA in Annexure 'B'(A)).
- The proposed **multi-storeys car park at the Atish Market area**, based on site visit of the **Conservation** experts and recommendation from Heritage Cell to the Aatish Market area, it was observed that there are temples with adjoining communal spaces, a number of mature trees and informal parking space, The site also occupies a central location in the city, as it is within the central open space of a historic market, as well as the monumental Sargasuli/Isar Lat. Therefore, considering the above observations, the proposal for multi-storeys car parking at Aatish Market would not be desirable. Therefore, the project has not started yet and is not even being considered at present. (Annexure 'C')
- Similarly, the **multi-storey integrated development of Janata Market** is also not under consideration.

- **The Jaleb Chowk Redevelopment project** remains on hold due to an ownership dispute between the government and Jaipur's royal family.

(c) As directed it has been noted that all development, restoration projects, conservation projects, adaptive reuse in the walled city area and buffer zones will be subjected to Heritage Impact assessment as per the framework created in Regulation 2022,

Further it will be always ensured that if any project likely to have an impact on the Outstanding Universal Value (OUV) of the property, in accordance with Paragraph 172 of the Operational Guidelines, the same will be submitted to the World Heritage Centre to consider it for review by the Advisory Body.

WHC Para 6: *The State Party has initiated work in response to its previous decision, and encourages continued progress on the following actions:*

- a) Develop and implement the Special Area Heritage Plan under the Jaipur Master Plan 2025 to enhance the state of conservation of the property with regard to development impacts, including those affecting the city wall and craft streets, in line with the 2011 UNESCO Recommendation on the Historic Urban Landscape (HUL),*
- b) Complete the detailed base plan and inventory of the attributes of OUV,*
- c) Finalise the Architectural Control Guidelines and control over demolitions, following stakeholder and public consultations,*
- d) Continue to improve the monitoring system, ensuring that it provides adequate information about the state of conservation of the property,*
- e) Complete the draft interpretation strategy and tourism plans, including elements such as parking lots.*

Response:

- a) The Government of Rajasthan confirms its commitment to completing the Special Area Heritage Plan (SAHP) under Jaipur Master Plan 2025 for the Walled City of Jaipur on priority. The State Government has outsourced the preparation work of SAHP to PDCOR Limited in 2023 and it is expected to be completed by March 2025. Besides aligning with the Master Development Plan 2025, the SAHP shall function as the Site Management Plan for the World Heritage Property of Jaipur protecting its OUV.

Objective of Special Area Heritage Plan

The Special Area Heritage Plan aims to:

1. Build a comprehensive database using Geographical Information System (GIS) to include architectural, crafts, planning, urban infrastructure, socio-economic, mobility and other related data for the property, which will become the cornerstone to management and monitoring.
2. Formulate an overall vision for future policies, legislation, and proposals in accordance with the Special Area Master Development Plan (2047) a policy document (under final approval)

3. Improve accessibility, understanding and interpretation of the property and formulate strategies to enhance livelihood of stakeholders.
4. Protect the natural heritage.
5. Propose enhanced management strategies and action plans to protect the Outstanding Universal Value (OUV)
6. Identify current and emerging issues within the property that pose a threat to the Outstanding Universal Value
7. Guide future planning controls, regulations, and guidance.
8. Formulate a comprehensive strategy to improve traffic management and mobility by considering existing Traffic and Transportation Study for Jaipur Region – 2020 (L&T), Decongestion Plan 2013 (UMTC), Jaipur Metro DPR (1B, 1C).
9. Enhance urban security and protection against disasters.
10. Guide infrastructure development projects in and around.
11. Develop short-, medium- and long-term action plans for implementation at various levels.

Component of SAHP: The SAHP is a comprehensive document which will be crucial for guiding conservation and development in line with Jaipur's Outstanding Universal Value. It contains the following components, which are being done under two stages:

STAGE –1:

- Preparation of Base Map
 - Preparation of Base Map with all available layers of data from DOIT&C (Department of Information Technology & Communication),
 - Preparation of Base Map with additional data through on- field surveys
- Situation Analysis
- Preparation of Demographic, livelihood & housing profile
- Assessment of social and civic facilities
- Physical Infrastructure, Sanitation & Solid waste Management Plan
- Economy (Industry, Trade and local commerce)
- Heritage Conservation Plan
- Tourism and Interpretation Plan

STAGE – 2:

- Transportation and Mobility Plan
- Disaster Risk Management Plan
- Environment and Landscape Plan
- Legislation and Management Frameworks
- Digitization of Existing Survey Record Sheets (100 in No. s)

Progress made so far: The work on the assignment started immediately after receiving DOIT base Map data and has achieved significant progress in the project. A Base Map on GIS platform for whole Special Heritage Area for all 9 Chowkris (geographical distribution of WH city into 9 quadrants as per historic planning) with all the available layers of DOIT&C (Department of Information Technology & Communication) was prepared in March 2024 so as to use it as the base for further conducting the on-ground surveys to meet

the objectives of the SAHP, by collecting additional data/attributes *of OUV* for each property (approx. 40000).

The survey work of 9 Chowkris to collect the additional information of each property is being done in an optimum manner. The surveys in 6 out of 9 Chowkris have been completed and are in progress for the 3 more Chowkris simultaneously. The three types of surveys i) Physical Property Survey (for 100% properties), ii) Household/ demographic Survey, and iii) Trade & Commerce Survey, are being done to collect the additional information (*of OUV*) with respect to the SAHP in all the 9 Chowkris. All the surveys are being conducted in GIS based application QGIS and QFIELD for precision and efficiency. (Survey Questionnaires attached in Annexure ‘C’)

As an output of the ongoing surveys, maps and analysis reports is being prepared to be further used for developing the Physical Infrastructure Plan, Heritage & Conservation Plan, Tourism plan and works under the Stage 2 of the Project to enhance the state of conservation of the property with regard to development impacts, conservation measures for the OUVs, Monitoring, management and implementation strategies, all in line with the 2011 UNESCO Recommendation on the Historic Urban Landscape (HUL).

- b) The ongoing surveys under the SAHP aim to produce a detailed base map and inventory of heritage attributes for the entire Walled City area, documenting the attributes related to the Outstanding Universal Value (OUV) of the property. The survey questionnaires have been worked out based on the virtual workshops with international experts from UNESCO and the Heritage Cell (March 2022.), discussion with CTP & ACTP Rajasthan and relevant institutions have been involved to cover the information required for inventorying the heritage attributes of OUVs and a meeting was also conducted in January 2024 with the ward councillors (public representatives) of the walled city of Jaipur to inform them about the work and surveys for SAHP and to incorporate their suggestions.

A good progress has already been made on documenting the property area. A comprehensive 3D photographic survey and virtual model of the entire property has been completed, accurately capturing all physical features. About 65% of the inventory has been prepared in GIS through on field surveys till now and it is expected to complete the inventory for all the properties of the walled city area with details of the attributes to serve as the base map for the further planning, proposals, and regulation of the WH property area.

INTACH has successfully completed comprehensive heritage inventories for the city’s most significant structures. In the initial phase, detailed inventories for 600 heritage properties were meticulously compiled and subsequently approved by the Technical Heritage Committee. These inventories serve as a vital step in preserving the architectural and cultural heritage of the city. The documentation of the remaining heritage properties will be addressed as part of the ongoing efforts under the SAHP. This systematic inventory process not only ensures the protection of these irreplaceable structures but also forms the foundation for future conservation and management initiatives, safeguarding the city’s historical legacy for generations to come. (Inventories of Some Properties in Annexure ‘E’)

- c) The Jaipur Nagar Nigam Heritage Regulation 2022 were officially notified after incorporating the Public/ stakeholder feedback in March 2022 under the Jaipur Nagar Nigam Heritage (Walled City) Heritage Conservation and Protection Byelaws - 2020.
- Regulation 2022 includes Architectural Control Guidelines and Heritage Impact Assessment Guidelines. Architectural Control Guidelines included section wise and overall regulation for main bazaars and internal streets (Chowkris). (Annexure 'A')
 - Public agencies have also been instructed to adhere to regulations and byelaws during projects and development activity.
 - A Community Consultation Centre has been established as a forum for residents of the Walled City to participate in planning and development dialogue. This facilitates engagement between the community and Municipal Corporation.
 - The Control and Protection Plans will be completed for all Chowkris (sectors) under the SAHP. As an initial step, a Control and Protection Plan has been completed for the Modikhana Chowkri with guidance from UNESCO experts during the April 2022 workshop. This will serve as a model for plans to protect the integrity of the remaining Chowkris.
 - As recommended, the Heritage Impact Assessment Guidelines will be updated in accordance with the new UNESCO Guidance and Toolkit for Impact Assessment in a World Heritage Context.
- d) A detailed framework for monitoring each heritage attribute, including specific indicators and designated responsible agencies/personnel, was initially implemented manually. However, this process has now been upgraded through the integration of geotagging for all significant heritage properties. This technological advancement enables the real-time tracking and monitoring of the state of conservation for each property, enhancing the efficiency and effectiveness of the monitoring system.
- In addition, Chowkari-wise vigilance teams have been deployed to closely monitor and prevent unauthorized construction within the city. These teams are tasked with identifying and reporting any illegal activities directly to the Heritage Cell or Vigilance Cell, ensuring swift action is taken to protect the integrity of the city's heritage.
 - To extend the monitoring system in the ongoing projects in the walled city, the following has been specified in Section 2.1 of the Regulation 2022 (Regulation 2022 attached in Annexure):
Periodic monitoring by Heritage Cell to be carried out with experts and committees as required and creation of reports to be attached to project files at multiple stages of the project to ensure compliance with initial application, documentation of any changes required and protection of all heritage values. The project may include following reports for monitoring:
 - i. Initial site report prior to initiation of project
 - ii. Periodic site visit reports during implementation of project
 - iii. Completion report on execution of project

- e) In 2022, the Department of Tourism developed a comprehensive Interpretation and Tourism Plan for the heritage areas. The government has already commenced the implementation of key recommendations from the plan, aimed at effectively managing visitor traffic and preserving the area's cultural significance.
- As part of this initiative, parking provisions for both two-wheelers and four-wheelers, based on ownership, will be implemented by the NNJH in open spaces and chowks across all Chowkris, as outlined in the action plan for adaptive reuse. To minimize the visual impact on the heritage environment, parking spaces are being designed to be located underground.
 - Stone plaques symbolising, designs of signage with historical information and maps area prepared by Heritage Cell to improve the tourist's experience.
 - Under the SAHP an additional scope has been established to review the Tourism Plan, with the possibility of proposing adjustments or modifications, if necessary. This review will specifically consider the Outstanding Universal Values (OUVs) of key tourist points to ensure that the Tourism Plan aligns with the city's heritage conservation objectives. By integrating the Tourism Plan into the broader SAHP framework, the initiative will foster inter-departmental cooperation, ensuring a cohesive and effective approach to both tourism and heritage management.
 - Furthermore, the Government of Rajasthan has allocated a substantial budget of ₹100 crore for the implementation of the Tourism Plan and for the conservation of the World Heritage Site, reinforcing the commitment to safeguarding and promoting the region's cultural and historical assets.

WHC Para 7: *Requests the State Party to strengthen the enforcement of the Jaipur Nagar Nigam Heritage (Walled City) Heritage Conservation and Protection Bylaws 2020 to improve the legal protection of the property and to enhance the technical and management capacity and human resources of the Heritage Cell within Jaipur Municipality.*

Response:

- The Heritage Cell comprises conservation architects, town planners and transport planner. Further, the Technical Heritage Committee and the State Level Heritage Committee comprises of the numerous experts varying from range of backgrounds. Additionally, top empanelled conservation architecture firms across India have been empanelled to support tasks like Heritage Impact Assessments, Adaptive reuse of the structures, inventories and conservation report of structure within City and buffer zone. The experts of conservation are engaged as per the requirement. The proposal of permanent post creation of conservation architects, and other relevant posts, already sent for State Government to enhance the capacity of Heritage Cell. SAHP work is under process and once it will be finalized/ notified by the state government, the heritage cell will implement the recommendations of SAHP, until the post creation proposal may be approved by State Government

- Enforcement capacity is being enhanced by incorporating police officers for Chowkri-wise monitoring, and to strictly follow the Heritage Conservation and Protection Bye laws and Regulation.
- Further under the Legislation and Framework component of SAHP, the proposed scope is as follows:
 1. A study and analysis of all existing urban planning, development, and environment-related regulations (building byelaws) and previous and existing plans/regulations in order to propose a viable solution for various issues within the local context.
 2. A study to objectively analyse and assess the institutional capacity (both in terms of human and financial resources) to implement and monitor the SAHP Plan and relevant laws/byelaws.
 3. The SAHP shall suggest improvements in the institutional structure, laws/byelaws, revenue generation, expenditure of financial resources, and other related aspects.

WHC Para 8: Further requests the State Party to submit to the World Heritage Centre, by 1 December 2024, an updated report on the state of conservation of the property and the implementation of the above, for examination by the World Heritage Committee at its 47th session.

Response:

We appreciate the opportunity to provide updated information on the progress made in implementing the recommendations from the time of Jaipur's inscription as a UNESCO World Heritage property in 2019 (Decision 43 COM 8B.16 adopted at its 43rd session), the State of Conservation submitted in 2022 (WHC/23/45.COM/7B) and with respect to the comments received in 2023 (Decision: 45 COM 7B.41).

3. Other current conservation issues identified by the State(s) Party(ies) which may have an impact on the property's Outstanding Universal Value

At present, there is no current major concern which may impact on Outstanding Universal Value (OUV) of the property.

4. In conformity with Paragraph 172 of the Operational Guidelines, describe any potential major restorations, alterations and/or new construction(s) intended within the property, the buffer zone(s) and/or corridors or other areas, where such developments may affect the Outstanding Universal Value of the property, including authenticity and integrity.

At present, there is no intention of any potential major restorations, alterations, and/or new construction(s) intended within the property, the buffer zone(s) and/or corridors or other areas, where such developments may affect the Outstanding Universal Value of the property, including authenticity and integrity.

5. Public access to the state of conservation report


Jaipur Municipal Corporation Heritage (Nagar Nigam Jaipur Heritage (NNJH) agrees that the report can be uploaded for public access on the World Heritage Centre's State of Conservation Information System.

6. Signature of the Authority

Annexure

<u>Annexure</u>	<u>Annexure Details</u>	<u>Page No.</u>
<u>A</u>	<u>Nagar Nigam Jaipur Heritage Regulations 2022, notified under the NNJH Conservation and Protection By laws 2020.</u> <ul style="list-style-type: none">• <u>Section 1: Architectural Control Regulations</u>• <u>Section 2: Guidelines for Heritage Impact Assessments</u>	<u>1-12</u>
<u>B</u>	<u>HIA of Multi Level Car Parking</u> <ul style="list-style-type: none">• <u>Anaj Mandi</u>• <u>Chaugan Stadium</u>	<u>13-56</u>
<u>C</u>	<u>Recommendation of NNJH on Multi-storeys Car parking at Atish Market Area</u>	<u>57-58</u>
<u>D</u>	<u>Survey Questionnaires Part of Survey Work of SAHP. Three types of Survey Form Questionnaire for the ongoing field surveys for Special Area Heritage Plan.</u> <ul style="list-style-type: none">• <u>A: Physical Property Survey Form</u>• <u>B: Household / Demographic Survey Form</u>• <u>C: Trade & Commerce Survey Form</u>	<u>59-74</u>
<u>E</u>	<u>Samples of Inventories of Heritage Properties prepared by INTACH</u>	<u>74-103</u>

Annexure A

 सत्यमेव जयते	राजस्थान राजपत्र विशेषांक	RAJASTHAN GAZETTE Extraordinary
	साधिकार प्रकाशित	Published by Authority
	फाल्गुन 12, गुरुवार, शाके 1943-मार्च 03, 2022 <i>Phalguna 12, Thursday, Saka 1943- March 03, 2022</i>	

भाग-1(ख)

महत्वपूर्ण सरकारी आज्ञायें।

NAGAR NIGAM JAIPUR HERITAGE REGULATIONS - 2022

JAIPUR NAGAR NIGAM HERITAGE (WALLED CITY) HERITAGE CONSERVATION AND PROTECTION BYELAWS – 2020

Jaipur, February 10, 2020

No .-In exercise of the Powers Conferred by Sub-clause (iii) of clause (g) of Section 46 and Section 340 of the Rajasthan Municipalities Act, 2009 the Jaipur Nagar Nigam Heritage has notified the Jaipur Nagar Nigam (Walled City) Heritage Conservation and Protection Byelaws-2020. In compliance with Clause 10 (1) and (2), the Jaipur Nagar Nigam Heritage hereby notifies the following regulations:

1. Architectural Control Regulations
2. Regulations for Heritage Impact Assessments

SECTION 1 – ARCHITECTURAL CONTROL REGULATIONS

1. Section-wise Regulations for Main Bazars

1.1. Shops on Ground Floor

1.1.1. Commercial Signage

- a) For shops facing the main bazars with the external veranda, on the external facade of the corridor, the traditional black and white hand-painted signages shall be maintained. The width of the signage shall follow that of the existing opening and combining or dividing external signages shall not be permitted. Any one of the templates 1A or 1B with prescribed font sizes in Annexure 1 (Signage Templates) may be implemented and hand-painted for those on the external facade of the corridor. Signage parameters defined in section 2.5 shall be followed.
- b) Commercial signages above the shop openings inside the corridors shall be painted on box covers of rolling metal shutters or on the lintel area above wooden shutters or existing opening. The width of the signage shall not exceed that of the existing opening and multiple signages for the same shop shall not be permitted. The signages shall follow the templates 2A or 2B. The following template with prescribed font sizes may be implemented and hand-painted. Signage parameters defined in section 2.5 shall be followed.
- c) For shops facing the main bazars where there is no external veranda, the commercial signage shall be painted on the on box covers of rolling metal shutters or on the lintel area above wooden shutters or existing opening. The width of the signage shall not exceed 3.0 m and multiple signages for the same shop shall not be permitted. The signages shall follow the templates 1A or 1B with prescribed font sizes in Annexure 1. Signage parameters defined in section 2.5 shall be followed.

- d) Free-standing, hung or projecting commercial signages or advertisements, etc. shall not be permitted on the external façade, outside the veranda or within the veranda corridor.

1.1.2. Addition of Infrastructure/Services in the Corridor

- a) All wiring added inside the veranda corridor shall be within the metal tray provided for common use. Additional lights or any installation resulting in free-hanging wires within the corridor shall not be permitted.
- b) Any water pipes from the water outlets from the terrace of the corridor fixed on the external face of the columns of the corridor shall be of cast iron painted black, and any required vertical wiring along the columns of corridor shall be within a black conduit attached to the water pipe.
- c) Modern additions of elements such as free-standing or hanging displays, signage or partitions, lighting fixtures, hoardings and any commercial displays obstructing openings shall not be permitted in the veranda corridor, to maintain continuous access and visual clarity.
- d) Reconstruction, restoration or repair works on the existing lighting, flooring/paving, columns, brackets, terrace or parapet of the veranda corridor shall require prior permission from the Nagar Nigam Jaipur Heritage.

1.2. Terrace of Corridor

- a) Care must be taken to ensure that modern interventions have minimal visual impact on building facades visible from the street level.
- b) Any additional ridge walls, staircase parapets, etc. shall not exceed the height of the existing parapet wall of the veranda terrace.
- c) No part of the terrace shall be encroached upon, partitioned off, built upon or used for any storage purposes - temporary or permanent.
- d) Components such as AC units, etc. shall be installed at the terrace level adjacent to the upper facade. Retractable or metal stairs may be added for access at the first-floor level. It is recommended that additional elements be painted in Jaipur Pink.
- e) Any reconstruction, restoration or repair works on the existing terrace or parapet of the veranda terrace shall require prior permission from the Jaipur Nagar Nigam Heritage.
- f) Private properties shall make use of provided public infrastructure for water drainage and electrical services only. Drilling through stone slabs of the terrace for the installation of any services is strictly prohibited. Guidance on alternative solutions may be sought from the Heritage Cell, Jaipur Nagar Nigam Heritage.

1.3. Architectural Features

- a) Any damaged or missing ornamental details such as chhatris, jharokhas, araaish panels, historic paintings, horizontal mouldings, columns, arches, etc. must be restored as per original, rather than replaced. Guidance on conservation of historic architectural features may be sought from the Heritage Cell, Jaipur Nagar Nigam Heritage.
- b) Colours mentioned below shall be defined as per codes in Annexure 2 (Colour Palette)
- c) Base colour for the pillars and parapet wall of the veranda and the walls of the upper facade shall be Jaipur pink. (Exceptions - Historic painted frescoes on external wall

surfaces, white araish dado panels with black detailing, dressed stone or exposed stone members such as brackets, columns, railings, etc.)

- d) Wooden shutters of shops, door and window shutters and grills on the openings shall be painted Dark Brown. (Exceptions - Historic wooden door shutters for shop openings, doorways or windows are to be conserved and painted or treated with linseed oil, as per existing evidence.)
- e) Solid or mesh shutters, grills and window frames of doors and windows shall be Dark Brown.
- f) Glass panes for doors or windows shall not have glazed, reflective metal or coloured coating.
- g) Metal rolling shutters shall not be permitted on the first-floor level or above.
- h) Interventions leading to blocking of balconies, chhatris, tibaris, etc. shall not be permitted on the main bazars. Addition of temporary structures is prohibited on the terraces, openings or balconies that are visible from the main bazars.

1.4. Upper Floors

- a) As the upper facades of the bazar-facing buildings have the most significant contribution to the architectural characters of the main bazars, any addition or modification should be implemented on the terrace or to the rear of the building to the extent possible.
- b) Addition of components such as AC units, coolers, large metal ducts, etc. are not recommended within door/window openings or mounted on the facade facing the main bazars. These shall be installed on the rear facades or within the structure - on the terrace or external corridor with maximum height below the existing parapet walls. Care must be taken to ensure that modern interventions have a minimal visual impact on building facades visible from the street level.
- c) Wires, conduits, pipes, lights, signage, etc. shall not be installed in a way that negatively impacts original ornamental features on the facade. All new wiring shall be concealed in conduits and/or clipped to the facade to avoid loose hanging wires. It is recommended to position the wiring along building features like chajjas or horizontal mouldings to avoid visual disturbance.
- d) Drainage pipes, wiring conduits, electrical installations, etc. installed along the upper facades shall be painted the same shade of Jaipur Pink as the external facades.
- e) Any commercial signage on the upper floors, shall be placed centrally above the opening, such that it does not obstruct the view of any ornamental architectural elements. The signage shall not exceed 2.5m x 0.4m, as per template 3 in Annexure 1, hand-painted in black and white with prescribed font sizes. Signage parameters defined in section 2.5 shall be followed.
- f) Any signage for religious or public institutions shall be placed such that it does not obstruct the view of any ornamental architectural elements. The width of the signage shall not exceed 3m x 0.5m, as per template 4 in Annexure 1, hand-painted in maroon and white with prescribed font sizes. Signage parameters defined in section 2.5 shall be followed.

