



सत्यमेव जयते

Ministry of Urban Development
Government of India



National Institute of Urban Affairs

HERITAGE CITY DEVELOPMENT AND AUGMENTATION YOJANA - HRIDAY

TEMPLATE FOR PREPARATION OF CITY HRIDAY PLAN
INCLUDING CIVIC INFRASTRUCTURE DEVELOPMENT PLAN

June, 2015

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1. Purpose of City HRIDAY Plan

The National Heritage City Development and Augmentation Yojana (HRIDAY) Scheme was launched on January 21, 2015 with the aim of bringing together urban planning, economic growth and heritage conservation in an inclusive manner with the objective of restoring, reviving and strengthening the soul and heritage of the city.

The HRIDAY Scheme focuses on development of civic infrastructure development projects around heritage sites, leading to revitalization of the City as a heritage and cultural destination. The Scheme differs from past Schemes as it aims at keeping heritage at the center of urban development.

With a duration of 27 months and a total outlay of Rs. 500 Crores, the Scheme is set to be implemented in the following 12 identified Cities viz. Ajmer, Amaravati, Amritsar, Badami, Dwaraka, Gaya, Kanchipuram, Mathura, Puri, Varanasi, Velankanni and Warangal.

The main purpose of the City HRIDAY Plan is to create a sustainable Civic Infrastructure Development Plan for areas around tangible heritage assets (identified / approved by the Ministry of Culture, Government of India and State Governments) by identifying gaps through infrastructure need assessment for physical infrastructure (water supply, sanitation, drainage, waste management, approach roads, footpaths, street lights, tourist conveniences, electricity wiring, landscaping etc.) as per locally applicable standards/norms/bye-laws.

2. Introduction to the City

2.1. Introduction:

A basic introduction to the city, highlighting its character, historical importance, geographical importance etc.

2.2. History:

Historical over view of the city depicting different dynasties those have ruled the area and their influences on the created monuments/structures. Influence of various architectural styles and various art form that has helped that cities to gain its identity.

2.3. Regional Settings:

Connectivity of the city with the region and rest of India through, roads, rails, air and waterways. Interdependency of the city with the rest of the region.

2.4. Physiography and Climate:

Data on natural contour, soil character, height from the mean sea level (msl), presence of river and water body, water table, mining or quarrying sites etc. Discussion on seasonal characteristic of the city, maximum and minimum temperature and rainfall, best time to visit the place etc.

2.5. Forest and Bio Diversity:

Proximity to the forest area, flora-fauna of the area/region. Mapping of forest area (tentative) laying within or adjacent to the city, ecologically sensitive zones etc.

2.6. Demography

Demographic analysis of the Census data of the city. This will include data from the last three decades (at least), which shall include total population, sex ratio, work force participation rate etc.

2.7. Tourist Footfall

Tourist arrival at the city level as well as at the site level shall be collected form City/District Administration and tourism department. The data should be collected for all previous years (based on availability) which will help to project total number of tourist visits at the city/town. The data should also have monthly tourist footfall information to identify the pick and lean period for the city/town.

2.8. Economy

Discussion on the prime economy generation activities of the city, employment profile of the residents of the city, economy generated through various tourism activities within the city (based on available data).

2.9. Tourism Infrastructure

Data on tourism infrastructure available in the city/town shall also be collected to assess the future requirement. This data shall include information on Hotels, tourist information centre/kiosk, tour operators etc.

3. Appraisal of Listed Heritage, Recognised Tourist and Cultural Assets of the City

3.1. Introduction

This chapter will be on the listed (listed by ASI or State Archeological Department) tangible heritage assets, intangible heritage assets and on the recognized Tourist and Cultural Assets of the city. The identified assets will be evaluated and categorised into local, national and international importance accordingly. Each of these assets will be appraised in the following points.

3.2. Appraisal of Identified Assets

3.2.1. Tangible Assets: (Condition, its Ownership Pattern, funding, Tourists facilities, parking area, Category of Heritage, its Importance etc.)

