

## **PART III B EVALUATION OF CULTURAL SIGNIFICANCE**

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## **PART IIIB EVALUATION OF CULTURAL SIGNIFICANCE**

### **4.0 An approach (process) to identification cultural heritage**

#### **4.1 Introduction**

The methodology adopted in this section forms a base for providing correct control and regulation mechanism for the conservation and sustainable development strategy for Matheran.

The scope and relevance for policy guidelines is identified here and has further reference to the detail policy guidance in Part IV.

The identification process is approached at four hierarchical levels:

- Level 1      Region – (Matheran - Malang Gad Eco-Sensitive Zone)
- Level 2      Matheran Municipal Council Area
- Level 3      Conservation Area
- Level 4      Individual plots

THE PRINCIPLE AIM of the multi-level approach is to provide a sound base for the Conservation and Sustainable Development Plan for the Matheran Hill station and it's surrounds.

The OBJECTIVES of the approach are:

- To assess the significance of the natural as well as the built heritage of Matheran.
- To appraise the environmental significance of the Hill and it's impact on the region.

#### **4.2 An approach to identification**

##### **4.2.1. LEVEL 1: Region Matheran - Malang Gad Eco- Sensitive Zone**

- a) EXTENT AND BOUNDARIES:(refer to the map)
  - The region identified consists of Matheran Hill as loci amidst other hills of Prabal, Peb, Cathedral and Malang Gad forming a chain running generally north south and the adjoining watershed areas of Panvel Creek towards the west and that of Ulhas River towards the east.
- b) JUSTIFICATION
  - The Matheran plateau along with the chain of hills forms an isolated spur of the Sahyadri Range. By virtue of its forest cover, physiography and geological formation this entire chain is an ecologically significant area for the region.
  - The MMR Plan identifies this region consisting of Green Zones and Forest Zones for stringent planning control.
  - The well-integrated relationship of Matheran with its surrounding region in terms of physical, visual and resource base continuity needs the area to be planned as a unit in a holistic manner. This is pointer towards a need for a sustainable conservation plan for Matheran Hill and it's surrounds.
- c) SIGNIFICANCE
  - Richness of natural resources

- Recreation value
- Potential for Eco Tourism
- High scenic value.
- Ecological, Geological and Scientific value.

**d) GUIDELINES – scope and relevance**

- Broad based policy guidelines to provide an approach to a sustainable development of the region with an emphasis on conservation of the resources.

Further reference from the Character Appraisal Sheet No.13, Part III - 5.2 and Part IV, Policy Guidance will also apply.

#### **4.2.2 LEVEL 2: Matheran Municipal Council Area**

**a) EXTENT AND BOUNDARIES (REFER TO MAPS)**

- The extent of this area is the boundary marked as the Matheran Municipal Council administrative jurisdiction.

**b) JUSTIFICATION**

- The area is a self-sufficient town governed by Municipal Hill Council and demarcated as an urbanizable zone – U1 by the Regional Plan of MMR.
- The area is a unique natural resource base developed as a Hill Station by the British retaining the physical (built) and natural features till date – thus having Heritage significance.
- There is an increasing demand for tourism yielding a pressure on the built and natural environment.
- The unique resource urgently needs a sensitive approach to a conservation and sustainable development. A special methodology for preparing a development strategy for Matheran needs to be adopted within the prevailing procedure of development planning.

**c) SIGNIFICANCE**

- Richness of natural resources
- Excellent state of preservation of the natural and built heritage.
- The only pedestrian Hill Station in the country.
- Access from the region by a unique mountain rail of heritage value.
- Unique townscape - urban activities integrated amidst a forest environment.
- High scenic value.
- Potential for eco-tourism.
- Recreation value.
- Ecological, geological and scientific value.

**d) GUIDELINES – scope and relevance**

- To identify the significance of the features that lead to change and continuity of the urban structure (the built and natural elements as well as the socio economic structure) of Matheran.
- Prepare a List of individual elements – built forms, natural and manmade features of the urban structure.
- Identification of special “Heritage Conservation Areas” for Design control.
- General Policy Guidelines for Conservation and Sustainable development as relevant to the Development Plan of Matheran.

Further reference from Character Appraisal Sheet No.12, Part III - 5.3 and Part IV - Policy Guidance will apply.

### 4.2.3 LEVEL 3: Conservation Areas

#### a) EXTENT AND BOUNDARIES (REFER TO MAPS)

- Conservation area "A": Mahatma Gandhi Road (Bazaar)
- Conservation area "B": Kasturba Gandhi Road.
- Conservation area "C": Mahatma Gandhi Road (Galti Dara).

#### b) JUSTIFICATION

- The areas have a special quality of architectural and historic interest representing a unique townscape of Matheran.
- The areas comprise of the still relevant historic core of Matheran – a focus of diverse urban activities and tourist infrastructure.
- The busy spines are most vulnerable to development pressure.
- Most part of the area (area 'A' & 'B') is identified historically and in the current Development Plan for a separate set of development guidelines.

#### c) SIGNIFICANCE

- Cultural and Socio-economic Core of Matheran.
- Well-defined hierarchical structure of spaces and built forms with a special streetscape character.
- Coherent historic and architectural character of high townscape value.
- Archaeological significance and potential.
- Mixed land use and ownership patterns of property holdings.
- Rich scenic and landscape value.
- Recreational value and tourist interest.

#### d) GUIDELINES – scope and relevance

- Character appraisal of conservation areas to assess the special architectural and historic interest of conservation areas
- Analysis of the impact of development pressure on the character of conservation areas and assessment of elements that detract from special interest of conservation areas.
- Identify constraints and potential of conservation areas
- Formulation of guidelines for the design control of conservation areas for preservation and enhancement of their special character.

Further reference from Character Appraisal Sheet Nos. 1 to 11, Part III - 5.4 and Part IV - Policy Guidance will apply.

### 4.2.4 LEVEL 4: Individual plots (built and natural features)

#### a) EXTENT AND BOUNDARIES (Refer to Maps and Listing Cards)

- The buildings identified for listing include the plots with all ancillary structures, gardens and other features inclusive of the compound wall.
- The Natural and man-made features include components (besides built forms) of historic significance (refer to chart 'components of Historic environment, Part III, 7.0.)

#### b) JUSTIFICATION

- The characteristic setting of individual buildings on the hilly terrain contributes significantly to the built form as well as to the townscape character. The listed buildings and the man-made & natural features along with their settings possess high heritage value and need to be dealt with a subjective and sensitive approach for conservation.
- The individual plots and man-made & natural features are a high potential material resource for the native and tourist population.

- Urgent need for design control on development and change.

**c) SIGNIFICANCE**

- Contribution to the inherent character of the townscape.
- Value of the historic use typology and its continuation in the present context.
- Historic value – Age and representation of chronological phases of development.
- Historic association with important people and events.
- Architectural significance – built form typologies representing particular social conditions, styles (the ‘bungalow’ style), materials and techniques of construction, setting and orientation etc.
- Picturesque settings in the undulating topography, formal garden layouts amidst dense forest cover.
- Rarity and authenticity.
- Landmark value
- Group value
- Associational value of the native population.
- Fair state of preservation and potential for future use and development.

**d) GUIDELINES – scope and relevance**

- To prepare a List (inventory and List Cards) of individual properties (Built form and Layouts) and the man-made & natural features - adopting a selection criteria format for identification of cultural significance. The adopted criterion has a format for an objective rating of significant values.
- The SELECTION CRITERION identifies-

HISTORIC SIGNIFICANCE – rating allocation A / B / C

HISTORIC INTEGRITY – rating allocation A / B / C

HISTORIC CONTEXT – rating allocation A / B / C

The FINAL GRADING of each property emerges from the above criterion (refer to annexure ‘Selection Criteria for Cultural significance’)

**FINAL GRADES - I, II-A, II-B and III** (refer to annexure - ‘Grading [Built and Natural Heritage] and Design Control)

- Preparation of the List Card for listed properties.
- Preparation of Design Control Guidelines for various grades.

#### **4.2.5 Selection Criteria for cultural significance**

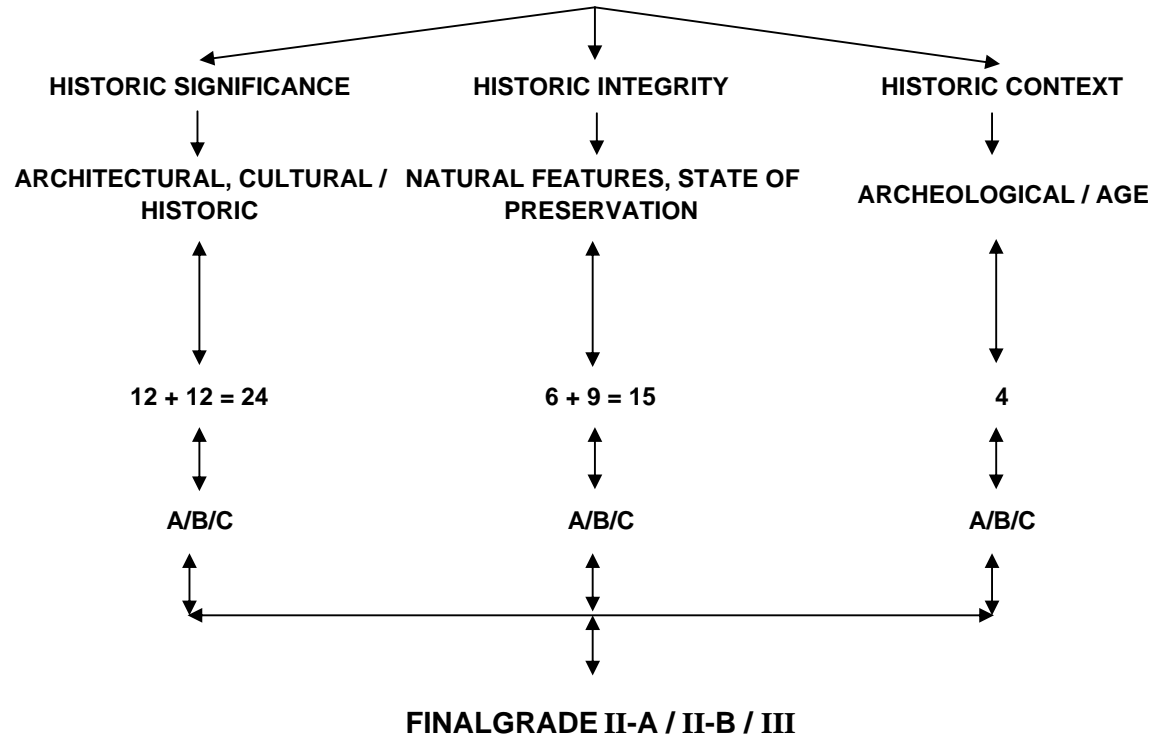
The criteria presented in the following pages select the significance value of each building and its curtilage (plot and all the components within) with reference to the whole of Matheran. A built-in objectivity for rating is designed in the process, to allocate a Heritage Grade (listed as I, II-A, II-B or III) to proclaim its significance and further provide design control for its protection.

The process has been adopted from various national and international references (Bibliography), with a special emphasis on ‘Guidelines for completing the INTACH inventory of historic buildings - the INTACH Cultural heritage series’.

The Selection Criteria adopts three key concepts to determine whether the building is worthy of listing. It should be noted that the adaptation of the process from the above process is done while considering the subjectivity of Matheran as a unique place of natural and ecological significance.

A special format of ‘List Cards’ for the proposed list of built and natural features is designed subjectively for Matheran, adapted from ‘the INTACH Cultural heritage series.’

## SELECTION CRITERIA FOR CULTURAL SIGNIFICANCE



**NOTE:**

**1) CREDIT VALUE FOR EACH SUB-GRADE:**

- A: 76% - 100%**
- B: 51% - 75%**
- C: 26% - 50%**

**2) BUILDINGS SECURING 25% OR LESS CREDITS IN EACH SIGNIFICANCE IS NOT ACCOUNTED FOR SUBGRADES A, B, OR C. THIS ENSURES OBJECTIVITY IN THE OVERALL GRADING FOR EACH SIGNIFICANCE.**

<b>ARCHITECTURAL SIGNIFICANCE</b>					
1	FORM	PLAN	type 6, 2	type 3, 4, any other	type 5, 1
		STOREY	double storey	clear storey	single
		ROOF	type 5, 3	type 2, 4	type 1
2	LAYOUT		well planned with terraced garden, fountains, cobbled pathway, gates, band stand, view etc.	well planned with ancilliary structures and a moderate landscaping	fairly level foreground with a single structure. Little attempt at landscaping
3	STRUCTURAL SYSTEM	WALL	exposed stone with pointing. Laterite or other	stone plastered, original in lime mortar	walls re/plastered in cement mortar
		FLOOR	encaustic or minton tiles	china mosaic	modern replacement
		ROOF	elaborate timber trusses, brackets, pendants etc.	purlin rafter roof in timber	modern replacement
4	UNIQUE FEATURES	FORM	unique features like tower, façade etc.	unique roof form, plan type etc.	standard
		INTERIOR	spatial quality, antique furniture etc.	spatial quality/good furniture of a lesser quality	standard
		DETAILS	exquisite quality features - stained glass, trellis etc.	unique features of a lesser quality	standard
	CREDITS (each)		<b>* * *</b>	<b>* *</b>	<b>*</b>
	SCORE		<b>12</b>	<b>8</b>	<b>4</b>
<b>TOTAL 12</b>					

<b>CULTURAL SIGNIFICANCE</b>					
<b>CULTURAL LEVEL</b>		<b>TOWN</b>	<b>NEIGHBOURHOOD</b>	<b>LOCAL</b>	
1	ASSOCIATION WITH HISTORY (events, people etc.)	bungalows built by the founders, buildings and places of the early development phase (Malet, Peerbhoy)	bungalows and places having associations with the next development phase locally and nationally (Petit, Jeejibhoy)	bungalows and places having a notable association with the next phase	
2	POTENTIAL TO YEILD INFORMATION ON THE TOWN	public infrastructure and amenities of early phase (hospital, post office, library, railway etc.)	overall areas, nodes etc. (schools, bazaar, clubs, public grounds & gardens etc.)	private houses & bungalows, roads & paths and places of lesser significance	
3	FUNCTIONAL SIGNIFICANCE TO PEOPLE	resources (lakes, water bodies, transportation, imp. paths etc.)	shopping, institutional, clubs, religious, sanatoriums & holiday homes, hotels and tertiary paths etc.	private houses & bungalows, roads & paths and places of lesser significance	
4	DISPLAYS CULTURAL ATTRIBUTES THRU SETTING	landmark role, nodal activity, visual contribution etc.	forms a group or precinct by it's form, scale, plan, location, topography etc.	private and local planned layout around a structure and it's curtilage	
CREDITS (each)		<b>* * *</b>	<b>* *</b>	<b>*</b>	
SCORE		<b>12</b>	<b>8</b>	<b>4</b>	
<b>TOTAL 12</b>					



<b>NATURAL FEATURES SIGNIFICANCE</b>				
1	SITE - BUILDING ASSOCIATION	NODES, PATHS, POINTS	TANKS, SPRINGS, RESERVOIRS	SPECIAL TREES, FORESTS, CAVES, OPEN GROUNDS
	CREDITS	*	*	*
	SCORE (each)	1	1	1
<b>A</b>	TOTAL SCORE	3		
2	INTERPRETATION OF SITE	built form respecting existing contours, natural features and trees	cohesive alterations made to site to fit built forms	site characteristics altered to great extent
	CREDITS (each)	***	**	*
	SCORE	3	2	1
<b>B</b>	TOTAL SCORE	3		
<b>TOTAL 6 (A+B)</b>				

<b>ARCHAEOLOGICAL SIGNIFICANCE</b>					
1	HISTORIC CONTEXT (AGE)	1850 TO 1853	1854 TO 1900	1901 TO1945	1946 ONWARDS
	CREDITS (each)	* * * *	* * *	* *	*
	SCORE	4	3	2	1
<b>TOTAL 4</b>					

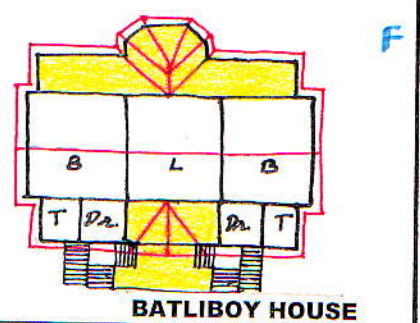
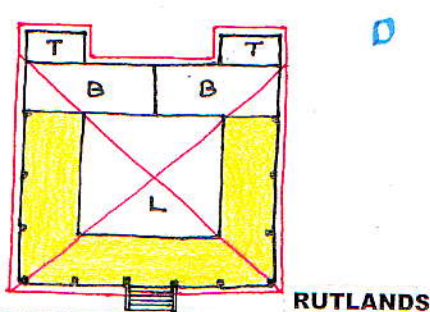
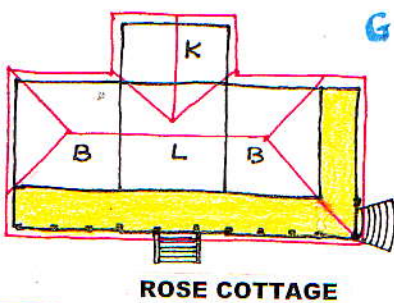
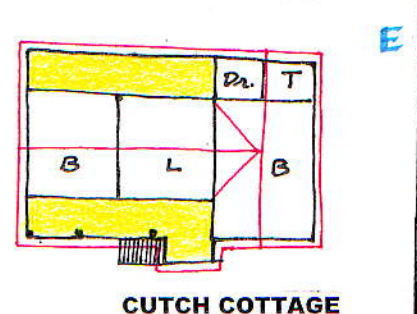
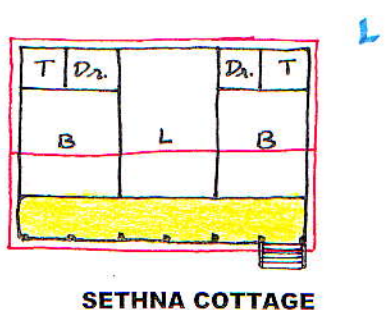
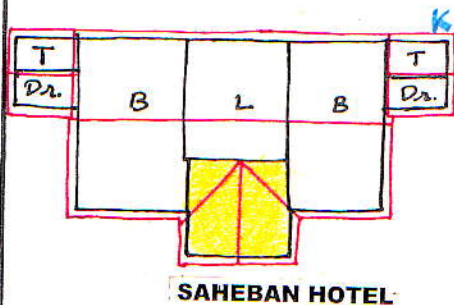
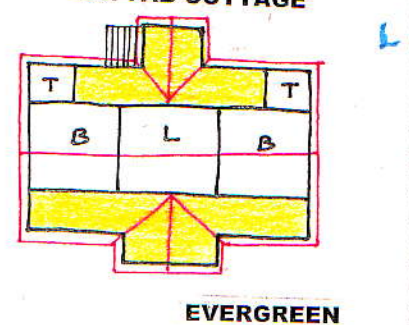
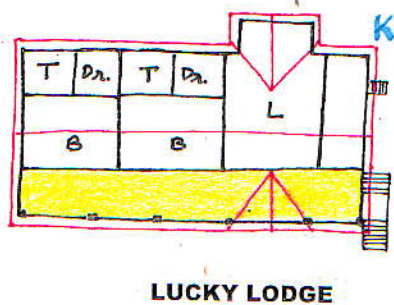
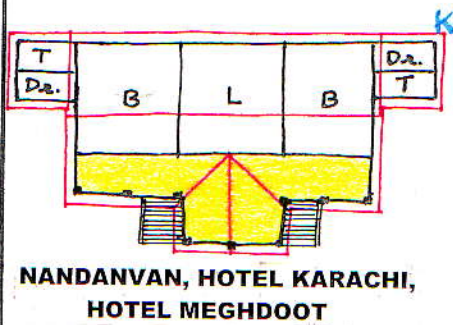
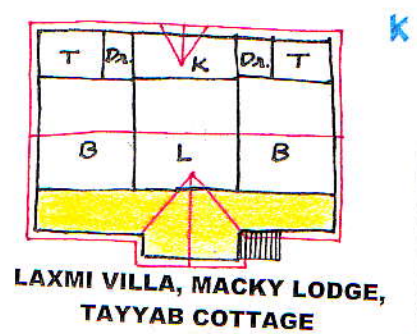
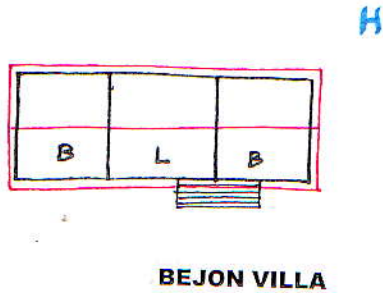
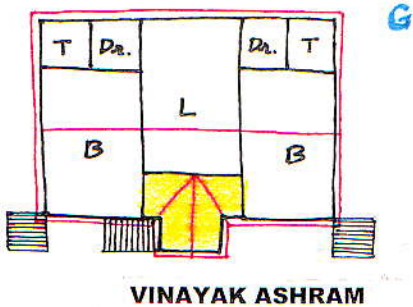
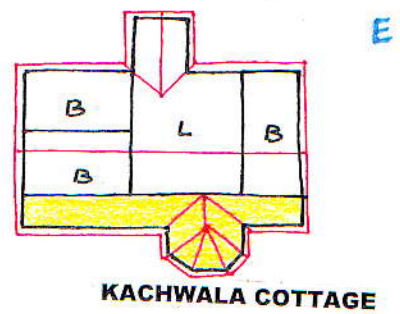
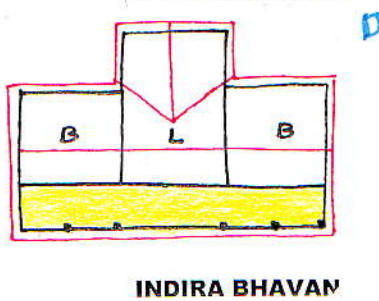
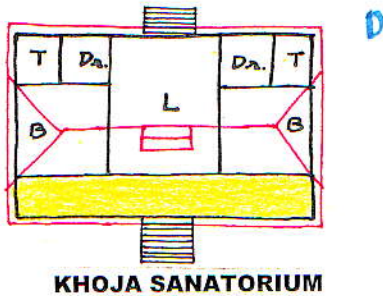
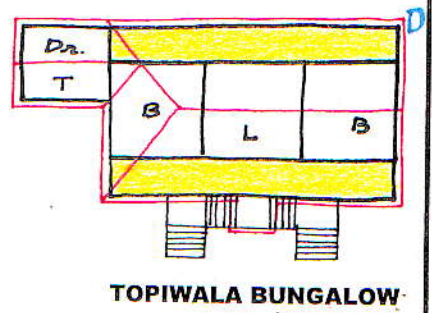
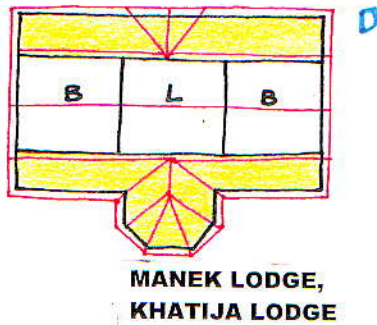
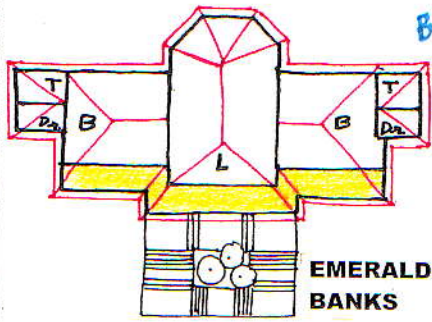
<b>STATE OF PRESERVATION</b>				
1	HISTORICAL INTEGRITY	no change in form, structure and finishes	changes in finishes while retaining form and structure	form, structure and finishes altered to a great extent
2	STRUCTURAL STABILITY	no general defects in structures - stable	minor structural defects - does not affect stability (shows signs of deterioration)	unsound structure (danger of disappearance)
3	MAINTENANCE LEVEL	regular maintenance	fabric showing signs of neglect (dampness, cobwebs, dust etc.)	fabric under attack (mould, veg. Growth, fungus and termite etc.)
	CREDITS(each)	<b>***</b>	<b>**</b>	<b>*</b>
	SCORE	<b>9</b>	<b>6</b>	<b>3</b>
<b>TOTAL 9</b>				

<b>ARCHAEOLOGICAL SIGNIFICANCE</b>					
1	HISTORIC CONTEXT (AGE)	1850 TO 1853	1854 TO 1900	1901 TO1945	1946 ONWARDS
	CREDITS (each)	* * * *	* * *	* *	*
	SCORE	4	3	2	1
<b>TOTAL 4</b>					

<b>MATHERAN HILL STATION PLAN FORM TYPOLOGIES</b>
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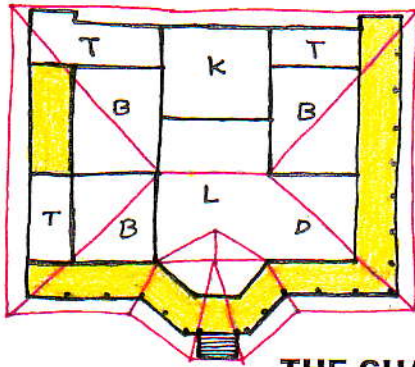
<b>TYPE 1</b>	<b>SMALL / SINGLE LAYERED / SIMPLE ROOF FORMS</b>
<b>TYPE 2</b>	<b>MODERATE / DOUBLE LAYERED / VARYING ROOF FORMS (DOUBLE ROOFS)</b>
<b>TYPE 3A</b>	<b>LARGE / SINGLE LAYERED/ COMPLEX ROOF FORMS (DOUBLE ROOFS)</b>
<b>TYPE 3B</b>	<b>PALATIAL / SINGLE+DOUBLE LAYERED / COMPLEX ROOF FORMS (DOUBLE ROOFS)</b>
<b>TYPE 4</b>	<b>SMALL/ SINGLE LAYERED / ARRANGED IN LAYOUTS FOR HOTELS / SIMPLE ROOF FORMS</b>
<b>TYPE 5</b>	<b>VARYING SIZES / UNIQUE FORMS / SIMPLE AND COMPLEX ROOF FORMS</b>

# TYPE 1

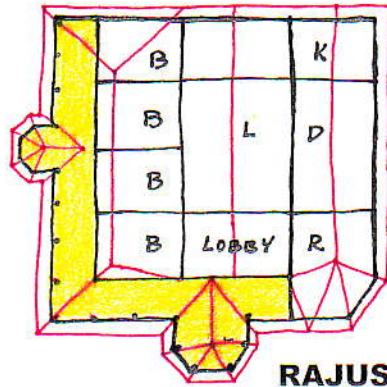




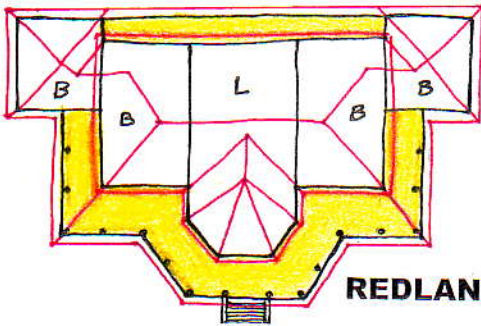
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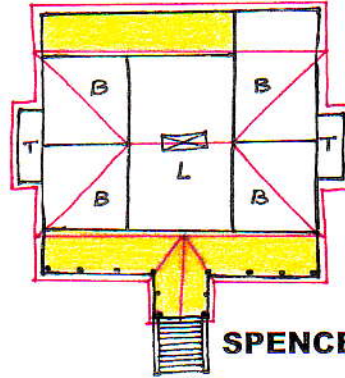
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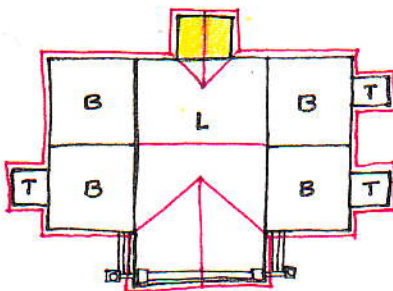
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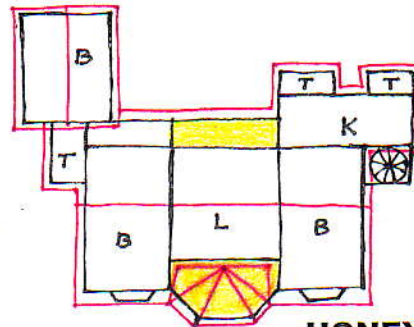
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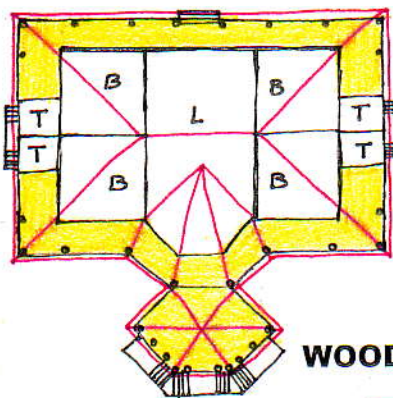
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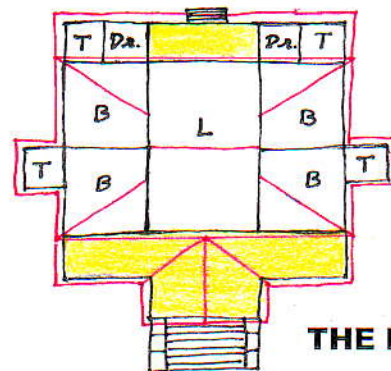
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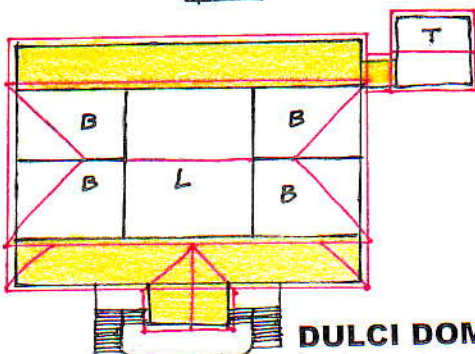
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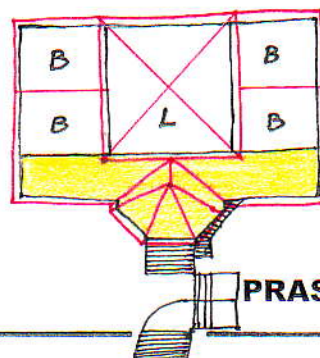
WOODLANDS



THE LILY



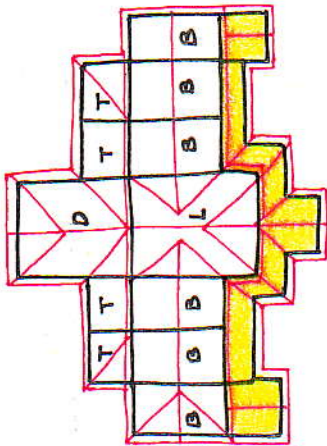
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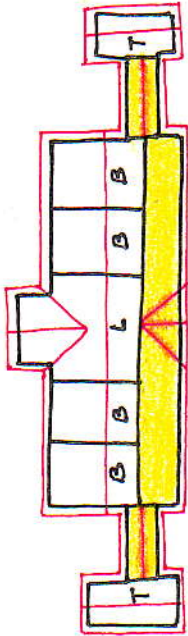
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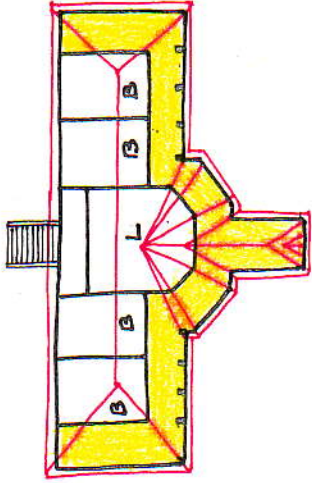
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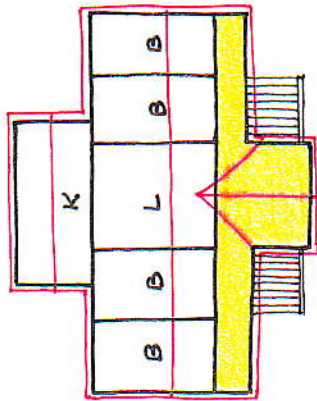
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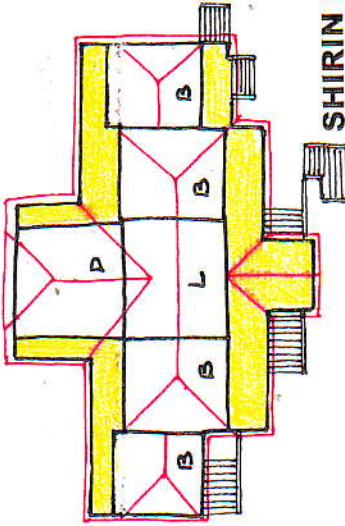
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SUKAN LODGE