1.5. Terrace

- a) Staircase mumty or barsati structures, machine rooms, etc. on the terrace shall have a maximum height of 2.4m from the terrace floor level and they shall be set to the rear of the structure to the extent possible, such that the bazar-facing facades are maintained.

- b) Any additional water tanks, metal ducting, electrical elements, etc. shall be placed on the building terrace to the extent possible, with maximum height below the parapet wall, such that the bazar-facing facades are maintained.
- c) Solar panels, heaters, etc. being added shall not exceed the height of the existing parapet wall, or 1m from the terrace floor level, whichever is lower.

2. Overall Regulations for Main Bazars

2.1. Modifications, Additions or New Construction

- a) Any intervention by any individual, corporation, Vyapaar Mandal, etc. impacting the façade of buildings facing the main bazar shall require prior permission from Jaipur Nagar Nigam Heritage, Heritage.
- b) Modifications to an existing structure must not affect the ground coverage and original building footprint, such that the volume and courtyards are preserved and any alterations are within the original building line.
- c) Any modifications to an existing structure shall follow the original materials and building techniques.
- d) Any construction or alteration facing main bazars shall try to maintain the existing architectural volume and character. The materials and colours of new sections shall be visually compatible with the adjacent structures, even if modern materials are used in its construction. Guidance on facade design or modifications may be sought from the Heritage Cell, Nagar Nigam Jaipur Heritage.

2.2. Addition of Physical Infrastructure or Services

- a) Any wiring and cabling being added to the facades shall be clipped to the facades and concealed in conduits painted a matching shade of Jaipur Pink to match the existing facade finish.
- b) Pipes being added to the facades shall be painted a matching shade of Jaipur Pink to match the existing facade finish.
- c) Pipes being added to the facade of the corridor shall be painted black.
- d) Addition of modern electrical features on the external facade shall be restricted to the lower portion of the structure, close to the corridor terrace or the terrace of the structure to the extent possible, in order to avoid visual disturbance.

2.3. Façade Colour and Material Palette

- a) Colours mentioned below shall be defined as per codes in Annexure 2 (Colour Palette)
- b) Base colour for the pillars and parapet wall of the veranda and the walls of the upper facade shall be Jaipur pink. (Exceptions - Historic painted frescoes on external wall surfaces, white araaish dado panels with black detailing, dressed stone or exposed stone members such as brackets, columns, railings, etc.)
- c) Stencilling, ornamental details and painted borders for doors and windows, jaalis and parapet ornamentation shall be white.
- d) Railings and parapet details (kangoora) and jalis shall be white. (Exceptions - existing parapets over the verandas in Jaipur pink and white.)
- e) Rolling metal shutters of the shops in the veranda shall be painted Light Pink.

- f) Wooden shutters of shops, door and window shutters and grills on the openings shall be painted Dark Brown. (Exceptions - Historic wooden door shutters for shop openings, doorways or windows are to be conserved and painted or treated with linseed oil, as per existing evidence.)
- g) The materials used in reconstruction, restoration or repairs of any building facade shall be the same materials as original. Guidance on colours or materials to be used may be sought from the Heritage Cell, Jaipur Nagar Nigam Heritage.
- h) Materials prohibited on the facade - Metal sheets or aluminium composite panels, reflective glass with metal coating, cladding with ceramic or stone tiles, temporary structures with metal frames, metal sheets or fibreglass.

2.4. Architectural Details and Ornamentation

- a) Any damaged/missing ornamental details should be restored using original materials and techniques, to the extent possible. Guidance on conservation of historic architectural features may be sought from the Heritage Cell, Jaipur Nagar Nigam Heritage.
- b) No interventions or new installations like wires, conduits, pipes, lights, or signage shall cause any damage to the original design elements. Care shall be taken to make interventions in a sympathetic manner, minimizing visual impact from the street level.

2.5. Signage Parameters

- a) Commercial signage shall follow the historic scheme implemented for the bazars of the walled city. Hand painted signage in black and white shall only be permitted, as per the prescribed templates for signages as mentioned in the above sections.
- b) Signage for religious institutions shall be in maroon and white, to distinguish them from the shops.
- c) If required, logo for the commercial signage may hand-painted in black and white and be placed to the left of the signage, as per template 10 in Annexure 1.
- d) Flex, acrylic, plastic, metal or stone signages; or those with lit characters, shall not be permitted for establishments facing the main bazars.
- e) Additional signages for commercial buildings, including advertisements, or those projecting from external walls, terraces or the corridors shall not be permitted.
- f) Temporary signage regarding events, congratulatory messages, announcements, etc. shall not be installed on any facade visible from the main bazars or the chaupars, without prior permission from the Jaipur Nagar Nigam Heritage.
- g) Various signages shall follow the layouts, font sizes and colours as defined in Annexure 1. Further guidance on signage facing the main bazars may be sought from the Heritage Cell, Jaipur Nagar Nigam Heritage, as required.

2.6. Streetscape

- a) All vistas to and from the property of Jaipur City, including the main bazars, chaupars and viewpoints shall be protected by the Jaipur Nagar Nigam Heritage.
- b) In the case of smaller or temporary structures at the road level, such as dairy booths, tea stalls, water dispensers, etc., application must be made to Jaipur Nagar Nigam Heritage, defining size and location. The width of the signage shall not exceed 1m, as per template 5 in Annexure 1, hand-painted in black and white with prescribed font sizes. Signage parameters defined in section 2.5 shall be followed.

- c) In the case of smaller temples or religious structures at the road level, extension of the historic section, enclosures, platforms, etc. shall not be permitted. The width of the signage shall not exceed 1m, as per template 6 in Annexure 1, hand-painted in maroon and white with prescribed font sizes. Signage parameters defined in section 2.5 shall be followed.
- d) Directional and street name signages shall follow template 7 for internal streets/rastas and template 8 for main bazars, as defined in Annexure 1. These signages shall be installed only with prior permission from Jaipur Nagar Nigam Heritage. Public signages for information about heritage structures, wayfinding, etc. shall follow the Urban Toolkit (Annexure 4) prescribed by the Heritage Cell, Jaipur Nagar Nigam Heritage.
- e) Use of public and government properties, religious plots, open spaces, parks, water bodies, etc. cannot be altered.
- f) Residents may bring any violations impacting the main bazar facades to the notice of the concerned officials at the relevant Zone Offices or Jaipur Nagar Nigam Heritage.

3. Regulations for Internal Streets (Chowkri)

3.1. Modifications, Additions or New Construction

- a) Any construction or alteration to the structures within the Chowkri shall try to maintain the existing architectural volume and character. The materials and colours of new sections shall be visually compatible with the adjacent structures, even if modern materials are used in its construction. Guidance on facade design or modifications may be sought from the Heritage Cell, Nagar Nigam Jaipur Heritage.
- b) Any modifications to an existing structure shall follow the original materials and building techniques.
- c) Modifications to an existing structure must not affect the ground coverage and original building footprint, such that the volume and courtyards are preserved, and any alterations are within the original building line.

3.2. Addition of Physical Infrastructure or Services

- a) Addition of any infrastructure must be done in such a way that it has minimal visual impact from the street level. Any addition or modification should be implemented on the terrace or to the rear of the building to the extent possible.
- b) Drainage pipes, wiring conduits, electrical installations, etc. shall be painted the same shade as the external facades.
- c) Any additional wiring on the external façade shall be concealed within a conduit painted the same colour and shade as the building façade. It is recommended to position the conduits along building features like chajjas or mouldings to avoid visual disturbance.
- d) Components such as AC units, etc. shall be installed within external corridors, balconies or at the terrace level adjacent to the parapet, such that they are not visible from the street level.
- e) For additional vertical access, retractable or metal stairs may be added which shall be painted the same colour and shade as the building façade.
- f) Staircase mumty or barsati structures, machine rooms, etc. on the terrace shall have a maximum height of 2.4m from the terrace floor level and they shall be set to the rear of the structure to the extent possible.

- g) Solar panels, heaters, etc. being added shall not exceed the height of the existing parapet wall, or 1m from the terrace floor level.

3.3. Façade Colour and Material Palette

- a) Any intervention proposed for the façade shall follow the original colour scheme of the building to the extent possible. Care must be taken to retain any surviving original details such as historic painted frescoes on external wall surfaces, white araaish dado panels with black detailing, dressed stone or exposed stone members (brackets, columns, railings, etc).
- b) The materials used in reconstruction, restoration or repairs of any building facade shall be the same materials as original. Guidance on colours or materials to be used may be sought from the Heritage Cell, Jaipur Nagar Nigam Heritage.
- c) Addition of the following materials is prohibited on the facade – Cladding with tiles, metal sheets or aluminium composite panels and reflective glass with metal coating.
- d) Colours mentioned below shall be defined as per codes in Annexure 2 (Colour Palette)
- e) Wooden shutters of shops, door and window shutters and grills on the openings shall be painted Dark Brown. (Exceptions - Historic wooden door shutters for shop openings, doorways or windows are to be conserved and painted or treated with linseed oil, as per existing evidence.)
- f) Solid or mesh shutters, grills and window frames of doors and windows shall be dark brown. Glass panes shall not have glazed, reflective metal or coloured coating.

3.4. Architectural Details and Ornamentation

- a) Any damaged or missing ornamental details such as chhatris, jharokhas, araaish panels, historic paintings, horizontal mouldings, columns, arches, etc. must be restored as per original, rather than replaced. Guidance on conservation of historic architectural features may be sought from the Heritage Cell.
- b) The materials used in reconstruction, restoration or repairs of any building facade shall be the same materials as original.
- c) Metal rolling shutters shall not be permitted on the first-floor level or above.
- d) Temporary structures and interventions leading to blocking of balconies, chhatris, tibaris, etc. shall be reversed wherever possible and the elements restored using original materials and techniques. Care must be taken to ensure that modern interventions have a minimal visual impact on building facades visible from the street level.

3.5. Signage Parameters

- a) Commercial signages shall be hand-painted signages above the shop openings on the ground floors - painted on box covers of rolling metal shutters or on the lintel area above wooden shutters or shop opening. The width of the signage shall not exceed that of the opening or 2.5m, with maximum height of 0.4m as per template 9A or 9B in Annexure 1, hand-painted in black and white with prescribed font sizes.

- b) Combining or dividing external signages shall not be permitted in order to maintain the scale and uniformity of the facades. Multiple signages for the same shop shall not be permitted.
- c) Any signage for religious or public institutions shall be placed such that it does not obstruct the view of any ornamental architectural elements. The width of the signage shall not exceed 2.5m, as per template 4 in Annexure 1, hand-painted in maroon and white with prescribed font sizes.
- d) If required, logo for the commercial signage may hand-painted in black and white and be placed to the left of the signage, as per template 10 in Annexure 1.
- e) Residential name boards shall not exceed 1m x 0.5m.
- f) Free-standing, hung or projecting commercial signages or advertisements, etc. shall not be permitted on the external facades facing the streets. Materials including flex, acrylic, plastic, or those with lit characters, shall not be permitted.
- g) Temporary signage regarding events, congratulatory messages, announcements, etc. shall not be installed, without prior permission from the concerned authorities
- h) Various signages shall follow the layouts, font sizes and colours as defined in Annexure 1. Further guidance on signage facing the main bazars may be sought from the Heritage Cell, Jaipur Nagar Nigam Heritage, as required.

3.6. Streetscape

- a) Modern additions of elements such as free-standing or hanging displays, signage or partitions, lighting fixtures, hoardings and any commercial displays obstructing adjacent streets shall not be permitted.
- b) In the case of smaller or temporary structures at the road level, such as dairy booths, tea stalls, water dispensers, etc., application must be made to Jaipur Nagar Nigam Heritage, defining size and location. The width of the signage shall not exceed 1m, as per template 5 in Annexure 1, hand-painted in black and white with prescribed font sizes.
- c) In the case of smaller temples or religious structures at the road level, extension of the historic section, enclosures, platforms, etc. shall not be permitted. The width of the signage shall not exceed 1m, as per template 6 in Annexure 1, hand-painted in maroon and white with prescribed font sizes.
- d) Directional and street name signages shall follow template 7 for internal streets/rastas, as defined in Annexure 1. These signages shall be installed only with prior permission from Jaipur Nagar Nigam Heritage. Public signages for information about heritage structures, wayfinding, etc. shall follow the Urban Toolkit (Annexure 4) prescribed by the Heritage Cell, Jaipur Nagar Nigam Heritage.
- e) Use of public and government properties, religious plots, open spaces, parks, water bodies, etc. cannot be altered.
- f) Residents may bring any violations impacting the internal streets to the notice of the concerned officials at the relevant Zone Offices or Jaipur Nagar Nigam Heritage.

SECTION 2 – GUIDELINES FOR HERITAGE IMPACT ASSESSMENTS

1. Definition

A Heritage Impact Assessment involves a structured process to make sure that when a project is proposed, responsible parties take the significance of the historic attributes into account while developing and designing the proposals. It results in a report which also contains mitigation measures, which may be applied to ensure that the proposal under consideration does not have an adverse impact on the heritage resources of the site, as the assessment contains an analysis of the short-term and long-term consequences of the proposals, either positive or negative, with an aim to preserve the heritage resources.

2. HIA Framework for all Projects in the Walled City

For interventions impacting the entire Walled City or multiple attributes contributing to Outstanding Universal Value (OUV), a neutral third-party consultant shall be engaged by the State Party for an unbiased report. For smaller-scale projects or conservation-focussed projects, Heritage Cell may provide a short HIA including all required documentation. All Heritage Impact Assessments shall be forwarded to the Technical Heritage Committee for review and feedback, if any.

The project shall then be presented for public feedback and suggested modifications by stakeholders. Prescribed processes are described as per the following types of projects:

	Type of Project	Examples	Process to be Followed
a	Project impacting any attributes of the UNESCO site	Projects affecting main bazars and chaupars such as infrastructure development, façade modification; conservation or re-use of historic havelis, haveli temples or iconic landmarks; interventions in any craft streets, etc.	1. Neutral third party to create HIA 2. HIA Appraisal by Heritage Cell 3. Review and feedback by Technical Heritage Committee (THC)
b	Large-scale interventions, infrastructure development or addition of services	Development of infrastructure at main bazars such as road construction, lighting services, etc. or any works affecting main bazar and chaupar facades, any work done at sites of heritage value such as historic chowks, gardens or open	1. Neutral third party to create HIA 2. HIA Appraisal by Heritage Cell 3. Review and feedback by Technical Heritage Committee

		spaces, stadiums and other public tourist sites, etc.	
c	Minor interventions or upgradation of existing infrastructure	Change in infrastructure like streetlights, dividers, etc.	1. Brief HIA by Heritage Cell
d	Conservation or upgradation of existing historic buildings	Conservation or adaptive reuse of temples or havelis, repairs to historic structures, etc.	1. Brief HIA by Heritage Cell 2. Review and feedback by THC
e	Other categories	Process to be prepared by Heritage Cell as per project with review and feedback by Technical Heritage Committee (if required)	
f	Ongoing projects without Heritage Impact Assessment		

NOTE: For all projects being implemented within the Walled City or its buffer zone (Annexure 7) by any department or agency, an application must be submitted to the Heritage Cell (Annexure 5). The Heritage Cell will respond to the application (Annexure 6) with required action to be taken further for the proposed project as per the norms for management of the UNESCO World Heritage Site.

2.1. Monitoring by Heritage Cell

Periodic monitoring by Heritage Cell to be carried out with experts and committees as required and creation of reports to be attached to project files at multiple stages of the project to ensure compliance with initial application, documentation of any changes required and protection of all heritage values. The project may include following reports for monitoring:

- Initial site report prior to initiation of project
- Periodic site visit reports during implementation of project
- Completion report on execution of project

3. Engagement with a Third-Party Consultant

The Heritage Impact Assessment will be carried out by the Jaipur Nagar Nigam heritage's empanelled conservation architects/firms.

A. Anonymity Clause

- Heritage Cell shall act as contact point between the empanelled consultant and the implementing agency, to prevent any biased reporting.
- Changes to the HIA reports may not be suggested by the implementing agency or any other department.

B. Assessment Methodology

- Heritage Impact Assessment must provide unbiased mitigation measures and be conducted based on heritage values, site visits and interaction with all involved stakeholders.

- b) Techniques will include desk study or historical research, and site visits as required to check condition, authenticity and integrity, sensitive viewpoints and so on. Feasibility and impact on heritage resources must be addressed including trip rates, etc. as required.

4. Structure of Heritage Impact Assessment

Additional information may be provided as required on project basis. The Heritage Impact Assessment must follow the ICOMOS Guidance on Heritage Impact Assessments for Cultural World Heritage Properties, January 2011. At a minimum, the Heritage Impact Assessment report must include the following:

- a) Non-technical summary - Must contain all key points regarding the proposal, impact on heritage assets and be usable alone as a brief overall summary of the project proposal and Heritage Impact Assessment.
- b) Contents
- c) Introduction
- d) Methodology - Data sources, all visits and surveys conducted, methodology for assessment and evaluating overall impact and scope of report
- e) Analysis of all applicable legislation, guidelines and standards- The proposals should be analysed with regard to byelaws, architectural control guidelines, etc. applicable in the Walled City of Jaipur, and any standards as per the project.
- f) Site history and description - This should focus on areas affected by the project, but must include a description of the whole. It shall include an overview of the Statement of Outstanding Universal Value (OUV), description of the attributes involved in the project which convey OUV and which contribute to the statements of authenticity and integrity. It should also include any graded sites of heritage importance involved in the project and set out the historical development of the project area and describe its context and character, such as the historic landscape and extant historic elements of the landscape and cultural heritage. It should describe the condition of the whole and of individual attributes and components, physical characteristics, sensitive viewpoints and intangible associations which may relate to attributes.
- g) Description of changes or developments proposed - Description of the project and all included aspects, maps of project extent, proposal drawings and details
- h) Assessment and evaluation of overall impact of the proposed changes - This part should set out an assessment of specific changes and impacts on the attributes of OUV and other heritage assets. It should include a description and assessment of the direct or indirect impacts, including physical impacts, visual, or noise, on individual heritage attributes, assets or elements and associations, and on the whole.
A study shall be conducted with community surveys, visual surveys of the project area and surroundings and defining heritage resources impacted. Impact on OUV should be evaluated through assessment of impact on the attributes which convey the OUV of the site, and it should consider all impacts on all attributes; with the impact and all information presented in an appropriate form to assist decision-making.
It should also include an evaluation of the overall significance of effect – overall impact of the proposals for development or change on individual attributes and the whole WH property. This may also need to include an assessment of how the changes may impact on the perception of the site locally, nationally and internationally.
- i) Mitigation measures - to avoid, to reduce or to compensate for impacts. Mitigation measures must describe any aspects of the proposals that must be modified or

removed for the protection of heritage assets. Such measures include both general and site or asset-specific measures and cover those needed at the proposal and tender stage, those before the development or change proceeds, those needed during construction or implementation and any post-implementation measures for further development and monitoring.

- j) Summary and Conclusions - A clear statement on effects on the Outstanding Universal Value of the WHS, its integrity and authenticity, any risks to the site as a WH property and any beneficial effects of the proposal.
- k) Bibliography, Acknowledgements and Authorship - All proposal documents from the Executing Agency to be mentioned, and any reference documents or guidance.
- l) Glossary of terms used and acronyms, if any
- m) List of Illustrations and Photographs - Location and extent of sites, including buffer zones, key sites and views, etc.
- n) Appendices with detailed data - Further images or maps required, proposal documents and drawings, detailed information or tables, etc.

NOTE: All Annexures, related graphics, photographs, forms, etc. shall be available to view with the Heritage Cell, Jaipur Nagar Nigam Heritage.

Annexures: All Annexures shall be treated as part of the Guidelines.

- 1. Signage Templates
- 2. Colour Palette
- 3. Graphical Representation of Architectural Control Guidelines
- 4. Urban Toolkit
- 5. Forms for Public Projects
- 6. Forms for Building Applications
- 7. Map showing boundary of UNESCO World Heritage Site or Jaipur City and buffer zone

Avdhesh Meena,
Commissioner,
Nagar Nigam Jaipur Heritage.

राज्य केन्द्रीय मुद्रणालय, जयपुर।

Annexure B

World Heritage City - Jaipur City,

Rajasthan, India

C 1605

MULTI LEVEL CAR PARKING

A. ANAJ MANDI

B. CHAUGAN STADIUM

Prepared for:

Eptisa,

Jaipur Smart City Limited

Prepared by:

Sanrakshan Heritage Consultants Pvt. Ltd.

HERITAGE IMPACT ASSESSMENT REPORT

World Heritage City - Jaipur City,

Rajasthan, India

C 1605

MULTI LEVEL CAR PARKING

A. ANAJ MANDI

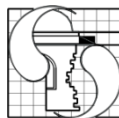
B. CHAUGAN STADIUM

Prepared for:



Jaipur Smart City Limited

Prepared by:



Sanrakshan

heritage consultants pvt. ltd.

93, Triveni Apartments,

West Enclave, Pitampura

New Delhi. 110034.

consult@sanrakshan.com, +9111-27021968

Name of World Heritage Property

Jaipur City, Rajasthan, India

C 1605

Geographical coordinates

N 26° 55' 27.4" E 75° 49' 18.7"

(Central coordinates of World Heritage Site of Jantar Mantar)

Date of Inscription

July 2019

Criteria for Inscription

(ii), (iv), (vi)

Date of Heritage Impact Assessment report

December 2019

Name of Organization responsible for preparing HIA report

Sanrakshan Heritage Consultants Pvt. Ltd.

Name of organization for whom HIA report is prepared

Eptisa- PMC, Jaipur Smart City Ltd.