Tangible assets of the city will include the listed heritage properties and also the recognized tourist spots of the city. All these identified assets shall be evaluated in the following (but not limiting to) parameters:

- **General**
 - Resource Category (Religious, Historical, Tourist Activity, Natural)
 - Location (location of the property in respect to the city)
 - Accessibility (Road Width, Quality of road and its condition, availability of local transport etc.)
 - Proximity to other heritage assets or tourist spots
 - Special feature (for which the asset is famous for)
 - Segment oriented towards any specific group, race, cult of visitors
- **Quality of the Assets**
 - Present Condition of the property (if the maintenance of the property is good)
 - Space Quality
 - Environmental quality (solid waste management, level of littering)
 - Current Activity & Usage
- **Tourist Infrastructure**
 - Availability and Quality of Signage and information
 - Availability and Quality Drinking water facility
 - Availability, Quality and Quantity of Toilet facility
 - Availability and Quality Eating outlets

- Security
- Organized parking facility (for Bus, Car, Rickshaw, and two wheelers)
- **Management of the Property**
 - Maintained by
 - Entry charges (if any)
 - Timing
 - Quality of Maintenance
 - Constraints of Planning
- **Improvement required**

3.2.2. Intangible Heritage

Intangible heritage of the city includes all the cultural activities and rituals and local skillsets which are unique to the city / region, is require to be conserved and showcased. This will include Art, Craft, Cultures, Performing Art Forms, Rituals, Festivals, Cuisine etc.

These can be evaluated on the basis of the following values and their relative importance with the city:

- Historic value
- Aesthetic Value
- Community Value (Commemorative, Symbolic, Social, Spiritual etc.)

3.3. Mapping of the Assets

The assets of the city shall be mapped on the updated land-use map / base map / town map of the city in suitable and legible scale. The map should be prepared through ground verification.

4. Review of Existing Initiatives

4.1. Review of Master Plans, CDP, Zonal Plan, Regional Plan

Various plans available for the city shall be evaluated to identify various actions are planned for development of the city. The master plan of the city will also guide the anchor agency to identify the permissible development components of the area.

4.2. Existing Policies of Central and State Government applicable to the city

Policies regarding urban infrastructure development, tourism development, skillset development of the locals etc. shall be reviewed for any dovetailing possibilities.

4.3. Existing and upcoming Investment possibilities

Any recent or ongoing investment in the city shall be reviewed to identify the existing trends and prepare the City HRIDAY Plan accordingly.

4.4. Projects undertaken by ULB on development of the assets and its surroundings.

5. Stakeholders' Consultation

The preparation of the City HRIDAY Plan involves extensive consultations, throughout its preparation period. The consultative strategy involved interaction with concerned government departments and institutions should be consulted during planning process. Meetings must be held individually with various departments, individual, target groups and also with the visitors/travelers at various heritage areas of the city. All these meeting shall be documented and analyzed to identify various issues that the area have and their suitable solutions.

6. Projection & Infrastructure Gap Assessment (city level)

6.1. Tourists Projection

Overall projection of Tourist arrival at city level and also at the spot level will be done for next 20 years. The projection shall follow a suitable projection method which shall include past trend and also the effect of future growth potential. The projection shall be done in the following intervals – 2017, 2020, 2025, 2030 and 2035. Tourist population derived from the projection shall be the base for all infrastructure proposals.

6.2. Broad Projection for Tourism Infrastructure

Projection of the tourism infrastructure shall be based on the tourist arrival and this will include (but not limiting to) the following

- Accommodation facilities
- Tourist information center/kiosk
- Availability of transportation services
- Availability of Tour Guides and Guided Tours Packages
- Souvenir shops
- Eating joints etc.

