AYANAGAR WHOLE VILLAGE DEVELOPMENT

GREHA

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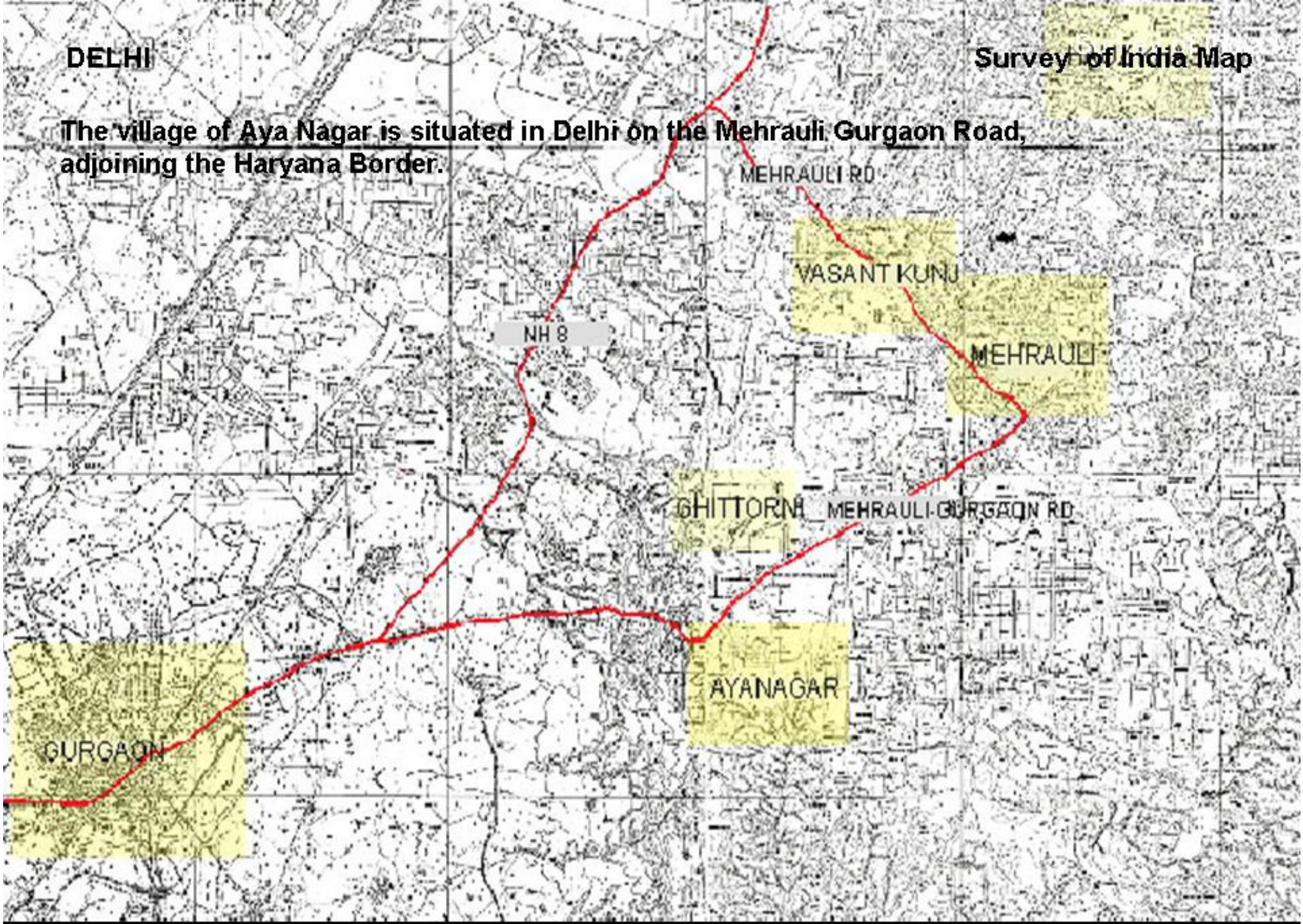