Statement on whether the report has been externally assessed or peer reviewed

-

Non- Technical Summary

Jaipur City in the state of Rajasthan, India was founded in 1727 CE by Maharaja Sawai Jai Singh of Kacchawah dynasty. It has been declared a World Heritage Site in 2019 under Criteria (ii), (iv) and (vi). As per the nomination dossier, the boundary of the nominated property coincides with the historic walled city of Jaipur, including the bazaars and residences, roads, city gates and walls, water bodies and open spaces and other iconic monuments and temples within the walled city. The Buffer zone area of the nominated property includes the surrounding landmarks and natural terrain that were used as reference points to mark the ground plan of the city including Ganeshgarh in the north, hills of Galtaji in the East, Nahargarh and Hathroi in the west and Shankergarh in the south. Jaipur has been inscribed a World Heritage Site under criteria (ii), (iv) and (vi). As per Criteria (ii), Jaipur is an exemplary development in town planning and architecture that demonstrates amalgamation and important interchange of several ideas over the late medieval period. Criteria (iv) states that Jaipur clearly represents a dramatic departure from extant medieval cities with its ordered, grid-like structure – broad streets, crisscrossing at right angles, earmarked sites for buildings, palaces, havelis, temples and gardens, neighborhoods designated for caste and occupation. The city planning of Jaipur remains a unique response to the terrain that amalgamates ideas from the ancient Indian treatise to contemporary global town plans and Imperial Mughal architecture to finally produce a monumental urban form unparalleled in its scale and magnificence for its times.

Criteria (vi) states that Jaipur is directly or tangibly associated with events or living traditions, with ideas, or with beliefs, with artistic and literary works of outstanding universal significance. Historically, the city is said to have housed ‘*chattis karkhanas*’ or 36 industries including various crafts that still survive in the historic city. The continuing building crafts of Jaipur contribute much to the conservation works of the city and the renowned craftsmen from Jaipur continue to conserve and restore historic structures across many cities in India.

Jaipur is a living city with continuous growth and development happening alongside the heritage core of the declared World Heritage site. It has been strongly recommended by UNESCO to “ undertake Heritage Impact Assessment (HIA) for any current or planned projects which may affect the proposed Outstanding Universal Value of the property, in

compliance with paragraph 172 of the Operational Guidelines¹". Therefore, HIA of the following projects in the nominated area and buffer area has been undertaken for the project of **Multi- level car parking at Anaj Mandi and Chaugan Stadium. The project has already been implemented on site.**

This report has been prepared at different stages of the projects listed above, to provide a response to the proposed development and its projected impact on the site. The analysis of the projects has been undertaken on the basis on review of the Detailed Project Reports prepared by the consultants and review of the site conditions. A detailed analysis has been undertaken of the projected impact of the project on the OUV of the historical site in the present day as well as in the future.

In case of Anaj Mandi, the project is under execution at the site. On analysis of the current parking situation in the area, it is recommended to have a dedicated and organised parking within the precinct. Two-level basement parking has been implemented in the open area at Anaj Mandi, close to the boundary of the nominated property. The structure is below the ground level, hence impact on the visual setting is negligible and there were no archaeological findings in the area hence this will not impact the OUV of the site. It will also help in decongestion of the roads in the areas around the site and help in easy traffic movement. It is recommended that the design of the structures above ground level is coherent to the historic fabric and the space be continued to be used for community based activities and no further construction of superstructure is proposed in the area in future that may cause negative impact on the historic fabric of the site and OUV of the historic city.

In case of Chaugan Stadium, the project has already been executed on site. On analysis of the current parking situation in the precinct, it is recommended to have a dedicated parking area. The proposal is to have a two-level basement parking which has been constructed in the open

¹ Paragraph 172: "The World Heritage Committee invites the States Parties to the Convention to inform the Committee, through the Secretariat, of their intention to undertake or to authorize in an area protected under the Convention major restorations or new constructions which may affect the Outstanding Universal Value of the property. Notice should be given as soon as possible (for instance, before drafting basic documents for specific projects) and before making any decisions that would be difficult to reverse, so that the Committee may assist in seeking appropriate solutions to ensure that the Outstanding Universal Value of the property is fully preserved.

ground. The new structure is majorly below ground level, hence, there is very less impact on the visual setting of the site and hence it will not have any major impact on the OUV of the site and will increase the parking ECS substantially, thus reducing the congestion on roads and accommodating parking during any events in the stadium without pressure on the surrounding. It is recommended that the design and material of the blocks above the ground are in coherence to the historic setting and the usage of the open space above the ground be continued to be used for sports activities, as was used in the past and no further construction of superstructure is proposed in the area in future as it may have detrimental effect on the historic fabric of the site and OUV of the historic city.

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1. Introduction

For the protection of World's Cultural and Natural Heritage, The World Heritage Convention came into being in 1972. It recognizes the 'Outstanding Universal Value' of the site and inscribes the site to the World Heritage list by the World Heritage Committee. As per the Statement of OUV of Jaipur City, Rajasthan, "The City of Jaipur is an exceptional urban example in indigenous city planning and construction in South Asia. In a remarkable difference from the existing medieval practices where settlements developed in a more organic manner (that grew over a longer period of time, in layers, in response to local geography, topography, climate and socio-cultural systems including caste system and occupation), Jaipur was conceived and developed in a single phase in the 18th c with a grid-iron model¹ inspired from the Prastara plan of the Vastu Shastra, treatise of traditional Hindu architecture. This town plan later became a trendsetter for many 19th Century CE towns in Rajasthan State and India. Built under the patronage of Sawai Raja Jai Singh II (rule 1700 – 1743 CE), a project approach was taken towards the city construction where most of the city infrastructure, public and royal spaces were completed within a span of four years, from 1727 – 1731 CE along with special royal invitations to several traders inviting them to settle in this newly envisaged trade and commerce city." It also states that "Jaipur is an expression of the astronomical skills, living traditions, unique urban form and exemplary foresighted city planning of an 18th century city from India."

The site has been inscribed under the following Criterion (ii), under which Jaipur city exhibits an important interchange of human values, over a span of time or within a cultural area of the world, on developments in architecture or technology, monumental arts, town-planning or landscape design. It showcases an exemplary development in town planning and architecture that demonstrates amalgamation and important interchange of several ideas over the late medieval period. Under Criterion (iv), the city planning of Jaipur remains a unique response to the terrain that amalgamates ideas from the ancient Indian treatise to contemporary global town plans and Imperial Mughal architecture to finally produce a monumental urban form unparalleled in its scale and magnificence for its times. Under Criterion (vi), city is associated to living traditions of continuing building crafts, with artistic works of outstanding universal significance.

It has been strongly recommended by UNESCO to “undertake Heritage Impact Assessment (HIA) for any current or planned projects which may affect the proposed Outstanding Universal Value of the property, in compliance with paragraph 172 of the Operational Guidelines”. Therefore, HIA of the following projects in the nominated area and buffer area has been undertaken for the proposed project for **Multi- level car parking at Anaj Mandi and Chaugan Stadium.**

The city of Jaipur is a planned city, but with the growing needs of the city and expanding needs, new infrastructural development is happening at a very fast pace. With the walled city of Jaipur, the major problem that is identifiable is that of on- street parking. With the growing visitor inflow and increase in vehicular traffic within the walled city, it is important to undertake a review of the existing parking facilities and more areas need to be identified to accommodate his growing need, without causing any damage to the historic fabric and without effecting the OUV of the property.

Work of multi-level car parking is under implementation in Anaj Mandi, Chandpol. There are a lot of visitors coming to the area and with increasing infrastructure, like the recent metro station near Chandpol, growing need for parking can be foreseen. The proposed site is in the open space within the mandi, just outside the nominated area of Jaipur city.

The work of Multi-level car parking in Chaugan Stadium has been implemented. Parking is a major issue within the walled city. Chaugan stadium is one of the historic open spaces within the walled city, that was a cultural space and hosted sports events. The stadium is surrounded by *burjs* or octagonal towers. The parking is within a part of this complex, right adjacent to the Brahmapuri Road.

2. Methodology

The report's methodology is analytical and is based on the information from agencies/ client and government organisations and analysis of the same with respect to the site conditions. **Data collection** has been done from the reports like Detailed Project Report of the proposed project, reports prepared for the site in the past and UNESCO documents like Nomination Dossier and other documents regarding the inscription. The report has been prepared in consultation with the staff, locals and the consultants working on the proposed project, regarding any planning issues that have been seen over the years. Details of the reports and other documents referred have been mentioned in the Bibliography.

Significance assessment is done based on various well researched documents, including the dossier prepared for the site and Management plans for the site. It is based on the statement of Outstanding Universal Value.

Impact assessment has been undertaken on the basis of information collected on site visits. Survey work has been undertaken on site, inspecting the field conditions of the proposed project and its potential impact on the historical significance on site, historical fabric and the OUV of the property. Consultation with the locals has also been undertaken to assess the need of the proposed project and its impact on the people who live in the area. The focus has been to consider aspects to preserve and strengthen the OUV of the property, in this case of a World Heritage site and significance of the site and its individual attributes. Any new development in the nominated area and buffer zone should not impact the OUV of the property. The approach includes how development will impact the site in the future, especially with the increasing number of visitors in the times to come. **Recommendations** have been proposed to suggest mitigation measures/ actions to eliminate any adverse impact on the World Heritage site .

For the purpose of HIA, report format as per the document 'Guidance on Heritage Impact Assessments for Cultural World Heritage Properties, A Publication of the International Council on Monuments and Sites, January 2011', has been adopted.

A. Anaj Mandi



A3. Site History and Description

As per the Statement of OUV of Jaipur City, Rajasthan,

“The City of Jaipur is an exceptional urban example in indigenous city planning and construction in South Asia. In a remarkable difference from the existing medieval practices where settlements developed in a more organic manner (that grew over a longer period of time, in layers, in response to local geography, topography, climate and socio-cultural systems including caste system and occupation), Jaipur was conceived and developed in a single phase in the 18th c with a grid-iron model¹ inspired from the Prastara plan of the Vastu Shastra, treatise of traditional Hindu architecture. This town plan later became a trendsetter for many 19th Century CE towns in Rajasthan State and India. Built under the patronage of Sawai Raja Jai Singh II (rule 1700 – 1743 CE), a project approach was taken towards the city construction where most of the city infrastructure, public and royal spaces were completed within a span of four years, from 1727 – 1731 CE along with special royal invitations to several traders inviting them to settle in this newly envisaged trade and commerce city.

Unlike other medieval cities of the region, Jaipur was deliberately planned as a new city on the plains open for trade as opposed to hilly terrain and military cities of past, though its planning still ensured a response to the surrounding hill tops in all directions. The site selected within the valley that lay to the south of Amber hills was comparatively flat and unmarred by any previous construction. It was also adequately protected, nestled within hills having an array of forts and defense posts. Thus, the new city could be planned as an inviting trade and commerce city with an ambitious vision of the ruler Sawai Jai Singh II and his architect- planner Vidyadhar.

The design of the new city was a breathtaking departure from the prevalent practices in city development in the sub-continent. Its urban morphology reflected the coming together of cultural elements from eastern and western planning, expressing a culture of a ‘trade and commerce city’ and townscape that is unparalleled anywhere in South Asia. Envisaged as a trade capital, the main avenues of the city were designed as markets, which remain characteristic bazaars of the city till date. Chaupar, or designed large public squares at the intersection of roads, is another feature that is distinct to Jaipur as are its single to multicourt havelis and haveli temples. Besides an exemplary planning, its iconic monuments such as the Govind Dev temple, City Palace, Jantar Mantar and Hawa Mahal excel in artistic and architectural craftsmanship of the period.

Jaipur is an expression of the astronomical skills, living traditions, unique urban form and exemplary foresighted city planning of an 18th century city from India.”

The site has been inscribed under the following criteria:

“ Criterion (ii): Jaipur is an exemplary development in town planning and architecture that demonstrates amalgamation and important interchange of several ideas over the late medieval period. It shows an interchange of ancient Hindu, Mughal and contemporary Western ideas that resulted in the customised layout of the city. It is said that Raja Jai Singh arrived at the final layout after a thorough analysis of several town plans sourced from across the globe. Following the grid-iron plan prevalent in the west but the zoning as per traditional notions, superimposed by the desire to be seen at par with Mughal cities, showcased a political will to define new concepts for a thriving trade and commerce hub that became a norm for the later towns in the adjoining Shekhawati region and others parts of Western India.

Criterion (iv): Jaipur clearly represents a dramatic departure from extant medieval cities with its ordered, grid-like structure – broad streets, crisscrossing at right angles, earmarked sites for buildings, palaces, havelis, temples and gardens, neighbourhoods designated for caste and occupation. The main markets, shops, havelis and temples on the main streets were constructed by the state, thus ensuring that a uniform street facade is maintained in Jaipur. The city planning of Jaipur remains a unique response to the terrain that amalgamates ideas from the ancient Indian treatise to contemporary global town plans and Imperial Mughal architecture to finally produce a monumental urban form unparalleled in its scale and magnificence for its times. While the grid iron pattern of planning has been used historically in city planning, its application at such a monumental scale for a planned trade city along with peculiar urban form makes it stand out as one of its kind in the history of urban planning of the Indian subcontinent. What is even more credible is not only the continuity of the architecture and urban form but also the functions of trade and craftsmanship that truly retain the living heritage character of this medieval urban settlement.

Criterion (vi): Historically, the city is said to have housed “chattis karkhanas” (36 industries) majority of which included crafts like gemstones, lac jewellery, stone idols, miniature paintings and others each with a specified street and market designed for each craft that continues to date. During 19th century, the local crafts received further momentum with British period influences in special exhibitions held in UK, establishment of institutions such as Rajasthan School of Arts and Albert Hall Museum. While the local traditions of guilds continued, formal institutions for crafts, policies and programmes by Government and private sector further contributed to national and international recognition of Jaipur crafts in the 20th and 21st centuries. The continuing building crafts of Jaipur contribute much to the conservation works of the city and the renowned craftsmen from Jaipur continue to conserve and restore historic structures across many cities in India.”

As stated in the **Statement of Integrity:**

“ The nominated area of the historic walled city of Jaipur within the walls and the gates conforms to integrity of all the attributes (18th century town plan, iconic monuments, urban form, gates, bazars and streets) identified

for its nomination as a World Heritage Site. All components and elements that contribute to the potential Outstanding Universal Value of the property are within this nominated area and intact in all respects.

The city walls and gates including all major monuments and bazars remain in original condition despite increasing development pressures. Aspects such as underground Metro lines have been incorporated on the East West axis with due consideration that the architectural icons and urban character of the walled city area remain unchanged.

The boundaries of the nominated property confirm to the original 18th century plans of Sawai Jai Singh II and align well with the surrounding topography as well as the original vision for this planned city. The size and scale of all town planning elements such as width of roads, hierarchy of public spaces, open spaces, waterbodies, built form all are intact as per original plan. The iconic built heritage structures of retain their form, character and architectural style as per original ones. Though some areas of bazars and inside havelis in chowkis are undergoing major changes, but most are still intact as per original form and location. The buffer zone area includes all natural terrains and surrounding peaks that governed the marking and alignment of this town plan on ground. The surrounding peaks are likely to be impacted visually with urban development and increasing skyline outside the nominated property. Hence, urban controls are already administered under Jaipur Development Authority Byelaws to arrest this.”

Statement of Authenticity states that :

“The spatial organization of the historic walled city of Jaipur continues to reflect the 18th century grid-iron plan. The architectural components like the gates and city walls, bazaars, chaupars and chowkis, historic structures, havelis, religious buildings, and water structures; retain the urban ensemble of the walled city of Jaipur as conceived from 18th to early 20th centuries. The materials and substance are largely retained as per original primarily lime and stone. Even the bazaars (market areas) have been recently conserved using traditional materials. In some cases, the 20th century structures use cement concrete but retain the original architectural vocabulary.

The use and function of most royal and public spaces and monuments is now adapted to contemporary requirement of a public monument visited by all. While the shops, temples and private houses largely retain their original use and continue to function in the same manner.

The boundaries of the nominated property conform to the original 18th century plans of Sawai Jai Singh II and align well with the surrounding topography as well as the original vision for this planned city. The buffer zone area of the nominated property conforms to the surrounding landmarks and natural terrain that were used as reference points to mark the ground plan of the city including Ganeshgarh in the north, hills of Galtaji in the East, Nabargarh and Hathroi in the west and Shankargarh in the south.

The city's settlements and traditional house forms bear an eloquent testimony to the cultural traditions of various socio-religious bearing and have given a unique identity to the settlement which is world famous for its craft traditions and local wisdom in establishing a social order which emanated from their beliefs and adherence to the values enshrined in it. The spiritual value of the city such as the strong association with the city god Govind Devji and worship of other deities in various temples continues along with public festivals and rituals, as do the trade, commerce and craftsmanship activities.”

For the Protection and Management requirements:

“ The Municipalities Act of 2009 (amendment) and Jaipur Building Byelaws 1970 guide the architectural control on urban character of Jaipur which has helped in retaining the original architectural form of the bazaars. As per Jaipur Master Plan 2025, the walled city area is a specially designated heritage zone and any work related to Heritage Conservation is guided by detailed heritage management plans and project reports implemented through mandated government agencies.

The Jaipur Heritage Management Plan (2007) provides the vision for Jaipur Heritage and is legislated through the Jaipur Master Plan 2025. The nominated property will be managed as per overall guidelines and framework outlined in MDP 2025 under Section 2- Development Plan for U1 Area. The Walled City falls under the U1 Area and the plan will take into cognizance all other past and ongoing plans for the nominated property. Walled city has been recognized as a special area for Heritage Conservation under Development Plan for U1 Area and shares the vision outlined in the Jaipur Heritage Management Plan 2007. As the Jaipur Heritage Management Plan has been implemented in various phases and synchronized with other plans, a comprehensive management strategy with an action plan protecting the attributes identified in the OUV and the criteria is devised to serve as an extension to Jaipur Heritage Management Plan for the management and monitoring of the nominated property.”

Anaj Mandi is located in Chandpol area of the walled city of Jaipur. It is adjacent to the historic Chandpol, one of the 9 city gates, and marks the west side of the main east- west axis of the walled city, with Surajpol on the east. The site is approached by Station road and is adjacent to the city wall.

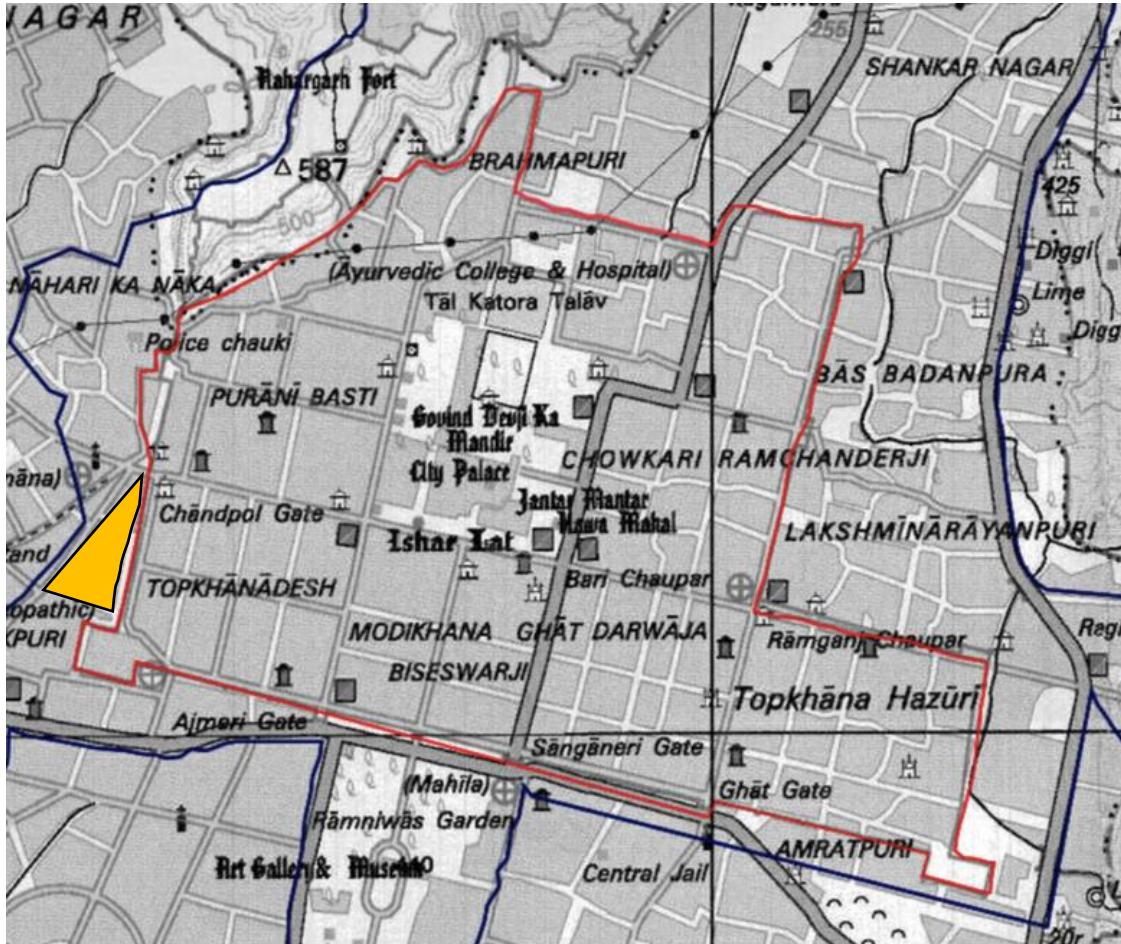


Fig.1.1 Location of Anaj Mandi within the nominated property of Jaipur City, Rajasthan , Source of base map: Dossier

Anaj Mandi area was set up adjacent to Chandpol Gate to cater to the needs of traders, sellers and buyers in the agricultural market. It was considered to be one of the biggest grain markets in the city of Jaipur. Warehousing of food grains allowed proper storage and upkeep, protection from bad weather and rodents, besides natural decay and weather effects. Anaj Mandi was never closed and was kept alive and active by thousands of labourers, called *palledars*, who used to work in shifts. However, the mandi was later shifted to Kukarkheda near Sikar Road in 2006.