6.3. Broad Projection for Urban Infrastructure

The physical infrastructure of the identified Heritage Area shall also be projected not only to support the tourist arrival but also to the existing residing population within the area. This may include (but not limiting to) the following:

- Roads & Transportation
- Solid Waste Management
- Sewerage & Drainage
- Water Supply
- Electricity and Wiring
- Health

6.4. Gap Analysis

The projected Infrastructure shall be compared with the existing infrastructure facilities to identify the Infrastructure Gaps of the Heritage Area.

7. Prioritisation of Assets

Upon discussion with various stakeholders (city mission directorate, CLAMC and other stakeholders as per the requirement of city mission directorate) the anchor shall identify Priority Assets on the basis of its importance and requirement for planning intervention. Civic Infrastructure Plan for the top 5 Priority Assets shall be prepared first than the remaining Assets.

8. Civic Infrastructure Development Plan

8.1. Introduction to Delineated Heritage Area

8.1.1. Delineation of Heritage Areas around the Heritage Assets & Base Map Creation

The agency shall identify the influence zones around all these listed properties, which will be termed as Heritage Area. Depth of such Heritage Area shall depend upon (but not limiting to) the following factors:

- Historical evidence
- Local livelihood dependency on the assets
- Social importance (direct impact)
- Settlement pattern
- Architecture
- Topology
- Contiguity
- Revenue, Administrative Boundary
- Environment etc.

In some situations, the delineated Heritage Area of two or more heritage assets may overlap, in such cases, a single and combined Heritage Area shall be taken into consideration.

Identification of Heritage Area requires vigorous **public consultation** (organised or isolated) with the locals, city officials, and other stakeholders.

8.1.2. Assessment of the Heritage Area:

HCA will assess the delineated heritage area in (but not limiting to) the following points/sectors:

- Historical/Religious/Tourism/Cultural Importance of the area
- Location of the site with respect to the City/Town, proximity to other sites (assets)
- Total Area Covered
- Topology of the Heritage Area
- Livelihood and activities associated with the area and interdependency with the assets
- Population (Residing & Floating)

- Ownership of line departments/trust/private bodies (identification of various stakeholders)
- Existing Infrastructure (physical, social, tourism)
 - Water supply
 - Drinking water
 - Sewerage
 - Drainage
 - Accessibility
 - Parking Facility
 - Electricity
 - Fire fighting
 - Public Convenience
 - Solid Waste Management
 - Availability of Tourist Information Kiosk/Center
 - Restaurant / Food Court etc.

8.1.3. Base Map of Heritage Area with all physical features (scale 1:200 or 1:500)

- The HRIDAY City Anchor is expected to prepare a detailed base map of the area marking all the physical attribute of the area.
- The Base Map should be accompanied by a proper legend for all the features (including the point features), scale, north line, name of the agency in a legible template.
- The Base Map shall be prepared in 1:200 or 1:500 scale, depending upon the size of the area and level of details to be shown.

8.2. SWOT / SWOC Analysis of the Heritage Area

SWOT (Strength-Weakness-Opportunity-Threat/Challenges) Analysis of the Heritage Area to be done to identify the internal and external factors which will influence development and development process of the area.

- Probable features/parameters which represents **Strength** of the area like: (HCA may add more features/parameters for analyzing the area)
 - Popularity of the Heritage asset/site and linked area
 - Visitors/Tourist footfalls
 - Locational Advantages
 - Historical significance
 - Religious significance