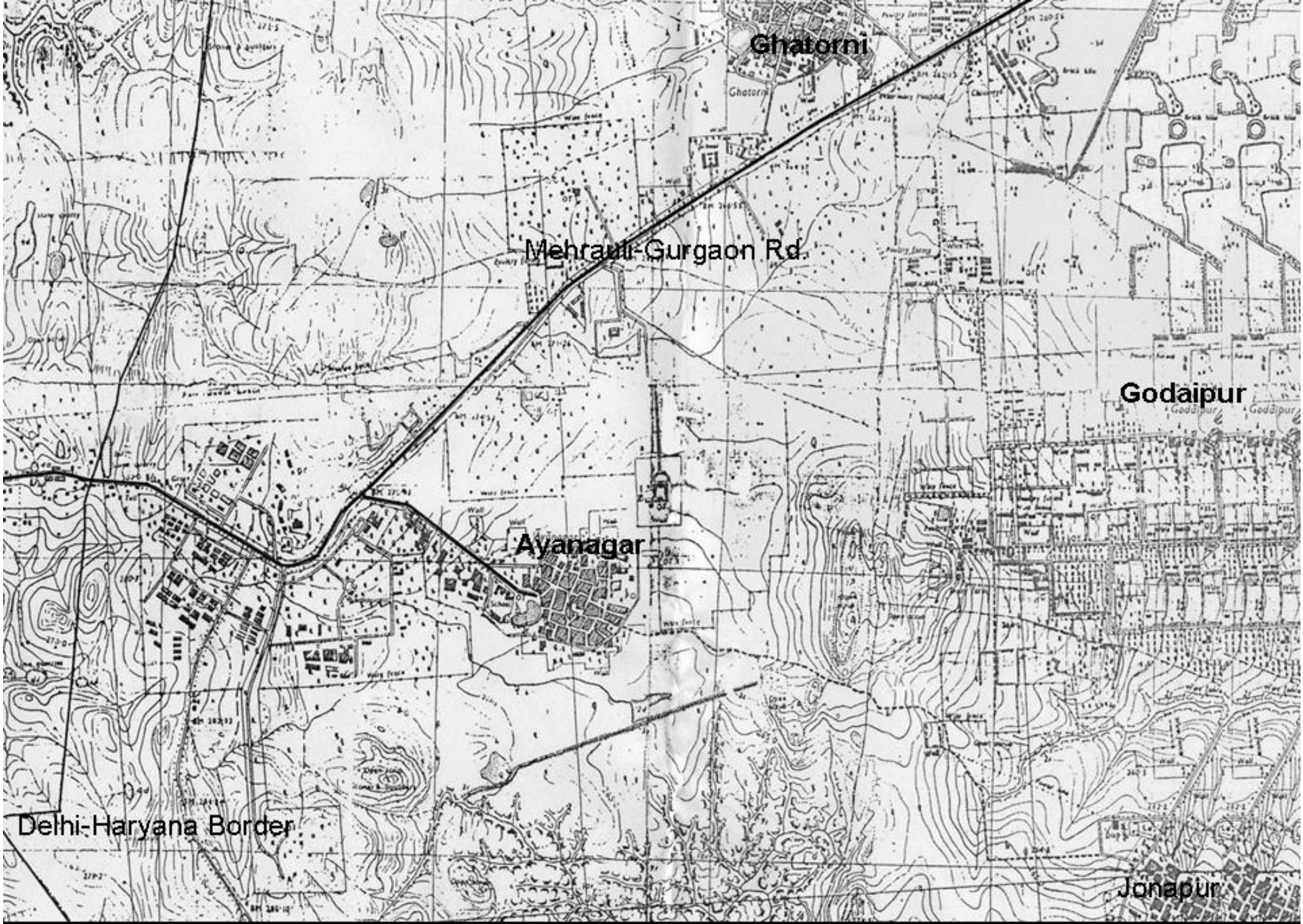
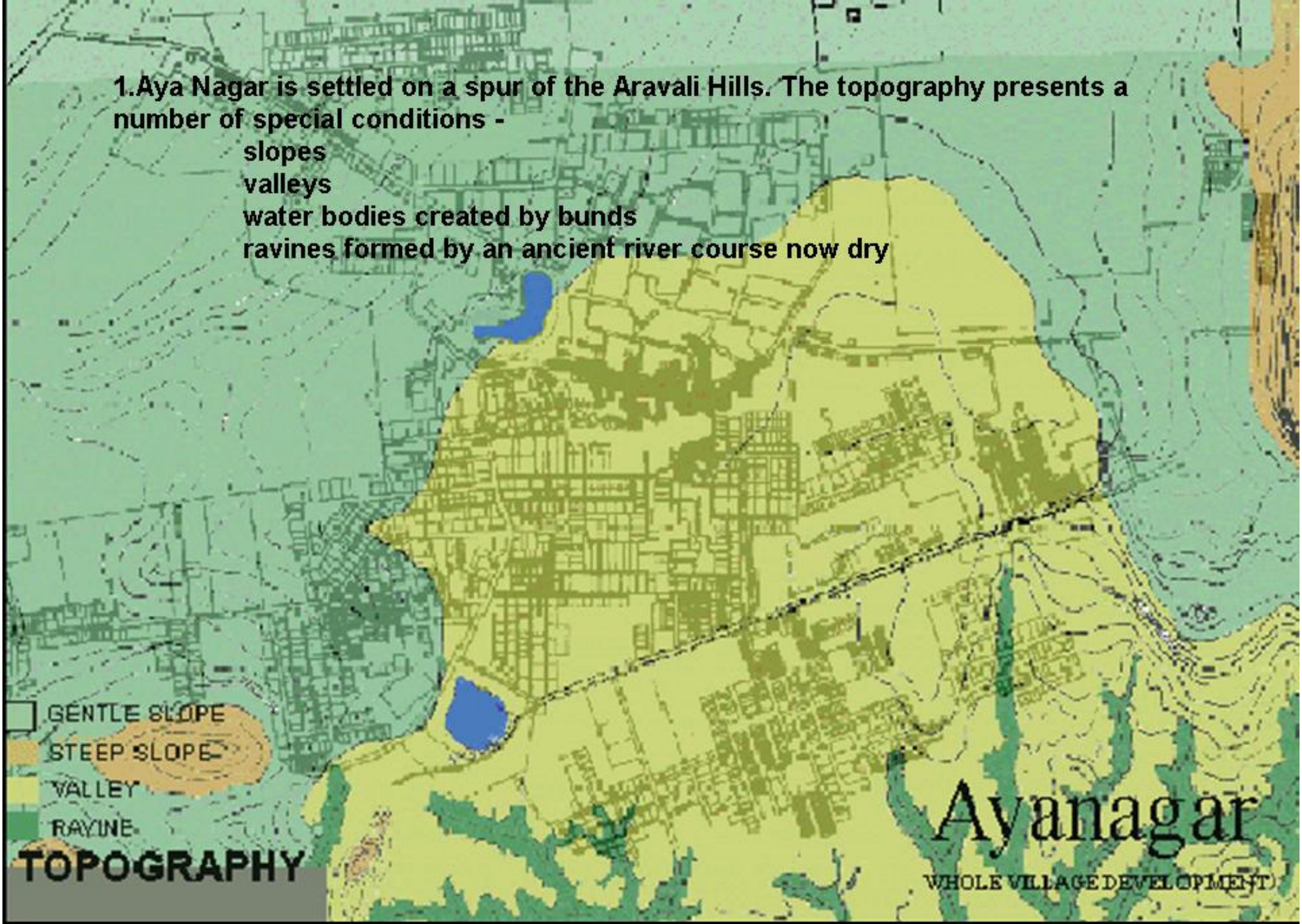
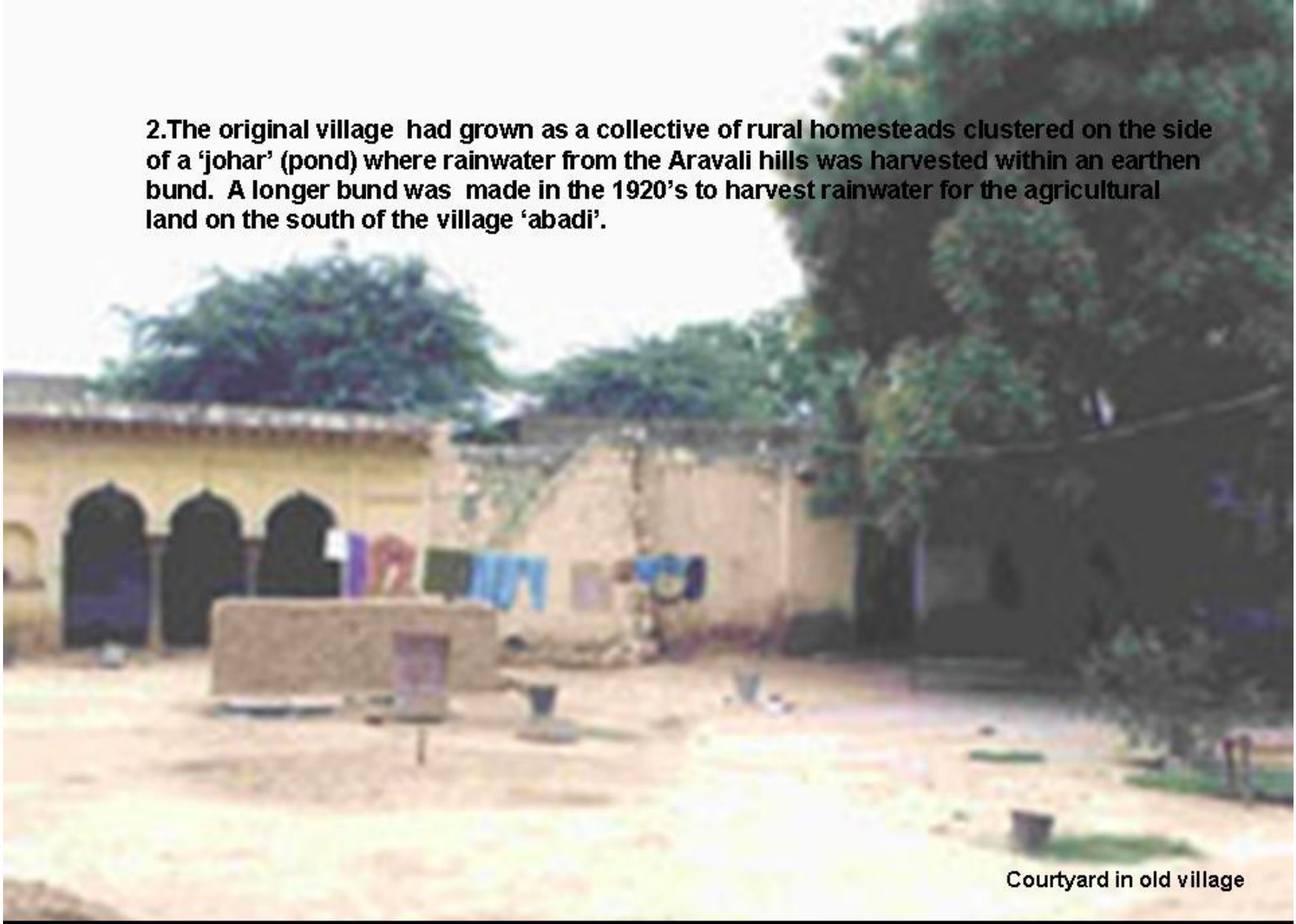