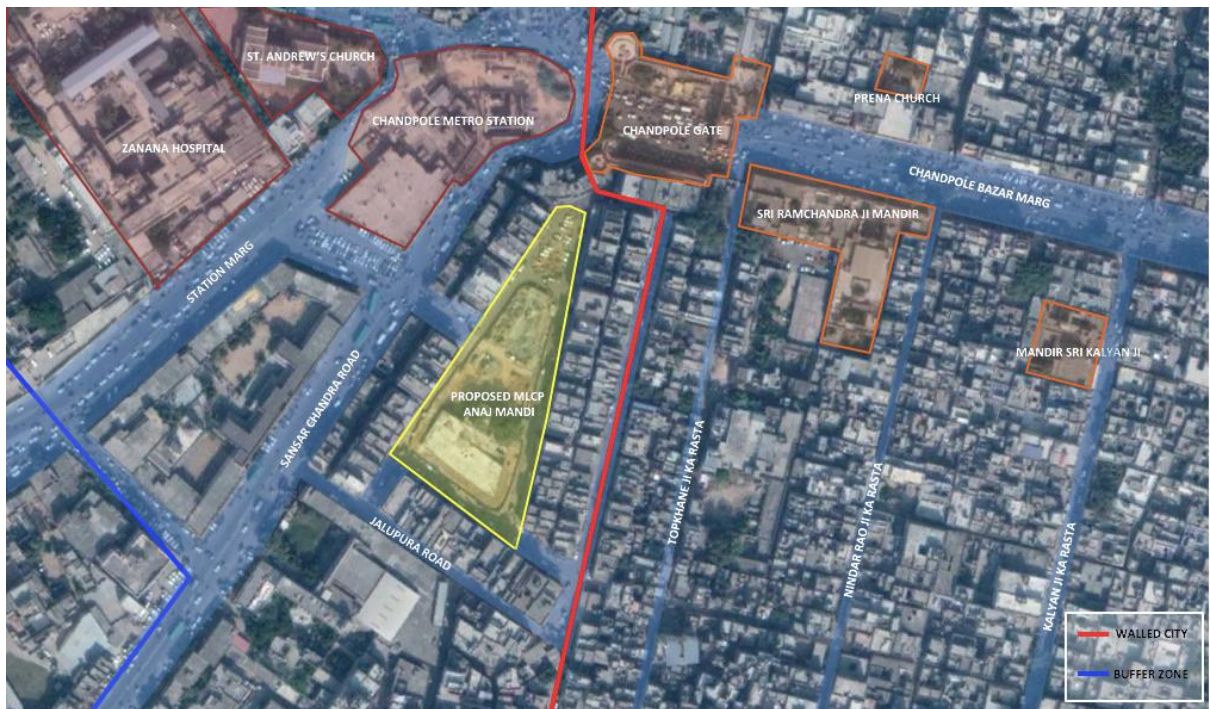


Fig.1.2 Location of Anaj Mandi with important historic structures in the precinct , Source of base map: Google earth

Issues:

Presently, parts of the mandi are still functioning. Some farmers can be still seen bringing in their produce to the grain market and striking deals with procurement agencies or private buyers in the area. Months of April-May and October-November are the busiest ones for the grain market with tens of thousands of quintals of wheat and paddy arriving here.

Following issues have been marked on the basis of site visit:

- Congestion at the entry/exit points

The entry to the internal areas is narrow and with parking on both sides, there is congestion on the roads.



- Altered historic façade of the building around proposed area

The historic façade along the heritage core has been highly transformed with addition for new floors, and alterations in opening styles and proportions.



Fig.1.4 Transformed façade of historic buildings, Source: SHC



Fig.1.5 View of Anaj Mandi from the entrance with a modern looking façade, Source:SHC

A4. Description of changes or Development Proposed

Two levels parking is proposed in the open block in Anaj Mandi, covering approximately 4,236 sq.m area. The work is already executed on site and majority of the work has been completed.

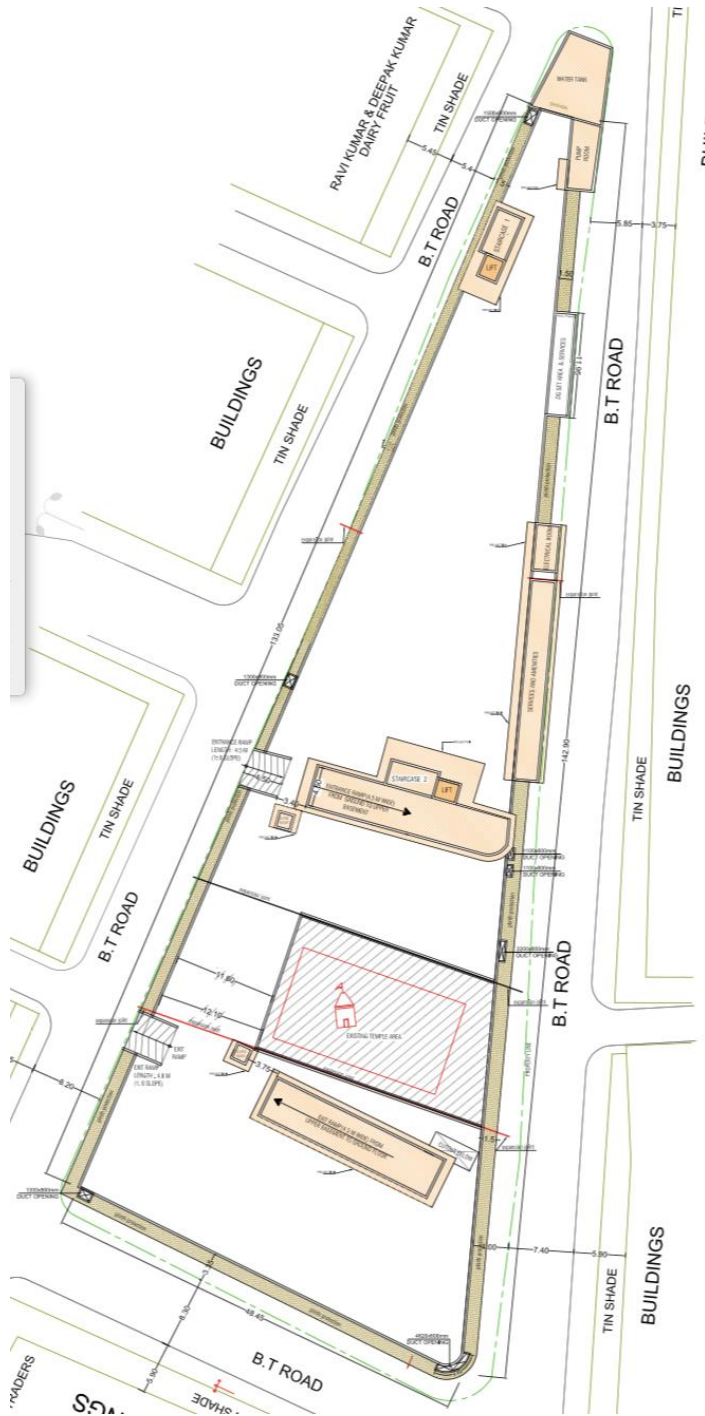


Fig.1.6 Site plan for parking at Anaj Mandi. The existing temple on site has been retained, Source- Eptisa

The key components of the parking design are:

- It is proposed to develop two basement levels of parking with 2.6 m clear height and a proposed ECS of 190 (both levels included), for 2 wheeler and 4 wheeler vehicles.
- The existing temple on site has been retained.
- The structure has been made in RCC and designed as per relevant IS codes.
- The foundation is designed for two basements as well as Ground + 2 level structure though the present work is limited to two basement levels only.
- Ramp based Smart parking has been developed with entry exit gates, with nay sensors, parking guidance system, smart ticketing system with common mobility card as and when implemented.
- Complete lighting, MEP, signage, ventilation system has been designed.
- Minimal public conveniences shall be provided in the parking facility in the near vicinity of the lobby.

The work on site is under implementation and the civil work of the project is almost completed.



Fig.1.7 Images of work during execution in Anaj Mandi, Source- Eptisa and SHC



Fig.1.8 View of the entrance ramp to basement parking with the retained temple on site, Source- SHC

A5. Assessment and evaluation of overall impact of the proposed changes

Legislations, Guidelines and Standards

Jaipur City has been declared a **World Heritage City** by UNESCO in July 2019. As mentioned in the nomination dossier for Jaipur City, Rajasthan, the **Municipalities Act of 2009 (amendment)** and **Jaipur Building Byelaws 1970** guide the architectural control on urban character of Jaipur which has helped in retaining the original architectural form of the bazaars. As per Rajasthan Municipalities Act (2009) and Jaipur Building Byelaws (1970), for special heritage areas defined in Master Plan such as the nominated property of Jaipur Walled City, it is the special local building byelaws for that area that supersede the general ones mentioned in this act. Nomination dossier reiterates following clauses from the bye laws for sustenance of authenticity and integrity of World Heritage City.

- No permission for erection, re-erection, addition or alternations of any building without sanction from the Nagar Nigam;
- Prohibit construction of buildings in open spaces or over tanks;

Rajasthan Municipalities Act (2009) and **Jaipur Building Byelaws (1970)** guide the architectural control on urban character of Jaipur which has helped in retaining the original architectural form of the bazaars. The city gates and walls are under the protection law of Rajasthan Municipalities Act 2009 and Jaipur Building Byelaws, 1970 and The Rajasthan Monuments, Archaeological Sites and Antiquities Act 1961. As per this, for special heritage areas defined in the Master Plan for Jaipur Walled City, special local building byelaws are applicable. The byelaws of Jaipur Municipal Corporation/ Jaipur Nagar Nigam include the few of following points that are applicable for the proposed project:

- No permission for erection, re-erection, addition or alternations of any building without sanction from the Nagar Nigam;
- Prohibit construction of buildings in open spaces or over tanks;
- Prohibit construction near city walls

Above byelaws are specific to areas within the nominated property and the buffer zone.

Projects undertaken in the past in this historic area have been made with due consideration to the historic character of the walled city and its surroundings. Projects such as underground metro lines on the East- West axis have incorporated the design with due

consideration that the historic architectural vocabulary and urban character of the walled city remain intact. According to the heritage impact assessment study by Asian Development Bank, there is negligible impact of the underground metro line between Chandpol and Badi Chaupad.

The proposed project of multi-level car park in Anaj Mandi, Chanpol falls outside the nominated zone of the historic city but is a part of the buffer zone and in close proximity of the city wall. With the increasing demand for parking in the area, it is recommended to have a dedicated parking area, that will help reduce congestion on the side roads and provide a better environment.

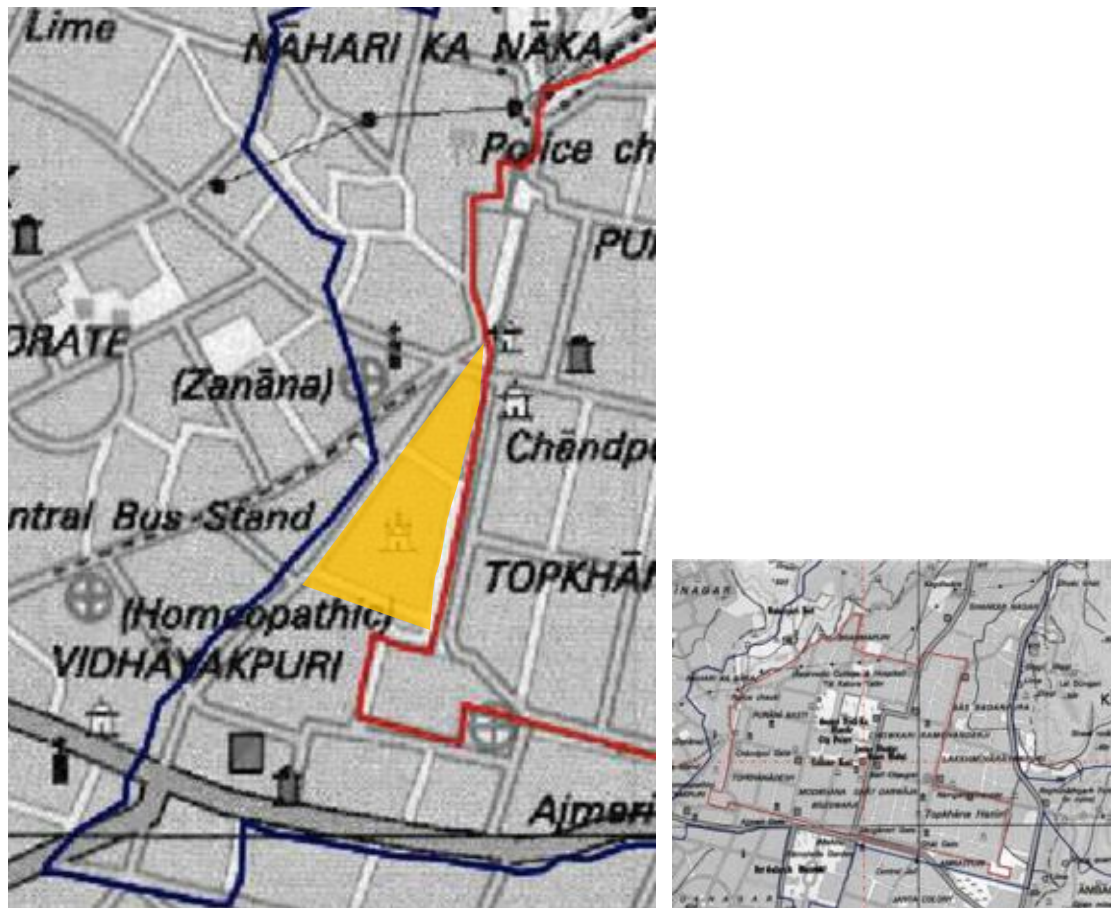


Fig.1.9 Detailed plan and Key plan marking the location of the proposed site with respect to the boundary of the nominated property and buffer zone. Source: Base drawings from Nomination Dossier for Jaipur City, Rajasthan.

A detailed assessment of the project on the elements that have an impact on the OUV of the site and historic significance of the area have been undertaken:

a. City Wall

The proposed project is in close proximity to the history city wall. Though the proposed site is outside the boundary of the nominated property, but it is close to it. Encroachments on the remnants of the city wall are a severe problem. According to the building bylaws, no permanent or temporary structures can be erected within **5 metres** of the city wall. The proposed project boundary is not within the regulated zone since the proposed parking will not be above ground level towards wall area, its negative impact on the OUV of the historic property is reduced.



Fig.1.10 View of the city wall at Chandpol from the proposed site, Source : SHC

b. View of the historic façade

The proposed parking is below the ground level, with only a few structures above the ground level like the mumty of the stairwell and lift lobby, approximately 3 meter above ground level. A lot of alternations and modernization has already been undertaken to the facades of many of Anaj Mandi building façade, hence there is no such negative impact to the historic city/traditional architecture of the area.

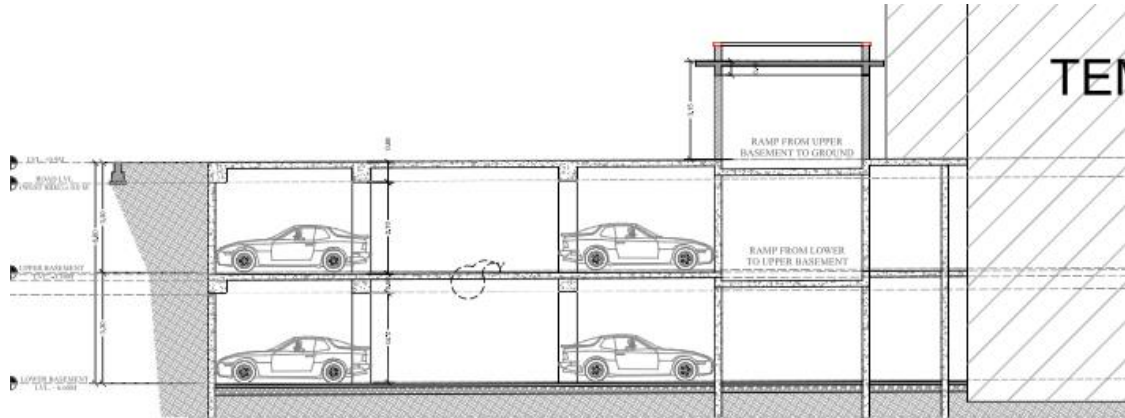


Fig.1.11 Site plan for parking at Anaj Mandi. The existing temple on site has been retained, Source- Eptisa



Fig.1.12 View of the façade at Anaj Mandi, Source: SHC

c. Parking

With the proposed multi-level parking, an ECS of 190 is being achieved. This will help in reducing the traffic congestion on the road as well leave open ground space to be utilized for other activities that can add to the historic and cultural significance of the site.

d. Architectural Vocabulary of the other structures on site

With the proposed parking on site, ancillary structures are been constructed on ground, like guard rooms, janitor's room, sheds etc. There is an existing temple that has been retained on site. The temple is a modern structure and no significant impact of the construction is visible on the structure.



Fig.1.13 View of the temple on project site, Source: SHC



Fig.1.14 View of the interiors of the temple, Source: SHC

A6. Measures to avoid, to reduce or to compensate for impacts- Mitigation measures

Mitigation measures need to be undertaken to ensure that the proposed project does not have a negative impact on the Outstanding Universal Value, integrity or authenticity of the nominated property and its buffer zone. The understated mitigation measures are being proposed to reduce/ control the various impacts identified in the previous section, that threaten or have an impact on the OUV of the site. It is recommended to:

1. Open space on the ground may be developed as a community space and the use of the open space be continued.
2. It is strongly recommended no construction is done above the ground in future as it will lead to major change in urban morphology of the historic fabric. The area was historically an open space with shops around it and any change in the setting will have a direct impact on the OUV of the site.
3. Interpretation of the historic significance of the site, areas around the site and property may be developed. As the proposed site is close to the historic gate of Chandpol, the area may be used as an orientation zone for heritage walks in the city.
4. Architectural vocabulary of the structures proposed on site, that are visible on ground level, is recommended to be coherent to the historic fabric.

B. Chaugan Stadium



B3. Site History and Description

Chauhan Stadium is located within the walled city of Jaipur, to the north of City Palace and adjacent to Gangauri Bazaar. Chauhan Stadium is considered to be one of the oldest cultural, social and sporting events venue in the historic city of Jaipur. It includes a large space fringed by small playgrounds, and is divided into three *burjs*, namely Chini- ki-Burj to the north-west, Moti Burj to the north-east and Shyam Burj to the north. Each section served a different purpose during the royal times. The open spaces at a certain height were used as royal pavilions for viewing the matches or elephant fights in the stadium. The stadium, till date, hosts the Teej festival and Elephant festival.

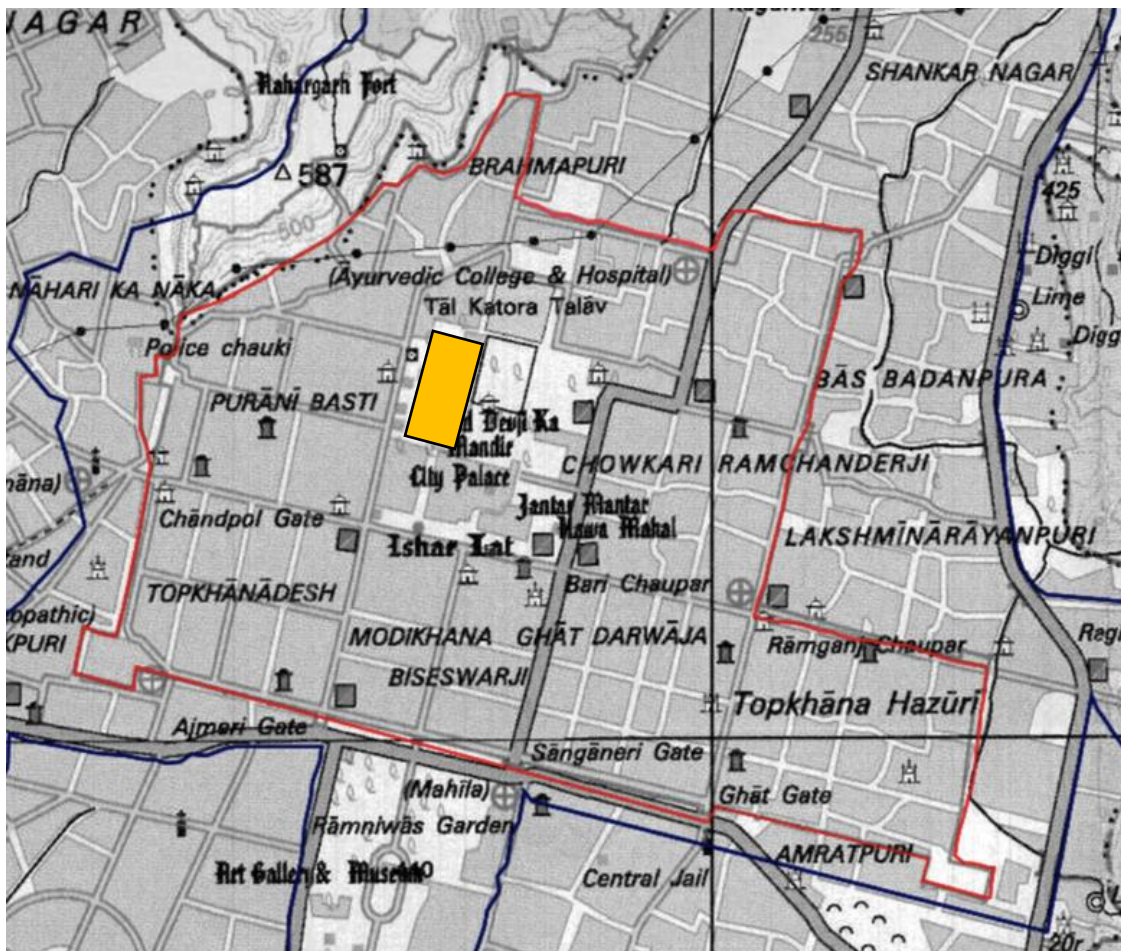


Fig.1.15 Location of Chauhan Stadium within the nominated property of Jaipur City, Rajasthan , Source of base map: Nomination Dossier of the Walled city of Jaipur Rajasthan



Fig.1.16 Location of Chaugan Stadium with important historic structures around the complex, Source of base map: google earth

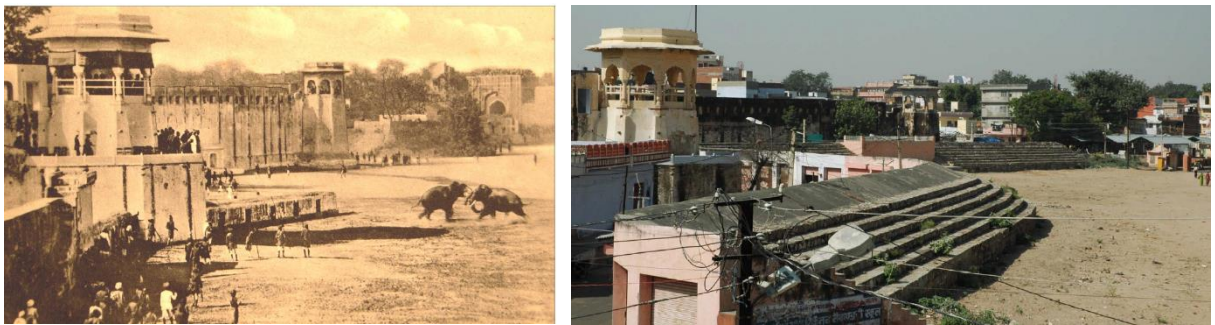


Fig.1.17 Before and After image of Chaugan Stadium, with the burj that was used as a royal pavilion, Source: <https://vdocument.in/download/jaipur-heritage>



Fig.1.18 View of Teej festival at Changan stadium, Source: www.wildfilmsindia.com

Parking is a major issue in the area. The roads around are narrow and on street parking on both sides of the road, movement of traffic become even more congested.