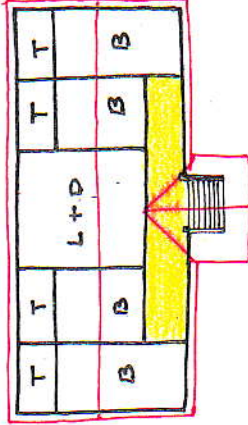
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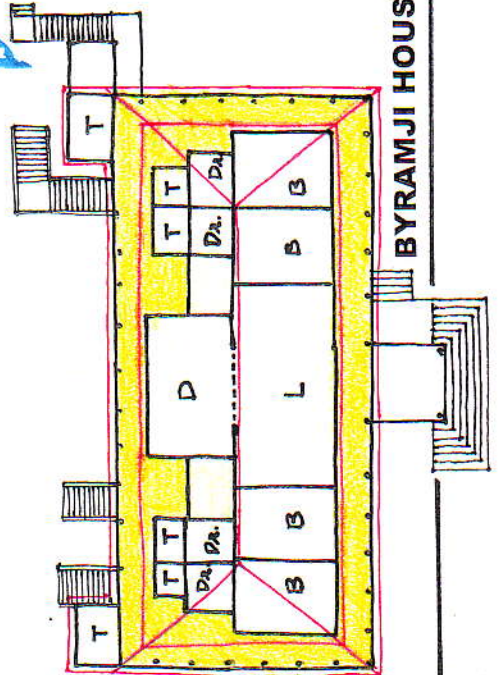
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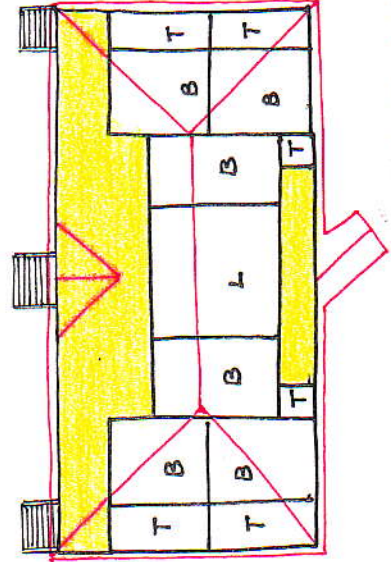
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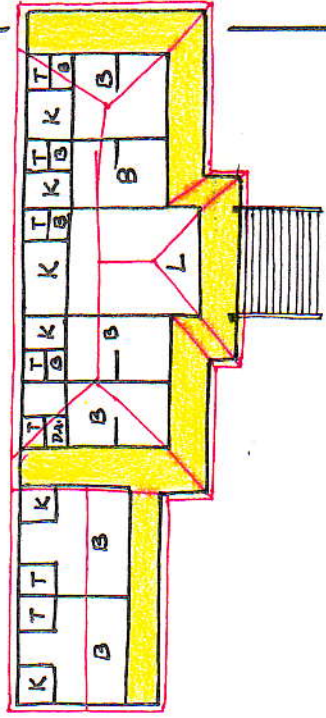
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BYRAMJI HOUSE



FOUNTAIN LODGE

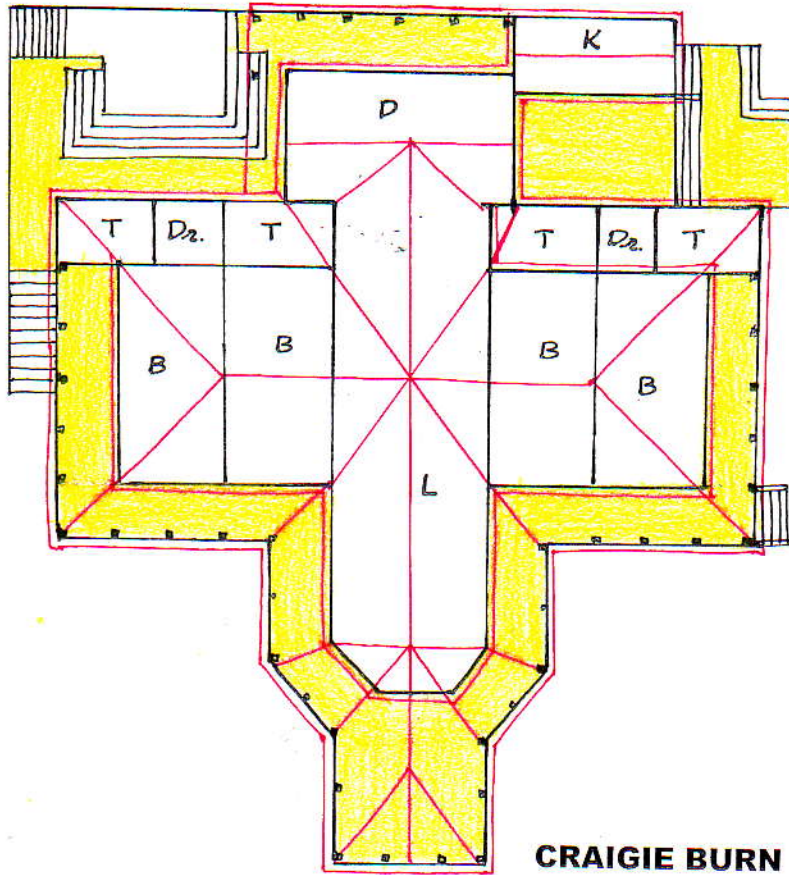


BOMBAY HOUSE

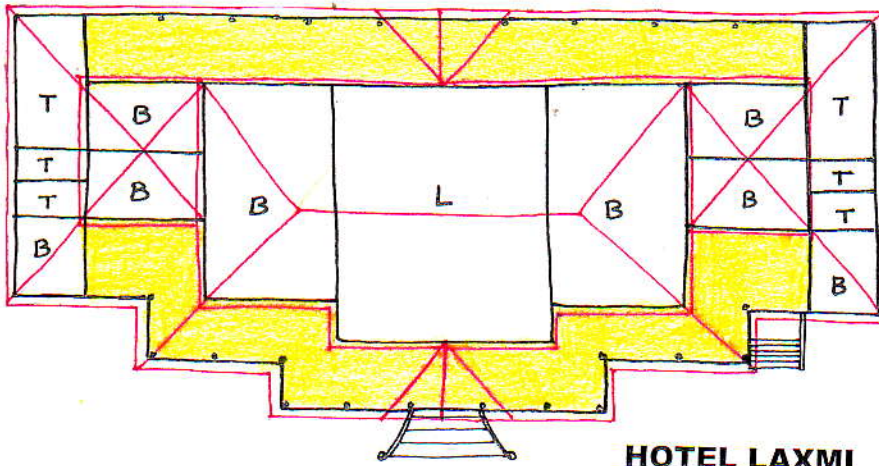


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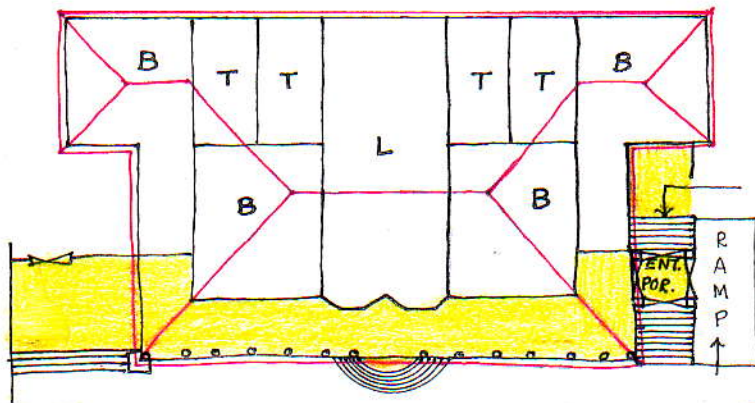
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CRAIGIE BURN



HOTEL LAXMI

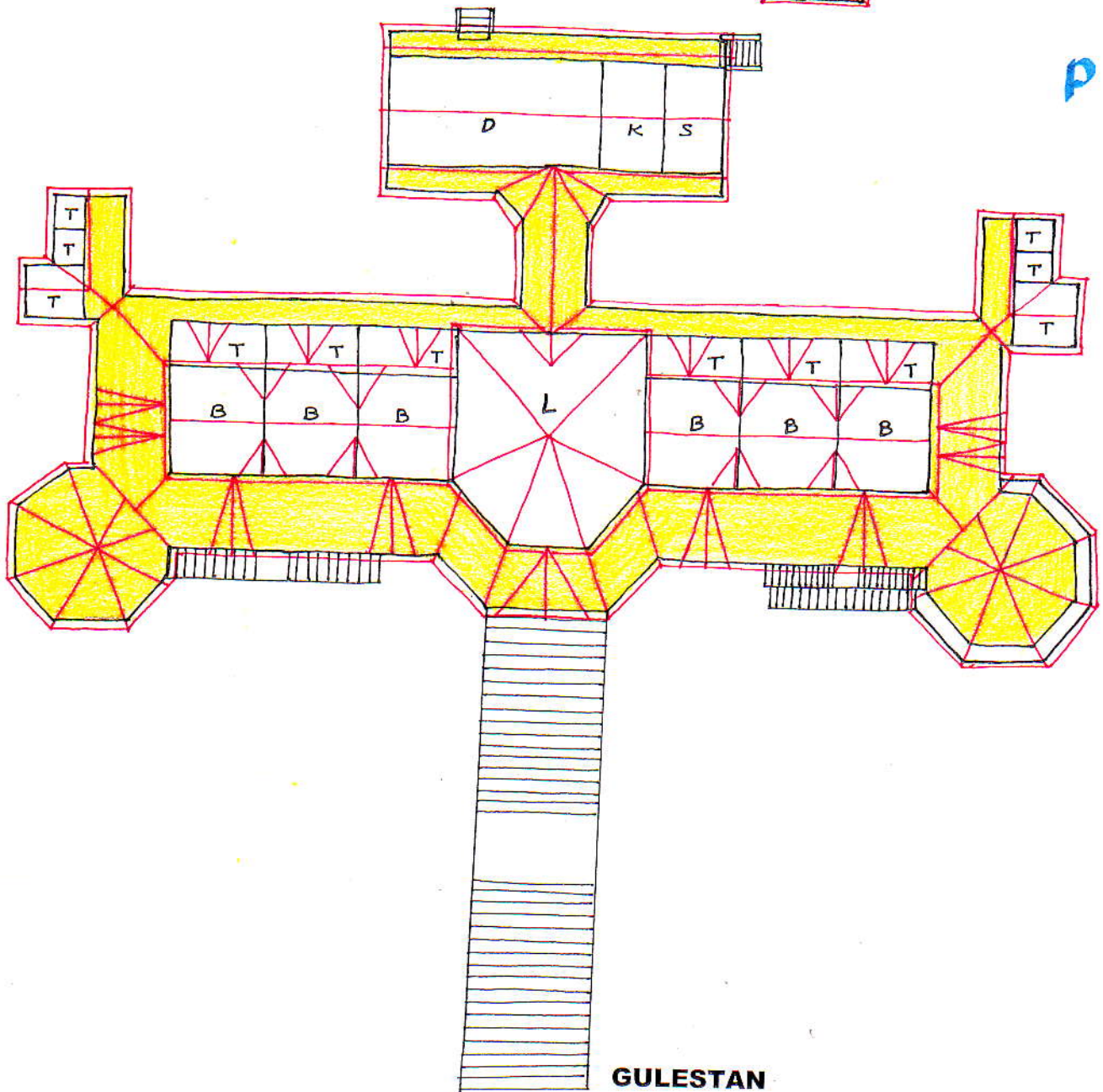
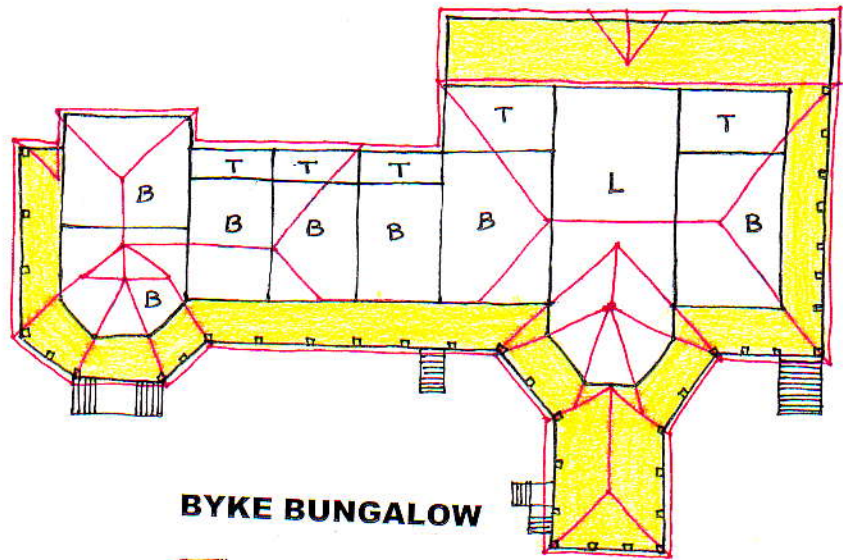


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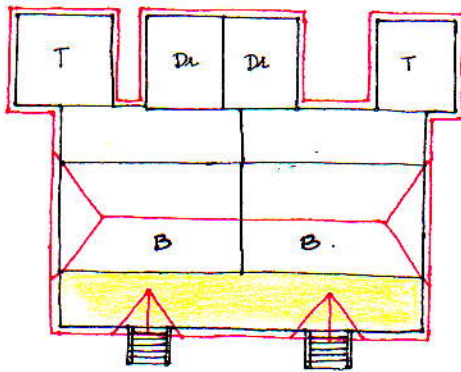
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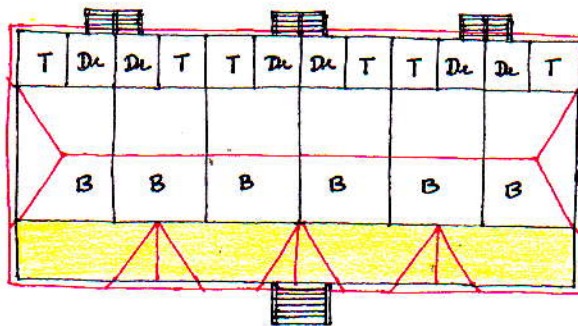


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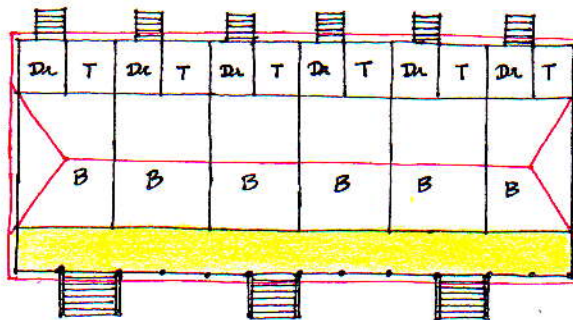
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RUGBY COTTAGE NO 14 AND 15



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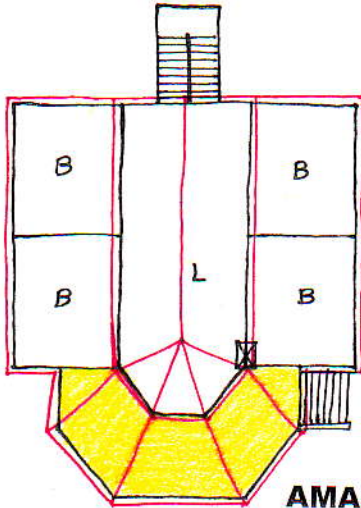
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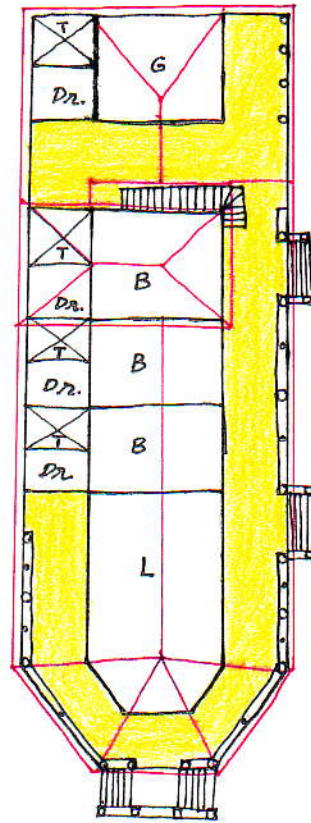
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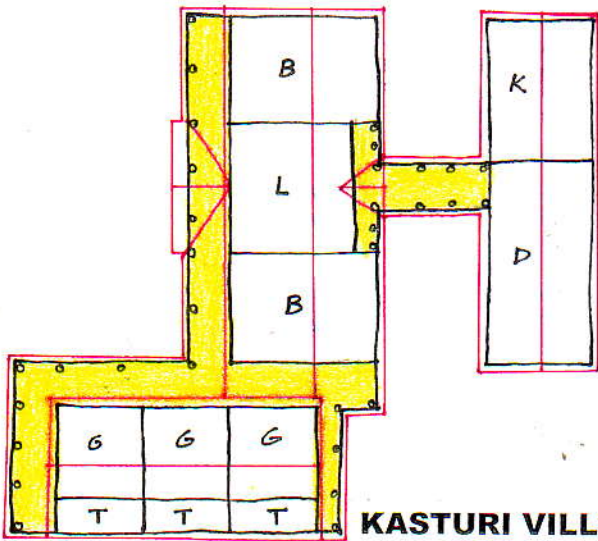
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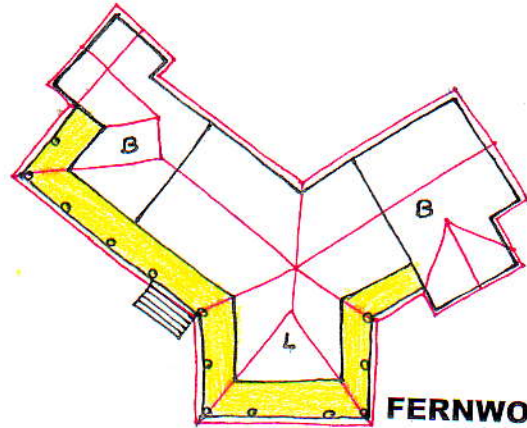
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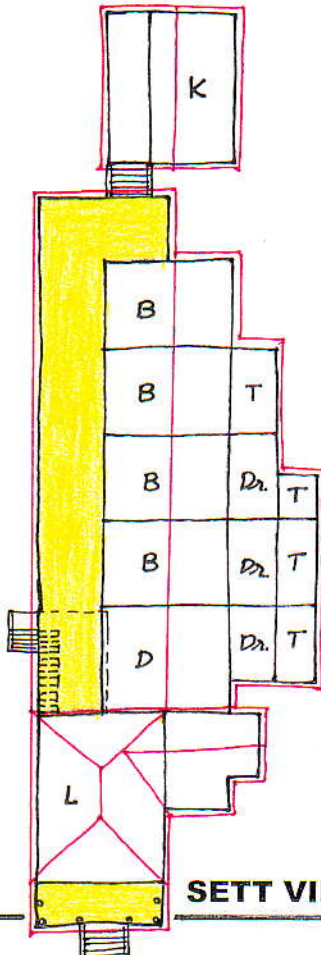
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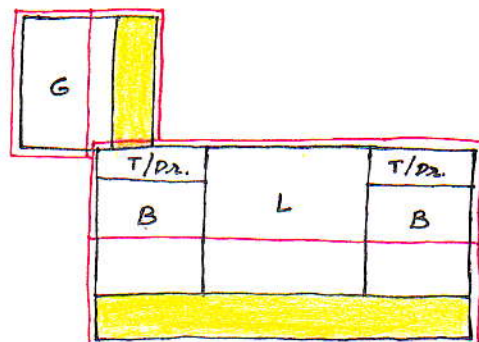
FERNWOOD

E



SETT VILLA

E



VELKAR VILLA

E

## **PART III B CHARACTER APPRAISAL AND ASSESSMENTS**

### **5.0 CHARACTER APPRAISAL AND ASSESSMENT**

5.1 Introduction

5.2 Character Appraisal, Level –1

5.3 Character Appraisal, Level – 2

5.4 Character Appraisal, Level – 3

5.5 Character appraisal, Level – 4

## **PART IIIB EVALUATION OF CULTURAL SIGNIFICANCE**

### **5.0 CHARACTER APPRAISALS AND ASSESSMENTS.**

#### **5.1 INTRODUCTION**

Part III, Section 4.0 (above) - 'Evaluation of Cultural Heritage' prescribes in 'An approach (process) to identification of Cultural Heritage', a rationale for assessing the character of components that are essential for the context of Conservation and Sustainable Development of Matheran.

The approach identifies four hierarchical levels (as components) at which character appraisals and assessments may be made, so as to form a sound base for providing policy guidance. The levels prescribed are,

Level 1 - Region (Matheran - Malang Gad eco-sensitive Zone)

Level 2 - Matheran Municipal Council Area

Level 3 - Conservation Area

Level 4 - Individual Plots (built and natural features)

In this Report an attempt has been made to undertake character appraisal studies and provide succinct assessment statements at each of the above levels.

#### **5.2 CHARACTER APPRAISAL**

##### **Level 1 - Region (Matheran - Malang Gad eco-sensitive Zone)**

##### **5.2.1 Identification**

This report identifies the Matheran - Malang Gad region for designation as an eco-sensitive Zone requiring stringent policy initiatives.

This area will be referred to as the identified eco- zone in the following discussions and the rest of the Report.

##### **5.2.2 Designation: Proposal background**

- i) The interdependency of the identified eco-zone (region) and the Matheran - Malang Gad hill chain is apparent in the symbiotic relationship shared in the richness of natural resources, physiographic form, climate soils, hydrology pattern, forests and the attributed scenic beauty. Designating this area as an eco-sensitive zone, with a legal definition, will aim at controlling the erosion of the area on the whole.
- ii) The MMR Final Regional Plan already identifies the Forest (F Zone) and Green zones (G-1 and G-2 Zones) as areas reserved for conservation activities and controlled (sustainable) development. This green oasis, having extremely close proximity to the major Mumbai urban area has retained the character till date, qualifying it as a historic environment and the designation needs further detailed guidance (for development applications) not just for protection and conservation but also for enhancement.
- iii) The Matheran Hill at the core of the region, supports the ecology of the zone (it is a catchment of 3 rivers) and contributes directly to the essential character of the zone. Matheran's essential character in turn, besides being supplemented by its elevation and general physiography is also supported greatly by the environmental condition of this immediate region. Each level, Matheran and the surrounding eco-zone are thus complementary to each other. Conservation of the entire zone would be a fundamental tenet in the move towards sustainable development.

### 5.2.3 The form of appraisal

#### a) Map

The appraisal (at the identification level) in a graphical format is done in the Map titled - 'Matheran Immediate Region' (annexure no.). The map graphically depicts the physiographic features of the immediate region of just the Matheran Hill and will require a detail map at the zonal level (identifying each major component of the environment).

#### b) Character appraisal sheets

The character appraisal at regional level is contained in a sheet titled, 'character appraisal - regional level', Sheet No. 13. The notes contained within the sheets formulate succinct assessment statements giving justification for identifying the eco-zone limits.

### 5.2.4 Limitations

It is to be noted that detailed appraisals (of the components of the historic environment of the eco-zone) are not within the scope of this Report. Impact assessments thus remain at mere identification level, with broad based recommendations.

(Further reference to be done to Part IV, Policy Guidance, 4.1 and 4.2)

### 5.2.5 Further studies

It is to be noted that detailed studies at the zonal level need to be undertaken to overcome the above mentioned limitations of this Report phase. The study can begin with the identification of the components of the historic environment (as resources) of the eco-zone (as defined for Matheran Hill) that are likely to induce change that produces an impact on the status of the zone.

### 5.2.6 Statutory policy

General policy guidance for the eco-zone is to be referred from this Report, Part IV, Policy Guidance - 4.1 - Context, 4.2 - Strategic Policy Guidance, 4.3 - Objectives.

## 5.3 CHARACTER APPRAISAL

### Level 2 - Matheran Municipal Council Area

#### 5.3.1 Identification

This Report identifies the Matheran Municipal Council area as the core area of the Matheran - Malang Gad eco-sensitive zone and proposes to designate the area as a 'special area', requiring stringent policy initiatives.

This area will be referred to as Matheran in the following discussions and the rest of the Report.

#### 5.3.2 Designation: Proposal background

i) As per the discussion in 5.2.2 above.

ii) Matheran is a unique place of a rich cultural significance. The urban structure of the British Hill Station retains most of the characteristics and features, qualifying it for historic and cultural value. While most of the Hill Stations have suffered an environmental degradation due to the onslaught of motor vehicles, Matheran basks in the glory of being the only Hill Station in Asia to retain a pedestrian status. The status is under threat from commercial and speculative ventures and the Draft Modifications to DP, 1998 even proposes an arterial road for allowing motor cars. The increasing demand for tourism is yielding tremendous pressure on the natural resources of the plateau and needs stringent control.

- iii) Designation of Matheran as a 'special place' of urban character (as distinct from the general format of a U-1 zone) with a Special Area Development Plan (SADP) will assist the aim of conservation and sustainable development of the plateau.

### 5.3.3 The form of Appraisal

Note: This appraisal will have an overlap with 5.4 - Character appraisal, Level 3 (Conservation areas), and 5.4 - Level 4 (Individual plots).

a) Maps

The appraisal is done in a graphic format in maps of Matheran - DRG 1, 2 and 3 titled 'existing landuse', 'Physiography and chronological development' and 'Heritage Listing Proposal' respectively. The holistic study comprised in the maps DRG 1 and 2, traces the landuse pattern, the hilly profile of the plateau along with the historic planning structure of the place. This information forms a base data for the identification of the cultural significance of Matheran leading to the 'Heritage Listing Proposal', prescribed in DRG 3. DRG 3 forms the comprehensive proposal base map, providing information on Listing of individual plots (built heritage) and other man-made and natural features (natural heritage).

b) Character Appraisal sheet.

The character appraisal at the Matheran (holistic) level is contained in a sheet titled, "character appraisal - Matheran Town level", Sheet No. 12. The notes contained within the sheet formulate succinct assessment statements giving justification for identifying Matheran a 'special area' for conservation.

c) Chart

Refer to chart: Components of the historic environment of Matheran in this Report, Part III, 7.0

The strategy for conservation and sustainable development of Matheran identifies the entire area (Matheran and the eco-zone) to be of exceptional cultural and historic significance. The components identified in the chart contain holistically, the tangible and intangible aspects in Matheran that need development control and management over change. By prescribing control over each component independently, with specified overlaps, it would be possible to achieve a holistic approach to the conservation and sustainable development of Matheran.

The chart thus forms a base for prescribing policy guidance for conservation and sustainable development of Matheran.

d) List Cards

The 'List Cards' for individual plots, built & natural features, deal with the identification of the Cultural Significance of Matheran. The process of evaluation of cultural heritage (refer Part III, 4.0) provides value assignments to each built and natural feature, and verifies the specific significance of each. The summation of such an evaluation leads to character appraisal and the impact of each on Matheran holistically.

e) Tables

Tables no. 1, 2 and 3 (refer to Tables) are derived as concise data (at a glance) from the study and the proposals. They form important components of character appraisal at this level.

f) Lists of notable personalities, British associations and road lists.

### 5.3.4 Limitations

The appraisal does not undertake detailed guidance of areas that do not form a part of the proposed Conservation Areas and the List cards. The study thus remains insufficient for providing a detailed (assessment at a micro level with detail physical survey) base for the environmental status of such areas (mostly forest lands) so as to enable preservation and enhancement policy guidance and schemes.



### 5.3.5 Further studies

The general appraisals contained within this Report conclude that a second phase of survey is essential. This will enable protection, conservation and enhancement schemes at site-specific levels (of listed and unlisted built and natural features).

### 5.3.6 Character appraisal statements and statutory policy

The general character statements are contained within the character appraisal Sheet No. 12. Further guidance is contained in the 'List Cards' for individual plots (built heritage) and man-made and natural features (natural heritage).

The cumulative assessments contained within the above sets a background for the Policy Guidance (Part IV) prescribed for each component of the historic environment of Matheran.

## 5.4 CHARACTER APPRAISAL Level 3 - Conservation Area

### 5.4.1 Identification

This Report identifies three areas for 'conservation area' designations:

- 1) Conservation area 'A': Mahatma Gandhi Road (Bazaar)
- 2) Conservation area 'B': Kasturba Gandhi Road
- 3) Conservation area 'C': Mahatma Gandhi Road (Galti Dara)

These areas will be generally referred to as area 'A', 'B' or 'C' in the following discussions.

### 5.4.2 Designation: Proposal background

- i) The traditional 'bazaar' of Matheran as a socio-cultural core is 'an area of special character'. Besides being an area of a cohesive historic and architectural character, the speciality arises from the fact that its environment - the existing densities of activities and physical form are distinct from the rest of Matheran. The designation of this area is one mechanism that can be used to control these densities and prevent intensification.
- ii) This area due its location (physical) associations with the local community residential areas, the infrastructure connectivity (road & rail), is central to all leisure activities (shopping center for tourists) and provides a unique public realm. The centrality aspect has led to a trend of decline in existing uses of residential character in the area and along the fringes. The trend has created opportunities for substantial change within a framework established by its historic interest.
- iii) The boundary of area 'A' has been defined by limits within which there is a consistency of such coherent activities. Areas 'B' and 'C' have a distinct character quality of their own and are defined using a broad criterion as areas closely related to area 'A', partly in character or physical connectivity. Area 'B' and 'C' are areas whose special character largely results from their containing natural features such as trees, natural forest tracts, open spaces, panoramic views, vistas etc. with singly loaded (built forms) street and very few built forms, respectively.
- iv) The historic format of streets is intact in all the designated areas and all the streets have genuine character of their own, stemming from factors such as configuration, definition of edges, plot lines, tree planting etc. Each qualifies to be a conservation area in its own right with interconnected associations, while the environmental aspects and the extent of change that may affect each area is quite distinct from the rest of Matheran.

### 5.4.3 The form of appraisal

The appraisal is done in a graphic format to make immediate and readily comprehensible impact.

#### **a) Maps**

The boundary of the conservation area has been demarcated in the Map: DRG 3, 'Heritage Listing Proposal'. The boundaries indicated on this map inform the relation of the identified areas to the whole of Matheran.

The actual conservation area maps are arranged in two sets (each set has four maps): area 'A' and 'B' (together) are contained in drawings: DRG 4 to 7 and area 'C' is contained in DRG 8 to 11. These drawing sets are titled "CONSERVATION AREA A & B and CONSERVATION AREA C" and have a set each, with sub-titles – CHRONOLOGICAL DEVELOPMENT, IMAGE, LANDUSE and OWNERSHIP PATTERN.

The maps trace the origins (historic phases), development of topographic framework, the contribution made by the layout pattern (structure and form) and the greenery (trees and forest lands), the prevailing land-use configuration, the ownership pattern, the setting of the built forms in the hilly terrain etc.

The basic grid of all maps contain the character and hierarchy of spaces and townscape quality, the definition of the historic street pattern and the townscape (including intrusion features), the significant topographic features such as land profile (contours), headlands (view points), natural resources (springs) etc. The maps provide a base data for carrying out more detailed character assessments.

#### **b) Character appraisal sheets**

The character appraisal sheets prepare a more detailed assessment of the character of each area, giving a significant insight into what is it about the special character that needs to be preserved and enhanced.

The sheets are arranged in 3 sets, one for each area. Area 'A' is contained in Sheet nos. 1 to 5 (6 sheets), area 'B' in Sheet nos. 6 to 8 (4 sheets) and area 'C' in Sheet nos. 9 to 11 (4 sheets). Conservation area appraisals are contained in a total of 14 sheets.

The process undertaken in the sheets is to identify sub-zones of coherent character within each area (refer to the 'Key Plans' of each area), so as to carry out an assessment of the character in a detailed format. At each sub-zonal (parts) level, besides dealing with the aspects highlighted in the set of Maps - DRG 4 - 11, a more careful analysis is provided, at a location specific level. The assessment lays great emphasis on the aspects of the environmental quality and landscape ecology concerns of the area.

Succinct statements accompany each sheet with reference to photographs, key features and the key plans.

#### **5.4.4 Limitations**

The appraisal is limited to identification of the character as a general overview – in the sense that it does not undertake character analysis at each plot level (except the listed buildings in the list cards) or at place specific level. As such the sites, structures or landscapes that significantly detract from the character or appearance of the conservation area are identified specifically to make the study a sufficient base to enable formulation of design briefs for specific developments of 'opportunity sites'.