DELHI
Survey of India Map
The village of Aya Nagar is situated in Delhi on the Mehrauli Gurgaon Road, adjoining the Haryana Border.
MEHRAULI RD
VASANT KUNJ
NH 8
MEHRAULI
GHITTORNI
MEHRAULI-GURGAON RD
AYANAGAR
GURGAON


Ghatorni
Mehrauli-Gurgaon Rd.
Godaipur
Ayanagar
Delhi-Haryana Border
Jonapur


1.Aya Nagar is settled on a spur of the Aravali Hills. The topography presents a number of special conditions -
slopes
valleys
water bodies created by bunds
ravines formed by an ancient river course now dry
GENTLE SLOPE
STEEP SLOPE
VALLEY
RAVINE
TOPOGRAPHY
Ayanagar
WHOLE VILLAGE DEVELOPMENT

2.The original village had grown as a collective of rural homesteads clustered on the side of a 'johar' (pond) where rainwater from the Aravali hills was harvested within an earthen bund. A longer bund was made in the 1920's to harvest rainwater for the agricultural land on the south of the village 'abadi'.

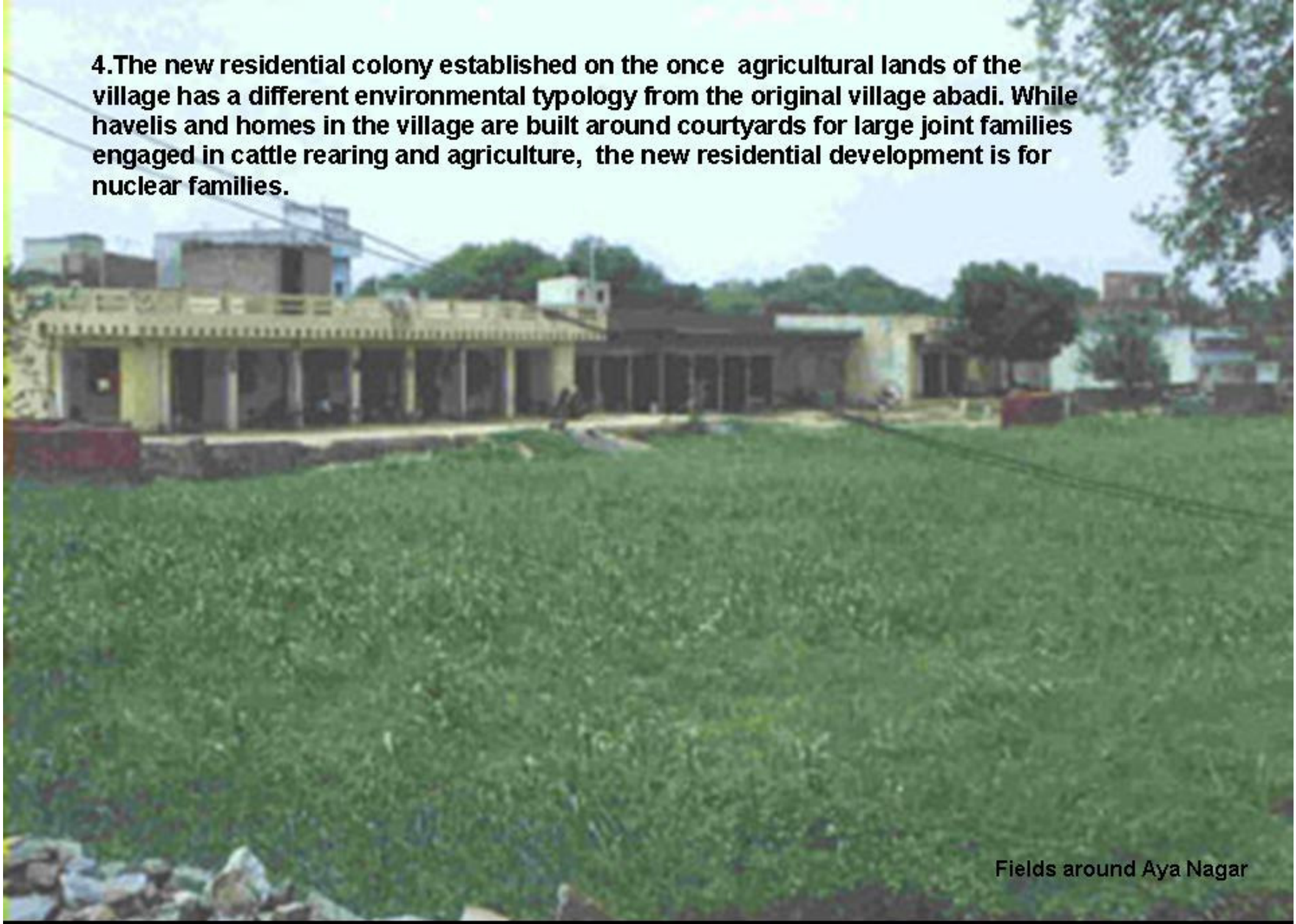


Courtyard in old village

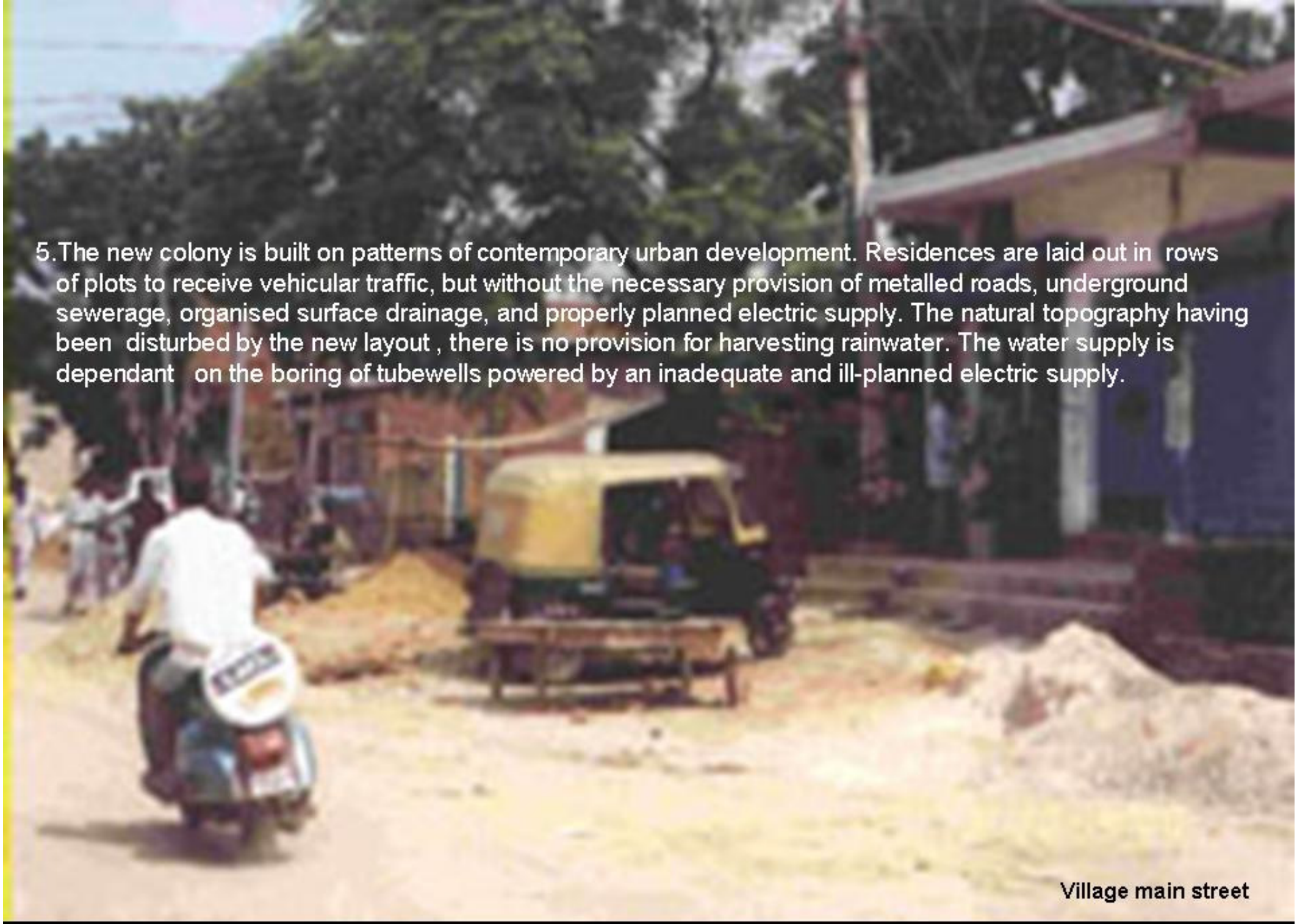
3.In 1970-72, government intervention brought electricity and water supply facilities, and a bus stand connecting the village to the city of Delhi. In the 1980's the village started to grow with the influx of low-income migrants into Delhi from different parts of the country. The new settlers occupied agricultural land adjoining the village 'abadi' and in the next two decades the population of Aya Nagar doubled.

Bus stop at Aya Nagar

4.The new residential colony established on the once agricultural lands of the village has a different environmental typology from the original village abadi. While havelis and homes in the village are built around courtyards for large joint families engaged in cattle rearing and agriculture, the new residential development is for nuclear families.



Fields around Aya Nagar



5. The new colony is built on patterns of contemporary urban development. Residences are laid out in rows of plots to receive vehicular traffic, but without the necessary provision of metalled roads, underground sewerage, organised surface drainage, and properly planned electric supply. The natural topography having been disturbed by the new layout , there is no provision for harvesting rainwater. The water supply is dependant on the boring of tubewells powered by an inadequate and ill-planned electric supply.