- Seasonal/Periodic events (festivals/melas, etc.)
- Any other factor which act as strength for the heritage asset/site or linked area
- Probable features/parameters which represents **Weakness** of the area like: (HCA may add more features/parameters for analyzing the area)
 - Inadequacy of Existing Infrastructure and Facilities at the delineated Heritage Area (approach roads, accessibility, drainage system, lighting, pathways, water supply, traffic systems, etc. and any other associated infrastructural facility)
 - Inadequacy of Existing Tourism Infrastructure and Facilities at the delineated Heritage Area (Drinking water availability, information kiosk, security, sanitation facility, connectivity, resting zones, technological advances, etc. and any other tourism friendly facilities)
 - Existing Operation and maintenance of the heritage asset
 - Existing Disaster Management Mitigation Plan (Evacuation plan, firefighting, etc.)
 - Safety and Security
 - Physical Condition of the structures (Damages, structural weakness, etc.)
 - Condition of fencing around the assets.
 - Condition of Landscape & Streetscape
 - Condition, quality and quantity of Signage and Info panels
 - Any other factors which need to be taken care.
- Identifying features/factors which can act as **Opportunities** for the development of the area like:
 - Opportunities for improvement of Imagibility of the area
 - Opportunities for enhancement of neighboring livelihood
 - Opportunities to improve the tourism inflow
 - Opportunities for any revenue generation model
 - Any other Opportunities of improvement
- Identifying features/factors which may act as **threat** for the area like:
 - Climate/Environmental factors, Pollution
 - Encroachment/ Built environment threats
 - Local Resistance/conflicts
 - Any other identified threats

8.3. Trends and Forecast for each Heritage Areas

HCA shall analyse the past trend and forecast for Tourism and linked Infrastructure. A suitable projection methodology should be adopted which shall comply with past trend and also the effect of future growth potential.

8.3.1. Tourists Projection

Overall projection of Tourist arrival at city level and also at the spot level will be done for next 20 years. The projection shall follow a suitable projection method which shall include past trend and also the effect of future growth potential. The projection shall done in the following intervals – 2017, 2020, 2025, 2030 and 2035. Tourist population derived from the projection shall be the base for all infrastructure proposals.

8.3.2. Projection for Tourism Infrastructure

Projection of the tourism infrastructure shall be based on the tourist arrival and this will include (but not limiting to) the following:

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8.3.3. Projection for Urban Infrastructure

The physical infrastructure of the identified Heritage Area shall also be projected not only to support the tourist arrival but also to the existing residing population within the area. This may include (but not limiting to) the following:

- Water Supply
- Sewerage & Drainage
- Roads & Transportation
- Solid Waste Management
- Health
- Hospitality and Tourist Facilities
- Electricity and Wiring

8.3.4. Gap Analysis

The projected Infrastructure shall be compared with the existing infrastructure facilities to identify the Infrastructure Gaps of the Heritage Area.

8.4. Recommendations and Suggestion received in Stakeholder Consultation

Stakeholder's consultation is highly important for the successful execution of the scheme. HCA shall consult with local stakeholders to know about their perception and ideas related to the proposed development. The views and suggestions of the consultation shall be utilized in framing and designing the philosophy of the proposal.

- Infrastructure & Facilities
- Local Livelihood Enhancement
- Image of the area
- Owners perception
- Community participation in development
- Any other factor which is important for taking in to consideration in designing the plan

8.5. Proposed Plan

The proposed Civic Infrastructure Development Plan for the Heritage Area should have (but not limiting to) following points:

- Project Background & Objective
- Need of the proposal
- Concept & Design Calculation
- Map with all proposed features in suitable scale (1:200, 1:500)
- Details of the plan
 - Action Program A – Creation of new products/proposals/activities to be proposed in Heritage Area
 - Action Program B – Up gradation/Strengthening of existing infrastructures and facilities available in Heritage Area
- Cost Estimation (block level)
- Estimated completion time/ Project phasing (if any)
- Specific Guidelines/Toolkits (which will be utilized in DPR preparation for the heritage area)
- Shelf of Project

9. Creation of Shelf of Projects

The anchor shall prepare a complete list of projects which have to be taken up to implement the Proposed Civic Infrastructure Plan of all the assets, on the ground. Thus a shelf of projects will be created with costing details, which will be further priorities on the basis of phasing and availability of funds.