Issues:

- Proposed building structures shall be in coherence to the architectural vocabulary of the historic surrounding.



- Ramp shall be provided to access the platform.



- Materials used on the structure such as shaft/ramp shall resemble with the surroundings



B4. Description of changes or Development Proposed

Chaugan Stadium is located near the Gangauri Bazaar road and to the west of City Palace complex. At present, the stadium houses various sports facilities and is used for events. The roads outside the stadium are used for parking. This on- road parking leads to congestion on the approach road. It is proposed to develop a multi-level parking in the open area of the stadium ground, adjacent to the *bury*. As mentioned in the Detailed Project report, 2- level basement parking has been constructed.



Fig.1.19 Map marking the proposed blocks in Chaugan stadium, Source of base map: googleeearth

The parking block is located in the open area in the southern part of Chaugan stadium. This area is currently not used for any sports activity. According to the proposed drawings, a parking block of 64.3 metres x 97.7 metres has been proposed to house the two level basement parking. A two meters wide pathway around the built block has been proposed for pedestrian movement. There is one entry and one exit access for the basement parking. A central lift lobby has been provided along with a stair well. There are 4 other staircases in the block for access to the basement. Ground level of the parking block is proposed to be developed as a playground. Construction of the project has already been completed.



Fig.1.20 Present view of the site of multi- level car parking at Chaugan Stadium, Source: SHC

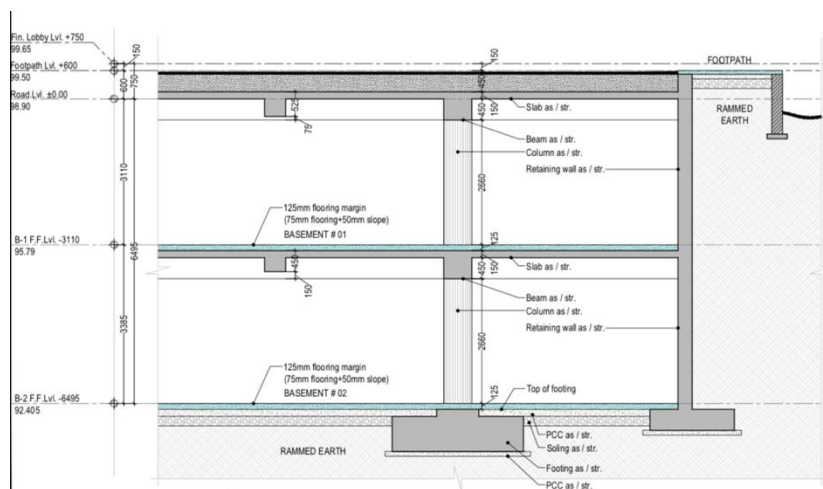


Fig.1.21 Proposed section of multi- level parking at Chaugan Stadium, Source: Eptisa



Fig.1.22 Proposed site plan for parking, Source: Eptisa

As mentioned in the report from Eptisa, the elevation of building blocks on the site have been designed with references from the historic structure of Jantar Mantar, with use of key elements like inclined wall and arches. Mumty has been designed with inclined walls in masonry and double plaster. The color scheme of the mumty is also proposed to be as of Jantar Mantar, double plaster in cream color and masonry walls in white. There is use of elements like jaali, that will also help in ventilation. Niches have been created in the form of arches, with similar design and proportions as in Jantar Mantar.



Fig.1.23 Existing view of mumty on site, Source: SHC

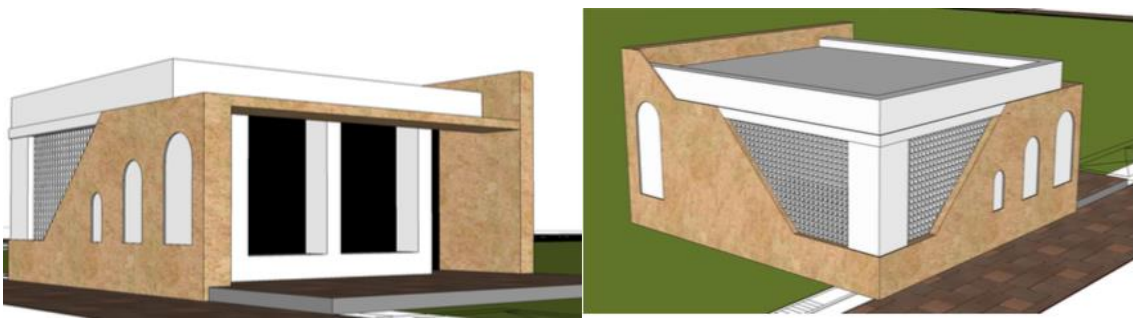


Fig.1.24 Proposed view of the mumty on site with color scheme and architectural elements inspired from historic setting, Source: SHC

B5. Assessment and evaluation of overall impact of the proposed changes

Jaipur is an exemplary development in town planning and architecture that demonstrates amalgamation and important interchange of several ideas over the late medieval period. Chaugan Stadium is an important component in the planning of the city and contributes to the Outstanding Universal Value (OUV) of the property as it is within the nominated area. Therefore, any adverse impact on the authenticity/integrity/value of Chaugan Stadium will impact the overall OUV of the nominated site. It is an important open area within the walled city of Jaipur.

a. Parking

At present, the parking in the area is on the sides of the roads and open areas around. The project will provide parking of 400 ECS. This will help in organized parking and aid in decongestion on side roads.

As per analysis of historical documents/maps, this was a vacant land and used for sports activities. Area surrounded by existing buildings, there is no direct visual impact of this construction.



Fig.1.25 Existing and proposed parking at precinct level of Chaugan Stadium, Source of base map: Google earth

b. Architectural Vocabulary

There are only 4-5 blocks on site that are above the ground level. The main lift lobby block (1) on site is approximately 6 metres high and the stairwells(4) are 3.45 metres high. The view of any of the surrounding structures are not majorly obstructed. Since the built up majorly below ground level, there is very less impact on the visual setting of the site and hence it will not have any major impact on the OUV of the site. The design of the blocks is inspired from the historic setting. The proposed design in terms of color is not reflected on the implemented blocks on site as work is still in progress.

B6. Measures to avoid, to reduce or to compensate for impacts- Mitigation measures

Mitigation measures need to be undertaken to ensure that the proposed project does not have a negative impact on the Outstanding Universal Value, integrity or authenticity of the nominated property and its buffer zone. The understated mitigation measures are being proposed to reduce/ control the various impacts identified in the previous section, that threaten or have an impact on the OUV of the site. It is recommended to:

1. The ground above the parking should continue to be used as a playground for local children. No new addition/construction of super structure shall be done to the present parking, that may have any detrimental effect on the historic fabric of the site and OUV of the historic city.
2. It is recommended that the design and material of the blocks above the ground are in coherence to the historic setting.
3. It is recommended to use material and design that is coherent to the setting for air shaft. Possibility of use of traditional jallis shall be explored.

7. Summary and Conclusion

The proposed projects at Anaj Mandi near Chandpol and Chaugan Stadium are projected to increase the parking ECS in the area, thus reducing the congestion on roads and accommodating parking during any events in the area, without adding pressure on the surrounding, especially in case of Chaugan stadium. The proposed enhanced mechanism for parking management are recommended as these will provide smart parking solutions and improve the parking capacity. Due to restricted area available on ground to hold vehicular traffic, it is important that parking management is undertaken for effective utilisation of space and reduce any traffic congestion in the area.

In case of Anaj Mandi, the project is under execution at the site. On analysis of the current parking situation in the area, it is recommended to have a dedicated and organised parking within the precinct. Two-level basement parking is proposed in the open area at Anaj Mandi, close to the boundary of the nominated property. The proposed structure is below the ground level, hence impact on the visual setting is negligible and there were no archaeological findings in the area hence this will not impact the OUV of the site. It will also help in decongestion of the roads in the areas around and help in easy traffic movement. It is recommended that the design of the structures aboveground level is coherent to the historic fabric and the space be continued to be used for community based activities and no further construction of superstructure is proposed in the area in future that may cause negative impact on the historic fabric of the site and OUV of the historic city.

In case of Chaugan Stadium, the project has already been executed on site. On analysis of the current parking situation in the precinct, it is recommended to have a dedicated parking area. The proposal is to have a two level basement parking in the open ground. The new structure is majorly below ground level, hence, there is very less impact on the visual setting of the site and hence it will not have any major impact on the OUV of the site and will increase the parking ECS substantially, thus reducing the congestion on roads and accommodating parking during any events in the stadium without pressure on the surrounding. It is recommended that the design and material of the blocks above the ground are in coherence to the historic setting and the usage of the open space above the ground be continued to be used for sports activities, as was used in the past and no further

construction of superstructure is proposed in the area in future as it may have detrimental effect on the historic fabric of the site and OUV of the historic city.

Bibliography

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- Drawings of Parking, Chaugan Stadium, Jaipur.
- Nomination dossier for the Walled City of Jaipur, Rajasthan, India, prepared in 2018.
- Operational Guidelines for the Implementation of the World Heritage Convention UNESCO, July 2012.
- Evaluation of Nominations of Cultural and Mixed Properties, ICOMOS report for the World Heritage Committee, ICOMOS, 2019
- Guidance on Heritage Impact Assessments for Cultural World Heritage Properties, ICOMOS, January 2011.
- The World Heritage Committee Decision: 43 COM 8B.16, Jaipur City, Rajasthan (India), 2019.

Glossary of Terms

HIA	Heritage Impact Assessment
ICOMOS	International Council on Monuments and Sites
OUV	Outstanding Universal Value
UNESCO	United Nations Educational Scientific and Cultural Organization
SHC	Sanrakshan Heritage Consultants Pvt. Ltd.

Acknowledgements and Authorship

We would like to thank the team from Eptisa-PMC, Jaipur Smart City Limited for providing us with the relevant documents required for undertaking the Heritage Impact Assessment for the site and assisting us to the site visits for understanding of the project components as applicable on the site.

We would also like to extend our vote of thanks to JSCL Chief Executive Officer – Shri Lok Bandhu for giving us this opportunity to fulfill this opportunity.

Our sincere thanks to Mr. Amitabh Sharma (Superintending Engineer – JSCL) for encouragement and support. We would also like to appreciate Team Leader, Eptisa – Mr. S. K. Goyal, Mr. Vikram Gupta and appreciation also goes out to the people who directly or indirectly helped us out in the development of the project.

Team- Sanrakshan Heritage Consultants Pvt. Ltd.

Munish Pandit – Principal Conservation Architect & Director

Somya Johri - Consulting Senior Conservation Architect

Sukanya Sharma - Architect

Illustrations and Photographs

Fig.1.1 Location of Anaj Mandi within the nominated property of Jaipur City, Rajasthan , Source of base map: Dossier

Fig.1.2 Location of Anaj Mandi with important historic structures in the precinct , Source of base map: Google earth

Fig.1.3 Traffic congestion at entry and exit points to the market, Source: SHC

Fig.1.4 Transformed façade of historic buildings, Source: SHC

Fig.1.5 View of Anaj Mandi from the entrance with a modern looking façade, Source:SHC

Fig.1.6 Site plan for parking at Anaj Mandi. The existing temple on site has been retained, Source- Eptisa

Fig.1.7 Images of work during execution in Anaj Mandi, Source- Eptisa and SHC

Fig.1.8 View of the entrance ramp to basement parking with the retained temple on site, Source- SHC

Fig.1.9 Detailed plan and Key plan marking the location of the proposed site with respect to the boundary of the nominated property and buffer zone. Source: Base drawings from Nomination Dossier for Jaipur City, Rajasthan.

Fig.1.10 View of the city wall at Chandpol from the proposed site, Source : SHC

Fig.1.11 Site plan for parking at Anaj Mandi. The existing temple on site has been retained, Source- Eptisa

Fig.1.12 View of the façade at Anaj Mandi, Source: SHC

Fig.1.13 View of the temple on project site, Source: SHC

Fig.1.14 View of the interiors of the temple, Source: SHC

Fig.1.15 Location of Chaugan Stadium within the nominated property of Jaipur City, Rajasthan , Source of base map: Nomination Dossier of the Walled city of Jaipur Rajasthan

Fig.1.16 Location of Chaugan Stadium with important historic structures around the complex, Source of base map: google earth

Fig.1.17 Before and After image of Chaugan Stadium, with the burj that was used as a royal pavilion

Fig.1.18 View of Teej festival at Chaugan stadium, Source: www.wildfilmsindia.com

Fig.1.19 Map marking the proposed blocks in Chaugan stadium, Source of base map: googleeearth

Fig.1.20 Present view of the site of multi- level car parking at Chaugan Stadium, Source: SHC

Fig.1.21 Proposed section of multi- level parking at Chaugan Stadium, Source: Eptisa

Fig.1.22 Proposed site plan for parking, Source: Eptisa

Fig.1.23 Existing view of mumty on site, Source: SHC


Fig.1.24 Proposed view of the mumty on site with color scheme and architectural elements inspired from historic setting, Source: SHC

Fig.1.25 Existing and proposed parking at precinct level of Chaugan Stadium, Source of base map: Google earth

Appendices

1. The World Heritage Committee Decision: 43 COM 8B.16, Jaipur City, Rajasthan (India), 2019.

Annexure C

	Nagar Nigam Jaipur, Heritage
	Old PHQ, behind Hawa Mahal, Badi Chaupar, Jaipur- 302003

File No.: F13/JNNH/ACTP/2021/ 1017 Date: 26/08/2021

To,
Chief Executive Officer,
Jaipur Smart City Ltd., Jaipur.

Subject: Proposed Multi level Car Parking project at Aatish Market

Reference: Letter No. SE/JSCL/21-22/1009 Dated: 24/06/2021

In response to letter SE/JSCL/21-22/1009 regarding the Proposal of a Multi-Level Car Parking at Aatish Market, the matter has been examined by the Conservation experts and facts sent to CTP Rajasthan and Chairman THC for opinion CTP Rajasthan and Chairman THC also agreed with the following facts:

During the visit of ICOMOS technical evaluation mission on 21-26 September 2018, nominated by UNESCO for examining the proposal of the State Party to inscribe Jaipur City on the UNESCO World Heritage Sites list, following observations were made:

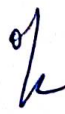
- “Projects such as the multi-level car park at Chaugan Stadium (currently under construction), the proposed multi-level car park at the Aatish Market area, the multi-storey Integrated Development of Janta Market and the Jaleb Chowk redevelopment are likely to have a negative impact on the proposed Outstanding Universal Value of the nominated property and worsen the traffic conditions within the city.”
- “Open spaces are an essential part of the city plan but are gradually disappearing. In some cases these are being built upon.”
- “The most significant development pressure on the city arises from two public sector initiatives – those by Jaipur Smart City Limited, and the underground metro line.

Hence, the proposal would be in deviation of the recommendations for the UNESCO World Heritage Site of Jaipur City.

- Based on a recent site visit of the Conservation experts to the Aatish Market area, it was observed that there are temples with adjoining communal spaces, a number of mature trees and informal parking space, as per the pictures attached in the annexure. The site also occupies a central location in the city, is within the central open space of a historic market, as well as the monumental Sargasuli/Isar Lat.

Therefore, considering the above observations, the proposal for multi-level car parking at Aatish Market would not be desirable.


(Avdhesh Meena)
Commissioner

 Nagar Nigam Jaipur Heritage

EXAMINATION REPORT FOR PROPOSED MULTI-LEVEL CAR PARKING AT AATISH BAZAR, CHOWKRI SARHAD, JAIPUR

An ICOMOS technical evaluation mission nominated by UNESCO for examining the proposal of the State Party to inscribe Jaipur City on the UNESCO World Heritage Sites list, visited the city on 21-26 September 2018, and submitted a report. The report for the World Heritage Committee - 43rd ordinary session, Baku, 30 June - 10 July 2019 "WHC-19/43.COM/INF.8B1", Page 124, Subsection 'Factors affecting the Property' reads,

"Projects such as the multi-level car park at Chaugan Stadium (currently under construction), the proposed multi-level car park at the Aatish Market area, the multi-storey Integrated Development of Janta Market and the Jaleb Chowk redevelopment are likely to have a negative impact on the proposed Outstanding Universal Value of the nominated property and worsen the traffic conditions within the city." and "Open spaces are an essential part of the city plan but are gradually disappearing. In some cases these are being built upon."

The report states that the most significant development pressure on the city arises from two public sector initiatives – those by Jaipur Smart City Limited, and the underground metro line and that large open areas are being developed into multi-level car parks with footprints many times larger than traditional buildings.

Hence, the proposal would be in deviation of the recommendations for the UNESCO World Heritage Site of Jaipur City.

Based on a recent site visit of the Heritage Cell to the Aatish Market area, it was observed that there are temples with adjoining communal spaces, a number of mature trees and informal parking space, as per the pictures attached in the annexure. The site also occupies a central location in the city, is within the central open space of a historic market, as well as the monumental Sargasuli/Isar Lat. It is critical that the impact of the proposed MLCP be viewed in light of the structural integrity of the structures in the adjacence

Therefore, in view of the above facts, it would not be appropriate to pursue the proposal of constructing a multi-level car parking at Aatish Market.



Chandni Chowdhary
Conservation Architect, Heritage Cell

Annexure - D

I: Physical Survey Form

Project: SAHP (Special Area Heritage Plan), Jaipur

* Mandatory Fields

General Information		
1.	Object ID	Auto- generated
2.	Date of Survey	Auto- generated
3.	Time	Auto- generated and Hidden for Surveyors
4.	Surveyor ID	Auto- generated
5.	Name of Chowkri	Auto- generated
6.	Street Name*	TextEdit
7.	Landmarks	Auto- generated via heritage, religious and institutional building attributes within 250m
8.	X Coordinate of Surveyor	Auto- generated and hidden to Surveyor
9.	Y Coordinate of Surveyor	Auto- generated and hidden to Surveyor
10.	No. of structures in Single Building ID	TextEdit
11.	IDs combine for a single structure	TextEdit
12.	House No./Shop No.	TextEdit
13.	Building Name	Auto generated via DOIT layer but editable for Surveyor
14.	Year of Construction	TextEdit
15.	Photograph of Building Facade*	Picture Upload
16.	Photograph of Building/ Street View	Picture Upload
17.	Additional Information	TextEdit

Property Details						
18.	Ownership Details*	drop down list for single tick option				
		Govt	Private	Trust	Not Known	
19.	Nature of the Use*	multiple tick option				
		Residential	Shop	Eatery	Hotels/ Guest House/ Dharamshala	Offices
		Govt. Offices	Public Utilities	Religious	Recreational	Warehouse /Storage
		Parking	Community Centers	Health Related Facility	Educational Institutes	Others
20.	DOIT Land use*	Auto- generated				
21.	Overall Land use* - Survey	drop down list for single tick option				
		Residential	Commercial	Mixed	Public/semi public	Religious
		Industrial	Educational	Heritage and Tourism	Govt Uses	Recreational
		Health Facilities	Public Utilities	Other		
22.	No. of Floors*	drop down list for single tick option				
		G	G+1	G+2	G+3	
		G+4	G+5	G+6	G+7	
23.	Basement	single tick option				
		YES			NO	
24.	Basement Use	drop down list for Multiple tick				
		Parking	Storage/ Warehouse	Workshop	Other	
25.	Mention Floor-wise Use	TextEdit				
26.	Additional Property/ Use Details	TextEdit				

Architectural Details						
27.	Architectural Style*	drop down list for single tick option				
		18 TH Century (Rajput-Mughal Influence)	19 th Century (Indo-Saracenic)	20 th Century (Art Deco Style)		
		Contemporary - Modern	Contemporary - Traditional	Unable to Identify		
28.	Facade Finish*	drop down list for multiple tick option				
		Lime Plaster	Cement plaster	Dressed Stone		
		Stone or Tile Cladding		Other		
29.	Facade Colors*	drop down list for multiple tick option				
		Green	Grey	White		
		Jaipur Pink (Gerua)	Yellow Ochre	Others (Specify)		
30.	Architectural Elements*	drop down list for multiple tick option				
		Gokhas	Arches	Jharokhas	Brackets	Paintings
		Jaalis	Mouldings	Parapet or Railing	Chhatris	Tibari
		Doors		Windows	Others (Specify)	
31.	Photo of Architectural elements	Picture Upload				
32.	Additional Information about Architectural Details	TextEdit				

Intervention Details							
33.	Height Intervention*	True			False		
	If yes, mention Details	TextEdit					
34.	Ground Cover Intervention*	True			False		
	If yes, choose options	Temporary			Permanent		
35.	Facade Finish Intervention*	True			False		
	If yes, mention Details	TextEdit					
36.	Facade Features Intervention*	True			False		
	If yes, choose options	Temporary	Permanent	Demolished	Other		
37.	Temporary Structures*	True			False		
	If yes, choose one option	Tin Shed	Awning		Other		
38.	Visible Electric/ Plumbing Intervention*	True			False		
	If yes, choose one option	Wire/Cables	Pipelines		Other		
39.	Visible Ac/ Cooler Units*	True			False		
	If yes, mention Details	TextEdit					
40.	Signage Intervention*	True			False		
	If yes, mention Details	TextEdit					
	Overall Condition	drop down list for single tick option					
41.		Good	Fair	Poor	Advanced stage of Deterioration/ damage	Demolished/ Collapsed	
42.	Threats to the Property*	drop down list for multiple tick option					
		Natural	Negligence	Vandalism	Urban Pressure	No Threats	Other
43.	Photo for Condition/ Treats	Picture Upload					
44.	Additional Information about Architectural Details	TextEdit					

Values						
45.	Architectural, Planning, Urban Value*	Dropdown List (Single Tick Mark)				
		Low	Medium		High	
46.	Archaeological/Historic Value*	Dropdown List (Single Tick Mark)				
		Low	Medium		High	
47.	Artistic value*	Dropdown List (Single Tick Mark)				
		Low	Medium		High	
48.	Associative Value*	Dropdown List (Single Tick Mark)				
		Low	Medium		High	
49.	Authenticity*	Dropdown List (Single Tick Mark)				
		Low	Medium		High	
50.	Presence of Traditional Crafts/Workshop*	True			False	
	If yes, choose options (multiple)	Jewelry Making,	Textile craft,	Paper Craft	Metalware,	Stone Craft,
		Pottery,	Paintings,	Folk Arts	Other	
51.	Additional Information for Values	TextEdit				
52.	Grading as per Walled City Bye Laws 2020*	(Single Tick Mark)				
		I	IIA	IIB	III	other
		New Construction		Heavily Altered		Ruins