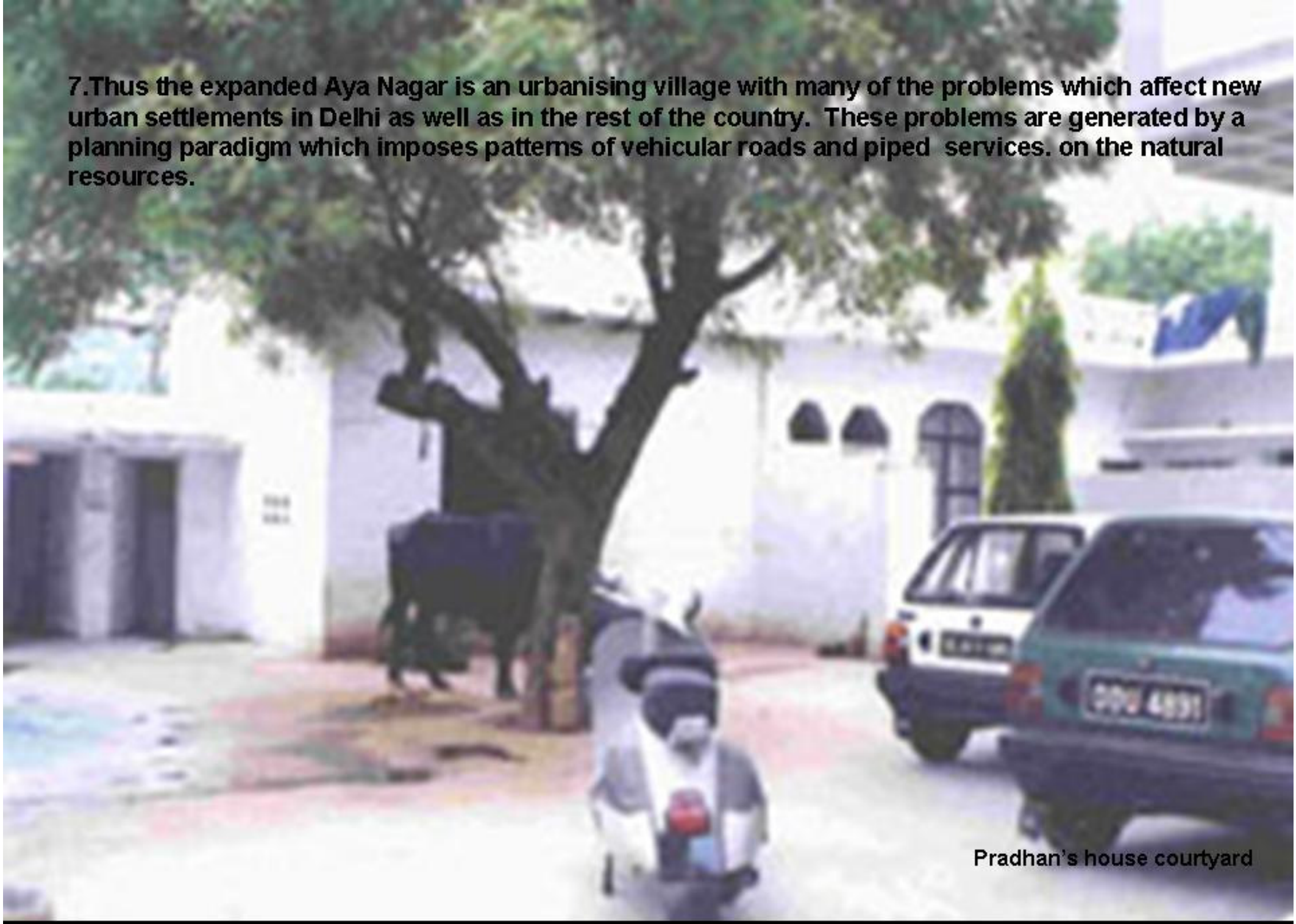
Village main street

6.The new building construction in the settlement reflects urban aspirations. The construction is done by artisans who reject indigenous techniques without having training in the use of modern technology and the practices relating to materials like cement and steel

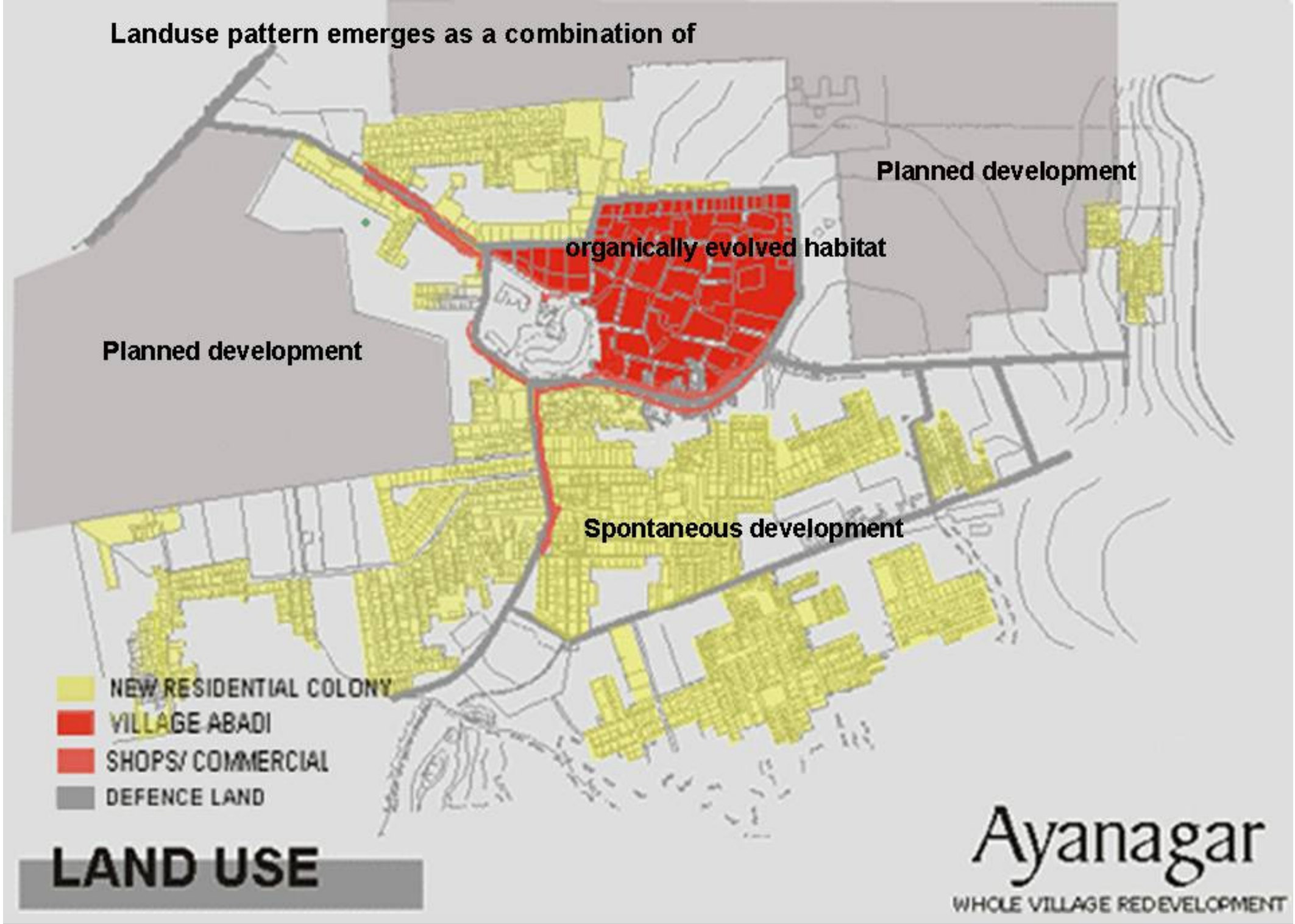
Street in the new residential development