The appraisal does not undertake a site-specific detailed study for informing street improvements, control on advertisements, shop fronts etc. The policy guidance in this Report does provide sufficient advice for approval of applications and on enhancement schemes.

#### **5.4.5 Further studies**

It is to be noted that further studies are essential to overcome the above-mentioned limitations of this phase of appraisals. At this stage, the format of assessments undertaken are a sufficient base for preparing detailed 'guidance notes' on each aspect of preservation and enhancement of the conservation areas. Such special guidance may be prepared based on a supplementary study undertaken with the involvement of the public at large, as major stakeholders in the interests of the area and Matheran as a whole.

#### **5.4.6 Character appraisal statements and statutory policy**

Having analyzed and defined the nature of the special architectural or historic interest, which warrants designation, it is essential to incorporate adequate policies to protect that in a statutory development, plan (SADP), because this provides the primary means for controlling erosion of the special interest, and where appropriate, for guiding the form of new development.

##### **i) An overarching policy**

Part IV - Policy Guidance, CON 5 and DES CON 5 specify the intent to preserve and enhance the character of conservation areas in a detailed manner prescribing a set of primary and supporting policies. This framework forms an overarching policy for the conservation of the identified areas and it is based primarily, on the character assessments contained in the maps and sheets for conservation areas (graphically and as notes).

This overarching policy is based on an important component of the "character assessment statement", which identifies and states clearly "what is about the character or appearance of the areas which should be preserved and enhanced".

The list of such statements is prescribed here, taking into consideration the aspects of urban design, architecture, landscape and environment (as discussed for each area, within the character appraisal process).

##### **ii) What is to be preserved and enhanced:**

To be read as 'base policies' taken into consideration in the formulation of the above mentioned overarching policy for conservation areas 'A', 'B' and 'C'

##### **A) Urban form and townscape:**

- 1) Protect the historic pattern of the main and secondary streets within the areas and the paths that lead up to the individual properties.
- 2) Prevent disruption of traditional building line.
- 3) Do not allow large-scale development since the existing morphology considers it inappropriate.
- 4) Prevent high density, high-rise built environment since it would not respect the existing scale, form and grain of the areas.
- 5) The hilly topography emphasizes that it is important to respect long views, vistas, parts of other streets view of the valleys above the roofscapes.
- 6) Protect and enhance the green spaces (forest cover) as gaps between buildings and plots, forecourt open and green spaces The amalgamation of adjoining buildings and plots should be not allowed. No formation of new plots should be identified in the areas - economic development should be weighed carefully with an irreversible loss of forest cover.
- 7) Landmark features and buildings have a potential for enhancement, which may be achieved through adaptive reuse, or as potential development sites. Landmarks identified in the character appraisal sheets may be considered for a subjective study to clearly define specific guidelines.
- 8) The hilly terrain dictates a distinct pattern of setting of buildings on either side of the roads in each area; generally buildings along the western edges are set on high grounds while the ones along the eastern fringes are set below the road lines. This aspect should be respected. Basement floors should not be permitted since it will alter this traditional setting pattern and also affect the surface drainage pattern and the ecology.

- 9) The fringes of conservation areas (where they end, meet and overlap), are marked by valleys, nodes and street intersections. Each type creates a distinct character and needs to be preserved and enhanced.
- 10) The traditional means of enclosure to plots along the roadside is by means of laterite compound walls of distinct style with/without railings. Ensure preservation of such boundaries and do not allow any design that detracts from the pattern. The new trend of raising the heights of existing walls (especially at nodes) will detract from the prevailing character. Change of location of entrance gates to traditional sites should generally be dissuaded.
- 11) Parks and gardens (Madhavji Park and the Shivaji Udyan) are important assets of the townscape (vastness and valley views), with a potential for enhancement. The street edge, the forecourt open space, the boundary walls, signage, gate posts, plaques containing historic associations of persons and most of all the trees and plants are components that contribute to the overall quality. Buildings adjoining these open spaces also need to be controlled in form, scale, volume, and treatment etc.
- 12) The clutter of retail kiosks (formal and informal) has been observed to be increasing each day in the area 'A'. The mouths of secondary streets have started sporting gate portals announcing 'shopping centers'. The trend leads to adverse landuse (encroachments) and immense clutter in the area. Complete removal of these features will enhance the area to a great extent.

## **B) Architecture:**

- 13) Within existing groups new facades (within plots or infill) should respond to the rhythm, scale and proportions of neighbouring properties. Such new groups should also respect the layout patterns of green open forecourts (with/without terracing), backcourts and inner courts.
- 14) Windows and doors in new buildings / additions and alterations / extensions should generally reflect the structural format (loadbearing - arched openings) and proportions found in the traditional buildings and be a balance with the design as a whole. The material, color and the glass of the openings should respect the traditional ambience. Tinted and mirror glass will be considered obtrusive, Metal sections should be of appropriate design, form and finishes (painted, epoxy coated). The window shutters should generally be of openable type (not sliding).
- 15) The traditional material used for buildings has been the local laterite (red) stone (exposed / plastered and painted) using the load bearing type of structural system. Local laterite mining being banned, the new constructions may import the material from other regions. The load bearing system should generally be considered (using bricks or laterite stone).
- 16) The heights of buildings in the area 'A' is mostly single storied while in the other areas it is a maximum of two floors. A maximum of two floors can generally be permitted within the areas, taking into consideration the aspect of intensification in the case of smaller plots and the setting of adjoining buildings.
- 17) The traditional form of most buildings in the areas is the bungalow format - with projected verandahs with cast iron decorative railings, sloping roofs (more than 22 deg. gradient and intercepting gables and dormers) covered in tiles/sheets with decorative fascia boards and occasional double height living rooms with clear storey lights. New buildings, infill, extensions, additions or alteration should all follow a pattern that is congruous to the existing. The aspect of horizontality of the facade may be emphasized by receding the upper floor (facade external wall) behind by as much as the balcony width, from the main wall (behind the projecting verandah) of the lower floor. This would emphasize the projection of the verandah on the lower floor. Other alternative of continuing the upper floor balcony flush with the verandah of the lower floor would emphasize verticality of the facade.
- 18) The traditional characteristic roofscape consists of sloping roofs with varying heights over building not more than two floors. This aspect of roofscape and skyline should be respected. Roof forms and materials should reflect the tradition of the locality. The use of roofing material of similar profile, color and texture will be required to relate to the historic surroundings. The materials may be asbestos sheets (plain or painted in an appropriate color), Mangalore tiles or corrugated/ plain metal sheets. R.C.C. roofs should generally be discouraged.

**C) Landscape ecology:**

- 19) Historic landscape value of each of the three conservation areas differs basically only in the extent of forest cover (as a setting feature) amidst which the built form is set. Area 'A', in comparison to the other two areas has lost substantial amount of tree cover along the M.G. road while generally retaining it in the backcourts within and outside the plots, forming an edge of the K.G. Road. This part along the M.G. Road should be considered for planting new trees while the existing trees in all the areas should be protected.
- 20) Severe soil erosion along the road edges in all the areas has led to loss of trees (uprooting). This leads to serious ecological concerns - loss of topsoil and alteration in natural topography and historic drainage (constructed and natural) pattern. The original retaining walls built in laterite stone, are observed to be in a crumbling state in most parts. This needs reinstatement as an immediate action.
- 21) The areas (besides the whole of Matheran) contain several major and minor viewpoints (headlands - listed as natural features). Most of these points should have enhancement schemes: the access paths need improvement of the floorscape, alternative arrangement of the open drains, the open garbage dumps and general litter, proper signage, proper design of the guard rails etc. Detailed location specific guidance should be prepared for all viewpoints.
- 22) The nature of each conservation area differs; area 'A' is an area with predominant commercial and tourist uses (shops for retail and general entertainment) and is a potential place for advertising. The management of the general clutter in the place should be achieved by good design guidance based on advertisement control policies for potential advertisers. Hoardings flung across the street, electronic advertisement boards and their location etc. may form a part of a management scheme.
- 23) The streets (especially area 'A') being major congregation places for horses and horse stands, features like cattle troughs should be placed at ideal locations (most nodes) and should be of proper design. The litter of horse dung also leads to the environmental degradation of the streets. Collection and recycling should be considered for effective management schemes.
- 24) There should be enhancement policies formulated with implementation schemes allowing the removal / rearrangement of all incongruous elements like shop fronts, forecourt clutter, electric poles and cables (maybe underground), illegal encroachments and extensions onto the street etc.
- 25) There should be a proper integration of all items of street furniture along the streets. Area 'A' has accumulated a clutter of modern telephone booths in the forecourts of shops using modern materials (metal and glass) and painted in fluorescent colors. A scheme for organizing the forecourt spaces of shops, restaurants etc. to accommodate these with proper design will make a major contribution to the local scene. Road signs, areas maps etc. also contribute in affording proper legibility to the place. These are not put up in most places at all or are not of a proper design placed poorly. All this can be achieved taking into consideration that it is important to keep the area 'A' alive with an in-built vibrancy.
- 26) Within the areas (and also in the rest of Matheran), there is no thought given to the fact that being a pedestrian place, street furniture like benches would be an ideal feature. This may be provided at ideal locations along the streets (built in benches of proper design) or constructed as tree guards in local material, as observed in the area 'A' (forecourt of Kapadia Market).
- 27) The traditional floorscape of all streets (whole Matheran), the paths leading to the plots and within them, the open spaces (part) in plots etc. has been laterite stone laid as cobbles. The streets lack in the upkeep of the floorscape, the kerb stones (laterite) and also the natural ground cover of the street aprons. The reinstatement of such traditional floorscape with a management scheme for its regular upkeep would lead to the enhancement of the areas to a high quality.
- 28) Hard landscaping (floorscape) of large areas within plots leads to heavy surface run-off and pose an ecological problem. Landscape information for all proposals should be guaranteed for providing sound ecological design.

**5.5 CHARACTER APPRAISAL**

Level 4 - Individual plot (built and natural features)

**5.5.1 Identification**

This Report proposes the heritage 'listing' designation for an identified stock of individual plots (built and natural features).

### **5.5.2 Designation: Proposal background**

i) This Report identifies the cultural significance of individual plots (as actual buildings within plot boundaries and other man-made and natural features) of Matheran. The identification is done by assigning value-based criteria for each plot or feature. The grading allocation (grade I, II-A, II-B and III) for heritage conservation is done based on the value assignments for cultural significance of each plot or feature.

The evaluation of cultural significance is discussed in this Report, Part III, 4.0. The grading process is discussed in the same Part III, 6.0.

ii) The background has an overlap with 5.2.2 and 5.3.2 above.

### **5.5.3 The form of appraisal**

a) Maps

The appraisal is done in a graphical format in the maps, DRG 1,2, and 3. The maps enable the reading of the information (land-use, chronological growth etc.) of individual plots with the process (methodology) of selection criteria for identifying the cultural significance, discussed in the Report.

b) Character appraisal sheets

The character appraisals sheets for the proposed Conservation Areas (refer 5.4.4,b) contain the significance of individual listed buildings and features in such areas.

c) List Cards

The List Cards prepared for the identified (for heritage grading) stock, assess the character of individual plot (built and natural feature) in the content of the cards and also provides an advice on the management of control over its development. The list cards provide a comprehensive inventory of the built and natural heritage of Matheran.

### **5.5.4 Limitations**

The list cards provide appraisals of individual plots (built form and man-made features) only to the extent of being contained within plot boundaries. The boundaries for natural features (as an exact parcel of the wider context) are not identified within the list cards for enabling control over change. This limitation arises from the fact that the scope of this Report does not include any actual physical survey (using survey techniques).

### **5.5.5 Further studies**

It is recommended that a physical survey with more detailed character appraisal be undertaken as a second phase. Most of the natural features identified are within forestlands and as such a coordinated advice may be taken from the forest department on the issue.

### **5.5.6 Character appraisal statements and statutory policy**

The list card for each plot and feature contains the appraisal statements and provides a sufficient advice on management of control over change.

Policy guidance for the individual plots (listed and unlisted buildings) and the man-made and natural features is contained in Part IV of this Report in sufficient detail.

## PART IIIB

### EVALUATION OF CULTURAL SIGNIFICANCE

#### 6.0 Grading (built and natural heritage) and design control.

##### 6.1 Introduction

- (Note: The following brief is indicative of the chief objectives for relative grading and design control. Further reference to Part IV, Policy guidance will apply)
- The strategy for conservation and sustainable development of Matheran identifies the entire area (Municipal limits and the Matheran–Malang Gad eco-sensitive zone) to be of exceptional heritage value. The values identified are its unique cultural significance, the forest cover, the immense recreational and scientific value etc. and these values holistically would need design control equivalent to that ideally provided for a grade I allocation. It is only to provide an effective mechanism of statutory control over change and development that special features are individually identified and considered subjectively for grading.
- It is to be noted that the list has been identified with a careful scrutiny of the cultural significance and the state of preservation of the buildings. As such the scope for change and development does not recognize demolition or reconstruction of the listed buildings. Unlisted buildings excepting those which fall within the Conservation areas maybe considered for demolition / reconstruction within the purview of the Development Control Regulations (D.C.R) for Matheran.
- This section formulates the specific design control under each designated grade of the component of historic environment. The 'List cards' for each component (built and natural) borrows the design control guidance from this section. This section thus has an essential application of Policy Guidance set out in Part IV of this Report. Both have an interrelated overlap.

##### 6.2 Grading and design control

###### 6.2.1 GRADE I

###### a) SCOPE:

- This includes built and natural features of exceptional interest to Matheran Hill Station and Matheran-Malang Gad region.
- Natural and man made features of exceptional value include head lands of the hill (view points), lakes, water bodies and springs, open spaces and forest paths (refer to 'list cards' and chart of components of historic environment, Part III - 7.0) The Neral – Matheran mini railway is graded in this category owing to its cultural and historic significance.
- The built heritage (buildings) of Matheran has a rich cultural significance at a local level while it does not possess enough importance at the national level. This list thus does not identify any buildings in this grading category.
- The forest (owned) lands of Matheran, comprising of all lands that do not form a part of plots and roads (not in council ownership) etc., hold immense cultural and ecological value. This entire component needs a designation in this category.
- **This category includes 99 natural and manmade features of exceptional value.**

###### b) DESIGN CONTROL:

- Being an asset at regional level, these features along with their settings should be protected for the benefit of future generations as well as our own. The essential character of these features needs to be conserved and enhanced. This requires

stringent management and design guidelines.

- The list cards prepared for the features provide general guidelines for conservation.

### 6.2.2 GRADE II-A

#### a) SCOPE:

- This includes buildings of exceptional local interest possessing architectural, cultural and historic significance. They are local landmarks contributing to the image and identity of the townscape. These properties possess unique building typologies in a good state of preservation and reminiscent formal garden layouts.
- **This category includes 22 buildings of exceptional local interest (11.28 % of listed buildings).**

#### b) DESIGN CONTROL:

- The control in recognition of the significant settings of the buildings amidst formal garden layouts does not provide for any kind of attached extensions to the main building.
- Adaptive reuse will be generally allowed with no external changes and minimum internal changes which may be absolutely essential for the new use or structural strengthening. Other changes may be allowed subject to scrutiny.
- All new buildings while respecting the significance of the original garden layout will be in harmony with the identified architectural character (form, scale, treatment etc.) of the existing built form.
- The List card for each individual property includes as 'remarks' suggestions in a brief outline for the essential design control specific to the property.

### 6.2.3 GRADE II-B

#### a) SCOPE

- This includes buildings of more than special interest possessing architectural, cultural and historic significance. These are representative examples of typical built form character of Matheran contributing significantly to the townscape. Most of the buildings have their facades having an associational value with their foreground and access paths to form interesting vistas.
- The buildings in these properties maintain a fair state of preservation. Planned garden layouts are absent in some properties while in others they are in a poor state of preservation.
- **This category includes 118 buildings of more than special local interest (60.51 % of listed buildings).**

#### b) DESIGN CONTROL:

- Attached extensions to the main buildings will generally be allowed with stringent control for maintaining the identified associational value of the facade with its foreground. All additions / extensions will be in harmony with identified architectural character (form, scale, treatment etc.) of the existing built form.
- Adaptive reuse will be generally allowed with minimum external and internal changes, which may be absolutely essential for the new use or structural strengthening. Other changes may be allowed subject to scrutiny.
- The List card for each individual property includes as 'remarks' suggestions in a brief outline for the essential design control specific to the property.



#### 6.2.4 GRADE III

##### a) SCOPE:

- This includes buildings of special local interest possessing architectural, cultural and historic significance. They are representative of the typical built form character of Matheran contributing to the overall townscape.
- These properties are specially identified for their potential for conservation in spite of their lesser state of preservation and integrity.
- **This category includes 55 buildings of special local interest (28.21 % of listed buildings)**

##### b) DESIGN CONTROL:

- Additions / extensions will be generally allowed with control for maintaining harmony with identified architectural character (form, scale, treatment etc.) of Matheran. A special effort for reinstating the integrity may be insisted upon while carrying out such additions/alterations to these properties.
- Adaptive reuse with minimum external and internal changes, which may be absolutely essential for the new use or structural strengthening, will be allowed. Other changes may be allowed subject to scrutiny.
- The List card for each individual property includes as 'remarks' suggestions in a brief outline for the essential design control specific to the property.

#### 6.2.5 CONSERVATION AREA

##### a) SCOPE:

- The identified areas comprise the entire stretch of the Matheran Bazaar spine (the commercial hub) and the fringe areas of the spine along the east and the west.
- These areas include listed and unlisted buildings, of a particular mix of uses, creating a coherent character contributing significantly to the streetscape. Due to development pressure, the integrity of these areas is likely to be affected.
- In these areas the street has a significant relationship with the settings of properties. The informal character of the street itself, the shopping line, the building facades with front setbacks creating distinct foregrounds, the designed compound walls, the natural undulating topography creating retaining walls, the trees and most importantly the activities in the area contribute to the streetscape.
- These areas have been specially identified for their importance as the cultural core of the town and a focus of diverse urban activities and tourist infrastructure.
- **This category includes**  
**Conservation area "A": Mahatma Gandhi Road (Bazaar)**  
**Conservation area "B": Kasturba Gandhi Road.**  
**Conservation area "C": Mahatma Gandhi Road (Galti Dara).**

##### b) DESIGN CONTROL:

- The design control aims at preserving and enhancing the character or appearance of the conservation areas.
- A "character appraisal" identifies the basis for formulating control over conservation and development in the conservation areas. The character appraisal essentially identifies the buildings within their settings, landscape features and other elements of streetscape that make a contribution to the character of the place. Each of these components requires a set of design control.
- Design control is thus outlined for (refer to Part IV) components of the historic character of the areas. There will be overlap of policies outlined for the conservation

areas and the other components. Reference of CON 5 and other relevant controls will apply.

- The List Card prepared for listed buildings in conservation areas includes as 'remarks' suggestions in a brief outline for the essential design control specific to the building.
- General guidelines for planning control /management of conservation areas is presented as a Policy Guidance based upon the character appraisal of respective conservation areas.

#### 6.2.6 Summary

Of the **total of 420 plots** (approximately considering the ones with built forms) in Matheran (Matheran plots and Bazaar plots, inclusive of plots which are of a sub-divided status in single ownership and single use), **195 buildings (plots) are listed. This is 46.43% of the total plots.**

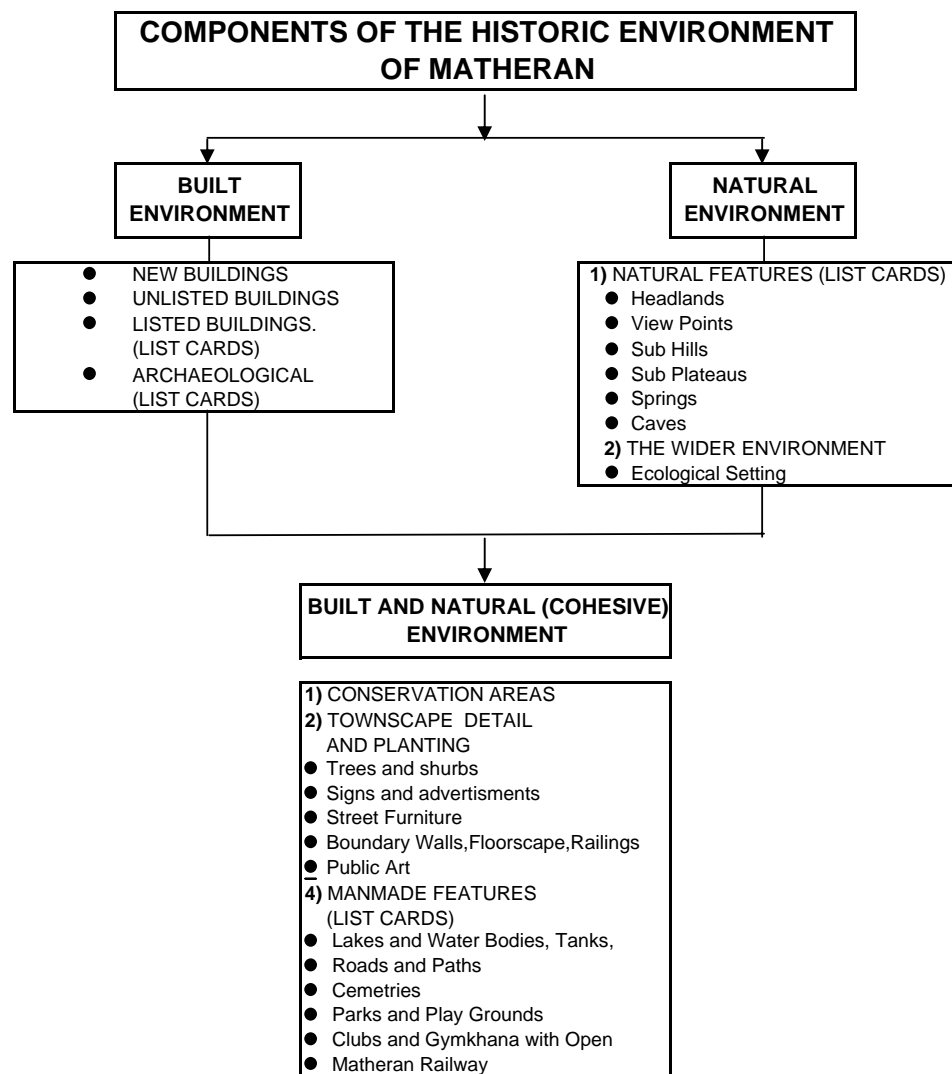
**The percentage of listed buildings seems only apparently high.** As per the discussion in the Introduction 6.1 in this section, due the special ecological status of Matheran, an attempt is made to conserve the viability of the place in a holistic manner. Besides the significance of the wider natural environment, the already expended resources of the building materials (Laterite stone), the artistry, labour, etc. needs to be conserved. This would indirectly conserve the energy that would be spent on transport of new materials and fresh labour. Policy Guidance and design control (Part IV) also prescribe for listed buildings, the need to recycle materials and techniques of construction.

**The extent (the percentage of listed components) of listing is thus an essential tool for the Conservation and Sustainable development of Matheran.**

## 7.0 Summary

### Components of historic environment:

This Part identifies and evaluates the historic structure of Matheran through discussions on the various components that make up such a structure. The discussions are aimed at clearly outlining a framework, based on which an appropriate policy guidance may be prescribed for the Conservation and Sustainable development of Matheran. The chart presented here outlines a framework of components, proving a link between this and the next part of this Report on Policy Guidance. The Part IV, Policy Guidance thus prescribes control and management of the historic environment of Matheran by prescribing control over change of each component.



## **LIST OF ENCLOSED MAPS**

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- MAP 1 - Final Regional Plan, Mumbai Metropolitan Region (1996 - 2000)
- MAP 2 - Matheran Hill: Physical Setting (Reference - "Maharashtra in Maps")
- MAP 3 - Matheran Hill Station Connectivity (Report, Draft Modifications to Matheran D.P.)
- MAP 4 - Matheran Immediate Region (derived from Survey of India Map)
- MAP 5 - Plan of Matheran, Survey of India (1867) - Reference from book by J. Y. Smith
- MAP 6 - Matheran Hill Station, Survey of India (1903-1904)
- MAP 7 - Plan of Matheran ("The Hill Station of Matheran" by Mrs. A. K. Oliver)
- MAP 8 - Matheran Hill Station (Historic Development)
- MAP 9 - Development Plan of Matheran Hill Station, Report, Draft Modifications to Matheran D.P. (as an attachment to Annexure 1, Vol. II)

## **TABLES**

**TABLE 1 – STATUS OF BUILT FORMS CULTURAL SIGNIFICANCE,  
BUILDINGS AT RISK & PROPOSAL FOR HERITAGE LISTING**

**TABLE 2 – MORPHOLOGICAL STATUS OF PLOTS & BUILT UP AREAS**

**TABLE 3 – LAND USE ALLOCATIONS OF PLOTS**

## Notes for Tables 1 and 2

The tables are based on the data obtained from various sources such as historic books on Matheran, field surveys and the official records of properties.

The tables 1 and 2 present the properties in Matheran in their chronological order of development and should be read with reference to the Final Report, ' Historic Growth and Development' – 1.0, Part III A.

Out of the total of 256 bazaar plots, 43 plots are located along M. G. road. Although the other bazaar plots that are contained in the local village settlement form a significant component of the conservation area 'A', they do not qualify for heritage listing. These plots therefore are not included in the tables 1 and 2.

### TABLE 1

Table 1 highlights upon the cultural associations, trends of transformation and alterations, structural condition and the historic integrity of the structures.

The table also lists the structures that are at risk for various reasons. The building may be at risk due to its unsound structural condition, its state of neglect and disuse due to apathy, inertia or financial constraints of its owners or it may be under the risk of disappearance or alteration due to the pressure of development.

The table also gives the account of structures that qualify for heritage listing or contribute as components of conservation areas.

### TABLE 2

Table 2 reveals the characteristic morphological pattern of the town, which is indicative of a high percentage of large land holdings. Most of these large holdings developed in the earlier phases of development (phases II and I).

That the planning pattern of plots and their sizes in each chronological development phase has had a unique relationship is apparent from this table.

The data on plot subdivisions indicates that the trend of transformations of plots has been marginal.

The existing structures that stand in violation of the present DCR as regards the permissible built up area reveal a trend of intensification of development.

TABLE 1 - STATUS OF BUILT FORMS CULTURAL SIGNIFICANCE, BUILDINGS AT RISK & PROPOSAL FOR HERITAGE LISTING															
SR. NO.	NAME OF STRUCTURE	CULT. ASSO.		CHANGE OF USE				CONSERVATION STATUS			PRESENT STATE			DESIGNATION	
		BRITISH ASSOCIATION	IMPORTANT NATIVE ASSOCIATION	HOTEL	CORPORATE GUEST HOUSE	SANATORIUM OR HOLIDAY CAMP	OTHER	PHASE IN WHICH THE CHANGE OCCURRED	HISTORIC INTEGRITY MAINTAINED	ATTACHED / DETACHED ADDITIONS	RECONSTRUCTION	PARTIALLY COLLAPSED	COLLAPSED	BUILDING AT RISK	PROPOSED FOR LISTING
<b>PHASE I - 1850 TO 1853</b>															
1	THE BYKE (HUGH MALET)	●		●				V	●	●				●	
2	BARR COTTAGE (CAPT. BARR)	●	●						●	●				●	●
3	WALKER'S COTTAGE (CAPT. WALKER)	●	●			●		V	●					●	●
4	THE HERMITAGE (E. G. FAWCETT)	●				●		IV	●	●				●	●
5	STONEHENGE (HON. ARTHUR MALET)	●	●						●					●	●
<b>PHASE II - 1854 TO 1900 (PART 1)</b>															
<b>MATHERAN AREA (EARLY RESIDENCES)</b>															
1	THE CHALET (W. HART'S BUNGALOW)	●	●						●					●	
2	GARBUT HALL	●	●						●					●	●
3	RAJASTHAN								●					●	●
4	MARITIME HOUSE (ALTAMONT LODGE)	●			●			IV	●					●	
5	BELL VUE								●					●	●
6	CRAIGIE BURN (SITE OF ROPER'S BUNGALOW)	●	●						●					●	●
7	ELPHINSTONE LODGE	●							●					●	●
8	REDLANDS (HARRISON'S BUNGALOW)	●							●					●	●
	RUTLANDS (PART OF HARRISON'S BUNGALOW PLOT)	●			●			V	●					●	
9	SPENCER VILLA	●							●					●	●
10	SETT VILLA (HILL HOUSE)		●						●					●	●
11	SPRING WOOD		●						●					●	●
12	STEARNS COTTAGE (FAITHFUL'S BUNGALOW)	●	●						●					●	●
	STAR VILLA (PART OF FAITHFUL'S BUNGALOW PLOT)	●			●			IV	●					●	
13	CAMBRIDGE LODGE (LYNCH'S BUNGALOW)	●							●					●	
14	HOTEL ASHOK (BEEHIVE)	●		●				V	●	●				●	●
15	SETH MANSUKHLAL AROGYA BHAVAN (ROSE HILL)					●		V	●	●				●	
16	MOUNT ERIC (OLIVER'S BUNGALOW)	●						V		●				●	
17	WOODLANDS								●					●	
18	MOUNT PLEASANT		●						●					●	●
19	MALDUNGA HOUSE (DR. IMPEY'S BUNGALOW)	●			●			V	●	●				●	
20	CAIRNMORE (CHAPLIN OR GREEN'S BUNGALOW)	●	●					V			●				
21	WEST VIEW								●					●	●
22	EWART LODGE (FAWCETT'S HOUSE NO. 2)	●							●			●		●	●
23	MON REPOS (COL. DICKINSON'S STONE HOUSE)	●	●									●			

SR. NO.	NAME OF STRUCTURE	CULT. ASSO.		CHANGE OF USE					CONSERVATION STATUS			PRESENT STATE			DESIGNATION	
		BRITISH ASSOCIATION	IMPORTANT NATIVE ASSOCIATION	HOTEL	CORPORATE GUEST HOUSE	SANATORIUM OR HOLIDAY CAMP	OTHER	PHASE IN WHICH THE CHANGE OCCURRED	HISTORIC INTEGRITY MAINTAINED	ATTACHED / DETACHED ADDITIONS	RECONSTRUCTION	PARTIALLY COLLAPSED	COLLAPSED	BUILDING AT RISK	PROPOSED FOR LISTING	PART OF CONSERVATION AREA
24	SUNDER VILLA (N. F. CANNY)		●		●			IV	●	●				●		
25	GREENWOOD								●			●		●		
26	BOMBAY VIEW (THE FOLLY)			●				V		●				●		
27	MADHUR COTTAGE (PART OF JIVAJI HALL)								●			●		●		
	KRISHNA BHAVAN (PART OF JIVAJI HALL)								●					●		
28	THE LILY								●					●		
29	NAIMISHARANYA (ST. ELMO)		●						●			●		●		
30	SCOTT'S BUNGALOW			●				V			●					
31	GOVERNMENT REST HOUSE (MOUNT BUNGALOW)	●				●		IV	●					●		
32	GULNAR COTTAGE (ROZARIO COTTAGE)			●				V	●	●				●		
33	MARIA COTTAGE (NAIRNE'S BUNGALOW)	●	●	●				V	●	●				●		
34	ROBERTSON'S BUNGALOW (THE GRANGE)	●							●					●		
35	BELLA VISTA								●					●		
36	BRIGHTLANDS HOTEL (THE WILDERNESS)	●		●				III		●	●			●		
37	GULMOHUR HOTEL (COXON'S LODGE)	●		●				V	●	●				●		
38	PRABAL HOUSE		●						●					●		
39	MADHU'S FOREST LODGE (FOREST LODGE)	●							●					●		
40	KEEPSAKE		●			●		IV	●	●				●		
41	WEST GRANGE								●					●		
42	FOUNTAIN LODGE (MANGALDAS LODGE)		●		●			V	●					●		
43	CUTCH CASTLE (KOLAH HOUSE)	●			●			IV	●					●		
44	BYRAMJEE HOUSE		●						●					●		
45	SHARDA VILLA (SCOTTISH ORPHANAGE)	●	●				●	III	●					●		
46	THE HOMESTEAD		●						●					●		
47	SALMONA BUNGALOW (FLEETWOOD)						●	V	●					●		
48	OLYMPIA HOUSE											●				
49	GOLDCROFT (ROCKSIDE)		●						●					●		
50	NEW WOODSTOCK (BHAVNAGAR LODGE)		●						●			●		●		
51	RUSTOM VILLA (BHIVANDI LODGE)								●					●		
52	DASWOOD (MINOCHER VILLA)								●					●		
53	UNDERWOOD LODGE (HON. BIRDWOOD'S HOUSE)	●							●					●		
	ATKINSON VILLA (PART OF UNDERWOOD LODGE PLOT)	●							●					●		
54	PASTA HOUSE								●					●		
55	WADIA LODGE								●			●		●		
56	HOTEL LAKE VIEW (PART OF CLARENDON VILLA PLOT)			●				V			●			●		
57	PARADISE LODGE								●					●		