SUBMIT FORM

II: Household Survey Form

Project: SAHP (Special Area Heritage Plan), Jaipur

* Mandatory Fields

General Information						
1.	DOIT Object ID OBJECTID	Auto- generated				
2.	DOIT Building ID buildingid	Auto- generated				
3.	Road/Street Name StreetNam	TextEdit				
4.	Surveyor ID SurveyorID	Auto- generated				
5.	Date of Survey Date	Auto- generated				
6.	Time of Survey Time	Auto- generated and Hidden for Surveyors				
7.	Family Type* FamType	drop down list for single tick option				
		Nuclear		Joint		
8.	Family Religion Religion	drop down list for single tick option				
		Hindu	Sikh	Jain	Muslim	Christian
9.	Are you the Head of the Family? (Tick Yes/No) Head	Yes			No	
10.	No. of Members in the Family? * FamNum	Number				

Family Member Details							
11.	No. of family members in the "Age Group 0-5"? * FamAge1						Number
12.	No. of family members in the "Age Group 5-17"? * FamAge2						Number
13.	No. of family members in the "Age Group 18-45"? * FamAge3						Number
14.	No. of family members in the "Age Group 46-60"? * FamAge4						Number
15.	No. of family members of "Age above 60 years"? * FamAge5						Number
16.	No. of "Male" members in the family? * FamGend1						Number
17.	No. of "Female" members in the family? * FamGend2						Number
18.	No. of members of the "Other Gender"? FamGend3						Number
19.	No. of "Married" members? * FamMari1						Number
20.	No. of "Unmarried" members? * FamMari2						Number
21.	No. of "Widowed" members? FamMari3						Number
22.	No. of "Divorced" members? FamMari4						Number
23.	No. of "Illiterate" members? * (within the age group of 18-60) FamEdu1						Number
24.	No. of "Literate up to Metric" members? * FamEdu2						Number
25.	No. of "Graduate" members? * FamEdu3						Number
26.	No. of "post-graduate" members? * FamEdu4						Number
27.	No. of members who study/work "within" the Walled City? * Edu/Work1						Number
28.	No. of members who study/work "outside" the Walled City? * Edu/Work2						Number
29.	No. of members regularly using "Public mode of Transport"? * FamTrans1						Number
30.	No. of members regularly using "Personal Transport"? * FamTrans2						Number
31.	Choose Public transport frequently used by you/your family? (Multiple Choices) * FamTrans3						
	Railway Train	Bus	Metro	Autorickshaw	Uber/OLA/Rapido/ Taxi/Cab	E- Rickshaw	Other
32.	No. of members engaged in the "Traditional Art and Craft" sector/occupation? * Occ_Craft1						Number
33.	Specify the "Art and Craft work" associated with the family. Occ_Craft2						TextEdit

34.	No. of members "Employed in the Govt Sector"? * WorkStat1	Number
35.	No. of members "Employed in the Private Sector"? * WorkStat2	Number
36.	No. of "Self-Employed members"? * (within the age group of 18-60) WorkStat3	Number
37.	No. of "Unemployed" members? (within the age group of 18-60)" * WorkStat4	Number
38.	No. of members with "Any other Nature of Work"? Also specify. WorkStat5	TextEdit

Status Details						
39.	Household Annual Income Category * Hou_Income	drop down list for single tick option				
		BPL	< 3 Lacs	3-6 Lacs	6-12 Lacs	12-18 Lacs
40.	House Ownership? * Hou_Own	drop down list for single tick option				
		Owned	Rented	Govt Allotted	Other	
41.	Vehicles Owned? * Veh_Own	drop down list for multiple tick options				
		Bicycle	Scooter/Bike	Car/Jeep/Van	Thela/Cart	
		Rickshaw/Auto-Rickshaw/ E-Rickshaw	Tempo/Truck/ Tractor	None	Other	
42.	No. of two (2) wheelers owned? 2wheeler	Number				
43.	No. of Four (4) wheelers owned? 4wheeler	Number				

House Details				
44.	Since how long you are living here? StayTenure	Number (Mention in Years)		
45.	No. of Habitable rooms? * NoofRooms	Number		
46.	No. of Toilets/WC? * Wash_Bath	Number		
47.	Is Toilet inside the house? (Tick Yes/No) * WCLocation	Yes	No	
48.	Tap Water Supply? (Tick Yes/No) * TapWater	Yes	No	
49.	Electricity Supply? * (Tick Yes/No) Electri	Yes	No	
50.	LPG Connection? * (Tick Yes/No) LPGConnect	Yes	No	
51.	Parking Space for Private Vehicles? Parking	drop down list for single tick options		
		Within Property	On Street	Off Street

Resident's Perception			
52.	Problems being faced by members at "House level"? Specify HouseProb	TextEdit	
53.	Problems being faced by members at "Chowkri level"? Specify ChowkProb	TextEdit	
54.	Problems being faced by members at "City level"? Specify CityProb	TextEdit	
55.	Has any family member shifted outside the walled city in the last 10 years? * (Tick Yes/No) Shiftedout	Yes	No
56.	Would you/your family like to shift outside the walled city? * (Tick Yes/No) ShiftChoic	Yes	No
57.	Any Additional Information (shared by Respondent or observed by Surveyor) AddlInfo	TextEdit	
58.	Name of the Respondent (only if Respondent wants to share) Respondent	TextEdit	

SUBMIT FORM

III: Trade and Commerce Survey Form

Project: SAHP (Special Area Heritage Plan), Jaipur

* Mandatory Fields

General Information		
1.	DOIT Object ID OBJECTID	Auto- generated
2.	DOIT Building ID buildingid	Auto- generated
3.	Surveyor ID SurveyorID	Auto- generated
4.	Date of Survey Date	Auto- generated
5.	Time of Survey Time	Auto- generated and Hidden for Surveyors
6.	X Coordinate of Surveyor x_coord	Auto- generated and hidden to Surveyor
7.	Y Coordinate of Surveyor y_coord	Auto- generated and hidden to Surveyor
8.	Street/Road Name StreetNam	TextEdit
9.	Name of the Shop/Establishment Shop_Name	TextEdit
10.	Name of the Owner Owner_Name	TextEdit
11.	Shop Number* Shop_Num	Text Edit
12.	Upload Exterior Picture of the shop* P1_Ext	Attachment
13.	General Additional Information GenAddlInf	TextEdit

Shop Details								
14.	Type of Shop/Establishment* Shop_Type			multiple tick option				
	Trade	Manufacturing	Service	Godown	Mix	Hospitality	Other	
15.	Dealing in which Commodity? * Commodity			multiple tick option				
	Jewelry (Real/Artificial)	Footwears	Textiles	Art/Craft / Souvenirs/ Antiques/Idols/ statues	General stores / Cosmetics/ gift items / toys/ Sports Shop	Medicine	Electrical Appliances / Hardware	
	Food/ Beverages/ bakery/ sweets	Books/ Paper/ Print/ Stationery/Kites	Grocery/ vegetables/fruits/ Flowers/Dairy products/ Masalas/ Kirana Stores	Building Construction Materials/ Paints/ Sanitary fittings/ Interior Decoratives	Wood and Metal shops/ workshops	Other		
16.	If other, specify Commo_spec			TextEdit				
17.	Related to Heritage or Traditional Crafts/ Workshop* Tradcraft			Yes		No		
18.	Carpet Area of Shop/ establishment (in sqft) Area			Numbers				
19.	Year of establishment Est_Year			Numbers				
20.	Ownership* (Single tick option) Ownership			Owned	Rented	Other	Not Known	
21.	If rented, what is the rent range. Rent			single tick option				
	<1K	1- 5K	5-10K	10-20K	20-30K	30-40K	40-50K	Above 50K
22.	Total Number of Employees* Employees			Number				

23.	Number of Employees residing within the walled city Emp_Walled	Number			
24.	Average Turnover within last three years Turnover	single tick option			
		< 5 Lacs	5- 10 Lacs	10- 25 Lacs	Above 25 Lacs
25.	Upload Interior Picture of the Shop P2_Int	Attachment			
26.	Additional Information about the shop/ establishment ShoAddlInf	TextEdit			

Trade / Manufacturing Details						
27.	Type of Trade* (single tick option) TradeType		Retail	Wholesale	Both Retail and Wholesale	Other
28.	Specify the Raw Material (Applicable for Manufacturing Unit) RawMat		Text Edit			
29.	Procurement of Raw Materials RM_Pro		multiple tick option			
	Directly from the producer	Made or Manufacture In-house	From wholesale markets	Middlemen	From the Industries/ Factories	Other
30.	Place of Procurement of Raw Materials RMProPlace		multiple tick option			
	Within the walled city	Outside walled city, within Jaipur	Rajasthan	Other state	Internationally	
31.	Specify the Finished Goods Fin_Goods		Text Edit			
32.	Place of Supply for the Finished Goods FGSupPlace		multiple tick option			
	Within the walled city	Outside walled city, within Jaipur	Rajasthan	Other state	Internationally	
33.	Place of Storage for Raw Materials/ goods/ Finished Products* Storage		(single tick option)			
	Within the shop	Separate Godown, within the walled city	Separate Godown, outside the walled city	Other		
34.	Mode of Transport for Procurement/ Supply* Transport		multiple tick option			
	EV	Pickup	Mini Truck	2-wheeler (Private)	4 -wheeler (Private)	Other
35.	Who is the Customer? EndUser		multiple tick option			
	Direct Consumer	Manufacturing/ Industrial Units	Retail Market	Wholesale Market	Middlemen	Other

36.	Upload Photograph of the Raw Material P3_RM	Attachment
37.	Upload Photograph of the Finished Products P4_FG	Attachment
38.	Any Additional Information about the Trade TradeAdInf	Text Edit

Facilities			
39.	Number of Car-Park available OFF Street* ParkOffSt	Number	
40.	Number of Car-Park available ON street? * ParkOnSt	Number	
41.	Number of Accessible Toilets within the property* WCwithin	Number	
42.	Number of Accessible Toilets Outside the property* WCOoutside	Number	
43.	Provision for regular garbage Disposal* GarbagePro	YES	NO
44.	Problems being faced regularly by the shop owners/ customers. Problems	TextEdit	
45.	Is there any pollution/ Nuisance observed? (To be filled by surveyor) * NuisancY/N	YES	NO
46.	If answer to above question is yes, please specify (To be filled by	Text Edit	

	surveyor) Nuis_Spec	
47.	Upload relevant picture to support this section. FacAddlInf	Attachment
48.	Any Additional Information about the existing or required facilities. P5_AddlPic	TextEdit

SUBMIT FORM

Annexure E

Serial Number JMC/MOD/02

Map Reference JMC/MOD

Shri Digambar Jain Mandir Shyo Ji Ram Ji

Chowkri

Modikhana

Other name: Adinath Bada Diwan Ji



Front façade of the temple



Entry level layout plan

1 Geo Location	26.923813° 75.819895°	10 Type of Ownership	<input type="checkbox"/> Public <input type="checkbox"/> Private
2 Address	Maniharon ka Rasta, Tripolia Bazaar, Jaipur, Pin code-302002	11 Number of Owners	<input checked="" type="checkbox"/> Single <input type="checkbox"/> Multiple
3 Approach	The temple lies on Maniharon ka Rasta, on the right before the first crossing, when moving from Tripolia bazaar towards Nehru Bazaar.	12 Name of Owner	Trust Shri Digamber Jain Mandir Bada Diwan Ji
4 Surroundings	The temple is surrounded by shops and residences	13 Occupancy	<input checked="" type="checkbox"/> Owner <input type="checkbox"/> Tenant <input type="checkbox"/> Both Owner and Tenant Visited by devotees, and the pujari's family resides in temple.
5 Date of Construction	1775-1825 Late 18th-early 19th century	14 Significance (Historical and Socio-cultural)	
6 Property Type	<input checked="" type="checkbox"/> Building <input type="checkbox"/> Precinct <input type="checkbox"/> Site <input type="checkbox"/> Structure <input type="checkbox"/> Landscape	The temple was built for the devotees of the Jain community predominantly residing in Chowkri Modikhana. It is known to be as old as the Jaipur city, and was built by Diwan Shyoji Lal who was the Diwan in Jaipur Royal Court. It is also known for its decorative interiors with wall paintings, floral marble carvings and intricate arches, jaalis, brackets and other architectural features. This temple has an ancient idol of Adinathji. Jain Sabha celebrates 'Das Lakshan Parva' here. Adinath Mahila Mandal was founded in this temple. Flowers and Kalash Abhishek are not offered in the temple.	
7 Sub-Type	Religious		
8 Property Usage	<input checked="" type="checkbox"/> In Use <input type="checkbox"/> Abandoned Present: Temple and Pujari's residence Past: Temple		
9 Status of Protection	Unprotected		



15 Architectural Style

- ☒ 18th Century (Sawai Jai Singh II)
☐ 19th Century (Sawai Ram Singh II)
☐ 20th Century

16 Plan Form

- ☒ Rectangular ☐ Square ☐ Linear ☐ Circular

17 Number of Floors

- ☐ G ☒ G+1 ☐ G+2 ☐ G+3

18 Plinth

- ☐ Low ☒ Medium ☐ High

19 Number of Courtyards

- ☒ Single ☐ Double ☐ Multiple

20 Wall Painting

- ☒ Gateway ☒ Facade ☒ Walls ☒ Ceiling

21 Architectural Description

The temple has an east-west orientation and stands on a medium plinth. Shops are present on both sides of the entrance. The plan of the temple is rectangular in shape, with a pointed arched main doorway with wall paintings. The doorway opens into the smaller courtyard where rooms have been added for the pujari's family. This opens into a wide courtyard with rooms running along three sides, and a passage towards the fourth. The courtyard has old sandstone flooring. Other features include marble columns with lotus carvings & foliations, cusped arches, intricately carved lime jaalis, and wall paintings done in ala-gila technique. Shallow carved brackets support the chajjas. There are stucco carvings on the arches and the surface has marble inlay work.

22 Construction Materials and Techniques

Walls	Thick load bearing walls, arches with marble columns, marble cladding till dado level
Floor	Marble, kota stone, sandstone
Openings	Cusped and Tudor arches, rectangular doors and windows
Roof	Stone pattis finished with lime plaster, Bangaldar Chhatra, later additions in RCC



23 Associated Intangible Value

This temple has an ancient idol of Adinathji. Here, the Jain Sabha celebrates 'Das Lakshan Parva'.

24 State of Preservation

- ☐ Good
☒ Fair
☐ Poor
☐ Advanced state of decay
☐ Danger of disappearance

25 Threats to Property

- | | |
|--|---|
| <input type="checkbox"/> Encroachment | <input checked="" type="checkbox"/> Infrastructure addition |
| <input type="checkbox"/> Development Schemes | <input type="checkbox"/> Insensitive Repairs |
| <input type="checkbox"/> Reconstruction and Renovation | <input checked="" type="checkbox"/> Addition and alteration |
| <input type="checkbox"/> Vegetation Growth | <input type="checkbox"/> Natural Calamities |
| <input type="checkbox"/> Graffiti | <input type="checkbox"/> Theft |

26 Additions

- | | |
|---|---------------------------------------|
| <input type="checkbox"/> Floor-addition | <input type="checkbox"/> Ground Cover |
| <input checked="" type="checkbox"/> Extension | <input type="checkbox"/> Features |

27 Alterations

- ☐ Facade ☒ Plan ☒ Material ☐ Feature

28 Condition Description

The entire complex is poorly maintained. There is addition of new rooms in the front courtyard. Attempt to restore the wall paintings was made in the year 2000, around the shrine in the main hall. However, the paintings have not been restored properly, rather lot of retouching has been done. The colours of the paintings differ from original. The walls have been cladded with marble up to the dado level and arches have been altered.

29 Grading

Archaeological	C
Architectural	A
Historical	A
Associational	B
Social/Cultural	B
Grade	IIA



Marble carvings and inlay work



Inner courtyard of the temple



Original wall paintings in the Main Hall



Arcade with border of paintings, now altered

30 Potential of site and recommendations

The temple has the potential to attract pilgrims. Original paintings can still be seen in the main hall and they should be restored properly to prevent loss. The sandstone flooring in the courtyard should be retained.

31 Information for visitors

It is open to visitors and devotees throughout the day.

32 Source of Information

- ☒ Listing by INTACH
- ☒ Site Survey
- ☒ Interview of inhabitants
- ☒ Signage on site

WPD Code INTACH WPD reference code:
ICI_WPD_RJ_WP_JP_JP_068BDM

Listers

Field Survey by Ira Kataria and Laxmi Saini, INTACH,
Sketch plan by Santosh Kumar and Mohan, JMC



Baj House

Chowkri

Modikhana



Front façade facing towards chowk



Ground level layout plan

1 Geo Location	26.920010° 75.819298°	10 Type of Ownership	<input type="checkbox"/> Public <input checked="" type="checkbox"/> Private
2 Address	1425, Opp. Sri Digamber Jain Temple Sangheeji, Maniharon ka Rasta, Kishanpole Bazaar, Jaipur, Pin code-302002	11 Number of Owners	<input type="checkbox"/> Single <input checked="" type="checkbox"/> Multiple
3 Approach	The residence lies on Maniharon ka Rasta, at the second crossing, on the right, when moving from Nehru Bazar towards Tripolia bazaar.	12 Name of Owner	Personally owned Mr Gyan Prakash, Mr Narendra
4 Surroundings	An open square with raised platform in front of the residence, a temple opposite to it and residences on other sides	13 Occupancy	<input type="checkbox"/> Owner <input type="checkbox"/> Tenant <input checked="" type="checkbox"/> Both Owner and Tenant 3 families of owners, 2 families of tenants
5 Date of Construction	1770-1800 Late 18th century	14 Significance (Historical and Socio-cultural)	It is one of the ancestral havelis of businessmen residing in Chowkri Modikhana. The three storied structure is one of the oldest buildings to have retained its traditional characteristics, although two stories have been added in modern construction style. The front doorway has wall paintings on the surface as well as on the soffit.
6 Property Type	<input checked="" type="checkbox"/> Building <input type="checkbox"/> Precinct <input type="checkbox"/> Site <input type="checkbox"/> Structure <input type="checkbox"/> Landscape		
7 Sub-Type	Residential		
8 Property Usage	<input checked="" type="checkbox"/> In Use <input type="checkbox"/> Abandoned Present: Shop and storage on ground floor, residential above Past: Residence		
9 Status of Protection	Unprotected		



15 Architectural Style

- ☒ 18th Century (Sawai Jai Singh II)
☐ 19th Century (Sawai Ram Singh II)
☐ 20th Century

16 Plan Form

- ☒ Rectangular ☐ Square ☐ Linear ☐ Circular

17 Number of Floors

- ☐ G ☒ G+1 ☐ G+2 ☐ G+3

18 Plinth

- ☒ Low ☐ Medium ☐ High

19 Number of Courtyards

- ☒ Single ☐ Double ☐ Multiple

20 Wall Painting

- ☒ Gateway ☒ Facade ☐ Walls ☐ Ceiling

21 Architectural Description

The haveli lies on a junction with an open chowk in front of it. It has a shop towards the right of the entrance gateway, and gokhas on both sides. It stands on a medium plinth, and goes up to 2 stories and two more stories which have been added later. The first floor projects out and is supported by thick stone brackets, and has rectangular openings with semi-circular and circular clerestories. The doorway opens into a passage which leads to the courtyard. In the interior, verandahs run around the courtyard, and then open into rooms. Other features include stone parapets, pan patta moulded cornices, thick brackets, cusped arches which have been closed and rectangular doors have been added. Wall paintings on the doorway are done in tempera technique and depict mythological tales, human figures and floral designs.

22 Construction Materials and Techniques

Walls	Load bearing walls, rubble masonry with lime plaster, repairs done in cement plaster
Floor	Local stone, lime and cement
Openings	Cusped arches, rectangular doors and windows, semi-circular and circular clerestories.
Roof	stone pattis finished with lime plaster, later additions in RCC

23 Associated Intangible Value

The residence has traditional wall paintings on its doorway, which depict floral designs and images of deities.

24 State of Preservation

- ☐ Good
☐ Fair
☒ Poor
☐ Advanced state of decay
☐ Danger of disappearance

25 Threats to Property

- | | |
|---|---|
| <input type="checkbox"/> Encroachment | <input checked="" type="checkbox"/> Infrastructure addition |
| <input type="checkbox"/> Development Schemes | <input checked="" type="checkbox"/> Insensitive Repairs |
| <input checked="" type="checkbox"/> Reconstruction and Renovation | <input checked="" type="checkbox"/> Addition and alteration |
| <input type="checkbox"/> Vegetation Growth | <input type="checkbox"/> Natural Calamities |
| <input type="checkbox"/> Graffiti | <input type="checkbox"/> Theft |

26 Additions

- | | |
|--|--|
| <input checked="" type="checkbox"/> Floor-addition | <input type="checkbox"/> Ground Cover |
| <input checked="" type="checkbox"/> Extension | <input checked="" type="checkbox"/> Features |

27 Alterations

- ☒ Facade ☒ Plan ☒ Material ☐ Feature

28 Condition Description

Two new RCC floors have been added on top of the original building. There have been repairs in cement mortar. Openings have been altered to accommodate shutter and chajja is broken partially. Cables and wires are hanging around and the front façade is covered with posters. Interior is poorly maintained with cracks in plaster and water seepage.

29 Grading

Archaeological	C
Architectural	B
Historical	A
Associational	B
Social/Cultural	B
Grade	IIB





Decorative arch of the main entrance with painted borders



Floral wall paintings on the gateway



Courtyard leading to verandah



Painted entrance gateway

30 Potential of site and recommendations

If restored and maintained properly, the structure can retain its original traditional characteristics. The new addition of two storeys should be replaced with a compatible addition of floors.

31 Information for visitors

The building has wall paintings on the front doorway. Entry inside is restricted to the ground floor only.