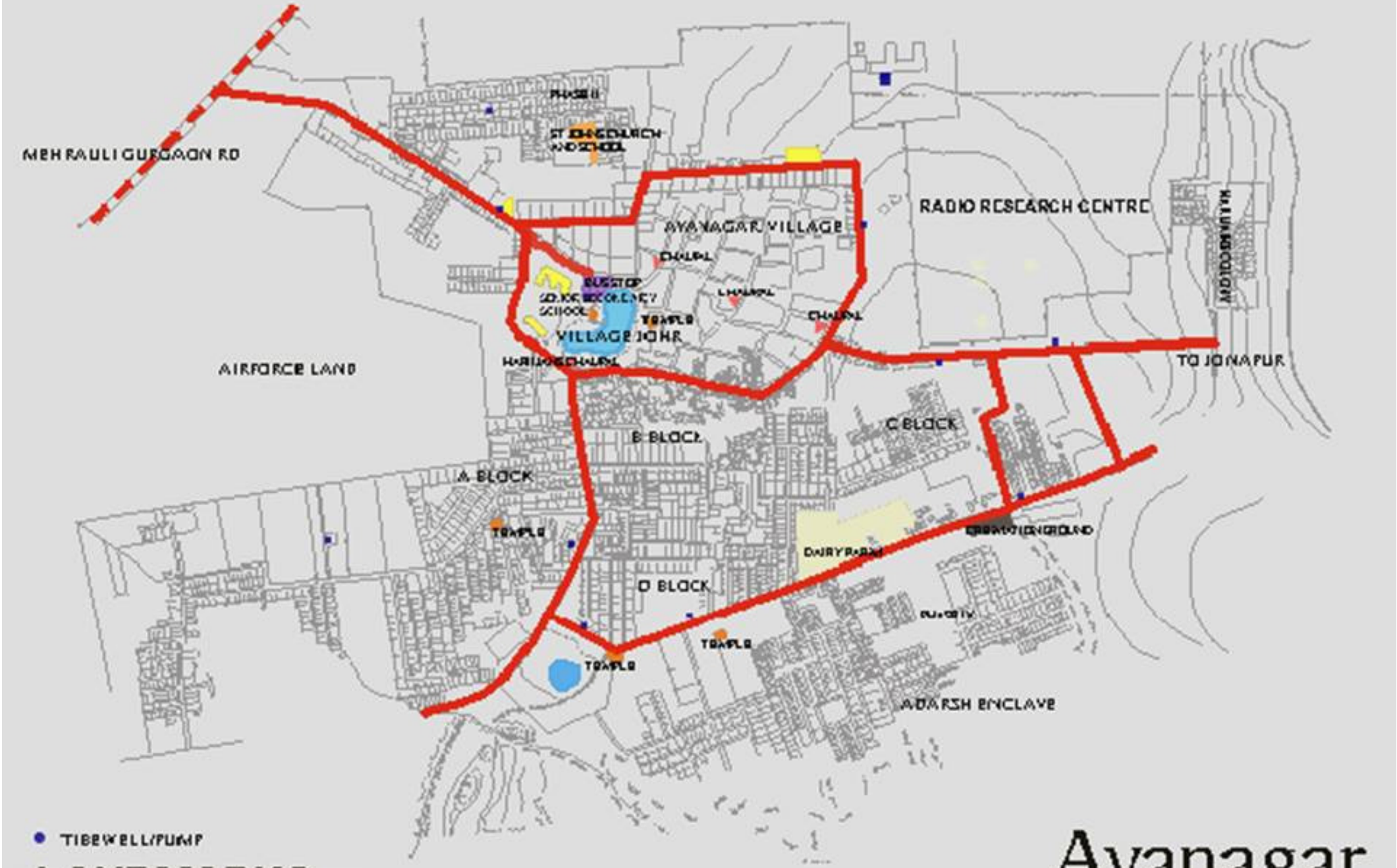
Street in the old village

7.Thus the expanded Aya Nagar is an urbanising village with many of the problems which affect new urban settlements in Delhi as well as in the rest of the country. These problems are generated by a planning paradigm which imposes patterns of vehicular roads and piped services. on the natural resources.



Pradhan's house courtyard


Landuse pattern emerges as a combination of
Planned development
organically evolved habitat
Planned development
Spontaneous development
NEW RESIDENTIAL COLONY
VILLAGE ABADI
SHOPS/ COMMERCIAL
DEFENCE LAND
LAND USE
Ayanagar
WHOLE VILLAGE REDEVELOPMENT


MEHRAULI GURGAON RD
RADIO RESEARCH CENTRE
AYANAGAR VILLAGE
VILLAGE JOHR
AIRFORCE LAND
TO JONAPUR
C BLOCK
B BLOCK
A BLOCK
D BLOCK
ADARSH ENCLAVE
TUBEWELL/PUMP
LANDMARKS
Ayanagar
WHOLE VILLAGE REDEVELOPMENT

AMENITIES

Schools: Government Primary and Senior Secondary,St. Johns, nursery schools

Bus Terminus: Two bus routes ply from Safdarjang and Badarpur to Aya Nagar

Healthcare Facilities: No hospitals, few clinics

Places of Worship: temples and churches

Vocational; Training Janmadhyam for special children, no other training facilities

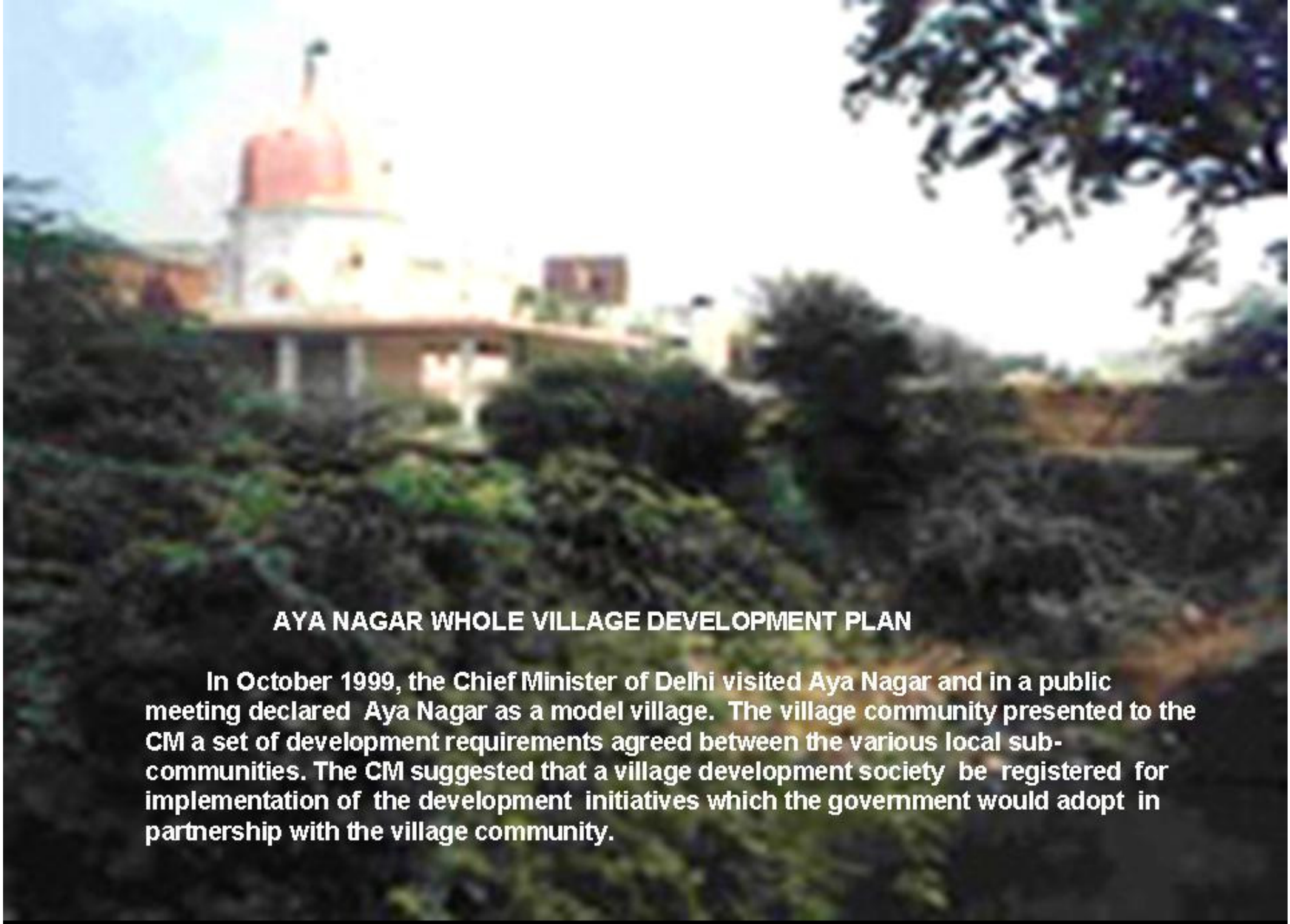
No Post Office, Bank , Police Station

Social Survey

Total Aya Nagar Population: 22,000-23,000

Population Breakup:(no. of households)
Village Gujjar: :1000-1200 Brahmin :22 Jatav/ Valmik: 250
Colony: 1200-1500 Households (predominantly migrant families from Kerala, Tamil Nadu, and Adivasis from Bihar ,MP)