SR. NO.	NAME OF STRUCTURE	CULT. ASSO.		CHANGE OF USE				CONSERVATION STATUS			PRESENT STATE			DESIGNATION	
		BRITISH ASSOCIATION	IMPORTANT NATIVE ASSOCIATION	HOTEL	CORPORATE GUEST HOUSE	SANATORIUM OR HOLIDAY CAMP	OTHER	PHASE IN WHICH THE CHANGE OCCURRED	HISTORIC INTEGRITY MAINTAINED	ATTACHED / DETACHED ADDITIONS	RECONSTRUCTION	PARTIALLY COLLAPSED	COLLAPSED	BUILDING AT RISK	PROPOSED FOR LISTING
58	ROSE COTTAGE		●					●					●	●	
	TERRACE COTTAGE (PART OF ROSE COTTAGE PLOT)		●	●			V	●	●				●	●	
59	HOTEL ALEXANDER (JUBILEE LODGE)			●			V	●	●				●	●	
60	WALLACE BUNGALOW				●		III	●					●	●	
61	USHA ASCOT (RED HOUSE)		●	●			V		●	●					
62	THE BANK OF INDIA HOLIDAY HOMES (THE DELL)				●		V	●						●	
63	SATYA NIWAS (CAPRIERA)							●	●				●	●	
64	BOMBAY HOUSE (SAND'S HOUSE)	●			●		IV	●						●	
<b>PHASE II - 1854 TO 1900 (PART 2)</b>															
<b>MATHERAN AREA (OTHER RESIDENCES)</b>															
1	AMON BLOCKS (WADIA SANATORIUM)				●		III					●			
2	AMON BLOCKS (SHROFF HOLIDAY CAMP)			●			IV	●	●				●	●	
3	DASTURI VILLA			●			IV	●	●				●	●	
4	FERNWOOD				●		III	●					●	●	
5	EDEN HALL		●					●					●	●	●
6	KHUSHROO LODGE (NEW KRISHNA LODGE)				●		V	●						●	
7	RUBY HALL							●					●	●	
8	GUJARAT BHAVAN (ARNOLD LODGE)	●		●			V	●	●				●	●	
9	CALLINAN COTTAGE (KALYAN MOTI SHOP)									●					●
10	ANANDRITZ HOTEL (SUNNYSIDE)			●			V	●	●				●	●	
11	ROSHAN VILLA (BURNSIDE)							●					●	●	
	HOTEL PRASHANT (PART OF BURNSIDE PLOT)			●			V	●					●	●	
12	BELVEDERE LODGE (KOTHAWALA BUNGALOW)							●						●	
13	SHERA COTTAGE								●				●	●	
14	RAMAN VILLA							●					●	●	
15	VALLABH VILLA (MOUNT MURAJ)									●			●	●	
16	BHEDWAR BUNGALOW							●		●				●	
17	MOUNT ISMAIL										●				
18	MOUNT PABNEY							●					●	●	
19	ANNIE VILLA		●					●	●				●	●	
20	SHIRIN HOTEL (BENEDICT LODGE)			●			V	●					●	●	
21	SARASWATI MANDIR SCHOOL (CASTLE HILL)		●			●	V	●	●				●	●	
22	BOMBAY DYEING HOLIDAY HOME (PART OF PARADISE LODGE PLOT / LORDS HOTEL)				●		IV	●					●	●	
23	KEKI LODGE							●					●	●	
24	UMRIGAR LODGE										●				
	RAJ HOTEL (PART OF UMRIGAR LODGE PLOT)			●			IV				●				

SR. NO.	NAME OF STRUCTURE	CULT. ASSO.		CHANGE OF USE				CONSERVATION STATUS			PRESENT STATE			DESIGNATION	
		BRITISH ASSOCIATION	IMPORTANT NATIVE ASSOCIATION	HOTEL	CORPORATE GUEST HOUSE	SANATORIUM OR HOLIDAY CAMP	OTHER	PHASE IN WHICH THE CHANGE OCCURRED	HISTORIC INTEGRITY MAINTAINED	ATTACHED / DETACHED ADDITIONS	RECONSTRUCTION	PARTIALLY COLLAPSED	COLLAPSED	BUILDING AT RISK	PROPOSED FOR LISTING
25	WEST END HOTEL (ALLADIN LODGE)			●				V	●				●	●	
26	SURUCHI HOTEL (SYLVAN HOTEL)			●				IV	●	●			●	●	
<b>PHASE II - 1853 TO 1900</b>															
<b>MATHERAN AND BAZAAR AREAS (HOTELS)</b>															
1	ALANKAR HOTEL (BAKE VILLA)		●						●	●			●	●	●
2	CECIL HOTEL (GRANVILLE HOTEL)		●						●	●				●	
3	KHOJA SANATORIUM (GYMKHANA HOTEL)	●	●						●	●			●	●	
4	HOTEL RUGBY	●							●	●				●	
5	REGAL HOTEL (PINTO'S INTERNATIONAL)	●	●						●	●				●	●
6	RIVIERA HOTEL (SAVOY/ ALEXANDRA HOTEL)		●						●	●				●	●
7	HOPE HALL HOTEL		●						●	●				●	●
8	ST. XAVIER SCHOOL (CHOWK HOTEL)						●	V		●				●	
9	HOTEL GIRIVIHAR (CLARENDON HOTEL)	●							●	●			●	●	
<b>MATHERAN AND BAZAAR AREAS (INFRASTRUCTURE)</b>															
1	ST. PAUL'S CHURCH (CHURCH OF ENGLAND)	●							●		●		●	●	
2	ROMAN CATHOLIC CHURCH	●							●				●	●	
3	CATHOLIC CEMETERY	●							●					●	
4	EUROPEAN CEMETERY	●							●					●	
5	CHARLOTTE LAKE	●							●					●	
6	OLYMPIA GROUND	●							●					●	
7	PANDAY PLAYGROUND		●						●					●	
8	MOSQUE														
9	MATHERAN STORES														
10	LORDS CENTRAL HOTEL (SADAR LODGE, JACOB VILLA)														
11	EUROPEAN GYMKHANA	●							●		●		●	●	
12	PISARNATH MANDIR		●						●					●	
13	RAM MANDIR								●				●	●	●
14	SHIVA MANDIR		●							●				●	
15	SUPERINTENDENT'S OFFICE	●							●				●	●	
16	P. W. D. REST HOUSE	●							●					●	
17	VERNACULAR SCHOOL														
<b>BAZAAR AREA (MISCELLANEOUS)</b>															
1	GHAVARE DAIRY (MUTTON SHOP)												●		●
2	HOTEL PRASANNA (PHEROZA VILLA)			●				V	●				●	●	●
3	UNION BANK (THE LAUNDRY)							●	●				●	●	●
4	SNOW WHITE LAUNDRY								●				●	●	●
5	KHAN'S HOTEL (KHAN VILLA)			●				V	●	●				●	●
6	SACK WILL STORES AND RESTAURANT								●					●	●

SR. NO.	NAME OF STRUCTURE	CULT. ASSO.		CHANGE OF USE				CONSERVATION STATUS			PRESENT STATE			DESIGNATION	
		BRITISH ASSOCIATION	IMPORTANT NATIVE ASSOCIATION	HOTEL	CORPORATE GUEST HOUSE	SANATORIUM OR HOLIDAY CAMP	OTHER	PHASE IN WHICH THE CHANGE OCCURRED	HISTORIC INTEGRITY MAINTAINED	ATTACHED / DETACHED ADDITIONS	RECONSTRUCTION	PARTIALLY COLLAPSED	COLLAPSED	BUILDING AT RISK	PROPOSED FOR LISTING
7	SATYA VIJAY RESTAURANT												●		●
8	KUSHAL NIKETAN							●					●	●	●
<b>PHASE III - 1901 TO 1945</b>															
<b>MATHERAN AREA (RESIDENCES)</b>															
1	AMAN LODGE		●					●					●	●	
2	EMERALD BANKS							●	●				●	●	●
3	HEMANTINI KUNJ (BO-PEEP)							●					●	●	●
4	KASTURI VILLA							●					●	●	●
5	INDIRA BHAVAN (MANEK COTTAGE)	●											●		
6	KHAYYAM HOUSE												●		
7	CURUMSEY DAMJEE AROGYA BHAVAN (MANEK LODGE)		●			●	V	●						●	
	CURUMSEY DAMJEE AROGYA BHAVAN (RUKHAN LODGE)		●			●	V	●						●	
8	KHATJA LODGE		●		●		V	●	●				●	●	
9	TOPIWALA BUNGALOW (RATAN VILLA)							●					●	●	
10	MEMOON VILLA									●					
11	HOTEL WOODLANDS (BAGH-E-SHIRIN)			●			V	●	●					●	
12	SHALIMAR HOTEL (HATIM VILLA)			●			V	●					●	●	
13	RANCHHODDAS AROGYA BHAVAN (HINDU SANATORIUM)							●						●	●
14	VETERINARY HOSPITAL (VALLABHDAS R. SANATORIUM)							●					●	●	●
15	CUTCH COTTAGE (RASUL VILLA)							●						●	●
16	TAYYAB COTTAGE													●	●
17	NETER VILLA													●	●
18	HOTEL WOODSIDE (KOTHARI MANZIL)			●			V		●					●	●
19	DAYANAND KUTI							●						●	
20	KACHWALA COTTAGE (ABDUL HUSSEIN LODGE)							●					●	●	●
21	NOOR VILLA							●					●	●	●
22	LUCKY COTTAGE							●					●	●	●
23	SUKAN LODGE							●					●	●	●
24	VELKAR VILLA							●					●	●	●
25	HONEY COMB							●					●	●	●
26	HOTEL PREETI (RAHIMTULLA COTTAGE)			●			V	●	●					●	●
27	VINAYAK ASHRAM							●					●	●	●
28	BACHHU VILLA									●			●		
29	JAIN MANDIR					●	V	●					●	●	
30	DULCI DOMUM					●	V	●	●				●	●	
31	BATLIBOY HOUSE (SHAIMUKH)							●					●	●	
32	SOMERSET												●	●	
33	VILLA PORT							●					●	●	
34	SAIFEE LODGE							●	●				●	●	
35	GIRI KUNJ							●	●				●	●	

SR. NO.	NAME OF STRUCTURE	CULT. ASSO.		CHANGE OF USE				CONSERVATION STATUS			PRESENT STATE			DESIGNATION	
		BRITISH ASSOCIATION	IMPORTANT NATIVE ASSOCIATION	HOTEL	CORPORATE GUEST HOUSE	SANATORIUM OR HOLIDAY CAMP	OTHER	PHASE IN WHICH THE CHANGE OCCURRED	HISTORIC INTEGRITY MAINTAINED	ATTACHED / DETACHED ADDITIONS	RECONSTRUCTION	PARTIALLY COLLAPSED	COLLAPSED	BUILDING AT RISK	PROPOSED FOR LISTING
36	YAHYA VILLA (ASHOK VILLA)						●	V	●	●				●	
37	LAXMI VILLA								●	●			●	●	●
38	KRISHNA VILAS (MOTI VILLA)			●				V	●				●	●	●
39	STATE BANK OF INDIA HOLIDAY HOME								●					●	●
40	PANORAMA HOTEL (MEHER VILLA)			●				V		●				●	●
41	GULSHAN HOTEL			●				V	●				●	●	●
42	MEGHDOOT HOTEL (ADAM VILLA)			●				V	●	●				●	●
43	EVER GREEN								●				●	●	
44	SUMATI VILAS HOTEL			●				V	●	●				●	
45	PREMDEEP RESORTS (THE PALMS)			●				V	●	●				●	●
46	KARACHI HOTEL (ADAM LODGE)			●				V	●	●				●	●
47	ROYAL HOTEL (THE RETREAT)			●				V		●	●			●	●
48	HYDRI COTTAGE								●					●	●
49	LUCKY LODGE								●					●	●
50	SAHEBAN HOTEL (SAILOR'S LODGE)			●				V	●	●				●	●
51	NANDANVAN			●				V	●	●				●	●
52	MAKI LODGE								●	●				●	●
53	CO-OPERATIVE BANK / JANATA HOLIDAY HOME			●				V		●					●
54	PUSHP KUNJ (VICTORIA LODGE)				●			V	●					●	●
55	KUMAR PLAZA HOTEL (MALCOLM HOUSE)			●				V		●	●				●
56	SETHNA COTTAGE								●				●	●	
57	DIGHE VILLA										●				●
58	INDIRA GANDHI NAGAR												●		●
	<b>MATHERAN AREA (INFRASTRUCTURE)</b>														
1	NEHRU BHAVAN (PARSEE GYMKHANA)		●				●	V	●	●			●	●	●
2	POLICE STATION								●					●	
3	B. J. HOSPITAL		●						●				●	●	
4	MARATHA CREMATORIUM								●					●	
5	BHANGI CREMATORIUM								●					●	
6	MAHAR CREMATORIUM								●					●	
7	MOCHI CREMATORIUM								●					●	
8	PARSEE CEMETERY		●						●					●	
9	DHARAMSHALA								●					●	
10	HINDU CREMATORIUM								●					●	
	<b>BAZAAR AREA (MISCELLANEOUS)</b>														
1	RAILWAY STATION AND RAILWAY HOTEL		●						●	●			●	●	●
2	RAILWAY REST HOUSE								●	●				●	●
3	GOVERNMENT GODOWN								●				●	●	●
4	RANGOLI HOTEL			●				V		●				●	●
5	HOTEL SAI HIT (THE NEST)			●				V	●	●			●	●	●
6	VAIDYA PHOTO STUDIO								●				●	●	●
7	MAHADEV BHUVAN								●				●	●	●

SR. NO.	NAME OF STRUCTURE	CULT. ASSO.		CHANGE OF USE					CONSERVATION STATUS			PRESENT STATE			DESIGNATION	
		BRITISH ASSOCIATION	IMPORTANT NATIVE ASSOCIATION	HOTEL	CORPORATE GUEST HOUSE	SANATORIUM OR HOLIDAY CAMP	OTHER	PHASE IN WHICH THE CHANGE OCCURRED	HISTORIC INTEGRITY MAINTAINED	ATTACHED / DETACHED ADDITIONS	RECONSTRUCTION	PARTIALLY COLLAPSED	COLLAPSED	BUILDING AT RISK	PROPOSED FOR LISTING	PART OF CONSERVATION AREA
8	RUCHA HOTEL		●	●				√		●				●	●	●
9	RICHIE RICH (BHASKAR VILLA)			●				√			●					●
10	POINT VIEW HOTEL (JER VILLA)			●				√			●					●
11	BEJON VILLA								●					●		●
12	GARBUT VIEW								●					●	●	●
13	ABDUL REHMAN ALI HOUSE								●					●	●	●
14	HILLTOP HOTEL, ETC. (SHOPS)									●						●
<b>BAZAAR AREA (INFRASTRUCTURE)</b>																
1	TELEPHONE EXCHANGE								●					●	●	●
2	KAPADIA MARKET		●						●					●	●	●
3	N. LORD PARK AND CHHATRAPATI SHIVAJI UDYAN		●						●						●	●
<b>PHASE IV - 1946 TO 1975</b>																
<b>BAZAAR AREA (MISCELLANEOUS)</b>																
1	DIWADKAR HOTEL								●						●	●
2	KWALITY CHIKKI (SHOPS)												●			●
3	CENTRAL CHIKKI (SHOPS)												●			●
4	BHARAT CHIKKI SHOP															●
<b>BAZAAR AREA (INFRASTRUCTURE)</b>																
1	HUTATMA KOTWAL VYAYAM MANDIR		●						●					●	●	●
2	BEJONJI CHENOY MUNICIPAL ASSEMBLY HALL		●						●					●	●	●
<b>PHASE V - 1976 ONWARDS</b>																
<b>MATHERAN AREA (MISCELLANEOUS)</b>																
1	RESERVE BANK HOLIDAY HOME															
2	HOTEL VANASHREE															
3	ISRAELITE SCHOOL (BATH AHAVARAHA)															
4	KHATIJA RESORT (RAJNI VILLA)															
<b>BAZAAR AREA (MISCELLANEOUS)</b>																
1	HUTATMA SMARAK															●
2	BOHRA COMMUNITY CENTRE															●
3	KASHMIR EMPORIUM															●
4	NARIMAN CHIKKI															●

**OBSERVATIONS:**

- 1) Plots in phases I and II indicate associations with important British and Indian personalities.
- 2) plots developed in phase III show trend of conversion into hotels on a large scale
- 3) About 50% structures (developed in first B phases) are at risk.
- 4) Large percentage of structures have maintained their historic integrity

TABLE 2 - MORPHOLOGICAL STATUS OF PLOTS & BUILT UP AREA VIOLATIONS											
SR. NO.	PLOT NO	SURVEY NO	NAME OF STRUCTURE	PLOT AREA						PLOTS SUBDIVIDED	VIOLATION OF PERMISSIBLE B.U.A.
				MORE THAN 40000 SQ MTS.	20001 SQ MTS. TO 40000 SQ MTS.	10001 SQ MTS. TO 20000 SQ MTS.	4001SQ MTS. TO 10000 SQ MTS.	1001SQ MTS. TO 4000SQ MTS.	201SQ MTS. TO 1000SQ MTS.		
			<b>PHASE I - 1850 TO 1853</b>								
1	3	249	THE BYKE (HUGH MALET)		●						
2	84	260	BARR COTTAGE (CAPT. BARR)		●						
3	13	103	WALKER'S COTTAGE (CAPT. WALKER)		●						
4	10	135	THE HERMITAGE (E. G. FAWCETT)				●				
5	15 B	99	STONEHENGE (HON. ARTHUR MALET)		●						
	15 A	100									
			<b>PHASE II - 1854 TO 1900 (PART 1)</b>								
			<b>MATHERAN AREA (EARLY RESIDENCES)</b>								
1	22	7	THE CHALET (W. HART'S BUNGALOW)		●						
2	70	8	GARBUT HALL			●					
3	42	13	RAJASTAN			●					
	43										
4	104	17	MARITIME HOUSE (ALTAMONT LODGE)			●					
5	116	18	BELL VUE			●					
6	49	19	CRAIGIE BURN (SITE OF ROPER'S BUNGALOW)		●						
7	41	20	ELPHINSTONE LODGE	●							
8	11A	21	REDLANDS (HARRISON'S			●			●		
	11B	22	RUTLANDS (PART OF HARRISON'S BUNGALOW PLOT)		●						
9	103	28	SPENCER VILLA		●						
10	47	30	SETT VILLA (HILL HOUSE)			●					
11	46	58	SPRING WOOD				●				
12	21	64	STEARNS' COTTAGE (FAITHFUL'S BUNGALOW)			●			●		
	21 A	65	STAR VILLA (PART OF FAITHFUL'S BUNGALOW PLOT)								
13	37	68	CAMBRIDGE LODGE (LYNCH'S BUNGALOW)		●						
14	28	69	HOTEL ASHOK (BEEHIVE)			●					
15	106	70	SETH M. AROGYA BHAVAN (ROSE HILL)		●						
16	53	77	MOUNT ERIC (OLIVER'S		●						
17	34	79	WOODLANDS			●					
18	33	80	MOUNT PLEASANT		●						
19	44	81	MALDUNGA HOUSE (DR. IMPEY'S BUNGALOW)			●					
20	48	82	CAIRNMORE (CHAPLIN OR GREEN'S BUNGALOW)		●						
21	50	83	WEST VIEW			●					
22	29	84	EWART LODGE (FAWCETT'S HOUSE NO. 2)				●				
23	30	85	MON REPOS (COL. DICKINSON'S STONE HOUSE)			●					

SR. NO.	PLOT NO	SURVEY NO	NAME OF STRUCTURE	PLOT AREA							PLOTS SUBDIVIDED	VIOLATION OF PERMISSIBLE B.U.A.	
				MORE THAN 40000 SQ MTS.	20001 SQ MTS. TO 40000 SQ MTS.	10001 SQ MTS. TO 20000 SQ MTS.	4001SQ MTS. TO 10000 SQ MTS.	1001SQ MTS. TO 4000SQ MTS.	201SQ MTS. TO 1000SQ MTS.	LESS THAN 200			
24	66 A	86	SUNDER VILLA (N. F. CANNY)			●						●	
	66 B	87											
25	151	88	GREENWOOD			●							
26	52	94	BOMBAY VIEW (THE FOLLY)			●							
27	23 B	96	MADHUR COTTAGE (PART OF JIVAJI HALL)			●						●	
	23 A	95		KRISHNA BHAVAN (PART OF JIVAJI HALL)									
28	27	97	THE LILY			●							
29	17	98	NAIMISHARANYA (ST. ELMO)			●							
30	14	101	SCOTT'S BUNGALOW			●							
31	19	125	GOVERNMENT REST HOUSE (MOUNT BUNGALOW)			●							
32	62	126	GULNAR COTTAGE (ROZARIO COTTAGE)			●							
33	38	129	MARIA COTTAGE (NAIRNE'S BUNGALOW)		●								
34	18	130	ROBERTSON'S BUNGALOW (THE GRANGE)		●								
35	61	131	BELLA VISTA			●							
36	54A/3	136	BRIGHTLANDS HOTEL (THE WILDERNESS)		●								
	54A/1	137											
	54A/2	138											
37	36	139	GULMOHUR HOTEL (COXON'S)		●								
38	39	142	PRABAL HOUSE			●							
39	26	183	MADHU'S FOREST LODGE (FOREST LODGE)		●								
40	32 B	185	KEEPSAKE			●							
	32 A	186											
41	82	192	WEST GRANGE			●							
42	6	193	FOUNTAIN LODGE (MANGALDAS LODGE)	●									
43	5	194	CUTCH CASTLE (KOLAH HOUSE)			●							
44	7	195	BYRAMJEE HOUSE		●								
45	136A	197	SHARDA VILLA (SCOTTISH ORPHANAGE)		●								
	136B	198											
46	57	199	THE HOMESTEAD		●								
47	101	203	SALMONA BUNGALOW			●							
48	119	214	OLYMPIA HOUSE		●								
49	133	215	GOLDCROFT (ROCKSIDE)			●							
50	65	216	NEW WOODSTOCK (BHAVNAGAR LODGE)		●								
51	60	217	RUSTOM VILLA (BHIVANDI LODGE)			●							
52	89 A	218	DASWOOD (MINOCHER VILLA)			●							
	89B	219											
53	88	224	UNDERWOOD LODGE (HON. BIRDWOOD'S HOUSE)		●							●	
	88A	223		ATKINSON VILLA (PART OF UNDERWOOD LODGE PLOT)									
54	107	225	PASTA HOUSE			●							
55	87	23	WADIA LODGE		●								

SR. NO.	PLOT NO	SURVEY NO	NAME OF STRUCTURE	PLOT AREA							PLOTS SUBDIVIDED	VIOLATION OF PERMISSIBLE B.U.A.
				MORE THAN 40000 SQ MTS.	20001 SQ MTS. TO 40000 SQ MTS.	10001 SQ MTS. TO 20000 SQ MTS.	4001SQ MTS. TO 10000 SQ MTS.	1001SQ MTS. TO 4000SQ MTS.	201SQ MTS. TO 1000SQ MTS.	LESS THAN 200		
56	80A	234	HOTEL LAKE VIEW ( PART OF CLARENDON VILLA PLOT)			●						
	80B	233										
57	2A	238	PARADISE LODGE			●						
58	25A	239	ROSE COTTAGE			●					●	●
	25	240	TERRACE COTTAGE (PART OF ROSE COTTAGE PLOT)									
59	99	246	HOTEL ALEXANDER (JUBILEE LODGE)			●						
60	4	247	WALLACE BUNGALOW		●							
61	85	254	USHA ASCOT (RED HOUSE)			●						
62	92	257	THE BANK OF INDIA HOLIDAY HOMES (THE DELL)		●							
63	55	266	SATYA NIWAS (CAPRIERA)			●						
64	24	270	BOMBAY HOUSE (SAND'S HOUSE)			●						
			<b>PHASE II - 1854 TO 1900 (PART 2)</b>									
			<b>MATHERAN AREA (OTHER RESIDENCES)</b>									
1	93	3	AMON BLOCKS (WADIA SANATORIUM)		●							
2	118	4	AMON BLOCKS (SHROFF HOLIDAY CAMP)		●							
3	155	5	DASTURI VILLA					●				●
4	83	32	FERNWOOD				●					
5	138	59	EDEN HALL				●					
6	152	89	KHUSHROO LODGE (NEW KRISHNA LODGE)				●					
7	45	132	RUBY HALL				●					●
8	75	140	GUJARAT BHAVAN (ARNOLD)				●					
9	146	167	CALLINAN COTTAGE (KALYAN MOTI SHOP)						●			●
10	78	181	ANANDRITZ HOTEL (SUNNYSIDE)		●							●
11	5 4B	182	ROSHAN VILLA (BURNSIDE) HOTEL PRASHANT (PART OF BURNSIDE PLOT)				●				●	●
12	59	200	BELVEDERE LODGE (KOTHAWALA BUNGALOW)			●						
13	58	201	SHERA COTTAGE				●					
14	126	210	RAMAN VILLA				●					
15	127	211	VALLABH VILLA (MOUNT MURAJ)				●					
16	154	212	BHEDWAR BUNGALOW			●						●
17	102	213	MOUNT ISMAIL				●					
18	81	223	MOUNT PABNEY					●				
19	91	232	ANNIE VILLA				●					
20	69	237	SHIRIN HOTEL (BENEDICT LODGE)				●					●
21	1	241	SARASWATI MANDIR SCHOOL (CASTLE HILL)			●						
22	2C	245	BOMBAY DYEING HOLIDAY HOME (PART OF PARADISE LODGE PLOT / LORDS HOTEL)				●					
23	147	250	KEKI LODGE				●					●
24	98A	264	UMRIGAR LODGE				●				●	



SR. NO.	PLOT NO	SURVEY NO	NAME OF STRUCTURE	PLOT AREA							PLOTS SUBDIVIDED	VIOLATION OF PERMISSIBLE B.U.A.
				MORE THAN 40000 SQ MTS.	20001 SQ MTS. TO 40000 SQ MTS.	10001 SQ MTS. TO 20000 SQ MTS.	4001SQ MTS. TO 10000 SQ MTS.	1001SQ MTS. TO 4000SQ MTS.	201SQ MTS. TO 1000SQ MTS.	LESS THAN 200		
	98	265	RAJ HOTEL (PART OF UMRIGAR LODGE PLOT)									
25	79	267	WEST END HOTEL (ALLADIN)				●					●
26	74	268	SURUCHI HOTEL (SYLVAN HOTEL)				●					
			<b>PHASE II - 1853 TO 1900</b>									
			<b>MATHERAN AND BAZAAR AREAS (HOTELS)</b>									
1	143A	166	ALANKAR HOTEL (BAKE VILLA)		●							●
2	40	26	CECIL HOTEL (GRANVILLE HOTEL)			●						●
3	113	71	KHOJA SANATORIUM (GYMKHANA HOTEL)		●							
4	12	108	HOTEL RUGBY	●								●
	16	109										
	220	66										
5	9	141	REGAL HOTEL (PINTO'S INTERNATIONAL)			●						●
6	63A	143	RIVIERA HOTEL (SAVOY/ ALEXANDRA HOTEL)			●						
7	77	179	HOPE HALL HOTEL				●					
8	71	221	ST. XAVIER SCHOOL (CHOWK HOTEL)		●							
9	67	236	HOTEL GIRIVIHAR (CLARENDON HOTEL)				●					
			<b>MATHERAN AND BAZAAR AREAS (INFRASTRUCTURE)</b>									
1	20	106	ST. PAUL'S CHURCH (CHURCH OF ENGLAND)		●							
2	137	269	ROMAN CATHOLIC CHURCH				●					
3	239	123	CATHOLIC CEMETERY					●				
4	238	124	EUROPEAN CEMETERY					●				
5	287	258	CHARLOTTE LAKE	●								
6	233	220	OLYMPIA GROUND	●								
7	221	235	PANDAY PLAYGROUND					●				
8	BP168	168	MOSQUE					●				
9	BP1	276	MATHERAN STORES					●				
10	BP13	274	LORDS CENTRAL HOTEL (SADAR LODGE, JACOB VILLA)						●			●
11	114	29	EUROPEAN GYMKHANA	●								
12	236	191	PISARNATH MANDIR					●				
13	BP166	160	RAM MANDIR						●			
	BP167	161										
14	157	256	SHIVA MANDIR				●					
15	153B	251	SUPERINTENDENT'S OFFICE			●						
16	86	261	P. W. D. REST HOUSE			●						
17	BP179	174	VERNACULAR SCHOOL					●				
			<b>BAZAAR AREA (MISCELLANEOUS)</b>									
1	BP165	115	GHAVARE DAIRY (MUTTON SHOP)						●			
2	BP9	118	HOTEL PRASANNA (PHEROZA)						●			
3	BP8	157	UNION BANK (THE LAUNDRY)						●			
4	BP12B	164B	SNOW WHITE LAUNDRY						●			
5	BP7	169	KHAN'S HOTEL (KHAN VILLA)					●				

SR. NO.	PLOT NO	SURVEY NO	NAME OF STRUCTURE	PLOT AREA							PLOTS SUBDIVIDED	VIOLATION OF PERMISSIBLE B.U.A.
				MORE THAN 40000 SQ MTS.	20001 SQ MTS. TO 40000 SQ MTS.	10001 SQ MTS. TO 20000 SQ MTS.	4001SQ MTS. TO 10000 SQ MTS.	1001SQ MTS. TO 4000SQ MTS.	201SQ MTS. TO 1000SQ MTS.	LESS THAN 200		
6	BP24	290	SACK WILL STORES AND RESTAURANT						●			
7	BP26	291	SATYA VIJAY RESTAURANT							●		
8	BP19	295	KUSHAL NIKETAN						●			
			<b>PHASE III - 1901 TO 1945</b>									
			<b>MATHERAN AREA (RESIDENCES)</b>									
1	97	6	AMAN LODGE				●					
2	203	10	EMERALD BANKS					●				●
3	202	11	HEMANTINI KUNJ (BO-PEEP)					●				●
4	201	12	KASTURI VILLA					●				●
5	191	14	INDIRA BHAVAN (MANEK COTTAGE)					●				●
6	190	15	KHAYYAM HOUSE					●				●
7	194	23	CURUMSEY DAMJEE AROGYA BHAVAN (MANEK LODGE)				●	●			●	
	193	24	CURUMSEY DAMJEE AROGYA BHAVAN (RUKHAN LODGE)									
8	192	25	KHATIJA LODGE					●				
9	195	27	TOPIWALA BUNGALOW (RATAN VILLA)					●				●
10	199	31	MEMOON VILLA					●				●
11	218	33	HOTEL WOODLANDS (BAGH-E-SHIRIN)					●				●
12	188	37	SHALIMAR HOTEL (HATIM VILLA)					●				●
13	160	39	RANCHHODDAS AROGYA BHAVAN (HINDU SANATORIUM)				●					
14	235	42	VETERINARY HOSPITAL (VALLABHDAS R. SANATORIUM)					●				
15	211	43	CUTCH COTTAGE (RASUL VILLA)					●				●
16	212	44	TAYYAB COTTAGE					●				●
17	213	45	NETER VILLA					●				●
18	214	46	HOTEL WOODSIDE (KOTHARI MANZIL)					●				●
19	161	48	DAYANAND KUTI				●					
20	186	51	KACHWALA COTTAGE (ABDUL HUSSEIN LODGE)					●				
21	185	52	NOOR VILLA					●				
22	184	53	LUCKY COTTAGE					●				●
23	163	54	SUKAR LODGE					●				●
24	162	55	VELKAR VILLA					●				●
25	198	56	HONEY COMB					●				●
26	183	60	HOTEL PREETI (RAHIMTULLA COTTAGE)				●					●
	182	61										
27	181	63	VINAYAK ASHRAM					●				
28	209	72	BACHHU VILLA					●				●
29	210	75	JAIN MANDIR					●				
30	216	76	DULCI DOMUM				●					●
31	208	78	BATLIBOY HOUSE (SHAIMUKH)					●				
32	207	92	SOMERSET					●				●
33	164	93	VILLA PORT					●				●