32 Source of Information

- ☒ Listing by INTACH
- ☒ Site Survey
- ☒ Interview of inhabitants
- ☒ Signage on site

WPD Code INTACH WPD reference code:
ICL_WPD_RJ_WP_JP_JP_069BJH

Listers

Field Survey by Ira Kataria and Laxmi Saini, INTACH,
Sketch plan by Santosh Kumar and Mohan, JMC



15 Architectural Style

- ☐ 18th Century (Sawai Jai Singh II)
☒ 19th Century (Sawai Ram Singh II)
☐ 20th Century

16 Plan Form

- ☒ Rectangular ☐ Square ☐ Linear ☐ Circular

17 Number of Floors

- ☐ G ☐ G+1 ☒ G+2 ☐ G+3

18 Plinth

- ☒ Low ☐ Medium ☐ High

19 Number of Courtyards

- ☒ Single ☐ Double ☐ Multiple

20 Wall Painting

- ☒ Gateway ☒ Facade ☐ Walls ☐ Ceiling

21 Architectural Description

The corner haveli is lined with shops on the ground floor, and is entered through a doorway. The doorway has two angels on the spandrel of the cusped arch, and gokhas on both sides. It leads to a passage which opens into the small square courtyard. Verandahs run along all sides which lead into the rooms. The verandahs are supported by thick stone brackets and pan patta motifs in plaster run along the cornices. The façade has rectangular windows and is painted in colours of orange, pink and green. Other features include geometric jaalis and shallow chajjas.

*19th Century Style: This style is indicated by the introduction of European/Colonial influence such as semi-circular arches, triangular pediments, fluted/grooved columns.

22 Construction Materials and Techniques

Walls	Load bearing walls, stone cladding up to dado level, repairs done in cement plaster.
Floor	Kota stone and terrazzo
Openings	Cusped arch, shouldered flat arch, rectangular doors, windows and clerestories.
Roof	Stone pattis finished with lime plaster, later additions in RCC

23 Associated Intangible Value

The residence has traditional wall paintings on its doorway, depicting flowers and angels.

24 State of Preservation

- ☐ Good
☐ Fair
☒ Poor
☐ Advanced state of decay
☐ Danger of disappearance

25 Threats to Property

- | | |
|---|---|
| <input type="checkbox"/> Encroachment | <input checked="" type="checkbox"/> Infrastructure addition |
| <input type="checkbox"/> Development Schemes | <input checked="" type="checkbox"/> Insensitive Repairs |
| <input checked="" type="checkbox"/> Reconstruction and Renovation | <input checked="" type="checkbox"/> Addition and alteration |
| <input type="checkbox"/> Vegetation Growth | <input type="checkbox"/> Natural Calamities |
| <input type="checkbox"/> Graffiti | <input type="checkbox"/> Theft |

26 Additions

- | | |
|--|--|
| <input checked="" type="checkbox"/> Floor-addition | <input type="checkbox"/> Ground Cover |
| <input checked="" type="checkbox"/> Extension | <input checked="" type="checkbox"/> Features |

27 Alterations

- ☒ Facade ☒ Plan ☒ Material ☐ Feature

28 Condition Description

A new RCC floor has been added at the top and repairs have been done in cement mortar. The shop spaces on the ground floor have been renovated and modern shutters have replaced wooden ones. Plaster is chipping and there is water seepage. Wires and cables are hanging along the facade.

29 Grading

Archaeological	C
Architectural	B
Historical	B
Associational	C
Social/Cultural	B
Grade	IIB





Brackets supporting the verandah above



Shops on the ground floor



Decorative multifoil doorway with gokhas



View of the verandahs around the courtyard

30 Potential of site and recommendations

If restored and maintained properly, the structure can retain its original traditional characteristics

31 Information for visitors

The building has remains of original paintings only on the front doorway, and the interior is mostly altered with modern finishes.

32 Source of Information

- ☒ Listing by INTACH
- ☒ Site Survey
- ☒ Interview of inhabitants
- ☒ Signage on site

WPD Code INTACH WPD reference code:
ICL_WPD_RJ_WP_JP_JP_070BLB

Listers

Field Survey by Ira Kataria and Laxmi Saini, INTACH,
Sketch plan by Santosh Kumar and Mohan, JMC



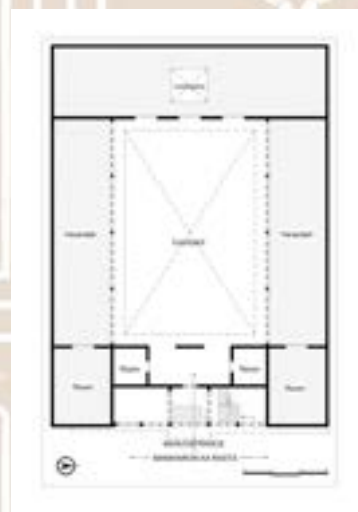
Shri Digamber Jain Temple Sangheeji

Chowkri

Modikhana



Front façade of the temple and the chowk



Entry level layout plan

1 Geo Location	26.920033° 75.818992°
2 Address	1401-2, Shri Digamber Jain Temple Sangheeji, Maniharo ka Rasta, Kishanpole Bazaar, Jaipur, Pin code-302003
3 Approach	The temple lies on Maniharon ka Rasta, at the second crossing, on the right, when moving from Nehru Bazar towards Tripolia bazaar.
4 Surroundings	An open square lies in front of the temple, shops and residences on other sides
5 Date of Construction	1731 Early 18th Century
6 Property Type	<input checked="" type="checkbox"/> Building <input type="checkbox"/> Precinct <input type="checkbox"/> Site <input type="checkbox"/> Structure <input type="checkbox"/> Landscape
7 Sub-Type	Religious
8 Property Usage	<input checked="" type="checkbox"/> In Use <input type="checkbox"/> Abandoned Present: Temple and pujari's residence Past: Temple
9 Status of Protection	Unprotected

10 Type of Ownership	<input checked="" type="checkbox"/> Public <input type="checkbox"/> Private
11 Number of Owners	<input checked="" type="checkbox"/> Single <input type="checkbox"/> Multiple
12 Name of Owner	Trust Shree Digamber Jain Mandir Sangheeji/Mr Vipin Jain
13 Occupancy	<input type="checkbox"/> Owner <input checked="" type="checkbox"/> Tenant <input type="checkbox"/> Both Owner and Tenant Visited by devotees, and the pujari's family resides in temple.
14 Significance (Historical and Socio-cultural)	

The temple, considered to be as old as Jaipur city, was built for the devotees of the Jain community predominantly residing in Chowkri Modikhana, under the patronage of Diwan Sanghee Ajit Dassji of Amber, predecessor of Sanghee Jhuntharamji who was an administrator of Jaipur state. It has intricate carvings in marble and wall paintings. The shrine in the main vedi is dedicated to Lord Shri Vimalnathji, the 13th Jain Tirthankar. The temple has ancient sculptures including-- a carved marble idol of Shri Suparshvanathji belonging to the 10th century, an eventurine carved idol of Shri Parshvanathji of 1613 and a sculpture carved in black marble depicting figures of 108 Tirthankars from 950 AD. There is a library inside which has more than 700 rare books on Jainism in Sanskrit, Prakrit, Apabhramsa and Hindi.



15 Architectural Style

- ☒ 18th Century (Sawai Jai Singh II)
☐ 19th Century (Sawai Ram Singh II)
☐ 20th Century

16 Plan Form

- ☒ Rectangular ☐ Square ☐ Linear ☐ Circular

17 Number of Floors

- ☐ G ☒ G+1 ☐ G+2 ☐ G+3

18 Plinth

- ☐ Low ☐ Medium ☒ High

19 Number of Courtyards

- ☒ Single ☐ Double ☐ Multiple

20 Wall Painting

- ☐ Gateway ☒ Facade ☒ Walls ☒ Ceiling

21 Architectural Description

The temple lies in front of a chowk, and is raised on a high plinth and accessed via a stairway. A dome sits atop the entrance porch, and is supported by multifoil arches. This opens into a passage which leads to the first courtyard, which is flanked by the library on one side and an open hall on the other. The first courtyard leads to the first hall with a shrine, and this hall opens into another courtyard with the shrine at the opposite end. This courtyard is covered by a sloping roof which is a later addition. Decorative features include marble columns, carved marble claddings, floral motifs, decorative wall paintings and marble statues.

22 Construction Materials and Techniques

Walls	Load bearing walls of stone masonry, marble cladding in interiors.
Floor	Marble, local stone
Openings	Tudor and cusped arches, rectangular doors and windows
Roof	Stone pattis finished with lime plaster, later addition of sloping roof over the courtyard, fluted dome



23 Associated Intangible Value

The temple has traditional wall paintings in the interiors, and a library with texts on Jainism, including a copy of 'Pancastikaya-Sara' transcribed in 1430.

24 State of Preservation

- ☐ Good
☒ Fair
☐ Poor
☐ Advanced state of decay
☐ Danger of disappearance

25 Threats to Property

- ☐ Encroachment ☒ Infrastructure addition
☐ Development Schemes ☐ Insensitive Repairs
☐ Reconstruction and Renovation ☒ Addition and alteration
☐ Vegetation Growth ☐ Natural Calamities
☐ Graffiti ☐ Theft

26 Additions

- ☐ Floor-addition ☐ Ground Cover
☐ Extension ☒ Features

27 Alterations

- ☒ Facade ☐ Plan ☒ Material ☐ Feature

28 Condition Description

It is fairly maintained, although repairs in cement mortar are visible. A sloping roof made of a metal truss and pediments have been added above the inner courtyard. Few arched openings have been closed with masonry.

29 Grading

Archaeological	C
Architectural	A
Historical	A
Associational	B
Social/Cultural	B
Grade	IIA



Marble carvings



Front courtyard flooring and pediment added later



Multifoil arch opening on stone pillar with painted frieze



Hall with decorative paintings next to the front courtyard

30 Potential of site and recommendations

The chowk outside the temple can be developed to create a community gathering space. New additions like the pediment should be avoided, and the building should be maintained in its original state by avoiding new finishes.

31 Information for visitors

The temple is open to visitors throughout the day. It also has a library with texts about Jainism. The walls have marble carvings and wall paintings dating back to the 18th century.

32 Source of Information

- | | |
|--|---|
| <input type="checkbox"/> Listing by INTACH | <input checked="" type="checkbox"/> Site Survey |
| <input checked="" type="checkbox"/> Interview of inhabitants | <input checked="" type="checkbox"/> Signage on site |

WPD Code INTACH WPD reference code:
ICL_WPD_RJ_WP_JP_JP_071DJS

Listers

Field Survey by Ira Kataria and Laxmi Saini, INTACH,
Sketch plan by Santosh Kumar and Mohan, JMC



Gota Walon Ki Haveli

Chowkri

Modikhana



View of the upper floors from the courtyard



Ground level layout plan

1 Geo Location	26.921550° 75.819717°
2 Address	786, Seva Path, Maniharon ka Rasta, Tripolia Bazaar, Jaipur, Pin code-302002
3 Approach	The residence lies on Maniharon ka Rasta, before the second crossing, on the left, when moving from Tripolia bazaar towards Nehru Bazaar.
4 Surroundings	It is surrounded by residences
5 Date of Construction	1750-1780 Late 18th century
6 Property Type	<input checked="" type="checkbox"/> Building <input type="checkbox"/> Precinct <input type="checkbox"/> Site <input type="checkbox"/> Structure <input type="checkbox"/> Landscape
7 Sub-Type	Residential
8 Property Usage	<input checked="" type="checkbox"/> In Use <input type="checkbox"/> Abandoned Present: Mixed use-Residential, Jain temple, office Past: Mixed-Residential, Jain Temple
9 Status of Protection	Unprotected

10 Type of Ownership	<input type="checkbox"/> Public <input checked="" type="checkbox"/> Private
11 Number of Owners	<input type="checkbox"/> Single <input checked="" type="checkbox"/> Multiple
12 Name of Owner	Personally owned Patni Family 'Gotewale' and Mr Vijay Kumar Katara
13 Occupancy	<input checked="" type="checkbox"/> Owner <input type="checkbox"/> Tenant <input type="checkbox"/> Both Owner and Tenant It is occupied by 2 families
14 Significance (Historical and Socio-cultural)	

It is one of the oldest havelis in Chowkri Modikhana and belonged to a family of gota workers. It has intricate wall paintings in the interiors and railings. However, due to lack of maintenance and repairs, a lot of these paintings have been lost. The house has a temple on the top floor, which has two Jain idols, one from the year 1234 and another from 1826, which was brought here from Sawai Madhopur. The temple also has decorative features and the wall surfaces are finished in arash work.



15 Architectural Style

- ☒ 18th Century (Sawai Jai Singh II)
☐ 19th Century (Sawai Ram Singh II)
☐ 20th Century

16 Plan Form

- ☒ Rectangular ☐ Square ☐ Linear ☐ Circular

17 Number of Floors

- ☐ G ☐ G+1 ☐ G+2 ☒ G+3

18 Plinth

- ☐ Low ☒ Medium ☐ High

19 Number of Courtyards

- ☒ Single ☐ Double ☐ Multiple

20 Wall Painting

- ☐ Gateway ☒ Facade ☒ Walls ☒ Ceiling

21 Architectural Description

The haveli stands on a high plinth and a pointed arch doorway with gokhas on both sides. A narrow passage leads into the wide courtyard which has verandahs running along the four sides. The upper floors are accessed via a stone staircase. A temple is located on the top floor which has Jain idols and wall paintings depicting mythological tales decorated in mirror work. The surface has arash finish and decorated arches, columns and mouldings. Other features include paintings on the parapet and walls, pan patta cornice, arched niches on the walls, stone brackets and stained glass windows.

22 Construction Materials and Techniques

Walls	Load bearing walls of stone masonry, repairs done in cement plaster
Floor	Lime, cement and local stone
Openings	Cusped, pointed and shouldered flat arches, rectangular doorways and jaalis, semi-circular
Roof	Stone pattis finished with lime plaster, chajjas supported by thick stone brackets

23 Associated Intangible Value

The house has a Jain temple with idols dating back to the 13th and 18th century.

24 State of Preservation

- ☐ Good
☐ Fair
☒ Poor
☐ Advanced state of decay
☐ Danger of disappearance

25 Threats to Property

- | | |
|---|---|
| <input type="checkbox"/> Encroachment | <input type="checkbox"/> Infrastructure addition |
| <input type="checkbox"/> Development Schemes | <input checked="" type="checkbox"/> Insensitive Repairs |
| <input checked="" type="checkbox"/> Reconstruction and Renovation | <input checked="" type="checkbox"/> Addition and alteration |
| <input type="checkbox"/> Vegetation Growth | <input type="checkbox"/> Natural Calamities |
| <input type="checkbox"/> Graffiti | <input type="checkbox"/> Theft |

26 Additions

- | | |
|---|--|
| <input type="checkbox"/> Floor-addition | <input type="checkbox"/> Ground Cover |
| <input type="checkbox"/> Extension | <input checked="" type="checkbox"/> Features |

27 Alterations

- ☒ Facade ☐ Plan ☒ Material ☐ Feature

28 Condition Description

The house has been constantly repaired since the year 2000, and the surface material has been altered by the use of cement plaster. Arched openings have been closed to add rectangular doors. Many of the wall paintings in the interiors have been painted over. The surface has soot deposits, plaster is chipping off and seepage is visible. Exposed pipes and cables run along the verandahs.

29 Grading

Archaeological	B
Architectural	B
Historical	A
Associational	B
Social/Cultural	B
Grade	IIA





Interior of the temple



Brackets supporting chajjas



Jain idols present inside the temple



Entrance gateway

30 Potential of site and recommendations

The building holds traditional and religious value, and should be restored properly. The paintings and features of the temple should be preserved.

31 Information for visitors

The Jain temple inside the haveli is open for visitors and the residents are welcoming.

32 Source of Information

- | | |
|--|---|
| <input type="checkbox"/> Listing by INTACH | <input checked="" type="checkbox"/> Site Survey |
| <input checked="" type="checkbox"/> Interview of inhabitants | <input checked="" type="checkbox"/> Signage on site |

WPD Code INTACH WPD reference code:
ICL_WPD_RJ_WP_JP_JP_073GWH

Listers

Field Survey by Ira Kataria and Laxmi Saini, INTACH,
Sketch plan by Santosh Kumar and Mohan, JMC



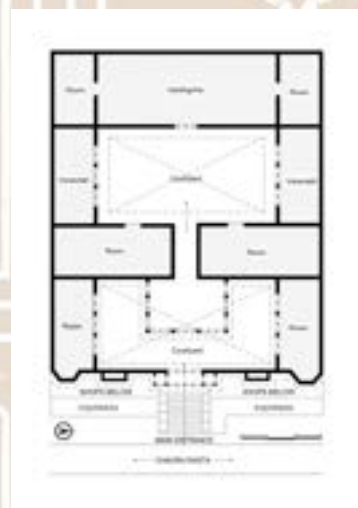
Mandir Shri Goverdhan Ji

Chowkri

Modikhana



Multifoil arch gateway with three bay Bangaldar chhatra on top and floral paintings on the surface.



Entry level layout plan of temple

1 Geo Location	26.921791	75.821990
2 Address	977, Mandir Shri Goverdhan Nathji, Chaura Rasta, Jaipur, Pin code-302002. Shops 135-139, Chaura Rasta	
3 Approach	The temple lies on Chaura Rasta. It is present along Lal ji Sand ka Rasta, at the first crossing when moving from Tripolia Gate towards New Gate.	
4 Surroundings	It is surrounded by shops, temples and residential buildings.	
5 Date of Construction	1768 Mid 18th century	
6 Property Type	<input checked="" type="checkbox"/> Building <input type="checkbox"/> Precinct <input type="checkbox"/> Site <input type="checkbox"/> Structure <input type="checkbox"/> Landscape	
7 Sub-Type	Mixed: Religious & commercial	
8 Property Usage	<input checked="" type="checkbox"/> In Use <input type="checkbox"/> Abandoned Present: Temple, office and shops Past: Temple and shops	
9 Status of Protection	Unprotected	

10 Type of Ownership	<input checked="" type="checkbox"/> Public <input type="checkbox"/> Private
11 Number of Owners	<input checked="" type="checkbox"/> Single <input type="checkbox"/> Multiple
12 Name of Owner	Government Devsthan Vibhag, Rajasthan Government
13 Occupancy	<input type="checkbox"/> Owner <input type="checkbox"/> Tenant <input checked="" type="checkbox"/> Both Owner and Tenant Visited by devotees, one office and five shops

14 Significance (Historical and Socio-cultural)

The temple was established in the early 18th century by Maharaja Sawai Pratap Singh along with other religious buildings on Chaura Rasta. The temple worships Lord Krishna in his child form and has an idol of him as an infant. A cot is present in the inner courtyard, where the idol is kept during the month of Sawan. The temple is built in Haveli style with Rajput and Mughal features and has wall paintings depicting floral patterns and animal figures.



15 Architectural Style

- ☒ 18th Century (Sawai Jai Singh II)
☐ 19th Century (Sawai Ram Singh II)
☐ 20th Century

16 Plan Form

- ☒ Rectangular ☐ Square ☐ Linear ☐ Circular

17 Number of Floors

- ☐ G ☒ G+1 ☐ G+2 ☐ G+3

18 Plinth

- ☒ Low ☐ Medium ☐ High

19 Number of Courtyards

- ☐ Single ☒ Double ☐ Multiple

20 Wall Painting

- ☒ Gateway ☒ Facade ☒ Walls ☒ Ceiling

21 Architectural Description

The temple is built in haveli style and displays features of Rajput and Mughal architecture. The temple is accessed via a central staircase and has shops on either side on the ground floor. A multifoil arch gateway is present at the landing which has floral paintings on its surface. It leads into the front courtyard which has a pavilion with paintings depicting floral patterns and animals. The rooms on the left and right edge of the courtyard are used as offices for All Rajasthan State Government Employees Federation. The inner courtyard is accessed through the pavilion. The main hall with the shrine is present here. On the right, a tibari is present which houses the cot used during Sawan and on the left side an idol of Lord Hanuman is consecrated. At the terrace level, three-bay bangaldar chhatris are present along the edges, domed chhatris at the corners and small balconies with perforated railings.

22 Construction Materials and Techniques

Walls	Load bearing walls of stone masonry
Floor	Marble and sandstone flooring
Openings	Multifoil arches and clerestories, rectangular openings
Roof	Stone patti roofing

23 Associated Intangible Value

The temple worships Lord Krishna in his infant form. It is one of temples built in Haveli style which were built by Maharaja Sawai Pratap Singh.

24 State of Preservation

- ☐ Good
☒ Fair
☐ Poor
☐ Advanced state of decay
☐ Danger of disappearance

25 Threats to Property

- ☐ Encroachment ☒ Infrastructure addition
☒ Development Schemes ☐ Insensitive Repairs
☐ Reconstruction and Renovation ☒ Addition and alteration
☐ Vegetation Growth ☐ Natural Calamities
☐ Graffiti ☐ Theft

26 Additions

- ☐ Floor-addition ☐ Ground Cover
☒ Extension ☒ Features

27 Alterations

- ☐ Facade ☐ Plan ☐ Material ☐ Feature

28 Condition Description

The temple is in a fair condition. The original layout has mostly been retained, however a few additions and modifications have been done. Tibaris in both courtyards have been enclosed with masonry or partitions and shops on the ground floor have modified the openings to accommodate rolling shutters. The wall paintings have been retouched. Jaalis are breaking, plaster is chipping off and soot deposits are present.

29 Grading

Archaeological	C
Architectural	A
Historical	A
Associational	A
Social/Cultural	B
Grade	IIA





View of the main hall which houses the shrine



Pavilion present in the front courtyard



View of the inner courtyard



Shops present along the ground level

30 Potential of site and recommendations

The temple should be maintained to preserve its original form and materials. Modifications and additions should be done in compatible technique and materials. Retouching should be avoided and the wall paintings should be restored properly.

31 Information for visitors

The temple is open to visitors from 6am-10.30am and 5pm-8pm. It has intricate wall paintings on its gateway and in the interiors.

32 Source of Information

- | | |
|--|---|
| <input type="checkbox"/> Listing by INTACH | <input checked="" type="checkbox"/> Site Survey |
| <input checked="" type="checkbox"/> Interview of inhabitants | <input checked="" type="checkbox"/> Signage on site |

WPD Code

Listers

Ira Kataria and Himani Mishra, INTACH



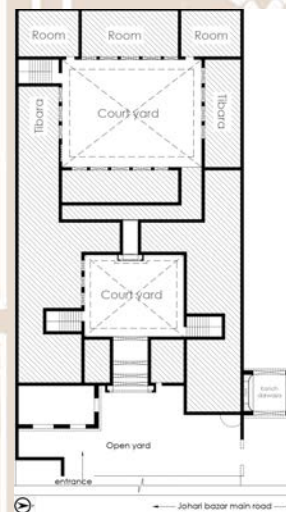
Sankotra Haveli

Chowkri

Vishveshwarji



Front façade of the haveli.



Ground level layout plan.