Primary Occupations:
Village: Dairy farmer, milkman, driver
Colony: lower and midlevel bureaucracy, government and private service sector employees



AYA NAGAR WHOLE VILLAGE DEVELOPMENT PLAN

In October 1999, the Chief Minister of Delhi visited Aya Nagar and in a public meeting declared Aya Nagar as a model village. The village community presented to the CM a set of development requirements agreed between the various local sub-communities. The CM suggested that a village development society be registered for implementation of the development initiatives which the government would adopt in partnership with the village community.

PLAN OF ACTION FOR MODEL VILLAGE DEVELOPMENT

I. VILLAGE JOHR

Development of village jhor as an eco-park, with a new road to connect the main entrance road to the village with the main road through the new development area.

II. NEW VILLAGE CENTRE AND COMMUNITY FACILITIES

Providing a new village centre (multi-purpose community centre)
- new bus terminus, a sports centre,
- healthcare facilities
- veterinary centre with stables and grazing grounds.

III. PHYSICAL INFRASTRUCTURE

Providing physical infrastructure for the whole village , to include
- water supply (augmented by rainwater harvesting)
- sewerage and surface drainage
- surfacing of roads
- organised electricity distribution and
- collection/ recycling of garbage/solid waste.

PLAN OF ACTION FOR MODEL VILLAGE DEVELOPMENT

IV. FOREST DEVELOPMENT

The reserved forest, which forms the southern edge of the village to be developed as a nature reserve.The natural ravines and water bodies are an important ecological resource where social forestry, water harvesting, and habitat for flora and fauna can be integrated for ecological regeneration.

V.ESTABLISHMENT OF CULTURAL AND EDUCATIONAL INSTITUTIONS

Cultural and vocational education facilities will serve as institutions of the future. These will harness and channelise the creative energies of the younger generation, and become platforms for initiatives to promote holistic growth.

SITES

Ayanagar

WHOLE VILLAGE REDEVELOPMENT

WORK INITIATED

1. COORDINATION

a) Registration of Aya Nagar Vikas Samiti with its President (ex-officio) the Project Director , Rural Development, Delhi Government ; and members representing all sections of Aya Nagar's population.

b) Coordinating with government departments, autonomous agencies like CAPART and HUDCO, various NGO'S and community based organisations.

2. PHYSICAL SURVEY

Topographical survey of the main roads and Johr area to enable preliminary design. Design of a detailed topographical survey of the whole of Aya Nagar to be conducted by the Survey of India. This will provide accurate base data for detailed planning and implementation.

3. SOCIAL SURVEY

Conducted by students of the TVB School of Habitat Studies and the Department of Humanities and Social Sciences , IIT Delhi, to develop a social profile of the local population and assist the Department of Social Welfare in preparing detailed socio-economic data.