SR. NO.	PLOT NO	SURVEY NO	NAME OF STRUCTURE	PLOT AREA							PLOTS SUBDIVIDED	VIOLATION OF PERMISSIBLE B.U.A.
				MORE THAN 40000 SQ MTS.	20001 SQ MTS. TO 40000 SQ MTS.	10001 SQ MTS. TO 20000 SQ MTS.	4001SQ MTS. TO 10000 SQ MTS.	1001SQ MTS. TO 4000SQ MTS.	201SQ MTS. TO 1000SQ MTS.	LESS THAN 200		
34	167	105	SAIFEE LODGE					●				●
35	166	104	GIRI KUNJ					●				●
36	165	128	YAHYA VILLA (ASHOK VILLA)					●				●
37	180	110	LAXMI VILLA					●				●
38	179	111	KRISHNA VILAS (MOTI VILLA)					●				●
39	244	112	STATE BANK OF INDIA HOLIDAY HOME				●					
40	178	119	PANORAMA HOTEL (MEHER VILLA)					●				●
41	177	120	GULSHAN HOTEL					●				
42	175	122	MEGHDOOT HOTEL (ADAM VILLA)					●				●
43	205	133	EVER GREEN					●				
44	284	134	SUMATI VILAS HOTEL					●				
45	63B	144	PREMDEEP RESORTS (THE PALMS)					●				
46	168	145	KARACHI HOTEL (ADAM LODGE)					●				
47	176	121	ROYAL HOTEL (THE RETREAT)					●				
48	169	146	HYDRI COTTAGE					●				
49	170	147	LUCKY LODGE					●				
50	171	148	SAHEBAN HOTEL (SAILOR'S LODGE)					●				
51	174	150	SONAM HOTEL (NANDANVAN)					●				
52	173	151	MAKI LODGE					●				
53	172	152	CO-OPERATIVE BANK / JANATA HOLIDAY HOME					●				
54	150	175	PUSHP KUNJ (VICTORIA LODGE)					●				
55	149	176	KUMAR PLAZA HOTEL (MALCOLM HOUSE)					●				
56	217	184	SETHNA COTTAGE					●				
57	264	500	DIGHE VILLA					●				
58	159	41	INDIRA GANDHI NAGAR			●						●
			<b>MATHERAN AREA (INFRASTRUCTURE)</b>									
1	158	49	NEHRU BHAVAN (PARSEE GYMKHANA)		●							
2	224	180	POLICE STATION				●					
3	153A	252	B. J. HOSPITAL				●					
4	232	206	MARATHA CREMATORIUM					●				
5	232	207	BHANGI CREMATORIUM						●			
6	229	208	MAHAR CREMATORIUM						●			
7	281	209	MOCHI CREMATORIUM						●			
8	156	227	PARSEE CEMETERY				●					
9	222	228	DHARAMSHALA						●			
10	228	229	HINDU CREMATORIUM						●			
			<b>BAZAAR AREA (MISCELLANEOUS)</b>									
1			RAILWAY STATION AND RAILWAY HOTEL									
2			RAILWAY REST HOUSE									
3	BP218	57	GOVERNMENT GODOWN				●					
4	BP187	116	RANGOLI HOTEL						●			
5	BP189	153	HOTEL SAI HIT (THE NEST)					●				

SR. NO.	PLOT NO	SURVEY NO	NAME OF STRUCTURE	PLOT AREA							PLOTS SUBDIVIDED	VIOLATION OF PERMISSIBLE B.U.A.
				MORE THAN 40000 SQ MTS.	20001 SQ MTS. TO 40000 SQ MTS.	10001 SQ MTS. TO 20000 SQ MTS.	4001SQ MTS. TO 10000 SQ MTS.	1001SQ MTS. TO 4000SQ MTS.	201SQ MTS. TO 1000SQ MTS.	LESS THAN 200		
6	BP178A	154	VAIDYA PHOTO STUDIO						●			
	BP178B	155										
7	BP17	159	MAHADEV BHUVAN						●			
8	BP18	171	RUCHA HOTEL						●			
9	BP10	177	RICHIE RICH (BHASKAR VILLA)					●				
10	BP2	278	POINT VIEW HOTEL (JER VILLA)						●			
11	BP3	279	BEJON VILLA						●			
12	BP5	281	GARBUT VIEW					●				
13	BP8	284	ABDUL REHMAN ALI HOUSE						●			
14	BP252	289	HILLTOP HOTEL, ETC. (SHOPS)						●			
			<b>BAZAAR AREA (INFRASTRUCTURE)</b>									
1	BP173	282	TELEPHONE EXCHANGE					●				
2	BP170	287	KAPADIA MARKET			●						
	BP169	288										
3	BP224	286	N. LORD PARK AND CHHATRAPATI					●				
	BP252	287	SHIVAJI UDYAN									
			<b>PHASE IV - 1946 TO 1975</b>									
			<b>BAZAAR AREA (MISCELLANEOUS)</b>									
1	BP243	113	DIWADKAR HOTEL					●				
	BP242	114										
2	BP27	292	KWALITY CHIKKI (SHOPS)							●		
3	BP21	296	CENTRAL CHIKKI (SHOPS)						●			
4	BP179	158	BHARAT CHIKKI (SHOPS)						●			
			<b>BAZAAR AREA (INFRASTRUCTURE)</b>									
1	BP231	172	HUTATMA KOTWAL VYAYAM MANDIR						●			
2	BP232	173	BEJONJI CHENOY MUNICIPAL ASSEMBLY HALL						●			
			<b>PHASE V - 1976 ONWARDS</b>									
			<b>MATHERAN AREA (MISCELLANEOUS)</b>									
1	204	40	RESERVE BANK HOLIDAY HOME					●				●
2	215	47	HOTEL VANASHREE					●				
3	268	502	ISRAELITE SCHOOL (BATH AHAVARAHA)			●						
4	249	503	KHATIJA RESOET (RAJNI VILLA)			●						
			<b>BAZAAR AREA (MISCELLANEOUS)</b>									
1	BP164	62	HUTATMA SMARAK					●				
2	BP228	117	BOHRA COMMUNITY CENTRE						●			
3	BP14	162	KASHMIR EMPORIUM							●		
4	BP15	163	NARIMAN CHIKKI							●		

**Assumption and Observation:**

- 1) Only the bazaar plots located along the bazaar spine are included in the table.
- 2) The morphological status of plots reveals close association with the chronological phase of development.
- 3) All small plots developed in Phase III indicate trends of built up area violation.
- 4) The table also gives information about subdivided plots and landholdings formed of more than one plots.

TABLE 3 - LANDUSE ALLOCATIONS OF PLOTS IN MATHERAN													
	TOTAL PLOTS	VACANT PLOTS	CIVIC INFRASTRUCTURE			RESIDENTIAL			HOTELS + HOLIDAY CAMPS	SANATORIA	CORP. GUEST HOUSES	SHOPS	MIXED USE
			OTHER	WATER BODIES & PLAY GROUND	CEMETERIES & BURIAL GROUND	IN USE	PARTIALLY COLLAPSED	TOTALLY COLLAPSED					
MATHERAN AREA	254	39	11	5	10	99	10	6	56	10	17	*	
BAZAAR AREA	256	19	33	2	2	164	-	6	13	1	-	10	8
MATHERAN TOWN	510	58	44	7	12	264	10	12	69	10	17	10	8

**Notes:**

- 1) The data included in the table is derived from Annex. No. 5 -'List of All Properties'
- 2) The table gives information about land-use allocations of all plots. The number of plots does not tally with the number of 'buildings' as in some cases more than one plot forms a continuous land-holding - e.g. 56 hotel plots actually house 47 hotel establishments.

## LIST OF ANNEXURES

1. Critical Appraisal to “ DRAFT MODIFICATIONS – 1998”. (Vol. - II)
2. Notification (Draft) G. O. I, M. O. E. F, for declaring Pachmarhi region as “Eco-sensitive Zone”. (Vol. - II)
3. Memorandum giving directions to all planning authorities regarding installation of solar assisted water heating systems. (Vol. - II)
4. List of all properties in Matheran. (Vol. - I)
5. Index of graded buildings (plots). (Vol. - II)
6. Directory of graded buildings (plots). (Vol. - II)
7. Directory of natural and man-made features. (Vol. - II)
8. Article on “Plan for Eco-Tourism”, published in newspaper ‘Loksatta’, 31<sup>st</sup> Oct 1999. (Vol. - II)
9. List of roads (historic identity) in Matheran. (Vol. - I)
10. List of association of notable personalities with Matheran. (Vol. - I)
11. Zone-wise list of graded buildings (plots). (Vol. - II)

## **LIST OF ALL PROPERTIES**

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**Note:**

1. The list of properties contained here is based on the data available from 'Property cards', Survey sheets of Matheran and the "Register of Properties – Matheran". The data is accessed from the Matheran Superintendent's office. It is to be noted that the authenticity of the data is limited to the contents contained within the base data source (the last survey of Matheran was only verbally ascertained to be in 1990 –91).
2. The data on past owners is gathered from 'Books on Matheran" (Bibliography), from file records of properties (few cases) and verified verbally with people of Matheran.

### LIST OF ALL PROPERTIES OF MATHERAN

SR. NO.	PLOT NO.	C. S. NO.	NAME OF STRUCTURE (PRESENT)	NAME OF STRUCTURE (PAST)	ZONE REF.	PLOT AREA (SQ. M.)	B. U. AREA (SQ. M.)	BUILT IN	ORIGINAL OWNER	LEASE HOLDER	PRESENT USER	LEASE STATUS	
												FROM	TO
1	289	1	VACANT			37.90			Govt.	Govt.	Govt.		
2	285	2	VACANT						Govt.	Govt.	Govt.		
3	93	3	STRUCTURE COLLAPSED	AMON BLOCKS - 1 / WADIA SANATORIUM		22333.00	406.00	1854-1900	Ratanbhai Jehangir, Ardeshir Wadia, etc.	Mrs. Meher Naval Saher		1-May-1958	30-Apr-1998
4	118	4	MTDC HOLIDAY HOME	AMON BLOCKS - 2 (SHROFF HOLIDAY CAMP)	A02	12430.70	484.95 + 844.05	1901-1945		Shroff Govt. Holiday Camp (PWD)	MTDC	1-May-1958	30-Apr-1998
5	155	5	MTDC LODGING AND BOARDING	DASTURI VILLA / PATHAN VILLA / HUSSEIN LODGE	A01	2139.70	732.00	1854-1900		The Governor of Mumbai B & C Dept.	MTDC		
6	97	6	AMAN LODGE	AMAN LODGE	B02	6702.40	91.13	1901-1945	Karimji Ibrahimji Arsiwala	Bai Kulumbai Mohamedali Ibrahim	Manekbai Abdullah Arsiwala	1-May-1958	30-Apr-1998
7	22	7	THE CHALET	W. HART'S BUNGALOW	B01	21567.20	128.75	1854-1900	Rahimatbai Adamji Peerbhoy / Laxmanbhai Najabhai Zaveri	Rahimatbai Adamji Peerbhoy	Mansoor Jani	1-May-1919	30-Apr-2018
8	70	8	GARBUT HALL	GARBUT HALL	B03	16661.30	360.00	1854-1867	Dhanjishah Framji Mehta	Govind Mahadev Jubale	Mohan Motiram Jaykar	1-Aug-1937	30-Jul-1967
9	245	9	FOREST DEPT-BUND			7891.40	6.25		Karimji Ibrahimji Arsiwala / Kulumbai Ibrahim & Manekbai Arsiwala	Forest Department	Forest Department	1-Aug-1946	31-Jul-1976
10	203	10	EMERALD BANKS	EMERALD BANKS	C04	2696.50	449.82	1901-1945	Bhikhulal Shah, R. R. Shah, A. P. Shah	M/s. Manohar Ramchandra & Sons	Anup Mehta	19-Jan-1911	18-Jan-2010
11	202	11	HEMANTINI KUNJ	BO-PEEP	C03	1108.80	216.55	1901-1945	Pranjeevan Madhavji	Hemantini Narotam Bhatia	Hemantini Narotam Bhatia	19-Jan-1911	18-Jan-2010
12	42,43	13	RAJASTAN	RAJUSTAN	C01	13658.20	173.45	1854-1900	Mrs. Sunbai Sirwai	Meher Manekji Tarachand	Meher Manekji Tarachand, Zarin R. Umrigar & Marzban Antia	27-Apr-1945	26-Apr-1975
13	201	12	KASTURI VILLA	PORBUNDAR LODGE	C02	1011.70	401.8 + 25.45	1901-1945	Tribhovandas J. Raja	S. K. Sanghani	S. K. Sanghani	19-Jan-1911	18-Jan-2010
14	191	14	INDIRA BHUVAN	MANEK COTTAGE		1471.00	222.56 + 148.59	1901-1945	Thakurdas A. Gandhi, Ratilal Gandhi	Indrajeet R. Gandhi, Suresh R. Gandhi, Shantikumar R. Gandhi	Indrajeet R. Gandhi, Suresh R. Gandhi, Shantikumar R. Gandhi	15-Nov-1912	14-Nov-2011
15	190	15	KHAYYAM HOUSE	KHAYYAM HOUSE / DAYAM LODGE		1264.70	159.30	1901-1945	Abdul Kayum Saraf Ali Mamuji	Abdul Kayum Saraf Ali Mamuji	Priya Chandrakant Sawant	15-Nov-1912	14-Nov-2011
16	206	16	VACANT (GOVT.)			1264.70			Govt.	Govt.	Govt.		
17	104	17	MARITIME LODGE	ALTAMONT LODGE	DO3	13057.20	484.06	1854-1900	Ardeshir Rustom Talyerkhan & family / Bai Shirin Jal Irani	Trustees of Merchant Navy Officers Welfare fund	Trustees of Merchant Navy Officers Welfare fund	1-May-1957	30-Apr-1987
18	116	18	BELL VUE	BELL VUE	D01	12338.50	1224.00	1898	Haji Ali Mohamed Haji Cassum (Agbotwala)	Court receiver High Court, Mumbai	Haji Cassum Agbotwala	1-May-1956	30-Apr-1986
19	49	19	CRAIGIE BURN	SITE OF ROPER'S BUNGALOW	C05	21431.70	311.00	1854-1900	Bai Jerbai Hormasji Modi	Managing Director Holiday Inn	Bai Jerbai Hormasji Modi	1-Aug-1968	31-Jul-1983
20	41	20	ELPHINSTONE LODGE	ELPHINSTONE LODGE	D08	146597.80	839.50	1855	Rustom K. Adenwala, etc.	Aira Cama & Goolu Adenwala	Aira Cama & Goolu Adenwala	1-May-1946	30-Apr-1976



SR. NO.	PLOT NO.	C. S. NO.	NAME OF STRUCTURE (PRESENT)	NAME OF STRUCTURE (PAST)	ZONE REF.	PLOT AREA (SQ. M.)	B. U. AREA (SQ. M.)	BUILT IN	ORIGINAL OWNER	LEASE HOLDER	PRESENT USER	LEASE STATUS	
												FROM	TO
21	11A	21	REDLANDS	REDLANDS NO.1 / HARRISON'S BUNGALOW	D02	13253.50	469.14 + 12.50	1854-1900	Contractor, Adenwala, Irani & N. M. Modi	Perin Kaikhushroo Adenwala	Perin Kaikhushroo Adenwala	1-May-1937	30-Apr-1976
22	11B	22	RUTLANDS	REDLANDS NO.2	D03	20032.00	571.50	1854-1900	Kali Shavakshah Dinshaw	Jayant M. Chudasma & Narendra M. Chudasma	Jayant M. Chudasma & Narendra M. Chudasma	1-May-1967	30-Apr-1997
23	194	23	RAM BAHADURSHETH CURUMSEY DAMJEE AROGYA BHAVAN	MANEK LODGE	D05	4046.90	282.75	1901-1945	Narsidas Jaikishandas Shroff	Ram Bahadursheth Curumsey Damjee Arogya Bhavan Trust	Ram Bahadursheth Curumsey Damjee Arogya Bhavan Trust	10-Aug-1914	10-Jul-2013
24	193	24		RUKHAN LODGE	D06	3743.30	373.04	1901-1945					
25	192	25	KHATIJA LODGE	KHATIJA LODGE	D07	3541.00	259.25	1901-1945	Rukhanbai Adamji Peerbhoy	Shenaf Adamji Peerbhoy, Hussein Adamji Peerbhoy	Shenaf Adamji Peerbhoy, Hussein Adamji Peerbhoy	10-Aug-1914	10-Jul-2013
26	40	26	CECIL HOTEL	GRANVILLE HOTEL	D09	17806.20	2173.10	1887	S. K. Irani, K. P. Kavrane, etc.	Khodaram Sohrab Irani	Khodaram Sohrab Irani	1-May-1922	30-Apr-2021
27	195	27	TOPIWALA BUNGALOW	RATAN VILLA	D11	1264.70	232.50	1901-1945	Jamshed A. Mountwala	Narmadabai S. Desai	Narmadabai S. Desai	3-Jul-1912	2-Jul-2011
28	103	28	SPENCER VILLA	SPENCER VILLA	D10	22561.30	731.05	1854-1900	Hormusjee Shapurjee Spencer & others	Hormusjee Shapurjee Spencer & others	Hormusjee Shapurjee Spencer & others		
29	114	29	MATHERAN CLUB	EUROPEAN GYMKHANA		59488.90	156.75 + 100.25	1862	Matheran Club Society	Matheran Club Society	Matheran Club Society	1-Jan-1941	30-Dec-1965
30	47	30	SETT VILLA	HILL HOUSE	E06	16592.10	611.62 + 26.00	1854-1900	Jaal Ardeshir Moos	H. J. Moos	H. J. Moos	1-May-1954	30-Apr-1984
31	199	31	MEMOON VILLA	SAIFEE VILLA (MULLAJI'S BUNGALOW)		1770.50	348.55 + 413.95	1999	His Holiness Samedin Taher Saifuddin	Sayedna Mohamed Buharuddin	Sayedna Mohamed Buharuddin	9-Jul-1912	8-Jul-2011
32	83	32	FERNWOOD	JOONA TARKHANA	E09	7950.50	634.50	1854-1900	S. Framroze Vakil	Vakil & Umrigar ( Blue line estates & properties pvt.ltd.)	Vithalbhai Zaveri	4-Feb-1915	3-Feb-2014
33	218	33	WOODLANDS HOTEL	BAGH - E - SHIRIN	E04	2023.40	397.59 + 26.00	1901-1945	S. Vakil / J. P. Dastur / Manek F. Vakil	Blue line estates & properties pvt. ltd.	Blue line estates & properties pvt. ltd.	1-May-1919	30-Apr-2018
34	189	34	GOVT (KHALSA )			1264.70			Govt.	Govt.	Govt.		
35	188A	35	VACANT	VACANT		217.70			J. P. D'souza	Ira B. D'souza	Ira B. D'souza	1-Aug-1948	31-Jul-1978
36	188A/2	36	VACANT	VACANT		115.90			J. P. D'souza	Ira B. D'souza	Ira B. D'souza	1-Aug-1948	31-Jul-1978
37	188	37	SHALIMAR HOTEL	HATIM VILLA	E02	1264.70	383.95 + 75.30	1901-1945	J. P. D'souza	Ira B. D'souza	Ira B. D'souza	9-Jul-1912	8-Jul-2011
38	187	38	GOVT (KHALSA )			1264.70			Govt.	Govt.	Govt.		
39	160	39	RANCHHODDAS AROGYA BHAVAN	HINDU SANATORIUM	E01	4046.90	335.28 + 192.12	1901-1945	Trustees of Hindu Sanatorium - Thakurdas, Mathuradas	Trustees of Hindu Sanatorium - Thakurdas, Mathuradas	Trustees of Hindu Sanatorium - Thakurdas, Mathuradas	29-Mar-1917	28-Mar-2016
40	204	40	RESERVE BANK HOLIDAY HOME	SHRADDHANAND ASHRAM (DEMOLISHED) / GOVINDASHRAM MITHAIWALA MUNICIPAL SANATORIUM		1429.00	209.95	after 1981	Vrijlal Govindji Mithaiwala Ramniklal M. Parekh	R.B.I. Staff Co-op. Credit Society	R.B.I. Staff Co-op. Credit Society	1-Jul-1913	30-Jun-2012
41	159	41	INDIRA GANDHI NAGAR	INDIRA GANDHI NAGAR		13755.60	1010.61 + 2562.51	1901-1945	P. M. M.	P. M. M.	P. M. M.	1-Aug-1941	

SR. NO.	PLOT NO.	C. S. NO.	NAME OF STRUCTURE (PRESENT)	NAME OF STRUCTURE (PAST)	ZONE REF.	PLOT AREA (SQ. M.)	B. U. AREA (SQ. M.)	BUILT IN	ORIGINAL OWNER	LEASE HOLDER	PRESENT USER	LEASE STATUS	
												FROM	TO
42	235	42	VETERINARY HOSPITAL	VALLABHDAS RANCHHODDAS SANATORIUM	E07	2478.80	103.12	1901-1945	Vrijlal Vasanji	P. M. M.	P. M. M.		
43	211	43	CUTCH COTTAGE	RASUL VILLA	E08	1416.40	162.20 + 80.00	1901-1945	Gulam Ahmed	Shantilal Dharamsi Thakkar	Shantilal Dharamsi Thakkar	4-May-1911	3-May-2010
44	212	44	TAYYAB COTTAGE	TAYYAB COTTAGE	E09	1416.40	149.66	1901-1945	Bai Hussainbai B. K. Tayyabali	Ashmabai Moshji Jagmag	Ashmabai Moshji Jagmag		
45	213	45	NETER VILLA	NETERWALA'S BUNGALOW (MULLAJI'S BUNGALOW)	E10	1416.40	234.50 + 168.60	1901-1945	Sardar Sayedna Taher Saifuddin	Sardar Sayedna Taher Saifuddin	Sardar Sayedna Taher Saifuddin	4-May-1911	3-May-2010
46	214	46	WOODSIDE HOTEL	KOTHARI MANZIL / WAMAN BAGH	E11	1416.40	259.00 + 434.10	1901-1945	Moreswar W. Velkar, Pramila Dhurandar	Anant Mahadev Nerurkar	Anant Mahadev Nerurkar	4-May-1911	3-May-2010
47	215	47	VANASHREE HOTEL	PART OF KOTHARI MANZIL PLOT		1416.40	169.00 + 131.25	after 1981	Moreswar W. Velkar / Pramila Dhurandar, Nerurkar	Kumar K. Kalra	Kumar K. Kalra	4-May-1911	3-May-2010
48	161	48	DAYANAND KUTI	DAYANAND KUTI	E03	4935.70	357.37	1901-1945	Laxmibai Leeladhar Kara	Naraji L. Kara, Ranjitsinh L. Kara	Ranjitsinh L. Kara	15-Nov-1913	14-Nov-2012
49	158	49	NEHRU BHAVAN	PARSEE GYMKHANA	E17	24761.80	514.99	1912	Trustees of Parsee Gymkhana Sir Jamshetji Jeejibhoy	President Matheran Social Welfare Scheme	President Matheran Social Welfare Scheme		
50	186A	50	VACANT			602.00			Ibrahim Tayebji Kachwala	Hamja Ibrahim Kachwala	Hamja Ibrahim Kachwala	1-Aug-1948	31-Jul-1978
51	186	51	KACHWALA COTTAGE	ABDUL HUSSAIN LODGE	E12	3541.00		1901-1945	Ibrahim Tayebji Kachwala	Chandrakant S. Juneja	Chandrakant S. Juneja	3-Jul-1912	2-Jul-2011
52	185	52	NOOR COTTAGE	NOOR VILLA	E13	1517.60		1901-1945	Abdulbhai Abdulhussain, Sughrabai Karamuddin	Abid Ahmedali Lukmanji Sherebanu Abid Lukmanji, etc.	Abid Ahmedali Lukmanji Sherebanu Abid Lukmanji, etc.	4-May-1911	3-May-2010
53	184	53	LUCKY COTTAGE	LUCKY COTTAGE	E14	1517.60	382.37	1901-1945	Tayebji Barodawala & family	Asmabai & Zeherabai Ibrahim Kachawala	Asmabai & Zeherabai Ibrahim Kachawala	4-May-1911	3-May-2010
54	163	54	SUKAN VILLA	SAKUN LODGE	E15	1264.70	352.20	1901-1945	Mohamedbhai Abdulbhai Munim	Tayyabali Mohamedali Calcuttawala	Tayyabali Mohamedali Calcuttawala	17-May-1912	16-May-2011
55	162	55	VELKAR VILLA	VELKAR VILLA	E16	1833.30	275.92 + 122.70	1901-1945	Moreswar Wamanrao Velkar, Pandurang Wamanrao Velkar	Moreswar Wamanrao Velkar, Pandurang Wamanrao Velkar	Moreswar Wamanrao Velkar, Pandurang Wamanrao Velkar	17-May-1912	16-May-2011
56	198	56	HONEY COMB	HONEY COMB	E18	1011.70	219.35 + 36.15	1901-1945	Jamshedji F. Cooper	Eastern Bank Trustee & Executor Company India Ltd.	Eastern Bank Trustee & Executor Company India Ltd.	17-May-1912	16-May-2011
57	46	58	SPRING WOOD	BARRY VILLA	G05	7891.40	992.48	1854-1867	Mrs Shirinbai Nusserwanji Dadi	Kharsethji Nusserwanji Dadi	Kharsethji Nusserwanji Dadi	1-May-1937	30-Apr-1967
58	138	59	EDEN HALL	EDEN HALL	G06	5058.60	457.41 + 90.71	1854-1900	Khursetji Bejanji Chinoy	Mrs. Daisy J. Vajifdar, Phiroze J. Vajifdar	J. P. Vajifdar	1-May-1921	30-Apr-2021
59	183	60	HOTEL PREETI	RAHIMTULLA COTTAGE-1 & 2 / VRIJ KUNJ	G07	2453.40	310.50 + 270.12	1901-1945	Vrajlal Mithaiwala & fly., Manharlal Amrutlal	Vanita Shinde	Vanita Shinde	30-Dec-1910	29-Dec-2009
60	182	61				2074.10	303.75						
61	181	63	VINAYAK ASHRAM	VINAYAK ASHRAM	G08	2200.50	199.00	1901-1945	Gajanan Vinayakrao Velkar	C. Gajanan Velkar	C. Gajanan Velkar	30-Dec-1910	29-Dec-2009

SR. NO.	PLOT NO.	C. S. NO.	NAME OF STRUCTURE (PRESENT)	NAME OF STRUCTURE (PAST)	ZONE REF.	PLOT AREA (SQ. M.)	B. U. AREA (SQ. M.)	BUILT IN	ORIGINAL OWNER	LEASE HOLDER	PRESENT USER	LEASE STATUS	
												FROM	TO
62	21	64	STEARNS COTTAGE	FAITHFUL'S BUNGLOW / PINTO LODGE	G04	9905.00	809.34	1854-1900	Ardeshir Jehangir Wadia, R. J. Wadia, J. A. Wadia, N. B. Chinoy	Ardeshir Jehangir Wadia, R. J. Wadia, J. A. Wadia, N. B. Chinoy	Ardeshir Jehangir Wadia, R. J. Wadia, J. A. Wadia, N. B. Chinoy	20-May-1914	19-May-2013
63	21A	65	ACC LODGE	STAR VILLA / PART OF PINTO LODGE	G03	7469.60	703.16	1854-1900	Sir Allwyn Ishra, D.D. Shroff, P. D. Shroff, R. D. Shroff, A. D. Shroff	Natwarlal Ramdas	Natwarlal Ramdas	20-May-1914	19-May-2013
64	220	66	RUGBY HOTEL (ANNEXE)	RUGBY HOTEL (ANNEXE)	K07	4394.60	809.34 + 60.91	1881	Nadir Bejanji Chinoy, Jehangir Chinoy, etc.	Thakkar Holdings pvt. Ltd	Thakkar Holdings pvt. Ltd	1-Apr-1922	30-Apr-2021
65	223	67	PAYMASTER PARK	PAYMASTER PARK		14894.80		1927	Govt.	Govt.	Govt.		
66	37	68	CAMBRIDGE LODGE	LYNCH'S BUNGALOW	G02	20664.30	965.32	1854-1900	Noormohamed Begmohamed - Central Bank executor & trustees	Razia Noormohamed Begmohamed, etc.	Razia Noormohamed Begmohamed, etc.	1-May-1967	30-Apr-1997
67	28	69	ASHOK HOTEL	BEEHIVE	G09	17983.30	965.73 + 653.87	1854-1900	Sitadevi Maganlal Purohit	Sitadevi Maganlal Purohit	Ajitbhai Purohit	1-May-1954	30-Apr-1984
68	106	70	SETH MANSUKHLAL AROGYA BHAVAN	ROSE HILL	G01	24078.80	484.11	1854-1900	Kanhaiyalal Maneklal Munshi	Sushilabai Bapman, etc.	Sushilabai Bapman, etc.	1-May-1955	30-Apr-1985
69	113	71	KHOJA SANATORIUM	METROPOLE HOTEL / GYMKHANA HOTEL	D12	32071.70	2468.00	1898	E. Ibrahim Khan	E. M. Rowji	Trustee M. Mohamedbhai M. Ravji, etc.	1-May-1954	30-Apr-1984
70	209	72	BACCHU VILLA	BACCHU VILLA		2328.20	670.00	1901-1945	Gulbai D. Jejabhoy Vakil, Mehrabai Dinshaw Mulla	Ajay Chawla	Ajay Chawla	9-Jul-1912	8-Jul-2011
71	196	73	VACANT	BACCHU VILLA		1173.60		1901-1945	Gulbai D. Jejabhoy Vakil, Mehrabai Dinsha Mulla	Ajay Chawla	Ajay Chawla	9-Jul-1912	8-Jul-2011
72	200	74	COLLAPSED	DHUN VILLA		1840.00	601.92	1901-1945	Chandramukhi Jwala	Manging Trustees of Sarvoday Hospital Gatkopar, Mumbai	Manging Trustees of Sarvoday Hospital Gatkopar, Mumbai	16-Dec-1913	15-Dec-2012
73	210	75	JAIN MANDIR	DIL KHUSH	F08	2276.40	398.75	1901-1945	Hormusjee Framji Taraporewala / Bai Dhunbai Homi Taraporewala	Kantilal Maganlal	Kantilal Maganlal	17-May-1912	16-May-2011
74	216	76	DULCI DOMUM	DULCI DOMUM	F07	4122.70	539.00	1914	Amta H. Basrai / Tara H. Karachiwala	Farohar Investment and Trading Co., Mumbai	Farohar Investment and Trading co. Mumbai	17-May-1912	16-May-2011
75	53	77	MOUNT ERIC	MOUNT ERIC (OLIVER'S)	F06	32982.00	465.85	1854-1900	Serenabai G. Dadi, etc.	Homi N. J. Dadi	Homi N. J. Dadi	1-May-1922	30-Apr-2011
76	208	78	BATLIBOI HOUSE	SHAIMUKH	F05	2681.00	266.75	1901-1945	Bachubai Jamshedji R. Batliboy, / Shiamak J. Batliboy / Bejan Dinshaw Bardi	Sila B. Bardi	Sila B. Bardi	11-Nov-1914	10-Dec-2013
77	34	79	WOODLANDS	WOODLANDS	F01	11427.70	817.70	1854-1867	Minocher Maneksha Gandhi, etc.	Rustom Minocher Gandhi, etc.	Rustom Minocher Gandhi, etc.	8-Feb-1915	7-Feb-2014
78	33	80	MOUNT PLEASANT	MOUNT PLEASANT	F02	20124.90	591.96 + 71.75	1854-1900	Nandalal Madhavdas	Manoranjan Nandalal Amarsey, P. N. Amarsey	Manoranjan Nandalal Amarsey, P. N. Amarsey	1-May-1958	31-Aug-1988
79	44	81	MALDUNGA HOUSE	DR. IMPEY'S BUNGALOW	F03	17199.20	696.49	1854-1900	Dr. M. Shagir	B. D. Avatramani (Bharat Petroleum)	B. D. Avatramani (Bharat Petroleum)	4-Feb-1915	3-Feb-2014