1 Geo Location	26.916739 75.824501	10 Type of Ownership	<input type="checkbox"/> Public <input checked="" type="checkbox"/> Private
2 Address	2132, Johari Bazar Road, Vishveshwarji, Jaipur, Pin code - 302007	11 Number of Owners	<input type="checkbox"/> Single <input checked="" type="checkbox"/> Multiple
3 Approach	The haveli is accessible through a gate on Johari Bazaar road. It is located at the end of a narrow lane after entering the gate. It is present on the left.	12 Name of Owner	Personally owned Mr Vijay Singh and his two brothers.
4 Surroundings	It is surrounded by Sabzi Mandi, shops, and residences.	13 Occupancy	<input checked="" type="checkbox"/> Owner <input type="checkbox"/> Tenant <input type="checkbox"/> Both Owner and Tenant It is occupied by one joint family with three brothers.
5 Date of Construction	1750-1760 Mid 18th century	14 Significance (Historical and Socio-cultural)	It is one of the oldest havelis of Vishveshwarji ji Chowkri. The ancestors of the family migrated from Chittorgarh, the home of the Sisodia rulers, during the period of Rana Sanga due to the internal strife, and established their own kingdom at Rampura in the central provinces of India. From there they conquered Bhanpura and Ajabgarh pargana (now Bhangarh and Ajabgarh), a deserted town in Alwar district. It was conquered by Maharaj Madho Singhji, brother of Maharaja Man Singhji I of Amber in the 16th century. The Chandrawats were left with the thikana of Sankotra for their maintenance. Sankotra Fort was built in the 17th century.
6 Property Type	<input checked="" type="checkbox"/> Building <input type="checkbox"/> Precinct <input type="checkbox"/> Site <input type="checkbox"/> Structure <input type="checkbox"/> Landscape		
7 Sub-Type	Residential		
8 Property Usage	<input checked="" type="checkbox"/> In Use <input type="checkbox"/> Abandoned Present: Residential and Commercial - homestay Past: Residential		
9 Status of Protection	Unprotected		



15 Architectural Style

- ☒ 18th Century (Sawai Jai Singh II)
☐ 19th Century (Sawai Ram Singh II)
☐ 20th Century

16 Plan Form

- ☒ Rectangular ☐ Square ☐ Linear ☐ Circular

17 Number of Floors

- ☐ G ☒ G+1 ☐ G+2 ☐ G+3

18 Plinth

- ☒ Low ☐ Medium ☐ High

19 Number of Courtyards

- ☐ Single ☒ Double ☐ Multiple

20 Wall Painting

- ☒ Gateway ☐ Facade ☒ Walls ☒ Ceiling

21 Architectural Description

The haveli has a pointed arch entrance flanked by gokhas and small chhatris on ground and mid floor level. A five bay bangaldar chattri is placed in the centre above the entrance with a screened arcade gallery running on both the sides. The entrance leads to a courtyard surrounded by multifoil arch Tibaris leading to internal rooms. There are two courtyards in the haveli locally termed as mardana and zenana chowk . Originally being a single storey structure, two floor have been added above east, west and south wings. Various types of openings such as cusped arch, shoulder flat arch and circular arch openings are present on the walls. Other feature include wall paintings/frescos on the entrances and niches, thick stone brackets, pan patta moulded cornices.

22 Construction Materials and Techniques

Walls	Load bearing stone masonry walls, lime plaster, repairs done in cement plaster.
Floor	Local stone, Kota stone, cement, terrazzo flooring.
Openings	Multifoil arch, shoulder flat arch, rectangular openings.
Roof	Stone pattis finished with lime plaster, chajjas supported by thick stone brackets, RCC.

23 Associated Intangible Value

History associated with the haveli.

24 State of Preservation

- ☐ Good
☒ Fair
☐ Poor
☐ Advanced state of decay
☐ Danger of disappearance

25 Threats to Property

- | | |
|---|---|
| <input type="checkbox"/> Encroachment | <input checked="" type="checkbox"/> Infrastructure addition |
| <input type="checkbox"/> Development Schemes | <input checked="" type="checkbox"/> Insensitive Repairs |
| <input checked="" type="checkbox"/> Reconstruction and Renovation | <input checked="" type="checkbox"/> Addition and alteration |
| <input type="checkbox"/> Vegetation Growth | <input type="checkbox"/> Natural Calamities |
| <input type="checkbox"/> Graffiti | <input type="checkbox"/> Theft |

26 Additions

- | | |
|--|--|
| <input checked="" type="checkbox"/> Floor-addition | <input type="checkbox"/> Ground Cover |
| <input type="checkbox"/> Extension | <input checked="" type="checkbox"/> Features |

27 Alterations

- ☐ Facade ☒ Plan ☒ Material ☒ Feature

28 Condition Description

The original building is well maintained from inside. However, the external façade of the west wing is damaged due to weathering of building materials and water seepage. Two new floors constructed in RCC have been added above the original ground floor.

29 Grading

Archaeological	C
Architectural	A
Historical	A
Associational	A
Social/Cultural	B
Grade	IIA





Internal view of the zenana chowk.



Bangaldar rectangular chhatri above the entrance.



Burj on the northern façade.



Zenana courtyard of the haveli

30 Potential of site and recommendations

The building has a significant history value associated with it. Incompatible additions should be avoided. Repairs should be done in traditional materials.

31 Information for visitors

The haveli is open to tourists for stay and dining experience.

32 Source of Information

- ☐ Listing by INTACH ☒ Site Survey
☒ Interview of inhabitants ☐ Signage on site

WPD Code

Listers

Shailja Bisht and Kartik Dubey



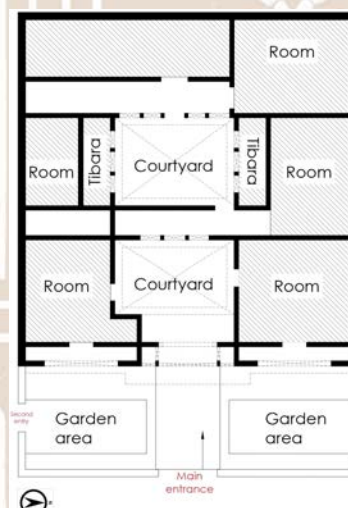
Patnawalo ki Haveli

Chowkri

Vishveshwarji



Front façade of the haveli.



Ground level layout plan

1 Geo Location	26.919666	75.82461	10 Type of Ownership	<input type="checkbox"/> Public	<input checked="" type="checkbox"/> Private
2 Address	1404, Tarachand Nayab ka Rasta, Johari bazar, Jaipur-302003		11 Number of Owners	<input type="checkbox"/> Single	<input checked="" type="checkbox"/> Multiple
3 Approach	The haveli is lies on an internal road called Tarachand Nayab ka Rasta, accessed by Pitliyo ka Rasta, which is connecting to Johari Bazaar road.		12 Name of Owner	Personally owned Mr. Praveen Patnavala and brothers	
4 Surroundings	It is surrounded by residential buildings on the sides.		13 Occupancy	<input checked="" type="checkbox"/> Owner <input type="checkbox"/> Tenant <input type="checkbox"/> Both Owner and Tenant It is occupied by 1 joint family.	
5 Date of Construction	1744 Mid 18th Century		14 Significance (Historical and Socio-cultural)		
6 Property Type	<input checked="" type="checkbox"/> Building <input type="checkbox"/> Precinct <input type="checkbox"/> Site <input type="checkbox"/> Structure <input type="checkbox"/> Landscape		In 1910, a family of jewellers moved from a village in Patna to Jaipur. The two brothers of the family became one of the most prominent diamond traders of Northern India. People from Iran and Turkey used to visit to Jaipur to buy diamonds from them. In 1921, they bought and renovated this Haveli built in 1744. One of the family ancestors Late Bitten Lallji was the personal jeweller to His Highness Sawai Man Singh Ji as well as he was the court jeweller of Jaisalmer Royal family.		
7 Sub-Type	Residential				
8 Property Usageec	<input checked="" type="checkbox"/> In Use <input type="checkbox"/> Abandoned Present Use: Residence and stay house. Past Use: Residence				
9 Status of Protection	Unprotected				



15 Architectural Style

- ☒ 18th Century (Sawai Jai Singh II)
☐ 19th Century (Sawai Ram Singh II)
☐ 20th Century

16 Plan Form

- ☒ Rectangular ☐ Square ☐ Linear ☐ Circular

17 Number of Floors

- ☐ G ☐ G+1 ☐ G+2 ☒ G+3

18 Plinth

- ☒ Low ☐ Medium ☐ High

19 Number of Courtyards

- ☐ Single ☒ Double ☐ Multiple

20 Wall Painting

- ☒ Gateway ☒ Facade ☒ Walls ☒ Ceiling

21 Architectural Description

The four storey high haveli's entrance is a multifoil arch entrance gateway flanked with gokhas. The gateway as well as the façade is painted with colourful floral, geometric patterns, human and animal figures. The upper floors have rectangular windows framed with semi circular arches and pilasters. The entrance doorway opens into a passage which leads to a smaller square courtyard (mardana chowk), surrounded by tibaris altered into rectangular windows and door entering the internal rooms. Another decorated multifoil arch entrance with projecting tibaris on the upper floors connects the bigger courtyard (zenana chowk). The upper floors of the havelis were added in 1922. Other features include stone parapets, pan patta moulded cornices, multifoil arches, niches, arash work on the walls, façade decorated with floral patterns.

22 Construction Materials and Techniques

Walls	Load bearing stone masonry walls, lime plaster, repairs done in brick and lime plaster.
Floor	Local stone, marble, kota stone.
Openings	Multifoil arch, rectangular openings.
Roof	Stone pattis finished with lime plaster, chajjas supported by thick stone brackets.

23 Associated Intangible Value

None

24 State of Preservation

- ☒ Good
☐ Fair
☐ Poor
☐ Advanced state of decay
☐ Danger of disappearance

25 Threats to Property

- ☐ Encroachment ☒ Infrastructure addition
☐ Development Schemes ☐ Insensitive Repairs
☐ Reconstruction and Renovation ☐ Addition and alteration
☐ Vegetation Growth ☐ Natural Calamities
☐ Graffiti ☐ Theft

26 Additions

- ☐ Floor-addition ☐ Ground Cover
☐ Extension ☒ Features

27 Alterations

- ☒ Facade ☒ Plan ☐ Material ☒ Feature

28 Condition Description

The overall condition of the haveli is fair. However the tibari on the sides of courtyard has been altered into doors and windows in order to create more rooms. The arash work, wall paintings have been restored using the same traditional techniques maintaining the authenticity.

29 Grading

Archaeological	C
Architectural	A
Historical	A
Associational	B
Social/Cultural	B
Grade	IIA





Entrance gate to Zenana Deodhi



Beautiful wall paintings on the façade.



Araish work on the walls till dado and painted walls.



Internal layout of the rooms.

30 Potential of site and recommendations

The haveli holds significant value as a heritage property. It is advised to maintain it and to avoid alterations in the internal layout.

31 Information for visitors

The haveli is open to the tourists as home stay.

32 Source of Information

- | | |
|--|---|
| <input type="checkbox"/> Listing by INTACH | <input checked="" type="checkbox"/> Site Survey |
| <input checked="" type="checkbox"/> Interview of inhabitants | <input type="checkbox"/> Signage on site |

WPD Code

Listers

Shailja Bisht and Kartik Dubey





Main entrance gateway to the haveli.



Ground floor layout of the haveli

1 Geo Location	26.922417	75.822536	10 Type of Ownership	<input type="checkbox"/> Public	<input checked="" type="checkbox"/> Private
2 Address	807, Chaura Rasta, Jaipur. Pin code- 302004		11 Number of Owners	<input checked="" type="checkbox"/> Single	<input type="checkbox"/> Multiple
3 Approach	The building is located on Chaura Rasta. It falls on the right side while moving from New gate towards Tripoliya bazaar.		12 Name of Owner	Personally owned Mr. Akhilesh Sharma.	
4 Surroundings	The building is surrounded by shops near the entrance and havelis on the rear side.		13 Occupancy	<input type="checkbox"/> Owner	<input checked="" type="checkbox"/> Tenant
5 Date of Construction	1835-1900 Mid 19th century.		14 Significance (Historical and Socio-cultural)		
6 Property Type	<input checked="" type="checkbox"/> Building <input type="checkbox"/> Precinct <input type="checkbox"/> Site <input type="checkbox"/> Structure <input type="checkbox"/> Landscape		This haveli is an ancestral property of the Kaniram Ji Vyas who was the Rajpurohit of Jaipur Maharaja.		
7 Sub-Type	Residential				
8 Property Usage	<input checked="" type="checkbox"/> In Use <input type="checkbox"/> Abandoned Present Use: Residence (F.F.) and Shop on ground floor Past Use: Residence				
9 Status of Protection	Unprotected				



15 Architectural Style

- ☒ 18th Century (Sawai Jai Singh II)
☐ 19th Century (Sawai Ram Singh II)
☐ 20th Century

16 Plan Form

- ☒ Rectangular ☐ Square ☐ Linear ☐ Circular

17 Number of Floors

- ☐ G ☐ G+1 ☒ G+2 ☐ G+3

18 Plinth

- ☐ Low ☒ Medium ☐ High

19 Number of Courtyards

- ☒ Single ☐ Double ☐ Multiple

20 Wall Painting

- ☒ Gateway ☐ Facade ☐ Walls ☐ Ceiling

21 Architectural Description

The haveli has a double story painted gateway with projected flat roof. The gateway has multi foil arches and a chajja. On both side of the gateway the wall is made in a columnar structure. Upper floor of the façade has small latticed and clerestory windows framed by decorative cusped and round arches and pilasters. The haveli has shops on both the sides. Decorative floral patterns on the entrance arch are done in a traditional technique of painting known Tempera. The entrance leads to the courtyard (chow) where the doors and shutters to the shops are opening. The projected connecting passageways on the upper floors have stone jali above the arch parapets. The parapet on the first floor has square openings. Other features include stone brackets, pan patta cornices etc.

22 Construction Materials and Techniques

Walls	Load bearing walls in lime plaster, Brick walls in cement mortar.
Floor	Local stone, marble and cement.
Openings	Multifoil arch, pointed arch, rectangular openings.
Roof	Stone pattis in lime plaster and RCC

23 Associated Intangible Value

This haveli is an ancestral property of the Kaniram Ji Vyas who was the Rajpurohit of Jaipur Maharaja.

24 State of Preservation

- ☐ Good
☒ Fair
☐ Poor
☐ Advanced state of decay
☐ Danger of disappearance

25 Threats to Property

- | | |
|--|---|
| <input type="checkbox"/> Encroachment | <input checked="" type="checkbox"/> Infrastructure addition |
| <input type="checkbox"/> Development Schemes | <input checked="" type="checkbox"/> Insensitive Repairs |
| <input type="checkbox"/> Reconstruction and Renovation | <input type="checkbox"/> Addition and alteration |
| <input type="checkbox"/> Vegetation Growth | <input type="checkbox"/> Natural Calamities |
| <input type="checkbox"/> Graffiti | <input type="checkbox"/> Theft |

26 Additions

- | | |
|---|--|
| <input type="checkbox"/> Floor-addition | <input type="checkbox"/> Ground Cover |
| <input type="checkbox"/> Extension | <input checked="" type="checkbox"/> Features |

27 Alterations

- ☐ Facade ☐ Plan ☐ Material ☒ Feature

28 Condition Description

The building is in a fair condition with some issue. The painted gateway has a lot of dust and dirt, vulnerable to vandalism, flaking, loss of paint layer and plaster layer. Flaking and slaking can be seen on the walls. Due to the age of the building few cracks can also be absorbed.

29 Grading

Archaeological	C
Architectural	A
Historical	A
Associational	B
Social/Cultural	B
Grade	IIA





Ground floor converted into shops.



Cusped arched at the entrance.



Parapet walls with small openings



Extended Shops on the ground floor

30 Potential of site and recommendations

The haveli holds value as a heritage property and should be preserved. It is advised to maintain it and to avoid additions with incompatible material.

31 Information for visitors

Owners are open to visitors.

32 Source of Information

- ☒ Listing by INTACH
- ☒ Site Survey
- ☒ Interview of inhabitants
- ☐ Signage on site

WPD Code ICL_WPD_RJ_WP_JP_JP_119VB1

Listers

Shailja Bisht & Kartik Dubey.



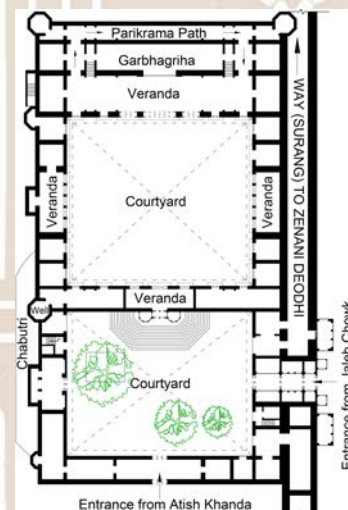
Mandir Shri Brijnidhi ji

Chowkri

Sarhad



Temple main façade facing towards Chandni Chowk



Ground level plan

1 Geo Location	26°55'30.37"N 75°49'21.39"E	10 Type of Ownership	<input checked="" type="checkbox"/> Public <input type="checkbox"/> Private
2 Address	Chandni Chowk, City Palace, Tripolia Bazaar, Pink City, Jaipur. Pin code-302001	11 Number of Owners	<input checked="" type="checkbox"/> Single <input type="checkbox"/> Multiple
3 Approach	The temple located in Chandni Chowk in City Palace complex. Main access is on second crossing after entering through Tripolia Gate.	12 Name of Owner	Government Owned Devsthan Department, Government of Rajasthan
4 Surroundings	Northern boundary is shared with City Palace staff quarters. The temple being in Chandni Chowk has Anand Krishna Bihari Mandir on its opposite.	13 Occupancy	<input type="checkbox"/> Owner <input type="checkbox"/> Tenant <input checked="" type="checkbox"/> Both Owner and Tenant 5 tenants, temple's priests, Shri Satyadev Pathak.
5 Date of Construction	1792 Late 18th century	14 Significance (Historical and Socio-cultural)	This temple was built by Maharaja Pratap Singh who was an ardent follower of Govind Dev ji. He often dreamt about the Lord. During those days, Maharaja Pratap had given refuge to the Nawab of Avadh, Vazid Ali Shah to escape from the British. However, due to constraints, he had to hand him over to the Britishers. Since the Maharaja had broken his promise, he was no longer visited by Govind Dev ji. In repentance, Maharaja gave up on food and drinks. Following this incident, he then built this temple.
6 Property Type	<input checked="" type="checkbox"/> Building <input type="checkbox"/> Precinct <input type="checkbox"/> Site <input type="checkbox"/> Structure <input type="checkbox"/> Landscape		
7 Sub-Type	Religious & Residential		
8 Property Usage	<input checked="" type="checkbox"/> In Use <input type="checkbox"/> Abandoned Present: Temple Past: Temple		
9 Status of Protection	Unprotected		



15 Architectural Style

- ☒ 18th Century (Sawai Jai Singh II)
☐ 19th Century (Sawai Ram Singh II)
☐ 20th Century

16 Plan Form

- ☒ Rectangular ☐ Square ☐ Linear ☐ Circular

17 Number of Floors

- ☐ G ☐ G+1 ☒ G+2 ☐ G+3

18 Plinth

- ☐ Low ☐ Medium ☒ High

19 Number of Courtyards

- ☐ Single ☒ Double ☐ Multiple

20 Wall Painting

- ☒ Gateway ☐ Facade ☒ Walls ☒ Ceiling

21 Architectural Description

It is a traditional haveli style temple of Jaipur. The entrance from Chandni Chowk side has Mughal arch with vedika and bangladar roof detail in center and on both sides of entrance. The entrance has gokha on both sides adjoined tibari of double height projecting from temple's wall. There are arched openings with stone screen in it running on all sides of enclosure wall with the kangoora detail on top of it. There are two courtyards in the complex. The gokha entrance to the temple premises is from the outer courtyard followed by series of steps leading us to another courtyard inside. Courtyard is surrounded by multifoil arched verandas on all four sides. Jagmohan mandapa is double height structure with access to garbhagriha and parikrama path. There are two statues of Gopis installed on each side of garbhagriha's entrance used as curtain holders.

22 Construction Materials and Techniques

Walls	Load bearing walls in stone masonry and lime mortar, arcuate structure.
Floor	Local stone used in courtyards and marble flooring in interiors.
Openings	Multifoil arches, shouldered arch door openings, wooden doors and windows.
Roof	Vaulted roof with stone pattis and lime mortar. Bangladar roof, domed chhatris.

23 Associated Intangible Value

The temple belongs to the Nimbarka sect of Vaishnavas. Lord Krishna's idol is of black stone while that of Radha is made of metal.

24 State of Preservation

- ☐ Good
☒ Fair
☐ Poor
☐ Advanced state of decay
☐ Danger of disappearance

25 Threats to Property

- ☐ Encroachment ☒ Infrastructure addition
☐ Development Schemes ☒ Insensitive Repairs
☐ Reconstruction and Renovation ☒ Addition and alteration
☒ Vegetation Growth ☐ Natural Calamities
☐ Graffiti ☐ Theft

26 Additions

- ☐ Floor-addition ☐ Ground Cover
☐ Extension ☐ Features

27 Alterations

- ☒ Facade ☐ Plan ☒ Material ☐ Feature

28 Condition Description

Building is in a fair condition since it is regularly maintained. Raised road level has hidden the plinth details. Wooden door panels have been replaced by aluminium doors. Loss of detail because arch openings are infilled with new material and walls have multiple coats of paint. Araish on dado wall has faded in some portions. Flaking and removal of lime plaster. Water seepage and rising dampness issue. Cracks at joints. Insensitive repairs have been conducted.

29 Grading

Archaeological	C
Architectural	A
Historical	A
Associational	A
Social/Cultural	A
Grade	I





Entrance of the temple's inner courtyard.



Paintings on walls and ceiling of entrance veranda



Courtyard having lime jail and stone parapet



View from courtyard having pointed arches on ground

30 Potential of site and recommendations

If restored and maintained properly, the structure can retain its original traditional characteristics. Temple can be made part of the Heritage walk route.

31 Information for visitors

The timing of the temple is morning 7 a.m. to 12 noon and 5 p.m. to 7:30 p.m.

32 Source of Information

- | | |
|--|---|
| <input type="checkbox"/> Listing by INTACH | <input checked="" type="checkbox"/> Site Survey |
| <input checked="" type="checkbox"/> Interview of inhabitants | <input checked="" type="checkbox"/> Signage on site |

WPD Code

Listers

Rimjhim Swami and Gaurav Sharma