10. Investment Plan and source of Funding

10.1. Project Costing

10.2. Project Phasing

10.3. Source of Funding

10.3.1. HRIDAY or any other scheme (PRASAD, SWADESH DARSHAN, NURM etc.) or Funding

10.3.2. Public Private Partnership, CSR etc.

11. Implementation Plan & Monitoring Mechanism

12. Promotion Program and Marketing Strategies

13. Strategies for Operation and Maintenance

14. City Specific Toolkits Creation

The purpose of this toolkit is to guide the various DPR preparation for the city under HRIDAY scheme. The document prepared shall help to form strategies for protection, conservation, and further development heritage areas.

The toolkit is specifically designed to highlight the aspects of City and to suggest how heritage can be rejuvenated and conserved and revitalized at the cities. The toolkit rests on the premise that heritage is an important device for rejuvenating the economy and quality of life in the cities.

The City Specific Toolkit will be divided into four categories: area-wide urban guideline toolkit, public streetscape, plaza and open space guideline toolkit, building guideline toolkit and Pallet Creation. The four sections of the guideline toolkit are explained in further detail below:

Area-wide Urban Guideline Toolkit: This describes issues which apply generally throughout the delineated heritage areas.

Public Streetscape, Plaza & Open Space Guideline Toolkit: The major focus is on the streetscape, plaza and open space environment which affects the pedestrian. These guidelines propose the adoption of a uniform philosophy through shared vision for open spaces and plazas within urban centers. This vision would result in the focus of pedestrian activity pre-eminently over vehicular modal transport in urban settings. This includes all the elements that can make a pedestrian comfortable such as the sidewalk, street trees, street furniture, and the facade of the building, open spaces and plazas are public spaces, and that these natural public amenities encourage human occupancy.

Building Guideline Toolkit: These guidelines include recommendations for the physical makeup and shape of construction inside the property lines.

Pallet Creation: This section of the document will highlight all the materials and components which can be used in the heritage area.

14.1. [Area-wide Urban Guideline Toolkit:](#)

The area-wide urban development guideline toolkit will contain (but not limiting to) the following:

- Buffer/setback/no construction zones from heritage structure
- heritage structure
- Conservation of visibility of Important Structure (Heritage), Creation of Vista
- Recycle of existing building stock (re-use of non-listed heritage buildings)
- Provision for civic art /public art (sculpture/graffiti)
- Screening of Rooftop Mechanical Equipment etc.
- Parking facility

14.2. [Public Streetscape Guideline Toolkit:](#)

The public streetscape guideline toolkit will contain (but not limiting to) the following:

- Creation of pedestrian friendly environment
- Reinforcement of Pedestrian Activities
- Enhancement of Public Transit Stops
- Barrier Free Movement

- Streetscapes
- Provision for Plazas, its function, size and activities
- Consideration for creation of Micro Climatic Zones in Plaza/Open Spaces
- Planting of Trees/shrubs
- Conflict resolving between Pedestrian and Utility Equipment
- Provision for Pedestrian Scaled Lighting
- Screening of Mechanical & Utility Equipment visible from street
- Pedestrian Friendly materials at street level
- Provision for Boundary wall for various properties.
- Provision for Kiosks
- Provision for Sitting Area / Benches
- Increase safety in public places through way-findings, lighting and visibility
- Parking Facilities etc.

14.3. Building Guideline Toolkit:

This section of the guideline toolkit will contain (but not limiting to) the following:

- Building Height
- Building Setback
- Type and Size of Doors and Windows, and framing
- Balcony Lines, Roof Lines etc.
- Roofing Profile
- Any Special Elevation Features
- External Finishes of the Buildings
- Accentuated Primary Entry of Public, Commercial and multi-storied Buildings
- Signboards etc.

14.4. Pallet Creation for various Components

This section of the guideline toolkit will contain (but not limiting to) the following:

- Finishing Materials for Boundary Wall, Buildings etc.
- Colours to be used on external surface of the buildings
- Paving and other finishing materials to be used for Landscaping
- Plants and shrubs
- Light-post, Information Panel, Way-finding Boards (signage)
- Dustbins

- Portable Kiosks
- Bollards
- Public Art and Graffiti etc.