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												FROM	TO
80	48	82	CAIRNMORE	CHAPLIN'S BUNGALOW OR GREEN'S BUNGALOW		27619.90	673.00	1997	Jehangir, Petit, Manekbhai P. Jeejibhoy, etc. / Shirin Pherozshah Jeejibhoy	Shapoorji Pallonji Mistry	Shapoorji Pallonji Mistry	1-May-1953	30-Apr-1983
81	50	83	WEST VIEW	WEST VIEW	F04	17505.00	429.19	1854-1900	Merwanji Cawasji Seth	Time and Talents Club	Time and Talents Club	1-May-2023	30-Apr-2022
82	29	84	EWART LODGE	EWART LODGE	J01	9535.40	616.22	1854-1867	Cawasji Jalbhai Seth	Rustom Merwanji Seth	Alukbhai Keki Dadiseth	1-May-1920	30-Apr-2019
83	30	85	MON REPOS (COLLAPSED)	ST. MARY'S COTTAGE / COL. DICKINSON'S STONE HOUSE		10926.50	959.04	1854-1900	J. B. Wadia	J. B. Wadia	J. B. Wadia	1-May-1953	30-Apr-1983
84	66A	86	SUNDER VILLA - DENA BANK HOLIDAY HOME	SUNDER VILLA	J02	5776.80	775.25	1854-1900	Mrs. Sharda R. Pandit	Dr. Vasantkumar R. Pandit	Dr. Vasantkumar R. Pandit	1-May-1928	30-Apr-1958
85	66B	87	SUNDER VILLA (PART)			5215.00	778.16		Mrs. Sharda R. Pandit	Dr. Vasantkumar R. Pandit	Dr. Vasantkumar R. Pandit	1-May-1958	31-Jul-1988
86	151	88	GREENWOOD	GREENWOOD	J03	13220.20	512.87 + 93.50	1854-1900	Dadi Ardeshir Gandhi	Dadi Ardeshir Gandhi	Dadi Ardeshir Gandhi	1-May-1956	30-Apr-1986
87	152	89	KHUSHROO LODGE	NEW KRISHNA LODGE	J04	7238.50	496.66	1854-1900	Narotam Vithal, Krishnaji Narotam, Bhagwandas Narotam	Anant Sheshgiri Sthalekar, Vithaldas Jamnadas Divecha, etc.	Vijay Kanodia	1-May-1956	30-Apr-1986
88	197	90	GOVT (KHALSA )			1264.70			Govt.	Govt.	Govt.		
89	286	91	VACANT			690.70			Govt.	Govt.	Govt.		
90	207	92	SOMERSET	SUMMERSEAT	K04	1188.80	311.87	1901-1945	Peshotan Framji Cooper	Peshotan Framji Cooper	Dinaz Cooper	26-Apr-1912	15-Apr-2011
91	164	93	VILLA PORT	VILLA PORT	K03	2934.00	456.52	1901-1945	Trustee Hon. Justice Keshavrao Balkrishna	Trustee Hon. Justice K. B. Vasudev, Sumant K.	Sumant K. Vasudev	16-Apr-1912	15-Apr-2011
92	52	94	BOMBAY VIEW	THE FOLLY	F12	18919.10	864.25	1854-1900	Khodaram Sohrab Irani	Khodaram Sohrab Irani	Sarlaben Kanhaiyalal Pandya, Kalubai Pandya	1-Aug-1975	31-Jul-1980
93	23A	95	KRISHNA BHAVAN	PART OF JIVAJI HALL PLOT	F11	6702.60	393.75	1854-1900	Trustees Desai, Thanewala, Seth, etc.	Trustees Paranjpe, Apte, Chikeru	Shrikant Paranjpe	1-Aug-1951	31-Jul-1981
94	23B	96	MADHUR COTTAGE	JIVAJI HALL		8346.70	429.77	1854-1900	Tarabai Laldas, Rajnikant Laldas	Indrasen Yashwant Navalkar, M. I. Navalkar	Indrasen Yashwant Navalkar, M. I. Navalkar	1-May-1952	30-Apr-2020
95	27	97	THE LILY	THE LILY	F09	16705.80	550.25	1854-1900	Kekabhai Premchand	Lalita L. Gulbachand, Vimla M. Gulbachand	Kaushik Damania	1-May-1954	30-Apr-1984
96	17	98	NAIMISHARANYA	ST. ELMO 1 & 2	F10	17022.10	806.11	1854-1900	Mr. & Mrs. K. M. Munshi	Bharatiya Vidya Bhavan, Mumbai.	Bharatiya Vidya Bhavan, Mumbai.	1-May-1921	30-Apr-2020
97	15B	99	READYMONEY LODGE	HON. A. MALET'S STONEHENGE	K01	8294.10	146.00	1853	Sir Cawasji Jehangir Co. Ltd.	Lady Jinohirji Jehangir	Kavji Agre	1-May-1919	30-Apr-2018
98	15A	100				14857.50	695.00		Sir Cawasji Jehangir Co. Ltd.	Lady Jinohirji Jehangir	Lady Jinohirji Jehangir		
99	14	101	HOTEL RUGBY (NEW)	SCOTT'S BUNGALOW (DEMOLISHED)		19526.10	804.50	1999	Burjor Behramji Paymaster	MTDC	Thakkar Holdings pvt. Ltd	1-May-1919	30-Apr-2018
100	13A	102	SEA VIEW ( POLICE WIRELESS OFFICE)	SEA VIEW	K02	10055.80	670.54 + 168.82	1854-1900	P. V. David	Govt.	Govt. Police Wireless Centre		
101	13	103	TOUR PETIT	WALKER'S COTTAGE	K05	14492.80	1436.47	1858-1900	Sir Dinshaw Petit / Trustee Hamabai J. K. Mehta	Manekji Dhanjibhai Petit	Manekji Dhanjibhai Petit	1-May-1914	30-Apr-2013

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												FROM	TO
102	166	104	GIRIKUNJ	NASHIMAN - E - ZUBEDAH	L12	1719.90	287.62+10 5.00	1901-1945	Durgabai Balwant Mandgaokar, Madhukar Balwant Mandgaokar, Gautam R. Diwan	Shaheda Yahya Kachwala, Nilofer Yahya Kachwala	Shaheda Yahya Kachwala, Nilofer Yahya Kachwala	4-May-1911	3-May-2010
103	167	105	SAIFEE LODGE	SAIFEE LODGE	L10	2402.80	330.70 + 10.50	1901-1945	Motiba Salebhoy Tayebali Varma, Amta Mohamedalibhoy Abdul	Zubeda S. R. Das, Shamim T. Tayyabi	Zubeda S. R. Das, Shamim T. Tayyabi	14-May-1911	3-May-2010
104	20	106	CHURCH OF ENGLAND (COLLAPSED)	ST. PAUL'S CHURCH	K06	24176.70	275.00	1858-1865	The Bombay Diocesan Trust	The Bombay Diocesan Trust	The Bombay Diocesan Trust		
105	234	107	FILTER HOUSE			5476.60	550.00		P. M. M.	P. M. M.	P. M. M.	1-May-1925	30-Apr-2024
106	12	108	HOTEL RUGBY	HOTEL RUGBY	K07	35776.90	331.00	1881	N. B. Chinoy, J. B. Chinoy, S. N. Chinoy, D. N. Chinoy	N. B. Chinoy, J. B. Chinoy, S. N. Chinoy, D. N. Chinoy	Thakkar Holdings Pvt. Ltd.	1-May-1966	30-Apr-1996
107	16	109				15618.30	2899.59						
108	180	110	LAXMI VILLA	LAXMI VILLA	K11	1236.60	163.40	1901-1945	Laxmibai Jaykar	Lila Waman Wagh	Shekhar Waman Wagh	30-Dec-1910	29-Dec-2009
109	179	111	KRISHNA VILA - PART OF DIWADKAR LODGING AND BOARDING	MOTI VILLA	K12	1781.00	310.00 + 30.00	1901-1945	Bassanji Purushottam	Narandas Bassanji Purushottam	Bassanji Purushottam	30-Dec-1910	29-Dec-2009
110	244	112	STATE BANK OF INDIA (HOLIDAY HOME )		H02	4046.90	224.08	1901-1945	Prabhavtibai Haridas Parikh, Indravati Aurora, etc.	State Bank Of India	State Bank Of India	1-Aug-1945	31-Jul-1975
111	178	119	PANORAMA HOTEL	MEHER VILLA	K13	2634.10	439.79 + 628.01	1901-1945	Vrajlal Lalji / Elizabeth Langer / S. Aurora / Gyan Kaur, Kuldeep Kaur / Santosh Singh	Bipin Madhusudan Morjaria	Bipin Madhusudan Morjaria	30-Dec-1910	29-Dec-2009
112	177	120	GULSHAN HOTEL	GULSHAN	K14	2431.50	359.52	1901-1945	Homai Hathikhanawala	Manek Rustom Cooper, etc.	Manek Rustom Cooper, etc.	30-Dec-1910	29-Dec-2009
113	175	122	MEGHDOOT HOTEL	ADAM VILLA	K15	2352.20	510.75 + 90.45	1901-1945	Yusuf Kasam	Ajit Dave, Mukesh Dave	Ajit Dave, Mukesh Dave	30-Dec-1910	29-Dec-2009
114	239	123	CATHOLIC CEMETERY	CATHOLIC CEMETERY		1184.00		1861-1900	Arch Bishop of Mumbai	Arch Bishop of Mumbai	Arch Bishop of Mumbai		
115	238	124	EUROPEAN CEMETERY	EUROPEAN CEMETERY		1770.50		1861	The Bombay Diocesan Trust	The Bombay Diocesan Trust	The Bombay Diocesan Trust		
116	19	125	MOUNT BUNGALOW - GOVT. REST HOUSE	THE MOUNT - SUPERINTENDENT'S HOUSE	K08	19121.40	697.50	1854-1867	Govt.	Govt.	P. W. D.		
117	62	126	GULNAR COTTAGE	ROZARIA COTTAGE	K09	14168.10	368.75 + 142.75	1854-1900	Aga Ali Suleman Khan	H. Bharucha Trust	H. Bharucha Trust	1-Apr-1916	31-Mar-2015
118	135	127	MATRU SMRITI		K10	5651.20	182.75	1854-1900	Aga Ali Suleman Khan / Pratapsingh Bhimji, Vinayak Vasudev Jhavba, etc.	M/s. Garden Resorts Pvt. Ltd. (1993)	M/s. Garden Resorts Pvt. Ltd. (1993)	1-Apr-1916	31-Mar-2015
119	165	128	YAHYA VILLA	ASHOK VILLA	L11	1661.40	360.37 + 134.38	1901-1945	Venkatrao Chimanlal Setalvad, Nasumatibai V. Setalvad, Anant V. Setalvad	Shabbir Yahyabhai Kachwala	Shabbir Yahyabhai Kachwala	4-May-1911	3-May-2010
120	38	129	MARIA COTTAGE	NAIRNE'S BUNGALOW	L07	21751.90	898.73	1854-1900	Hirabhai J. K. J. Modi	J. K. J. Modi	Bachubhai Brahmabhatt	1-Aug-1945	31-Jul-1975

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												FROM	TO
121	18	130	ROBERTSON'S BUNGALOW	THE GRANGE	J05	28935.10	596.14	1854-1867	Ambabai Bhaleram of Hyderabad	Shrikant / Ashok / Suresh S. Bhaleram	Jayantilal Vikram Singh	1-May-1953	30-Apr-1983
122	61	131	BELLA VISTA	BELLA VISTA	J09	12241.70	612.25	1854-1900	Sohrab D. Bastawala / Eruch Jehangir Nariman	Hosi Jehangir D. Nariman	Hosi Jehangir D. Nariman	1-May-1919	30-Apr-2018
123	45	132	RUBY HALL	RUBY HALL	J07	6070.30	628.00	1854-1900	Babubhai Sabalchand	Babubhai Sabalchand	Jitendra Babubhai Sabalchand	1-May-1921	30-Apr-2020
124	205	133	EVERGREEN	EVERGREEN	L04	1711.50	277.77	1901-1945	Meherbai N. Bharucha	Khurshed Pherozesha Bhivandiwala, etc.	Khurshed Pherozesha Bhivandiwala, etc.	27-Dec-1911	26-Dec-2010
125	284	134	SUMATI VILAS	SUMATI VILAS	L05	2073.60	442.21 + 64.54	1901-1945	Shardabai R. Pandit	Ramkrishna H. Pandit, etc.	Tara Harischandra Edwankar	1-Aug-1948	31-Jul-1978
126	10	135	THE HERMITAGE	THE HERMITAGE AND ST. JOHN'S COTTAGE	L06	2762.50	885.95	1853	Official Trust of Bombay	Official Trust of Bombay	Official Trust of Bombay	1-May-1949	30-Apr-1979
127	54A/3	136	BRIGHTLANDS HOTEL	THE WILDERNESS / ALBERT VICTOR HOTEL	L08	19851.20	993.00 + 112.5	1854-1867 after 1981	Freni Colabawala, Meherbai Colabawala	Bahadur Ratansha Dastur	Bahadur Ratansha Dastur	1-May-1953	30-Apr-1983
128	54A/1	137				4140.30	647.82						
129	54A/2	138				2185.10	510.75 + 35.00						
130	36	139	GULMOHAR HOTEL	COXON'S LODGE / KALLIANDAS LODGE	L16	25697.60	581.94 + 164.71	1854-1900	Saraswatibai Rashunath Kelkar	Saraswatibai Rashunath Kelkar	Madhukar Atmaram Patil	1-Aug-1938	31-Jul-1968
131	75	140	GUJRAT BHAVAN HOTEL	ARNOLD LODGE	L14	7284.30	714.86 + 200.09	1854-1900	Jeevanlal Motilal Ranjilal Bhaidas	Umesh / Pankaj Jethalal Dubal	Umesh / Pankaj Jethalal Dubal	1-May-1919	30-Apr-2018
132	9	141	REGAL HOTEL	PINTO 'S INTERNATIONAL HOTEL	L17	13658.20	2691.26	1875	Mohanlal Sharma, Chanchalabhai Mohanlal Sharma	Dayaben Eshwarlal Sharma	Dayaben Eshwarlal Sharma	21-May-1966	20-May-1996
133	39	142	PRABAL HOUSE	PRABUL HOUSE	L13	15985.10	690.00	1854-1867	Kaikhushroo Albless, Sohrab Albless, etc.	Kaikhushroo Albless, Sohrab Albless, etc.	Piloo Richardson	1-May-1954	30-Apr-1984
134	63A	143	RIVIERA HOTEL	ALEXANDRA HOTEL / SAVOY HOTEL / PART OF REGAL HOTEL	K23	8397.20	1619.58 + 401.92	1875	Dr. H. Koyaji, Jagdish Mohanlal Sharma	Dayaben Eshwarlal Sharma	Dayaben Eshwarlal Sharma	1-May-1953	30-Apr-1983
135	63B	144	PREMDEEP RESORTS	THE PALMS	K22	1805.20	510.00 + 268.75	1875	Pheroza V. Bhiladwala	Pramila Pradeep Raut, etc.	Pramila Pradeep Raut, etc.	1-May-1953	30-Apr-1983
136	168	145	HOTEL KARACHI	ADAM LODGE	K21	2158.00	233.25 + 516.00	1901-1945	Dr. Sakharam Hari Kamat	Kishori Gopalkrishnan	Kantadeva Balchandani	30-Dec-1910	29-Dec-2009
137	176	121	ROYAL HOTEL	THE RETREAT		2503.20	803.26 + 446.74	after 1981	Nanabhai / Laxmibhai Agaskar	Hasmukhan Jyotishchandra Trivedi	Hasmukhan Jyotishchandra Trivedi	30-Dec-1910	29-Dec-2009
138	169	146	HYDRI COTTAGE	HYDRI COTTAGE	K20	1972.00	228.68 + 20.00	1901-1945	Abdulbhai Fida Ali	Fida Hussain Abdulbhai	Fida Hussain Abdulbhai	30-Dec-1910	29-Dec-2009
139	170	147	LUCKY LODGE	LUCKY LODGE	K19	1454.30	229.45	1901-1945	Tarachand Laxmichand Kothari	Tarachand Laxmichand Kothari	Tarachand Laxmichand Kothari	30-Dec-1910	29-Dec-2009
140	171	148	SAHEBAN HOTEL	AAGBOTWALA'S / SAILOR'S LODGE	K18	1492.00	237.62 + 135.62	1901-1945	Mohd. Haji Ahmed, Hanifabai / Noorbai Haji Ahmed	Abdul Hamid Taher Mohd., Shahnaz Jagdish Varma	Jamir Said Kazi, etc.	30-Dec-1910	29-Dec-2009
141	237	149	VACANT			857.00			P. M. M.	P. M. M.	P. M. M.		
142	174	150	SONAM HOTEL	NANDANVAN	K16	1264.70	168.75 + 123.50	1901-1945	Shanker and Laxmikant Urankar / Abdul Khan	Girish Sethia / Mohd. Isaq Abdul	Mohd. Isaq Abdul	13-Dec-1910	12-Dec-2009

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												FROM	TO
143	173	151	MACKY LODGE	MACKY LODGE	K17	1608.20	202.34	1901-1945	Ibrahim Gul Mohd. Noorani	Gangadhar Murjilal Tolani	Chander V. Godhani	30-Dec-1910	29-Dec-2009
144	172	152	CO-OP. BANK			1264.70	300.35	after 1981	Rajaram Balkrishna Raut	Rajaram Balkrishna Raut	Sumant Raut	13-Dec-1910	12-Dec-2009
145	143	165	PHILLIPS CLUB HOLIDAY HOME	BAKE VILLA	H13	1011.70	258.00	1854-1900	J. R. D'souza, Anthony Theodore D'souza, Percy Joseph D'souza	J. R. D'souza, Anthony Theodore D'souza, Percy Joseph D'souza	J. R. D'souza, Anthony Theodore D'souza, Percy Joseph D'souza	1-Aug-1940	31-Jul-1970
146	143A	166	HOTEL ALANKAR	ROSE VILLA / D'SOUZA'S HOTEL AND BAKERY	H12	1038.50	679.92	1854-1900	J. R. D'souza, Anthony Theodore D'souza, Percy Joseph D'souza	J. R. D'souza, Anthony Theodore D'souza, Percy Joseph D'souza	J. R. D'souza, Anthony Theodore D'souza, Percy Joseph D'souza	1-Aug-1942	31-Jul-1970
147	146	167	CALLINAN COTTAGE	KALIAN COTTAGE		700.00	176.74	1854-1900	Motilal Kalyanji	Motilal Kalyanji	Motilal Kalyanji	30-Apr-1943	29-Apr-1973
148	150	175	PUSHPA KUNJ	VICTORIA LODGE	H22	2478.80	413.05	1854-1900	Harkisandas Laxmidas. Mukul Harkisandas	Mahindra Engine and Steel company	Mahindra Engine and Steel company	1-May-1955	30-Apr-1985
149	149	176	HOTEL KUMAR PLAZA	CHINOY VILLA / MALCOLM HOUSE		1719.90	510.25 + 98.00	after 1981	Rachlal Govindji / Purushottam Rachlal, Jadaoben Rachlal Mithaiwala, Manoharlal Amrutlal	Maganlal J. Ganatra, Vanita M. Ganatra	Kumar Alani	1-May-1955	30-Apr-1985
150	77	179	HOPE HALL HOTEL	HOPE HALL	L18	8599.60	1026.73	1875	Lucky Mary Vaz, Annie Theresa Vaz	Nancy Vaz, Maria Vaz, Henry Vaz, William Vaz	Nancy Vaz, Maria Vaz, Henry Vaz, William Vaz	1-May-1919	30-Apr-2018
151	224	180	POLICE STATION		L19	8751.40	836.02 + 135.98	1901-1945	Govt.	Govt.	Govt.		
152	78	181	ANANDRITZ HOTEL	SUNNY SIDE	L16	8903.10	834.00 + 683.84	1854-1900 ext. - 1997	Fazalbai Ibrahim & Co. Ltd.	Ravindra Gajanan Palekar	Ravindra Gajanan Palekar	1-May-1917	30-Apr-2016
153	54B	182	ROSAHN VILLA AND HOTEL PRASHANT	ROSHAN VILLA - BURNSIDE	L09	3439.80	967.40 + 64.00	1854-1900	Shavak Siddique Suleman	Shavak Siddique Suleman	Shavak Siddique Suleman	1-May-1953	30-Apr-1983
154	26	183	MADHU'S FOREST LODGE	FOREST LODGE	L03	21768.40	814.25	1854-1867	Shantidas Karan, Ravilal Shantidas & sons.	Madhu Niranjan Vibhadra Singh	Madhu Niranjan Vibhadra Singh	1-Aug-1967	30-Jul-1997
155	217	184	SETHNA COTTAGE	SETHNA COTTAGE	L02	3163.30	419.75	1901-1945	Hamabai Sethna	Zaveri Bros. & Co. Pvt. Ltd., Mumbai	Kishore Zaveri	19-Jan-1912	18-Jan-2011
156	32B	185	KEEPSAKE	THE KEEPSAKE	L01	7486.70	348.37	1854-1900	R. H. Pandit	K. R. Pandit	K. R. Pandit	1-May-1953	30-Apr-1983
157	32A	186				7472.00	726.19						
158	BAGA.2	187	BAGAYAT (GOVT.)			860.00			Govt.	Govt.	Govt.		
159	240	188	PUMP HOUSE			1773.40			Govt.	Govt.	Govt.	1-May-1925	30-Apr-2024
160	BAGA.4	189	BAGAYAT (GOVT.)			1214.10			Govt.	Govt.	Govt.		
161	BAGA.?	190	BAGAYAT (GOVT.)			1214.10			Govt.	Govt.	Govt.		
162	236	191	PISARNATH MANDIR	PISARNATH MANDIR	P01	1011.70	225.75	1854-1900	Gopal Malhari Shinde, Trustees - Chauhan, Parab, Birmane, Thakkar	Gopal Malhari Shinde, Trustees - Chauhan, Parab, Birmane, Thakkar	Gopal Malhari Shinde, Trustees - Chauhan, Parab, Birmane, Thakkar		
163	82	192	WEST GRANGE	WEST GRANGE	P02	16550.00	492.56	1854-1867	Cawasji Umrigar & Bros.	Dinshaw Cawasji Umrigar	Dinshaw Cawasji Umrigar	20-Jan-1915	20-Jan-2014
164	6	193	FOUNTAIN LODGE	MANGALDAS LODGE	P03	40569.80	1181.25	1854-1900	Kikabhai Premchand and Maniklal Premchand	Fountain Investments Pvt. Ltd.	Sushilkumar Premchand	1-May-1919	30-Apr-2018

SR. NO.	PLOT NO.	C. S. NO.	NAME OF STRUCTURE (PRESENT)	NAME OF STRUCTURE (PAST)	ZONE REF.	PLOT AREA (SQ. M.)	B. U. AREA (SQ. M.)	BUILT IN	ORIGINAL OWNER	LEASE HOLDER	PRESENT USER	LEASE STATUS	
												FROM	TO
165	5	194	CUTCH CASTLE	KOLLAH HOUSE	P04	16389.80	806.02 + 126.10	1854-1900	Framroze Pestonji Irani	Nashikhan P. Irani, Sohrabji P. Irani, Kaikhushroo P. Irani	Nashikhan P. Irani, Sohrabji P. Irani, Kaikhushroo P. Irani	1-May-1953	30-Apr-1983
166	7	195	BYRAMJEE HOUSE	BYRAMJEE HOUSE	P05	23800.60	1352.05 + 12.70	1854-1900	Jamshedji Jeejibhoy, Rustom J. R. B. Jeejibhoy	Jamshedji Jeejibhoy, Rustom J. R. B. Jeejibhoy	Jamshedji Jeejibhoy, Rustom J. R. B. Jeejibhoy	1-May-1960	20-Apr-1990
167	8	196	GULESTAN	GULESTAN	P06	18210.90	1622.00 + 152.00	1899	Rustomji Darabshaw Dubash, Karsetji Darabshaw Dubash, Pirojsha Darabshaw Dubash	Jehangir Dubash	Jehangir Dubash	1-May-1955	30-Apr-1985
168	136A	197	SHARDA VILLA	SCOTTISH ORPHANAGE	P07	17902.00	872.91 + 287.84	1854-1867	Mr. V. R. Pandit, etc.	Mr. V. R. Pandit, etc.	Krishna Kumar Pandit		
169	135B	198	INDU KUTIR	PART OF SCOTTISH ORPHANAGE PROPERTY	P08	16817.80	203.17 + 20.33	1854-1900	B. N. Purandare	B. N. Purandare	B. N. Purandare	1-Aug-1951	30-Jul-1986
170	57	199	HOMESTEAD	THE HOMESTEAD	P09	21833.80	785.09	1854-1900	Lady Navajbai Ratan Tata	Lady Navajbai Ratan Tata	Tata Co.		
171	59	200	BELVEDERE LODGE	KOTHAWALA BUILDING	P11	10831.40	350.32 + 415.68	1854-1900	Sehra Kothawala	Dr. Nariman M. Doctor	Dr. Nariman M. Doctor	1-May-1958	30-Apr-1988
172	58	201	SHERA COTTAGE	SHERA COTTAGE	P10	7060.70	385.49 + 25.76	1854-1900	Haji Mohamed Rashid Jitekar	Haji Mohamed Rashid Jitekar	Haji Mohamed Rashid Jitekar	1-May-1958	30-Apr-1988
173	273	202	VACANT			13801.10			Govt.	Govt.	Govt.		
174	101	203	SALMONA BUNGALOW	FLEETWOOD	R01	19323.80	392.75	1854-1900	Sarahan C. Latif (Pakistan)	Revachand Chotalal Sadarangani, Gangabai Revachand Sadarangani	Revachand Chotalal Sadarangani, Gangabai Revachand Sadarangani	1-May-1955	30-Apr-1985
175	246	204	ZARSI	FAR COTTAGE	R02	12140.00	298.64	1945-1980	T. T. Kothawala, S. T. Kothawala, etc.	Farhad Gimi	Farhad Gimi	1-Aug-1946	31-Jul-1976
176	76	205	VACANT			6153.90			P. M. M.	P. M. M.	P. M. M.		
177	232	206	MARATHA CREMATORIUM			3397.90		1901-1945	P. M. M.	P. M. M.	P. M. M.		
178	230	207	BHANGI CREMATORIUM			323.80		1901-1945	P. M. M.	P. M. M.	P. M. M.		
179	229	208	MAHAR CREMATORIUM			310.40		1901-1945	P. M. M.	P. M. M.	P. M. M.		
180	281	209	MOCHI CREMATORIUM			312.30		1901-1945	P. M. M.	P. M. M.	P. M. M.		
181	126	210	RAMAN VILLA	RAMAN VILLA	R03	8940.00	386.00	1901-1945	Motilal Kanji / Harjeevan Purushottam	Premkunwar Motilal Kanji, Dr. Ms. Harshida Motilal Kanji	Premkunwar Motilal Kanji, Dr. Ms. Harshida Motilal Kanji	1-May-1928	30-Apr-1958
182	127	211	VALLABH VILLA	MOUNT MURAJ	Q14	5633.20	394.60	1854-1900	Karsandas Mulji Kapadia	Nayandas Karsandas, Narendas Karsandas	Nayandas Karsandas, Narendas Karsandas	1-May-1958	30-Apr-1988
183	154	212	BHEDWAR BUNGALOW	BHEDWAR'S BUNGALOW	Q15	10117.10	2763.37	1854-1900	Sohrab Kaikhushroo Bhedwar	Khurshed F. Mehta, Piroze P. Nargolwala	Khurshed F. Mehta, Piroze P. Nargolwala	2-Oct-1955	1-Oct-1985
184	102	213	GOVT (KHALSA )	MOUNT ISMAIL		14062.80			The Air Services of India Pvt. Ltd.	Govt.	Govt.		
185	119	214	OLYMPIA HOUSE (COLLAPSED)	OLYMPIA HOUSE		20443.10	524.74	1854-1900	Bai Jenny Hormuzshah Peston	Bai Jenny Hormuzshah Peston	Bai Jenny Hormuzshah Peston	1-May-1958	30-Apr-1988
186	133	215	GOLDCROFT	ROCKSIDE	Q13	15965.20	564.87 + 67.13	1854-1900	Banu Jehangir Manekji, J. B. Manekji	Reku Jehangir Manekji	Reku Jehangir Manekji	1-May-1958	30-Apr-1988



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												FROM	TO
187	65	216	BHAVNAGAR LODGE	WOOD STOCK		22966.00	494.96	1854-1900	Rusi Jehangir Irani	Bejonji Adarji Dalal, Bomi Bejonji Dalal, etc.	Bejonji Adarji Dalal, Bomi Bejonji Dalal, etc.	1-May-1958	30-Apr-1988
188	60	217	RUSTOM VILLA	BHIVANDI LODGE	Q12	18615.60	665.55 + 267.70	1854-1900	Kaikhushroo Hormusji Bhivandiwala	Ardeshir Hormusji Bhivandiwala	Rustom Bhivandiwala	1-May-1927	30-Apr-1957
189	89A	218	DASWOOD	MINOCHER VILLA	Q11	10992.60	639.25 + 90.00	1854-1900	Jamnadas Vallabhdas & Sons.	Jamnadas Vallabhdas & Sons.	Pranlal Bhogilal Patel	1-May-1956	30-Apr-1986
190	89B	219				8485.00							
191	223	220	OLYMPIA GROUND	OLYMPIA GROUND		41986.20			Govt.	Govt.	Govt.		
192	71	221	ST. XAVIER'S HIGH SCHOOL	CHOWK HALL / CHOWK HALL HOTEL / ROYAL HINDU HOTEL / OLYMPIA HOTEL	Q10	24989.40	1167.30 + 119.25	1867	Salman Baddrudin Tayyabji, Humayun Abdulali	Society of Our Lady of Glory of Byculla	Society of Our Lady of Glory of Byculla	1-May-1953	30-Apr-1983
193	95	222	SHANTI KUNJ	IBRAHIM LODGE	Q08	8906.60	594.94	1854-1900	Surji Vallabhdas, Bai Jayalakshmi	Surji Vallabhdas, Bai Jayalakshmi	Surji Vallabhdas, Bai Jayalakshmi	1-May-1926	30-Apr-1956
194	88A	223	KASTUR KUNJ	ATKINSON VILLA	Q06	18615.60	837.80 + 83.95	1854-1900	Kasturbai Balchand, etc.	Motichand Shah / Gulabchand / Ravji / Lalchand Hirachand	Lalchand Hirachand	1-May-1954	30-Apr-1984
195	88	224	UNDERWOOD LODGE	HON. H. BIRDWOOD'S HOUSE	Q07	19474.20	968.88	1854-1900	Bundelibhoy Hajibhoy & Dinshaw Edenwala	Manek Shiavak Karanjia & Alloo Pesi Cama	Manek Shiavak Karanjia & Alloo Pesi Cama	1-May-1924	30-Apr-1954
196	107	225	PASTA HOUSE	PASTA HOUSE	Q09	13557.00	531.35	1854-1900	Purushottam Ranchhoddas	Jamnabai Purushottam Ranchhoddas	Jamnabai Purushottam Ranchhoddas	1-May-1959	30-Apr-1989
197	81	226	MOUNT PABNEY	MOUNT PABNEY	Q05	1592.80	650.50	1854-1900	Dhanjishaw Hormusji Sidhwa & Fly.	Banaji / Mistry / Pilloo Dhanjishaw Sidhwa	Banaji / Mistry / Pilloo Dhanjishaw Sidhwa	1-May-1956	30-Apr-1986
198	156	227	PARSEE CEMETERY	PARSEE CEMETERY		4049.80	142.61	1915	Trustees - Cawasjee Jehangir, Framroze Ardeshir Vakil	Trustees - Meherwanjee Sett, Dr. D. H. Koyaji, Cawas N. Lord	Trustees - Meherwanjee Sett, Dr. D. H. Koyaji, Cawas N. Lord		
199	222	228	DHARAMSHALA			334.40	46.50		P. M. M.	P. M. M.	P. M. M.		
200	228	229	HINDU CREMATORIUM	HINDU CREMATORIUM		860.00	22.50	1885	P. M. M.	P. M. M.	P. M. M.		
201	73	230	FLORENCE LODGE	FLORENCE LODGE	Q04	19323.80	715.72	1854-1900	Dhanjishaw Hormusji Sidhwa & Fly.	Banaji / Mistry / Pilloo D. Sidhwa	Banaji / Mistry / Pilloo D. Sidhwa	1-May-1953	30-Apr-1983
202	87	231	WADIA LODGE	WADIA LODGE	Q02	27804.30	777.25	1854-1900	Nusserwanji Jamshedji Dadi, Serenabai Nusserwanji Dadi	Nusserwanji Jamshedji Dadi, Serenabai Nusserwanji Dadi	Homi K. N. Dadi	1-May-1935	30-Apr-1965
203	91	232	ANNIE VILLA	ANNIE VILLA	Q01	5616.30	397.50 + 93.15	1854-1900	Pranlal Devkaran Nanji	Pranlal Devkaran Nanji	Nirmal Lalitchandra Nanji	1-May-1954	30-Apr-1984
204	80B	233	VACANT	CLARENDON VILLA (COLLAPSED)		6828.70		1875	W. D. D'mello	Julien D'souza, Brig. K. N. D'souza, Eileen K. D'souza	Julien D'souza, Brig. K. N. D'souza, Eileen K. D'souza	1-May-1955	30-Apr-1985
205	80A	234	HOTEL LAKE VIEW (PART OF CLARENDON VILLA)	CLARENDON VILLA (COLLAPSED)	M10	4401.40	460.50 + 127.50	1901-1945	W. D. D'mello	Malti Jagdale, Jaysingh Jagdale	Malti Jagdale, Jaysingh Jagdale	1-May-1955	30-Apr-1985
206	221	235	PANDEY PLAYGROUND	PANDEY PLAYGROUND		1517.60			Govt.	Govt.	Govt.		
207	67	236	HOTEL GIRIVIHAR	CLARENDON HOTEL / PART OF LORDS HOTEL	N10	9761.00	1351.00	1854-1895	W. D. D'mello	Eileen K. D'souza	Uday S. Acharya	1-May-1953	30-Apr-1983
208	69	237	HOTEL SHIRIN	BENEDICT LODGE	N13	2460.80	468.50 + 310.13	1854-1900	Hormusji Framji Commisariatewala	Sohrabji Hormusji Commisariatewala	Sohrabji Hormusji Commisariatewala	1-May-1953	30-Apr-1983

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												FROM	TO
209	2A	238	PARADISE LODGE	PART OF LORDS HOTEL	N11	4148.00	109.13 + 63.67	1854-1895	Mohamed Ali Kasam	Ali Mohamed Kasam, Kasam Mohamed Kasam	Ali Mohamed Kasam, Kasam Mohamed Kasam	12-Apr-1966	11-Apr-1996
210	25A	239	ROSE COTTAGE	ROSE COTTAGE	N14	2630.50	522.25	1854-1900	Sorabji Limji Pandya / M. H. Modi	Haji Sakur Jinbhai, etc.	Haji Sakur Jinbhai, etc.	1-Apr-1943	31-Jul-1976
211	25	240	MANEKLAL TERRACE	TERRACE COTTAGE	N15	14265.20	117.90 + 44.60	1854-1900	Bai Ajambai Maneklal	Bai Ajambai Maneklal, etc.	Bai Ajambai Maneklal, etc.	1-Apr-1973	1-Mar-2003
212	1	241	SARASWATI MANDIR SCHOOL	CASTLE HILL AND BASCOBEL	Q03	14898.10	1393.90	1854-1900	Jamshedji N. Tata / S. Muncherji / M/s. Ahmed Abdul Karim	Managing Trustee Gavankar Educational Trust, Mumbai	Managing Trustee Gavankar Educational Trust, Mumbai	1-Jan-1936	31-Dec-1965
213	226	242	VACANT	SMALL POX HOSPITAL (BUILDING COLLAPSED)		203.50	93.25	1901-1945	P. M. M.	P. M. M.	P. M. M.		
214	227	243	KHOJA BURIAL GROUND			924.20		1901-1945	Govt.	Trustees of Khoja Burial Ground	Trustees of Khoja Burial Ground		
215	2B	244	PARADISE LODGE	PART OF LORDS HOTEL	N11	4653.90	538.46 + 79.04	1854-1895	Mohamed Ali Kasam	Ali Mohamed Kasam, Kasam Mohamed Kasam	Ali Mohamed Kasam, Kasam Mohamed Kasam	12-Apr-1966	11-Apr-1996
216	2C	245	BOMBAY DYEING HOLIDAY HOME	PART OF LORDS HOTEL	N12	9611.30		1854-1895	Banu Framroze Lords / Roshan Framroze Jimmy Lords / M/s. Bombay Dyeing	Scholl Investments	M/s. Bombay Dyeing	12-Apr-1966	11-Apr-1996
217	99	246	HOTEL ALEXANDER	JUBILEE LODGE	N16	14012.30	697.30 + 428.10	1854-1900	Bomanji manchershaw Chandabhoy / Chandabhoy, Irani, Sethna / Ramesh Nandlal Kothari	Ramesh Nandlal Kothari	Shrenikbhai J. Shah	5-Feb-1945	4-Feb-1975
218	4	247	WALLACE BUNGALOW	WALLACE BUNGALOW	N06	21246.00	315.50	1854-1900	M/s. Wallace & Co.	M/s. Wallace & Co.	M/s. Wallace & Co.	1-May-1966	30-Apr-1981
219	219	248	NERAL VILLA	NERAL VILLA	N09	3844.50	629.88 + 17.87	1901-1945	Dharamdas Hargovinddas, Govardhandas Hargovinddas	M/s. Thakkar Ranchhoddas Kanji	M/s. Thakkar Ranchhoddas Kanji	6-Dec-1949	5-Dec-1979
220	3	249	THE BYKE HOTEL	THE BYKE - MALET'S BUNGALOW	N08	28024.50	2682.93	1851	Ardeshar Hormusji Wadia, Mary C. Pestonjee Wadia	Hotel Relax-Inn Managing Director - Vinay Kothari	Hotel Relax-Inn Managing Director - Vinay Kothari	20-Feb-1966	19-Feb-1996
221	147	250	KEKI LODGE	KITTY LODGE	N07	4932.10	454.85 + 588.16	1854-1900	Jehangir Kaikhushroo Marker, Bai Nargish Jehangir Marker	Shahrukh Farokh Marker	Shahrukh Farokh Marker	1-Aug-1971	31-Jul-1986
222	153B	251	SUPERINTENDENT'S OFFICE, STAFF QUARTERS, MUNICIPAL OFFICE, ETC.		N05	10267.70	1393.89	1854-1900	Govt.	Govt.	Govt.		
223	153A	252	B. J. HOSPITAL	B. J. HOSPITAL	N04	7336.20	948.17	1902	P. M. M.	P. M. M.	P. M. M.		
224	137A	253	ROMAN CATHOLIC CHURCH AND CEMETERY	BURIAL GROUND	M06	2163.20	10.12	1861 ext. 1872	Arch Bishop, Mumbai	Arch Bishop, Mumbai	Arch Bishop, Mumbai	1-May-1934	30-Apr-1964
225	85	254	USHA ASCOT	RED HOUSE (DEMOLISHED)		19155.20	1407.73+9 16.27	after 1990	J. B. Marzban	Majas Land Developers Pvt. Ltd.	Majas Land Developers Pvt. Ltd.	1-May-1923	30-Apr-2022
226	225	255	P. W. D. STORES	TENNIS COURT	M07	2428.10	307.62	1901-1945	Govt.	Govt.	P.W.D.		
227	157	256	MANIBHAI DHARAMALAYA (SHIV MANDIR)	SHIV MANDIR	M08	3844.50	514.02	1870	Trustees - Kalidas Jagmohandas, Dharamdas Jagmohandas, etc.	Trustees - Kalidas Jagmohandas, Dharamdas Jagmohandas, etc.	Trustees - Kalidas Jagmohandas, Dharamdas Jagmohandas, etc.		

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												FROM	TO
228	92	257	THE BANK OF INDIA HOLIDAY HOMES	THE DELL	M09	20234.30	534.37	1854-1900	Mohamedbhai Ibrahim Kurani, Alladin Mohamed, R. B. Jafarali	Salim Jafarali Rahim	Salim Jafarali Rahim	1-May-1954	30-Jul-1983
229	287	258	POWER HOUSE AND GUEST HOUSE (CHARLOTTE LAKE)	CHARLOTTE LAKE	M11	13049.10		1854-1900	Govt.	Govt.	Govt.		
230	BAGA 1	259	VACANT			860.00			Govt.	Govt.	Govt.		
231	84	260	BARR HOUSE	GENERAL H. BARR'S HOUSE	M01	22005.50	1360.31	1853	Kaikhushroo Dubash	Ardeshar Behram Dubash	Ardeshar Behram Dubash	1-May-1953	30-Apr-1983
232	86	261	P.W.D. REST HOUSE	P.W.D. REST HOUSE	M02	13816.20	415.55	1854-1900	Govt.	Govt.	P. W. D.		
233	283A	262	GOVT. KHALSA			5598.20			K. M. Munshi	Govt.	Govt.		
234	283B	263	GOVT. KHALSA			6316.30			K. M. Munshi	Govt.	Govt.		
235	98A	264	UMRIGAR LODGE	UMRIGAR LODGE		4046.90	409.75	1854-1900	Khan Bahadur Sardar Asher	Raj Narayan Mehra	Raj Narayan Mehra	1-May-1956	30-Apr-1986
236	98	265	RAJ HOTEL	PART OF UMRIGAR LODGE		5058.60	462.37	1854-1900	Khan Bahadur Sardar Asher	Raj Narayan Mehra	Raj Narayan Mehra	1-May-1956	30-Apr-1986
237	55	266	SATYA NIWAS	CAPRIERA	M03	10447.40	525.90	1854-1900	Dharamdas Samardas, Kamlavati Dharamdas	Dharamdas Samardas, Kamlavati Dharamdas	Dharamdas Samardas, Kamlavati Dharamdas	1-May-1954	30-Apr-1984
238	79	267	WEST END HOTEL	ALLADIN LODGE	M04	6879.70	877.19	1854-1900	Trustee - Dorabshaw Umrigar, etc.	Trustee - Dorabshaw Umrigar, etc.	A. Godhino	1-May-1955	30-Apr-1985
239	74	268	SURUCHI REDWOOD HOTEL	SYLVAN HOTEL / MARY LODGE	M05	5444.90	592.81	1854-1900 ext. 1980	H. O. Patriarch Arch Bishop	Rev. Methel Rodrigues and Francis V. Xavier	Ahmed Haji Rajak Kudia	1-Feb-1976	30-Jul-1980
240	137	269	ROMAN CATHOLIC CHURCH AND CEMETERY	ROMAN CATHOLIC CHURCH AND CEMETERY	M06	2163.00	527.92	1861	Arch Bishop, Mumbai	Arch Bishop, Mumbai	Arch Bishop, Mumbai		
241	24	270	BOMBAY HOUSE HOLIDAY HOME	SAND'S HOUSE / NEW SHIRINABAD / NEWTON'S BUNGALOW	N03	13860.50	774.75	1854-1900	Mountwala / Shroff / Mistry / Tata, etc.	M/s. Tata Services Ltd.	M/s. Tata Services Ltd.	7-May-1945	6-May-1975
242	241	271	OPEN GROUND			885.30			P. M. M.	P. M. M.	P. M. M.		
243	145	273	LORDS CENTRAL HOTEL	JACOB VILLA / GOMES BAKERY AND HOUSE	N02	3381.90	796.43	1854	S. H. Lord, Bai Bapai S. H. Lord	S. H. Lord, Bai Bapai S. H. Lord	S. H. Lord, Bai Bapai S. H. Lord	1-Apr-1943	31-Mar-1973
244	144	275		ALLIBHOY LODGE / SADAR LODGE		893.50	424.46						
245	288	499	RAIN GAUGE			7.20		1901-1945	Govt.	Govt.	Govt.		
246	264	500	VACANT (COLLAPSED)	DIGHE VILLA		3136.30	321.60	1901-1945	S. A. Dighe	S. A. Dighe	S. A. Dighe	1-Aug-1952	3-Jul-1982
247	?	501	DIWADKAR HOTEL (Part)			81.90	1.80	1901-1945	Shantaram Y. Diwadkar	Shantaram Y. Diwadkar	Shantaram Y. Diwadkar	1-Aug-1956	31-Jul-1970
248	268	502	VACANT (COLLAPSED)			8182.20	88.00		President Isarelite School Mumbai	President Isarelite School Mumbai	President Isarelite School Mumbai	1-Aug-1950	31-Jul-1980
249	249	503	RAJANI VILLA			4046.90	100.86 + 44.89	after 1981	Ambalal Hiralal	Rajnikant R. Patel	Rajnikant R. Patel	1-Aug-1959	31-Jul-1989
250	254	504	PANCHSHEELA			5363.10	206.54 + 144.47	after 1981	Ambalal Hiralal	Raju Shah	Raju Shah	1-Aug-1951	31-Jul-1981
251	262	505	VACANT			4451.50			J. P. Vajifdar	Govt.	Govt.	1-Aug-1959	31-Jul-1989

SR. NO.	PLOT NO.	C. S. NO.	NAME OF STRUCTURE (PRESENT)	NAME OF STRUCTURE (PAST)	ZONE REF.	PLOT AREA (SQ. M.)	B. U. AREA (SQ. M.)	BUILT IN	ORIGINAL OWNER	LEASE HOLDER	PRESENT USER	LEASE STATUS	
												FROM	TO
252	263	506	OPEN GROUND			8093.70	180.31		Manek L. Kriplani	Dilip Morjaria, Devang Thakker	Dilip Morjaria, Devang Thakker	1-Aug-1951	31-Jul-1981
253	90A	507	VACANT			8093.70				Parvatibai K. Mirchandani	Parvatibai K. Mirchandani	1-Aug-1949	31-Jul-1979
254	?	510	P.W.D. QUARRY			3500.00			P. W. D.	P. W. D.	P. W. D.		
	290	513	New Plot							Rajaram Raut	Rajaram Raut		
255	BP 218	57	GOVT. GODOWN		H01	7663.80	379.00	1854-1900	Trustees of Muslim School Mission	Anjuman Islam	Anjuman Islam	26-Jun-1958	25-Jun-1988
256	BP 164	62	HUTATMA SMARAK			1760.70	312.74 + 122.31	after 1981	P. M. M.	P. M. M.	P. M. M.	1-Aug-1952	31-Jul-1982
257	BP 243	113	DIWADKAR HOTEL		H03	492.50	270.00	1901-1945	Shantaram Y. Diwadkar	Shantaram Y. Diwadkar	Shantaram Y. Diwadkar	1-Aug-1979	31-Jul-1986
258	BP 242	114				531.70	212.40						
259	BP 165	115	GHAVARE DAIRY	MUTTON SHOP		234.10	93.65 + 46.10	1854-1900	P. M. M.	P. M. M.	Kishore Ganpat Sankpal	1-May-1937	30-Apr-1967
260	BP 187	116	HOTEL RANGOLI			838.60	307.69	1999	J. B. Maneckji & Co.	P. M. M.	Oriental Estate & Co. Pvt. Ltd. - Pankaj Ajmera	1-Dec-1961	31-Jul-1981
261	BP 228	117	BOHRA COMMUNITY CENTER			657.70	290.97 + 74.54	after 1981	Smt. Sugrabai Abdul Hussein	Trustees of H. H. Sayedna Taher Saiffudin Memorial Foundation	Trustees of H. H. Sayedna Taher Saiffudin Memorial Foundation	1-Aug-1972	31-Jul-1987
262	BP 9	118	HOTEL PRASANNA	PHEROZA VILLA	H04	991.60	380.43	1854-1900	Khorshid Banu Jehangir Aspandiyar Irani	Noshir Jehangir Irani	G. S. Shinde	1-Aug-1950	31-Jul-1980
263	BP 189	153	SAIHIT GUEST HOUSE		H08	3413.10	315.81	1901-1945	Chunnilal A. Kapadia Nayan A. Kapadia	Ramkrishnadas K. Agarwal Dodamal Surajmal Goyal	Ramesh Morarji Shah	1-Aug-1961	31-Jul-1991
264	BP 178A	154	YASHODA BHUVAN (VAIDYA PHOTO STUDIO)		H07			1854-1900	Ramchandra Yashodabai Dhondomal Sahastrabudhe & others	Yashodabai / Ramchandra Gopinath Dhondomal Sahastrabudhe & others	Yashodabai / Ramchandra Gopinath Dhondomal Sahastrabudhe & others	14-Mar-1962	13-Mar-1992
		BP 178B		155			464.90						
265	BP 194	156	VACANT			36.30			Govt.	Govt.	Govt.		
266	BP 8	157	UNION BANK	THE LAUNDRY	H09	624.90	181.75	1854-1900	Yashwant Sadashiv Diwadkar	Yashwant Sadashiv Diwadkar	Yashwant Sadashiv Diwadkar	1-Aug-1950	31-Jul-1980
267	BP 179	158	BHARAT CHIKKI SHOP			424.70	186.45 + 82.95	1901-1945	Yashwant Mahadev Poddar Shah	Bhogilal Gowardhandas Shah	Indubai Bhogilal G. Shah	1-Aug-1956	31-Jul-1976
268	BP 17	159	MAHADEV BHUVAN (SATISH FOOT WEAR)			595.80	141.00	1901-1945	Yashwant Mahadev Poddar, Bhimbak Mahadev Poddar	Prahlad Yashwant Poddar & others	Prahlad Yashwant Poddar & others	1-Aug-1951	31-Jul-1981
269	BP 166	160	RAM MANDIR		H10	1947.00	239.00	1895	Manohardas Tribhovandas Madhavgawala	Madhavgadas Dharamdas & others and Laxminarayan M. Madhavgab Charitable Trust	Madhavgadas Dharamdas & others and Laxminarayan M. Madhavgab Charitable Trust		
270	BP 167	161	RAM MANDIR			2428.10	130.50						
271	BP 14	162	KASHMIR EMPORIUM			158.00	93.64	after 1981	Pandharinath S. Gandre	Kamlabai Shamlal Gupta	Dilipkumar Shamlal Gupta	1-Aug-1950	31-Jul-1980
272	BP 15	163	NARIMAN CHIKKI SHOP			132.90	71.50 + 61.40	after 1981	Behram Ardeshir Malegam Rati Boman Saklatwala	Dilipkumar Shamlal Gupta	Dilipkumar Shamlal Gupta	1-Feb-1959	31-Jul-1988

SR. NO.	PLOT NO.	C. S. NO.	NAME OF STRUCTURE (PRESENT)	NAME OF STRUCTURE (PAST)	ZONE REF.	PLOT AREA (SQ. M.)	B. U. AREA (SQ. M.)	BUILT IN	ORIGINAL OWNER	LEASE HOLDER	PRESENT USER	LEASE STATUS	
												FROM	TO
273	BP 12	164A				332.20	78.00 + 93.00		Behram Ardeshir Malegam Rati Boman Saklatwala, Boman Jamshetji Saklatwala	Bagirathibai Madanaji Sawant	Bagirathibai Madanaji Sawant	1-Aug-1950	31-Jul-1980
274	BP 168	168	MOSQUE		H16	1273.40	234.75	1872	Trustees of Mashid Mohamed Hasan Mujauar, etc.	Trustees of Mashid Mohamed Hasan Mujauar, etc.	Trustees of Mashid Mohamed Hasan Mujauar, etc.		
275	BP 12B	164B	LAUNDRY		H11	355.10	207.75	1854-1900	Govt.	Kondiram Vitha Bhonsle	Kondiram Vitha Bhonsle	1-Aug-1950	31-Jul-1980
276	BP 7	169	KHAN'S HOTEL		H17	3066.10	668.50	1854-1900	Mohamed Ashraf Khan, Ibrahim Khan	Karima Khatun, Ashraf Khan, Ibrahim Ashraf Khan, etc.	Karima Khatun, Ashraf Khan, Ibrahim Ashraf Khan, etc.	1-Aug-1950	31-Jul-1980
277	BP 253	170	VACANT			144.60			P. M. M.	P. M. M.	Nagar Parishad		
278	BP 18	171	RUCHA HOTEL		H18	940.60	101.16 + 254.84	1901-1945	David Japeth	M. D. Japeth and Jacob Hayam	Sarlaben Kanhaiyalal Pandya	1-May-1952	30-Apr-1982
279	BP 231	172	HUTATMA KOTWAL VYAYAM MANDIR		H19	690.40	71.25	1948	Sec. Hindustan Vyayam Mandir	Sec. Hindustan Vyayam Mandir	Sec. Hindustan Vyayam Mandir	1-Aug-1956	31-Jul-1986
280	BP 232	173	BEJONJEE S. CHENOY MUNICIPAL ASSEMBLY HALL		H20	787.80	150.00	1948	P. M. M.	P. M. M.	Nagar Parishad		
281	BP 179	174	GOOLRAJ SINGHANE MARATHI VERNACULAR SCHOOL		H21	3718.30	462.37 + 430.63	1916	Chairman School Board Colaba	Chairman School Board Colaba	Nagar Parishad		
282	BP 10	177	RICHIE RICH	BHASKAR VILLA		3825.30	418.80	1999	Jamnadas Narotamdas Zaveri	M/s. Richie Rich Resort Pvt. Ltd. - Shrikant Dayabhai Bhagat	Tushar Shrikant Bhagat	1-Aug-1950	31-Jul-1950
283	BP 176	178	LIBRARY		H23	2038.00	200.00	1897	P. M. M.	P. M. M.	Nagar Parishad		
284	BP 177	272	TIMBER DEPOT			6070.30	300.00		P. M. M.	P. M. M.	Forest Department		
285	BP 13	274	LORDS CENTRAL HOTEL		N02	584.10	343.35	1854-1900	S. Hormusji Lord, Bai Bapai S. H. Lord	Bai Bapai S. H. Lord, Jamshed S. H. Lord, Rustom S. H. Lord, etc.	Bai Bapai S. H. Lord, Jamshed S. H. Lord, Rustom S. H. Lord, etc.	1-Aug-1950	31-Jul-1980
286	BP 1	276	VIDEO PARLOUR	MATHERAN STORES	N01	2706.40	573.56	1854-1900	Cawas N. Lord	Jerbai Jehangir Mistry, Dhunjishaw Jehangir Mistry	Jerbai Jehangir Mistry, Dhunjishaw Jehangir Mistry	1-Aug-1950	31-Jul-1980
287	BP 1A	277	VACANT			202.30			N. Lord	Jerbai Jehangir Mistry, Dhunjishaw Jehangir Mistry, Manekshaw Merwanji Patel	Jerbai Jehangir Mistry, Dhunjishaw Jehangir Mistry, Manekshaw Merwanji Patel	1-Aug-1961	31-Jul-1966
288	BP 2	278	POINT VIEW HOTEL	JER VILLA / DR. KOYAJI'S BUNGALOW		682.90	448.25	1999	Dr. D. H. Koyaji, Bai Najabai D. Koyaji	Pheroze Eruchshaw Dastur, Roda Pheroze Dastur	Pheroze Eruchshaw Dastur, Roda Pheroze Dastur	1-Aug-1950	31-Jul-1980
289	BP 3	279	BENJON VILLA	BENJON AND MARY LODGE		639.00	128.87	1901-1945	Cawas N. Lord	Dhunjishaw Jehangir Mistry	Dhunjishaw Jehangir Mistry	1-Aug-1950	31-Jul-1980
290	BP 4	280	HOTEL LAXMI		H29	3743.30	253.50 + 405.50	1909	Shaktiprasad Bulakidas Mehta	Ratilal Bulakidas Mehta	Harihar Ratilal Mehta	1-Aug-1950	31-Jul-1980

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												FROM	TO
291	BP 5	281	GARBUT VIEW		H28	1789.30	297.83	1854-1900	Bai Homai Bejanji Hodiwala	Framroze Bejanji Hodiwala, Manek Bejanji Hodiwala, Eruchshaw Bejanji Hodiwala	Framroze Bejanji Hodiwala, Manek Bejanji Hodiwala, Eruchshaw Bejanji Hodiwala	1-Aug-1953	31-Jul-1980
292	BP 173	282	TELEPHONE EXCHANGE		H27	1264.70	165.25 + 41.00	1901-1945	Govt.	Govt.	Govt.		
293	BP 172	283	POST OFFICE		H26	2124.60	486.00	1868	Govt.	Govt.	Govt.		
294	BP 6	284	ABDUL REHMAN ALI HOUSE		H25	910.50	428.62	1901-1945	Wali Mohamed Abdul Rehman	Abdul Rehman Ali Mohamed	Abdul Rehman Ali Mohamed	1-Aug-1950	31-Jul-1980
295	BP 224	285	N. LORD PARK & CHHATRAPATI SHIVAJI UDYAN			3380.50			Govt.	P. M. M.	Nagar Parishad		
296	BP 252	286				15.30	7.50		Govt.	P. M. M.	Nagar Parishad		
297	BP 170	287	KAPADIA MARKET		H24	374.60	105.50	1919	P. M. M.	P. M. M.	P. M. M.	1-Aug-1944	31-Jul-1974
298	BP 169	288				5120.80	1600.00		P. M. M.	P. M. M.	P. M. M.	1-Aug-1918	31-Jul-1948
299	BP 252	289	RAMESH FOOT WEAR / HILL TOP HOTEL (SHOPS)			307.70	154.00 + 28.75	1901-1945	Ramkrishna Hareshwar Pandit, etc.	Rajguru R. H. Pandit, etc.	Rajguru R. H. Pandit, etc.	1-Aug-1954	31-Jul-1984
300	BP 24	290	SACK WILL / KETKAR RESTAURANT (SHOPS)		H15	374.60	217.50	1854-1900	Behram Ardeshir Malegam, Rati B. Saklatwala	Rati B. Saklatwala, Boman Jamshedji Saklatwala, Yasmin Saklatwala	Ramesh D. Tavde	1-Aug-1954	31-Jul-1984
201	BP 26	291	SATYA VIJAY HOTEL		H15	177.30	57.00 + 27.00	1901-1945	Morarji Jadhavji Thakkar, etc.	Balkrishna Babaji Kadam, Shantabai Babaji Kadam Krishna Parmeshwar Kadam	Balkrishna Babaji Kadam, Shantabai Babaji Kadam Krishna Parmeshwar Kadam	1-Aug-1954	31-Jul-1984
302	BP 27	292	KWALITY CHIKKI SHOP			189.00	104.00 + 4.75	1946-1981	Yashwant Bala Shinde	Yashwant Sakharam Chavan, Surekha Yashwant Chavan	Yashwant Sakharam Chavan, Surekha Yashwant Chavan	1-Aug-1954	31-Jul-1984
303	BP 180	293	VACANT			155.50	35.00		P. M. M.	P. M. M.	Nagar Parishad		
304	BP 28	294	VACANT			259.20	237.12		Ismail Siddique Bakhadia	Ismail Siddique Bakhadia	Ismail Siddique Bakhadia	1-Aug-1954	31-Jul-1984
305	BP 19	295	PATHAK PHOTO STUDIO / SHINDE ART SHOP, ETC.		H14	477.40	321.04	1854-1900	Mariam Musa (Pakistan)	R. H. Pandit		1-Aug-1954	31-Jul-1984
306	BP 21	296	CENTRAL CHIKKI SHOP			240.00	153.00+59.40	1901-1945	Mohamed Safi Azan	R. H. Pandit	Vallabhai Leelachand Shah	1-Aug-1954	31-Jul-1984
307	BP 29	297				122.00				Babu Dhondu Sapkal	Vasant Sarkar Sapkal	1-Aug-1954	31-Jul-1984
308	BP 30	298				91.10				Sarkar Mahadev Sawant	Draupati Ganpat More	1-Aug-1956	31-Jul-1986
309	BP 31	299				65.20				Arun Vishnu Dikshit	Arun Vishnu Dikshit	1-Aug-1956	31-Jul-1986
310	BP 32	300				51.80				Balkrishna Govind Renose	Balkrishna Govind Renose	1-Aug-1956	31-Jul-1986
311	BP 33	301				70.20				Sarkar Mahadev Sawant	Sarkar Mahadev Sawant	1-Aug-1956	31-Jul-1986
312	BP 254	302				6.70				P. M. M.	Nagar Parishad		
313	BP 34	303				81.10				Ram Krishna Shinde	Ram Krishna Shinde	1-Aug-1956	31-Jul-1986

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												FROM	TO
314	BP 20	304				212.60			Matheran Electric Supply Co. Ltd., J. B. Manekshaw	Shri Jayantilal Manlal Shah	Shri Jayantilal Manlal Shah	1-Aug-1954	31-Jul-1984
315	BP 35	305				92.80				Vasant Parsuram More, Sahdev Ghodu Birmale, Vandana, Anil	Vasant Parsuram More, Sahdev Ghodu Birmale, Vandana, Anil	1-Aug-1956	31-Jul-1986
316	BP 36	306				93.60				Mrs. Halima Mohamed Mujabar	Ahmed Hasan	1-Aug-1956	31-Jul-1986
317	BP 37	307				102.80				Yashwant Sakharam Chauhan	Yashwant Sakharam Chauhan	1-Aug-1954	31-Jul-1984
318	BP 38	308				73.60				Narayan Sakharam Chauhan	Narayan Sakharam Chauhan	1-Aug-1954	31-Jul-1984
319	BP 39	309	OPEN GROUND			70.20				Shankar Gopal Bhutkar	Shankar Gopal Bhutkar	1-Aug-1956	31-Aug-1986
320	BP 40	310				116.10				Narmadabai Ramchandra Parte	Narmadabai Ramchandra Parte	1-Aug-1956	31-Aug-1986
321	BP 41	311				105.30				Mahadu Hari Sakpal	Mahadu Hari Sakpal	1-Aug-1954	31-Jul-1984
322	BP 42	312				87.00				Mrs. Dwarkabai Laxaman Kadam	Mrs. Dwarkabai Laxaman Kadam	1-Aug-1956	31-Jul-1986
323	BP 43	313	VACANT			107.90				Sakharam Bala Parte	Sakharam Bala Parte	1-Aug-1956	31-Jul-1986
324	BP 44	314				83.60				Bhadrsen Raghunath Baarmukh	Raghunath Baarmukh	1-Aug-1956	31-Jul-1986
325	BP 45	315				111.10				Narayan Arjun Dalvi	Vilas Dalvi	1-Aug-1956	31-Jul-1986
326	BP 46	316				80.30				Babaji pandu Kadam	Babaji pandu Kadam	1-Aug-1956	31-Jul-1986
327	BP 47	317				70.20				Ahmed Chand Mahabale	Anwar Ali	1-Aug-1956	31-Jul-1986
328	BP 48	318				70.20				Narayan Baburam Chowdry	Narayan Baburam Chowdry	1-Aug-1956	31-Jul-1986
329	BP 22	319				119.60				Mr. Ganpat Bhau Sonabane	Mr. Ganpat Bhau Sonabane	4-Jan-1987	31-Jul-2017
330	BP 49	320				107.90				Mrs. Halima Mohamed Mujabar	Debray Parmeshwar Nayak	1-Aug-1956	31-Jul-1986
331	BP 50	321				92.00				Mahadev Vithoba Mirajkar	Mukund Mahadev Mirajkar	1-Aug-1956	31-Jul-1986
332	BP 51	322				121.90				Shantabai Dattatray Kamble	Shantabai Dattatray Kamble	1-Aug-1956	31-Jul-1986
333	BP 52	323				127.80				Prakash Govind Shinde	Narmadabai Ramchan Parte	1-Aug-1954	31-Jul-1984
334	BP 53	324				214.90				Rubabbai Ali Mohamed Jibanji	Rubabbai Ali Mhammad Jibanji	1-Aug-1954	31-Jul-1984
335	BP 14	325				193.10				Prabhakar Ramchandra Hendre	Sunanda Dattaram Cauhan	1-Aug-1954	31-Jul-1984
336	BP 55	326				156.30				Vasant Raghunath Hendre	Premdeep Purshotam Thakkar	1-Aug-1954	31-Jul-1984
337	BP 56	327				103.70				Badiram Ratan Kachhi	Hiraman Hukumchand Pardesi	1-Aug-1954	31-Jul-1984

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												FROM	TO
338	BP 57	328				78.60				Noormohamed Abdul Rahim	Noormohamed Abdul Rahim	1-Aug-1954	31-Jul-1984
339	BP 58	329				91.10				Halimabai Abdul Kadar	Shiru Sharad Dhondiram Chowdry	1-Aug-1954	31-Jul-1984
340	BP 59	330				108.70				Tarabai Ramchandra Jadhav	Tarabai Ramchandra Jadhav Turst	1-Aug-1954	31-Jul-1984
341	BP 23	331				122.90				Fakir Mohamed Shekh Daud	Fakir Mohamed Shekh Daud	1-Aug-1954	31-Jul-1984
342	BP 60	332				158.00				Khalil Ahmed Abdulgani Fajandar	Khalil Ahmed Abdulgani Fajandar	1-Aug-1954	31-Jul-1984
343	BP 61	333				155.50				Laxaman Dhanshan Chowdry	Durgabai Kanayalal Chowdry	1-Aug-1954	31-Jul-1984
344	BP 62	334				134.70				Hussain Ushman Mujabar	Hussain Ushman Mujabar	1-Aug-1956	31-Jul-1986
345	BP 63	335				104.50				Sham Dhondur Biramane	Sham Dhondur Biramane	1-Aug-1857	31-Jul-1987
346	BP 64	336				77.80				Gajrabai Ganpat Dhabre	Gajrabai Ganpat Dhabre	1-Aug-1954	31-Jul-1984
347	BP 65	337				65.30				Vithabai Narayan Surat	Sitabai Ramchand Biramane	1-Aug-1959	31-Jul-1989
348	BP 66	338				65.20				Radho Rakhmaji shelar	Sitabai Ramchand Biramane	1-Aug-1959	31-Jul-1989
349	BP 67	339				46.00				Mahev Taau Jadhav	Dattatray Kishan Nath Kadam	1-Aug-1853	31-Jul-1956
350	BP 68	340				108.10				Govindji Dhaj	Dhondur Parshuram Dhag	1-Aug-1857	31-Jul-1986
351	BP 140	341				85.30				Tukaram Bala Mahamunkar	Janardan Tukaram Mahamunkar	1-Aug-1966	31-Jul-1986
352	BP 182	342				107.90				Baban Punaji Kalbe	Gangaram chubaji Kalbe	1-Aug-1956	31-Jul-1986
353	BP 161	343	NAGARPARISHAD STAFF QUARTERS			695.70				P. M. M.	Nagar Parishad		
354	BP 162	344	NAGARPARISHAD STAFF QUARTERS CLERK CHAWL			418.10				M. M. (Mathran Municipality)	Nagar Parishad		
355	BP 184	345				101.20				Govt.	Vithal Krishanji Dalvi		
356	BP 223	346				97.80				Mrs Kusum Krishna Bhosle	Mrs Kusum Krishna Bhosle	1-Aug-1956	31-Jul-1986
357	BP 212	347				96.10				Vasant Vaman Vaidya	Vasant Vaman Vaidya	1-Aug-1956	31-Jul-1986
358	BP 191	348				101.20				Bhagaji Shelar	Bhagaji Shelar	1-Aug-1956	31-Jul-1986
359	BP 185	349				203.30				Govt.	Tukaram Sawant		
360	BP 211	350				108.70				Govt.	Aravind Bamaji Shelar, Bhagirathi Atmaram Sutar, Pradip Ram Jadhav		
361	BP 202	351				153.30				Khalsa	Balli mohamed shekh		
362	BP 200	352				185.60				Anushaya Dhondur Tabde	Gangaram Sakham Kadam	1-Aug-1956	31-Jul-1986



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												FROM	TO
363	BP 192	353				207.70				Shobha Digambar Shrigarpure	Shobha Digambar Shrigarpure	1-Aug-1956	31-Jul-1986
364	BP 195	354				98.70				Ramchandra Arjun Kadam	Prabhakar Ramchandra Kadam	1-Aug-1956	31-Jul-1986
365	BP 213	355				113.70				Radho Rama Ranjne	Radho Rama Ranjne	1-Aug-1956	31-Jul-1986
366	BP 247	356				58.00				P. M. M.	Subhash Rdho Ranjne	1-Aug-1956	31-Jul-1986
367	BP 133	357				143.00				Yashwant Krishna Shangne	Pradeep Keshav Shangne	1-Aug-1956	31-Jul-1986
368	BP 126	358				192.30				Silabai Ramchandra Jadhav	Narayn Mahadev Jagdado	1-Aug-1956	31-Jul-1986
369	BP 183	359				137.40				Dagdu Laxaman Malusare	Dagdu Laxaman Malusare	1-Aug-1956	31-Jul-1986
370	BP 69	360				46.00				Laxaman narayan Budhle	Vijay Laxman Budhle	1-Aug-1956	31-Jul-1986
371	BP 70	361				124.60				Krishna Bhagu Ghavre	Baban Kishan Ghavre, sarkar Kishan Ghavre, Manohar Madhav Ghavre	1-Aug-1954	31-Jul-1984
372	BP 71	362				121.60				Narayan Babji Parte	Suresh Narayan Patre, Chandrakant Mahadev Chorge	1-Aug-1954	31-Jul-1984
373	BP 72	363				159.70				Ramesh Dhanji Dalvi	Reshma Ramesh Dalvi, Sharad Dhanji Dalvi	1-Aug-1954	31-Jul-1984
374	BP 249	364	MUNICIPAL PUBLIC TAP			142.70				P. M. M.	M. M. (Matheran Municipality)		
375	BP 73	365	OPEN GROUND			131.30				Khalubahi Kadarbhai	Khalubahi Kadarbhai	1-Aug-1954	31-Jul-1984
376	BP 74	366				148.80				Hussain Mannu Shekh	Ajit Hussain Sheikh, Shabbir Hussain Sheikh, Latif Hussain Sheikh	1-Aug-1954	31-Jul-1984
377	BP 75	367				211.50				Ahmed Yusufbhai	Ahmed Yusufbhai	1-Aug-1954	31-Jul-1984
378	BP 76	368				163.90				Govt.	Govt.	1-Aug-1954	31-Jul-1984
379	BP 77	369				226.60				Mohammad Abdul Hamid	Khornisha Mohammad Punawala	1-Aug-1954	31-Jul-1984
380	BP 78	370				136.30				Moise Mulla Anasbhai	Moise Mulla Anasbhai, Siraj Abdul Bashit	1-Aug-1954	31-Jul-1984
381	BP 79	371				107.00				Gulam Mohamed Ali Khan	Gulam Mohamed Ali Khan	1-Aug-1954	31-Jul-1984
382	BP 80	372				110.50				Mrs Radhabai Krishnarao Cherkule	Mrs Radhabai Krishnarao Cherkule	1-Aug-1954	31-Jul-1984
383	BP 81	373				111.20				Sadashiv Govind Hendre	Yashvant Govind Hendre	1-Aug-1956	31-Jul-1986
384	BP 82	374				113.70				Maniram Gotiram Chowdry	Maniram Gotiram Chowdry	1-Aug-1954	31-Jul-1984
385	BP 83	375				236.60				P. N. Kotwal	P. N. Kotwal	1-Aug-1954	31-Jul-1984
386	BP 84	376				171.40				Raghunath Balaji Jadhav	Vijaya Dhanaji Jadhav	1-Aug-1954	31-Jul-1984
387	BP 251	377	PUBLIC TAP			45.30				P. M. M.	Nagar Parishad		

SR. NO.	PLOT NO.	C. S. NO.	NAME OF STRUCTURE (PRESENT)	NAME OF STRUCTURE (PAST)	ZONE REF.	PLOT AREA (SQ. M.)	B. U. AREA (SQ. M.)	BUILT IN	ORIGINAL OWNER	LEASE HOLDER	PRESENT USER	LEASE STATUS	
												FROM	TO
388	BP 85	378				515.10						1-Aug-1954	31-Jul-1984
389	BP 86	379				76.10						1-Aug-1956	31-Jul-1986
390	BP 87	380				80.30						1-Aug-1956	31-Jul-1986
391	BP 88	381				90.30						1-Aug-1954	31-Jul-1984
392	BP 89	382				100.30						1-Aug-1956	31-Jul-1986
393	BP 90	383				81.90						1-Aug-1944	31-Jul-1974
394	BP 91	384				120.40						1-Aug-1956	31-Jul-1986
395	BP 92	385				177.30						1-Aug-1956	31-Jul-1986
396	BP 250	386	NAGAR PARISHAD PUBLIC TOILET			245.50				P. M. M	Nagar Parishad		
397	BP 255	387	CLOTHER HOUSE			71.60				P. M. M	Nagar Parishad		
398	BP 93	388				73.60				Govt.	Ambu Ragho Chowdry		
399	BP 94	389				85.60				Govt.	Ambu Ragho Chowdry		
400	BP 95	390				92.00				Shantabai Vithal Pawar	Vithal Dhondu Barge	1-Aug-1956	31-Jul-1986
401	BP 96	391				43.20				Govt.	Manohar Narayan Valose	1-Aug-1956	31-Jul-1986
402	BP 181	392				83.60				Mrs Gangubai Laxman Parte	Kishore Bikaji Pawar	1-Aug-1958	31-Jul-1988
403	BP 148	393	PUBLIC TOILET			180.40				P. M. M	M. M. (Matheran Municipality)		
404	BP 160	394	HORSE STABLE			851.50				M. M. (Matheran Municipality)	M. M. (Matheran Municipality)		
405	BP 159	395	HORSE STABLE			735.80				M. M. (Matheran Municipality)	M. M. (Matheran Municipality)		
406	BP 203	396				35.10				Govt.	Govt.		
407	BP 204	397				38.70				Govt.	Govt.		
408	BP 208	398				37.70				Govt.	Govt.		
409	BP 207	399				53.50				Govt.	Govt.		
410	BP 206	400				84.40				Ragho Laxaman Biramane	Arjun Dhoudu Biramane	1-Aug-1955	31-Jul-1957
411	BP 205	401				100.30				Ibrahim chand Baarunkar	Ibrahim chand Baarunkar	1-Aug-1857	31-Jul-1987
412	BP 246	402				10.20				P. M. M	Nagar Parishad		
413	BP 188	403				1261.70				Director Matheran Elect. Supply Company	M. S. E. B.	1-Aug-1961	31-Jul-1991
414	BP 158	404	NAGAR PARISHAD HORSE STABLE			4046.90				M. M. (Matheran Municipality)	Nagar Parishad		
415	BP 243	405	CLOTHER HOUSE			58.10				P. M. M	Nagar Parishad		
416	BP 240	406	PUBLIC TOILET			26.80				P. M. M	Nagar Parishad		

SR. NO.	PLOT NO.	C. S. NO.	NAME OF STRUCTURE (PRESENT)	NAME OF STRUCTURE (PAST)	ZONE REF.	PLOT AREA (SQ. M.)	B. U. AREA (SQ. M.)	BUILT IN	ORIGINAL OWNER	LEASE HOLDER	PRESENT USER	LEASE STATUS	
												FROM	TO
417	BP 239	407	PUBLIC TOILET			41.80				P. M. M	Nagar Parishad		
418	BP 116	408				80.30				Raobala Karde	Dagdo Rao Karde	1-Aug-1857	31-Jul-1987
419	BP 117	409				101.20				Mrs. Sitabai Parshuram Kale	Mrs. Sitabai Parshuram Kale	1-Aug-1956	31-Jul-1986
420	BP 115	410				132.90				Badhubai Syaji Dhoiphode	Sakant Narayan Dhoiphode	1-Aug-1956	31-Jul-1986
421	BP 114	411				117.50				Govt.(Khalsa)	Gjanan Shankar Karde		
422	BP 113	412				138.80				Ananta Kondiram Saluke	Ananta Kondiram Saluke, Chandrakant Ganpat .S.	1-Aug-1956	31-Jul-1986
423	BP 112	413				134.90				Narayan Ganpat Karde	Sudam Ganpat Karde	1-Aug-1956	31-Jul-1986
424	BP 111	414				46.80				Govt.	Govt.		
425	BP 110	415				102.20				Govt.	Govt.		
426	BP 109	416				116.10				Govt.	M. B. Abnaate		
427	BP 108	417				143.00				Mr.Madhav Bajirao Abnaate	Mr.Madhav Bajirao Abnaate	1-Aug-1857	31-Jul-1987
428	BP 107	418				86.30				Govt.	Lata Gajanan Abnaate		
429	BP 106	419				69.90				Bhiku Balku Baagade	Ramesh Krishana Baagade	1-Aug-1956	31-Jul-1986
430	BP 105	420				80.30				Prabhakar Balku Kadam	Sarasvati Balku Kadam	1-Aug-1956	31-Jul-1986
431	BP 104	421				80.30				Sakharam Maruti Sonavane	Sakharam Maruti Sonavane	1-Aug-1956	31-Jul-1986
432	BP 103	422				80.30				Balkrishna Tukaram Pawar	Balkrishna Tukaram Pawar	1-Aug-1956	31-Jul-1986
433	BP 102	423				46.80				Kandku Narayan Kale	Kandku Narayan Kale	1-Aug-1857	31-Jul-1987
434	BP 101	424				83.60				Ganpat Sitaram Kadam	Vijay Tukaram More, Raghunath Sandhuke	1-Aug-1956	31-Jul-1986
435	BP 100	425				105.30				Balkubai Sayaji Doinode	Vithoba Bhosle	1-Aug-1956	31-Jul-1986
436	BP 99	426				108.70				Laxman Dhondu Tike	Vishnu Shankar Kale	1-Aug-1956	31-Jul-1986
437	BP 98	427				108.70				Bandhku Gopal Kale	Vithal Babu Kale, Baban Shankar Kale	1-Aug-1956	31-Jul-1986
438	BP 97	428	BURIAL GROUND			205.70				Maruti Rajaram Sandhuke	Maruti Rajaram Sandhuke	1-Aug-1956	31-Jul-1986
439	BP 156	429				1745.00				Trust of Bhoori Burial Ground, Tayab Ali Abdul Hussain	Trust of Bhoori Burial Ground, Tayab Ali Abdul Hussain		
440	BP 157	430	BURIAL GROUND			2124.60				Trustee Of Suni Momadian Burial Ground Hassan Mohamed Mujawar	Trustee Of Suni Momadian Burial Ground Hassan Mohamed Mujawar		
441	BP 244	431	PUBLIC TOILET			42.70				P. M. M	Nagar Parishad		
442	BP 242	432	PUBLIC TAP			64.70				P. M. M	Nagar Parishad		
443	BP 163	433	STAFF QUARTERS			596.00				M. M. (Matheran Municipality)	Nagar Parishad		

SR. NO.	PLOT NO.	C. S. NO.	NAME OF STRUCTURE (PRESENT)	NAME OF STRUCTURE (PAST)	ZONE REF.	PLOT AREA (SQ. M.)	B. U. AREA (SQ. M.)	BUILT IN	ORIGINAL OWNER	LEASE HOLDER	PRESENT USER	LEASE STATUS	
												FROM	TO
444	BP 118	434				201.50				M. N. Pradhan	M. N. Pradhan	9-Jan-1987	31-Jul-2017
445	BP 119	435				240.60				Mrs. Hajra Bibi Shekh Ali	Mrs. Hajra Bibi Shekh Ali	1-Aug-1959	31-Jul-1989
446	BP 120	436				234.10				Govind Krishnaji Mobharkar	Sandeep Krishna Nayak	1-Aug-1963	31-Jul-1993
447	BP 121	437				185.60				Kashiram Dhansingh Chowdry	Rajendra Kashiram Chowdry	1-Aug-1955	31-Jul-1985
448	BP 122	438				471.60				Bhadrassen Raghunath Barmukh	Bhadrassen Raghunath Barmukh	1-Aug-1955	31-Jul-1985
449	BP 199	439				185.60				Usman Rajmohamed Barunkar	Usman Rajmohamed Barunkar	1-Aug-1956	31-Jul-1986
450	BP 186	440				266.10				Sulbha Shankar Mistry	Mrs. Abhiruchi Gurunath Ojgaabkar	1-Aug-1956	31-Jul-1986
451	BP 197	441				271.70				Murtizabai Usman Basne	Khatijabai Usman Basne	1-Aug-1956	31-Jul-1986
452	BP 198	442				282.60				Abdul Rehman Chipade	Mohammed Usuf Chipade	1-Aug-1956	31-Jul-1986
453	BP 210	443				211.50				Ismail Dhodu Chipade	Sayed Usman Shakhani	1-Aug-1956	31-Jul-1986
454	BP 209	444				185.60				Mrs. Sakina Sekh	Ahmed Chand Mahabad	1-Aug-1956	31-Jul-1986
455	BP 227	445				250.00				Usman Hassan Mujawar	Asraf Kasam Mujawar	1-Aug-1942	31-Jul-1972
456	BP 230	446				151.30				Govt.	Govt.		
457	BP 226	447				137.10				Sakharam Mahadev Parab	Anantadevu Pamare	1-Aug-1956	31-Jul-1986
458	BP 220	448				127.10				Vithal Krishnaji Dalvi	Vithal Krishnaji Dalvi	1-Aug-1956	31-Jul-1986
459	BP 216	449				199.10				Mrs. Kumudini Prabhakar	Jayawantal Harjivandas	1-Aug-1956	31-Jul-1986
460	BP 219	450				125.40				Smt. Sharadabai Raghunath Dalvi	Smt. Sharadabai Raghunath Dalvi	1-Aug-1953	31-Jul-1983
461	BP 222	451				120.40				Khalsa	Laxaman Ramchandra Chauhan		
462	BP 221	452				120.40				Govt.	Govt.		
463	BP 217	453				120.40				Basant Sitaram Tavde	Basant Sitaram Tavde	1-Aug-1953	31-Jul-1983
464	BP 215	454				120.40				Dhondu Utekar, Sitaram Utekar	Sumati Smabahji Utekar	1-Aug-1953	31-Jul-1983
465	BP 214	455				120.40				Laxman Bhiku Sutar	Gulshan Hassan Ali	1-Aug-1953	31-Jul-1983
466	BP 132	456				185.60				Smt. Habiba Chan Ali Mujawar	Hasif Chand Ali Mujawar	1-Aug-1953	31-Jul-1983
467	BP 131	457				119.60				Ajijabai Appu Varunkar	Ajijabai Appu Varunkar	1-Aug-1956	31-Jul-1986
468	BP 130	458				92.80				Fatima Mohamed Mujawar	Fatima Mohamed Mujawar		
469	BP 129	459				92.80				Mrs. Rajmabai Ismail Balli	Khatija Ismail Balli	1-Aug-1956	31-Jul-1986
470	BP 128	460				119.60				Mohamed Sultan Mahapule	Mohamed Sultan Mahapule	1-Aug-1956	31-Jul-1986
471	BP 127	461				117.90				Ashabai Ismail Mujawar	Asif Nazir Jalgavkar	1-Aug-1956	31-Jul-1986
472	BP 126	462				136.30				Ali Mohamed Ismail	Ali Mohamed Ismail	1-Aug-1956	31-Jul-1986
473	BP 125	463				119.60				Daud Raju Mahapule	Daud Raju Mahapule	1-Aug-1956	31-Jul-1986

SR. NO.	PLOT NO.	C. S. NO.	NAME OF STRUCTURE (PRESENT)	NAME OF STRUCTURE (PAST)	ZONE REF.	PLOT AREA (SQ. M.)	B. U. AREA (SQ. M.)	BUILT IN	ORIGINAL OWNER	LEASE HOLDER	PRESENT USER	LEASE STATUS	
												FROM	TO
474	BP 124	464				119.60				Kulsum Kaudu Barunkar	Fakir Hussain Mahapule	1-Aug-1955	31-Jul-1986
475	BP 123	465				119.60				Ali Mohamed Mahapule	Usman Adam Mahapule	1-Aug-1956	31-Jul-1986
476	BP 201	466				109.50				Kashinath Laxman Sawant	Kashinath Laxman Sawant	1-Aug-1956	31-Jul-1986
477	BP 241	467				22.50				P. M. M	Nagar Parishad		
478	BP 238	468				111.50				P. M. M	Nagar Parishad		
479	BP 135	469				83.60				Fakir Mohamed Patel	Fakir Mohamed Patel	1-Aug-1953	31-Jul-1957
480	BP 133	470				83.60				Usman Rajmohamed Barukar	Hussain Suleman Dhongre	1-Aug-1953	31-Jul-1957
481	BP 133	471				89.20				Govt.(Khalsa)	Hussain Kasan Badane		
482	BP 136	472				95.10				Govt.	Chandani Daud Mujawar		
483	BP 137	473				104.00				Isamil Hassan Mujawar	Isamil Hassan Mujawar	1-Aug-1958	31-Jul-1988
484	BP 138	474				86.20				Govt.(Khalsa)	Govt.		
485	BP 237	475				103.70				P. M. M	Nagar Parishad		
486	BP 141	476				70.20				Govt. (Khalsa)	Govt.		
487	BP 142	477				70.20				Govt. (Khalsa)	Govt.		
488	BP 143	478				85.30				Mr. Hasan Gulam Shekh	Mr. Hasan Gulam Shekh	1-Aug-1956	31-Jul-1986
489	BP 147	479				67.10				Salim Mohamed Yusuf, Mehmooobi Mohamed Yusuf	Salim Mohamed Yusuf, Mehmooobi Mohamed Yusuf	1-Aug-1956	31-Jul-1986
490	BP 144	480				69.10				Ramayan Gayakvad Rama	Bhima Naryan Gayakvad	1-Aug-1956	31-Jul-1986
491	BP 140	481				66.80				Radha Govind Sapkal	Radha Govind Sapkal	1-Aug-1956	31-Jul-1986
492	BP 139	482				59.80				Govt	Govt		
493	BP 145	483				68.80				Chandrabai Girja Chauhan	Chandrabai Girja Chauhan	1-Aug-1956	31-Jul-1986
494	BP 146	484				80.60				Sama Pandurang Jadhav	Sama Pandurang Jadhav	1-Aug-1957	31-Jul-1988
495	BP 148	485				76.20				Sopan Sudka Lowkhade	Vasant Ganpat Lowkhade	1-Aug-1956	31-Jul-1986
496	BP 149	486				67.70				Govt (Khalsa)	Jaganath Ghodsi		
497	BP 229	487				101.20				Govt	Kailash Shana Sonavane		
498	BP 234	488				58.20				P. M. M	Brij Kishore Gupta Bangdiwalla		
499	BP 236	489				37.20				P. M. M	Nagar Parishad		
500	BP 235	490				18.20				P. M. M	Nagar Parishad		
501	BP 151	491				56.00				Prakash Govind Shinde	Narmadabai Ramchandra Parte	1-Aug-1956	31-Jul-1986
502	BP 154	492	STAFF QUARTERS			43.90				M. M. (Matheran Municipality)	Nagar Parishad		
503	BP 153	493				146.30				Moru Shivram Chauhan	Narmadabai Chauhan	1-Aug-1857	31-Jul-1987
504	BP 233	494	PUBLIC TOILET			12.80				P. M. M	Nagar Parishad		

SR. NO.	PLOT NO.	C. S. NO.	NAME OF STRUCTURE (PRESENT)	NAME OF STRUCTURE (PAST)	ZONE REF.	PLOT AREA (SQ. M.)	B. U. AREA (SQ. M.)	BUILT IN	ORIGINAL OWNER	LEASE HOLDER	PRESENT USER	LEASE STATUS	
												FROM	TO
505	BP 150	495	SAMAJ MANDIR			36.80				Tukaram Budhram Bhamji	Tukaram Budhram Bhamji	1-Aug-1956	31-Jul-1986
506	BP 155	496	STAFF QUARTERS			809.40				Nagar Palika	Nagar Palika		
507	BP 152	497				39.30				Management Director Co.Op .Bank Ltd	Basant Ganpat More	1-Aug-1956	31-Jul-1986
508	BP 245	498	GOAT SLAUTER HOUSE			58.10				P. M. M	Nagar Parishad		
509	BP 82	499				113.70				Bhadrasen Raghunath Barmukh	Bhadrasen Raghunath Barmukh	1-Aug-1954	31-Jul-1984
510	BP 225	600				230.80				Framroze Bejonji Hodiwala	Framroze Bejonji Hodiwala	1-Aug-1968	31-Jul-1998

<b>LIST OF ROADS (HISTORIC IDENTITY)</b>				
<b>SR. NO.</b>	<b>PRESENT NAME</b>	<b>ORIGINAL NAMES</b>	<b>STATUS</b>	<b>DESTINATIONS</b>
1	Neral Road	Main Road / Neral Road / Ghaut Road	Major Road	Neral to Dasturi Naka
2	M.G.Road	Victoria Road	Major Road	Dasturi Naka to Panday Playground
3	Panorama Point Road	Panorama Point Road	Major Road	Dasturi Naka to Panorama Point.
4	Governer's Hill Road	Governer's Hill Road	Minor Road	Dasturi to Governer's Hill
5	Mount Barry Road	Mount Barry Road	Minor Road	Dasturi to Mount Barry
6	Monkey Point - Hart Point - Simpson's Tank Road	Monkey Point - Hart Point - Simpson's Tank Road	Minor Road	Hart Point to Simpson's Tank
7	Simpson's Tank Road	Simpson's Tank Road	Minor Road	Emerald Banks to Simpson's Tank
8	Elphilstone Road	Elphilstone Road	Major Road	Artist Point to Tryst via Elphinstone Lodge
9	Garbut Path	Garbut Path	Major Road	Emerald Banks to Garbut Point and around Garbut Circus
10	Baikra Road	Baikra Road	Major Road	Garbut Circus to Dasturi along East of Garbut Spur
11	Procupine Point Road	Procupine Point Road	Major Road	Coronation Point to Wishing Stone via Procupine Point
12	Oliver Path	Oliver Path	Minor Road	Mount Eric to Procupine Point Road
13	Upper Louisa Road	Upper Louisa Road	Major Road	Louisa Point to Lower Louisa Road via Coronation Point and Walker's Tank
14	Lower Louisa Road	Lower Louisa Road	Major Road	Malang Point to Rugby Hall
15	Roland Path	Roland Path	Minor Road	Sunder Villa to Amba Spring
16	Gymkhana Road	Gymkhana Road	Major Road	Wishing Stone to European Gymkhana
17	Chenoy Road	Chenoy Road	Major Road	Sett Villa to Tryst
18	Malet Road	Malet Road	Major Road	Paymaster Park to Malet Spring
19	Coolie Path	Coolie Path	Minor Road	Rugby Plateau to European Gymkhana
20	The Cutting Road	The Cutting Road	Major Road	Naimisharanya to walker's Tank
21	Kotwal Road	King's Road	Major Road	Railway Station to Library via Rugby Plateau
22	Mary Lane	Mary Lane	Major Road	Springwood to Library
23	Khan Road	Khan Road	Minor Road	Spine roads in Kotwal Nagar
24	Rajaram Salunkhe Road	Rajaram Salunkhe Road	Minor Road	Central Chikki (M.G.Road) to Dhavad Wada
25	Bhauasaheb Raut Marg	Gordon Road	Major Road	Church Of England to Hermitage
26	Abbott Road	Abbott Road	Minor Road	Tour Petit to Prabal House
27	Maulana Azad Road	Hermitage Road	Major Road	Gujrat Bhavan to Ruby Hall
28	King Edward Road	King Edward Road	Major Road	Ruby Hall to Charlotte lake
29	McPherson Raod	McPherson Raod	Major Road	Bombay House to P.W.D Rest House
30	Charlotte Lake Road, Upper and Lower	Charlotte Lake Road	Major Road	North and South of Charlotte Lake via Charlotte Lake Bund
31	Pisharnath Valley Road	Pisharnath Valley Road	Minor Road	Pisharnath Mandir to Byramji House
32	Danger Path and Belvedere Path	Danger Path and Belvedere Path	Minor Road	Lord Point to Chowk Road
33	Madhavji Road	Madhavji Road	Major Road	Bombay House to Castle Hill

<b>SR. NO.</b>	<b>PRESENT NAME</b>	<b>ORIGINAL NAMES</b>	<b>STATUS</b>	<b>DESTINATIONS</b>
34	Panday Road	Panday Road	Major Road	Panday Playground to Parsee Burial Ground
35	Pabney Lane	Pabney Lane	Minor Road	Wadia Lodge to Mt. Pabney
36	Shri Shivaji Road	Murison Road	Major Road	Panday Playground to Gulestan
37	Chowk Road	Chowk Road	Major Road	Gulestan to Chowk Point
38	South Road	South Road	Major Road	Chowk Point to Little Chowk Point
39	Little Chowk Road	Little Chowk Road	Major Road	Little Chowk Point to Parsee Burial Ground
40	Olympia Road	Olympia Road	Major Road	Gulestan to Olympia
41	Willingdon Road	Willingdon Road	Minor Road	Gulestan to Birdwood Point
42	Lady Willingdon Road	Lady Willingdon Road	Minor Road	Along the north-west edge of Olympia Ground
43	Birdwood Path	Birdwood Path	Minor Road	Birdwood Point to Little Chowk Point
44	Victoria Road	Victoria Road	Minor Road	Shera Cottage to Maratha Burial Ground
45	Rambaug Path	Rambaug Path	Major Road	Little Chowk Road to the Foothill via Rambaug forest



## **ASSOCIATION OF NOTABLE PERSONALITIES WITH THE DEVELOPMENT OF MATHERAN HILL STATION**

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### **LIST OF NOTABLE INDIAN PERSONALITIES**

- Adamjee Peerbhoy - Founder of Matheran Railway.
- Abdul Hussain Adamjee Peerbhoy, engineered the Matheran railway.
- Chenoy Bejonjee Chenoy - one of the original Hotelier who contributed to the civic infrastructure development.
- Paymaster Lt. Col., Superintendent - developed the park and Children's Play area at Rugby Plateau.
- Lord Hormusjee - Pioneer hotelier - Owner of Matheran Stores.
- Khan Brothers (Ibrahim - Abdullah - Ismail ) - Owners of Khan Villa who bought European Hotel (Khoja Sanatorium today). They were owners of about half the fleet of horses in about 1900.
- Sorabji Panday - 1st elected President of Municipality and an Excellent Administrator (1933 - 1940)
- Framji Mehta - Started Newspaper 'Matheran Jottings' (1891) and Owned Arnold Lodge. He was also a Editor/ Proprietor of Anglo Gujarati Weekly 'Kaisair E Hind'
- Kapadia - Pestonji .N. Kapadia - Owner of Rockhill and built the Kapadia Market in 1919 in memory of wife Ruttonbai.
- Sett - Mr. Jalbhoy - Donated 29,000/- for Parsee Gymkhana 1912 and owned Sett Villa.
- Japheth - David Japheth - First Photographer (1900 onwards) of Matheran.
- M.D. Japheth - Author of 'Matheran the beautiful'.
- Rustomjee Jeejibhoy / Byramjee Jeejibhoy / Jamshetjee Jeejibhoy - They gave grants towards the building and maintenance of the B. J. Hospital.
- Khareghat Lt. Col. - Superintendent 1920's and worked for improvement of Parsee Cemetery.
- Dr. Koyaji - A physician (doctor) who settled in Matheran after retirement and was a social worker.
- Gomes G. B. - Owner of the first bakery in Matheran (1880's).
- Vitthalrao Kotwal – Lawyer, son of local barber, and renowned freedom fighter of Matheran shot by British in 1942.
- J. M. D'Souza - Owner of Bakery and 1st Hotel (1853).
- Damodar Gordhandas - A great bibliophile who had instituted peoples a free reading room and Library in Bombay - He built the library in 1897 in the memory of Karsandas Mulji - A Hindu Social reformer.

- Mr. Dabake - Head Master, Municipal School Matheran. Author of 'Hand Book to Matheran' (1924).
- Hareshwar Pandit - Owner of Keepsake, Sunder Villa, Sumati Villa etc.
- Sir. Cawasji Jehangir - Owner of Readymoney Cottage.
- Pherozsha Mehta - Owner of the Terrace bungalow (Rose Cottage today).
- Sir. Dinshaw Petit - Owner of Gulestan bungalow.
- Sir Sasoon David - Owner of Sea view.
- Premchand Roychand - Owner of Fountain Lodge (the famous stockbroker of Bombay).
- Sir Jamshedji Tata - Owner of Castle Hill.
- Kanhaiyyalal Munshi - Owner of St. Elmo.
- Jagannath Shankershet - Initiated Construction of Pisarnath Mandir.
- Ratan Tata - Owner of Homestead bungalow, later donated a convalescent home (for old and destitute ladies).
- Jamshedjee Jeejibhoy - Owner of Castle Hill bungalow (now houses the Saraswati Vidya Mandir School).
- Khan Bahadur Bhiladwala - Owner of Pinto Hotel and Savoy Hotel and a patron of the Hill.
- Madhavji Virji - Solicitor from Bombay, Contributed to civic amenities of Matheran.

## LIST OF NOTABLE BRITISH PERSONALITIES

- Mr. Hugh Malet - Discovery of Matheran and the builder and owner of first bungalow in Matheran.
  - Lord Elphinstone Governor of Bombay - Development of infrastructure, popularity and prosperity of Matheran
  - Capt. Given and Mrs. Given - Two of the first four residents of Matheran
  - Capt. Walker
  - Capt. Barr
  - Mr. Fawcett
  - Mr. Arthur Malet
- } First Bungalow Owners
- Capt. Day - conducted the initial survey of the hill.
  - Capt. Ponsonby - Survey, identification of sites for Public Buildings, Church, Construction of Ponsonby tank
  - Major Peacock - conducted the final survey and formulated the early layout of plots.
  - Major Parkinson - First Superintendent
  - John Manual D'souza - First Hotel
  - Pinto - First European Hotel
  - Major .W. Hart, Bombay Secretary to Govt. - Hart Point.
  - Hon. Birdwood - made and supervised Birdwood Path near Olympia Race course.
  - Sir Roger Lumley - Governor of Bombay
  - Mr. Simpson - supervised Construction of Simpson's Tank
  - Mr. West - supervised first bunds of Charlotte lake
  - Gen. Fuller R. E - designed and supervised the 2<sup>nd</sup>, 3<sup>rd</sup> and 4<sup>th</sup> Charlotte Lake bunds.
  - Major Robertson - owner of 'The Grange' bungalow
  - Mr. Harrison – owner of 'Red Lands' bungalow and Harrison Spring is named after him.
  - Mr. Bambach I. C. S. – owner of 'Garbut Hall' bungalow.
  - Mr. A.K. Oliver - Former Commissioner for taking account of Bombay High Court. His wife, Elyne was an artist and the author of the book 'Hill station of Matheran.'

### **RENOWNED SUPERINTENDANTS OF MATHERAN**

- Major Andrew Barry (1886) - Developed Mount Barry Developed and named Maldunga Point
- Capt. J. P. Barry (1892) - Named Belvedere Path
- Col. Hay (1895) - Christened Malet Point
- S. M. Edwards (1897) - Development of Bazaar Plots
- Capt. J. B. Smith (1901) - Designed the Coronation Point
- Capt. McPherson - road named after him.
- Mr. Murison - road named after him.

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