WORK INITIATED

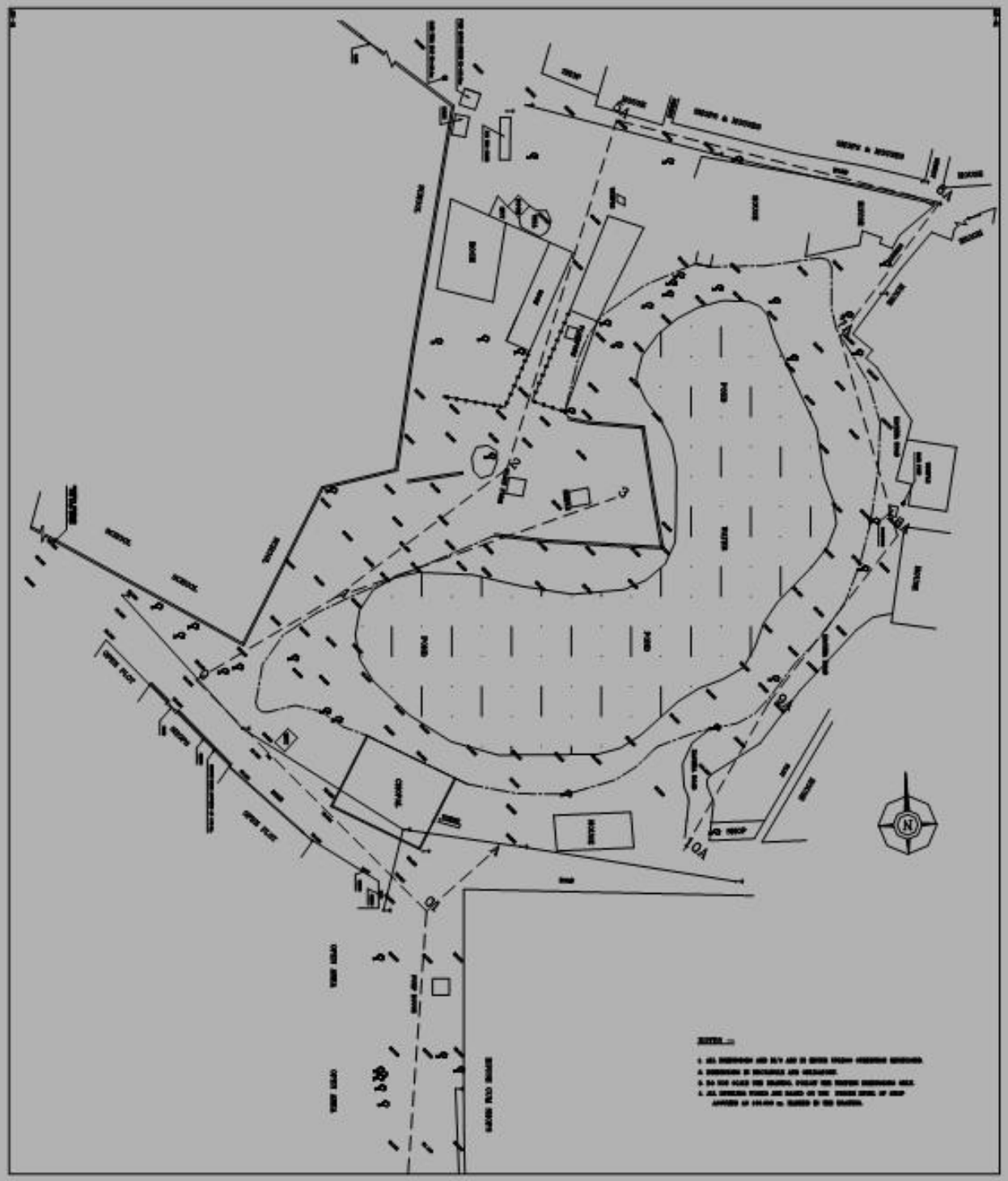
4. DESIGN

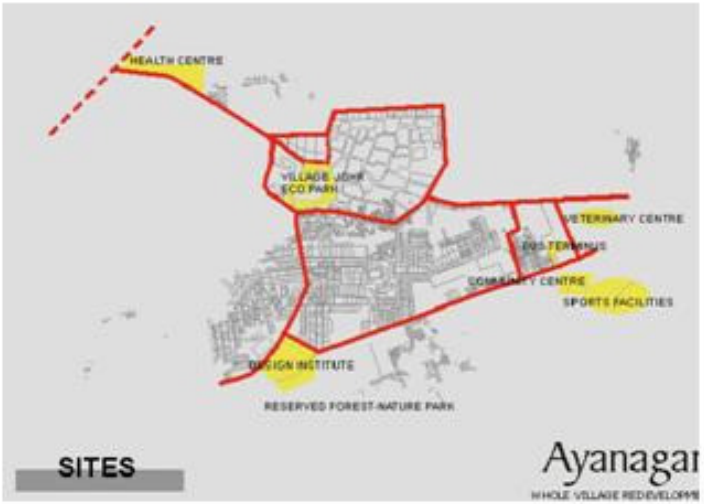
Detail design of Johr Area and main road.
Identification of sites for community facilities, and preliminary design of Health Centre and a new bus terminus.
Strategic Design for drainage and infrastructure, forest development and cultural/educational development.

5. RESOURCE GENERATION

Program-based discussions initiated:
with HUDCO for grant assistance towards physical infrastructure ,
with CAPART for grants towards rural projects such as the veterinary centre
with the Department of Science and Technology, Government of India, for designating Aya Nagar Development as a demonstration project which is part of a national mission for urban renewal funded by the UNDP.

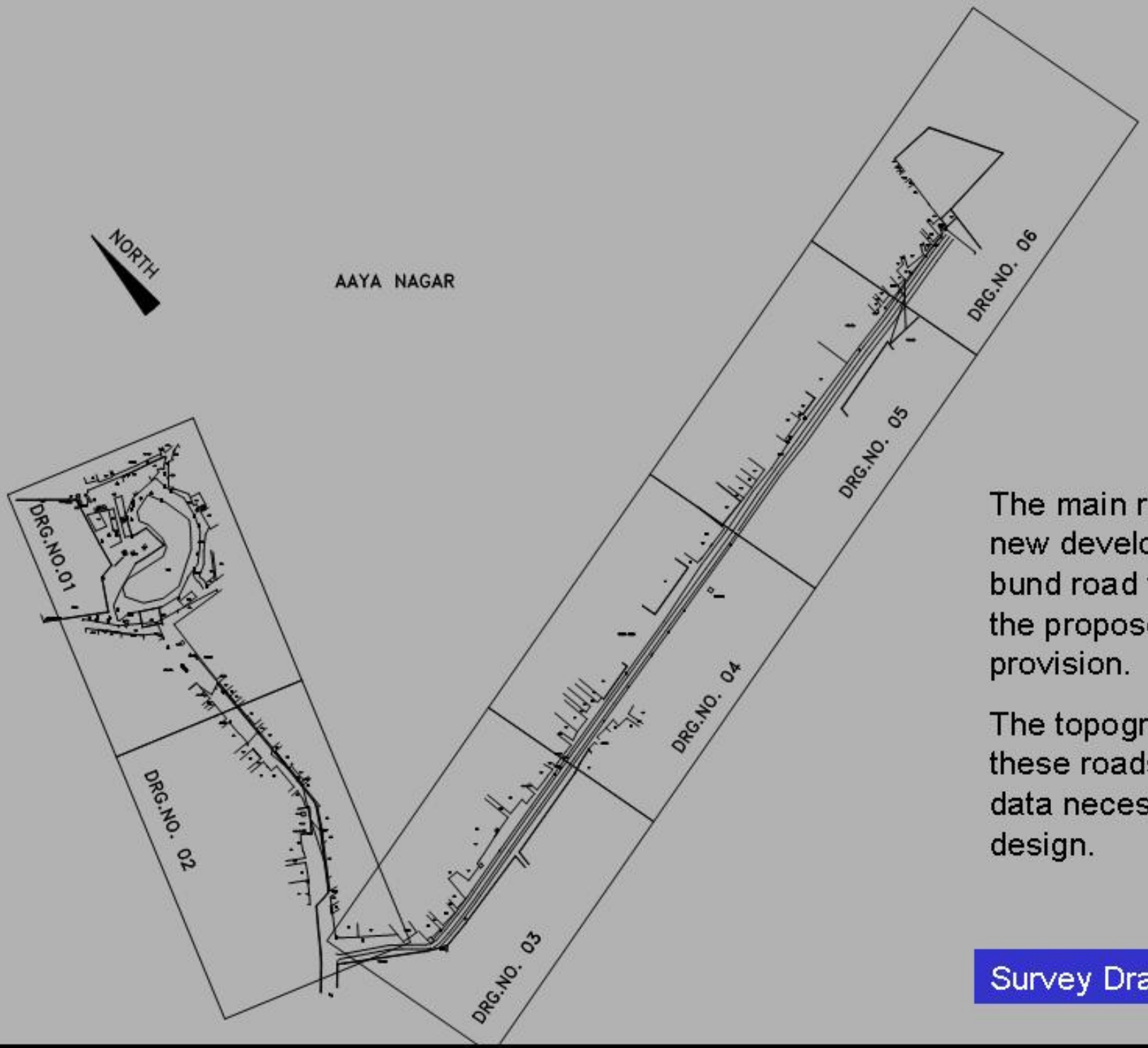
These resources will be additional to the planned expenditure of the Government of the NCT of Delhi.





A detailed topographical survey of the Johr area provides the base data for detailed design of the eco-park and related facilities.

Survey Drawings of Johr Area



The main road through the new development and the bund road form the spine of the proposed infrastructure provision.

The topographical survey of these roads provides base data necessary for detailed design.

Survey Drawings of Main Road

panoramic view of johr

REDEVELOPMENT OF VILLAGE ' JHOR' AS AN ECO-PARK

The main road leading into Aya Nagar from the Mehrauli-Gurgaon road terminates at present at the DTC bus terminal. The bus terminal is proposed to be shifted to an alternative location.

This road is to be connected with the main road being developed through the extended village abadi, and the johr area is to be landscaped around the water body, and community facilities are to be provided.

The johr is serving at present as a garbage dumping ground

REDEVELOPMENT OF VILLAGE ' JHOR' AS AN ECO-PARK

The proposals for the village 'jhor' area have been discussed with the village community to comprise the following:

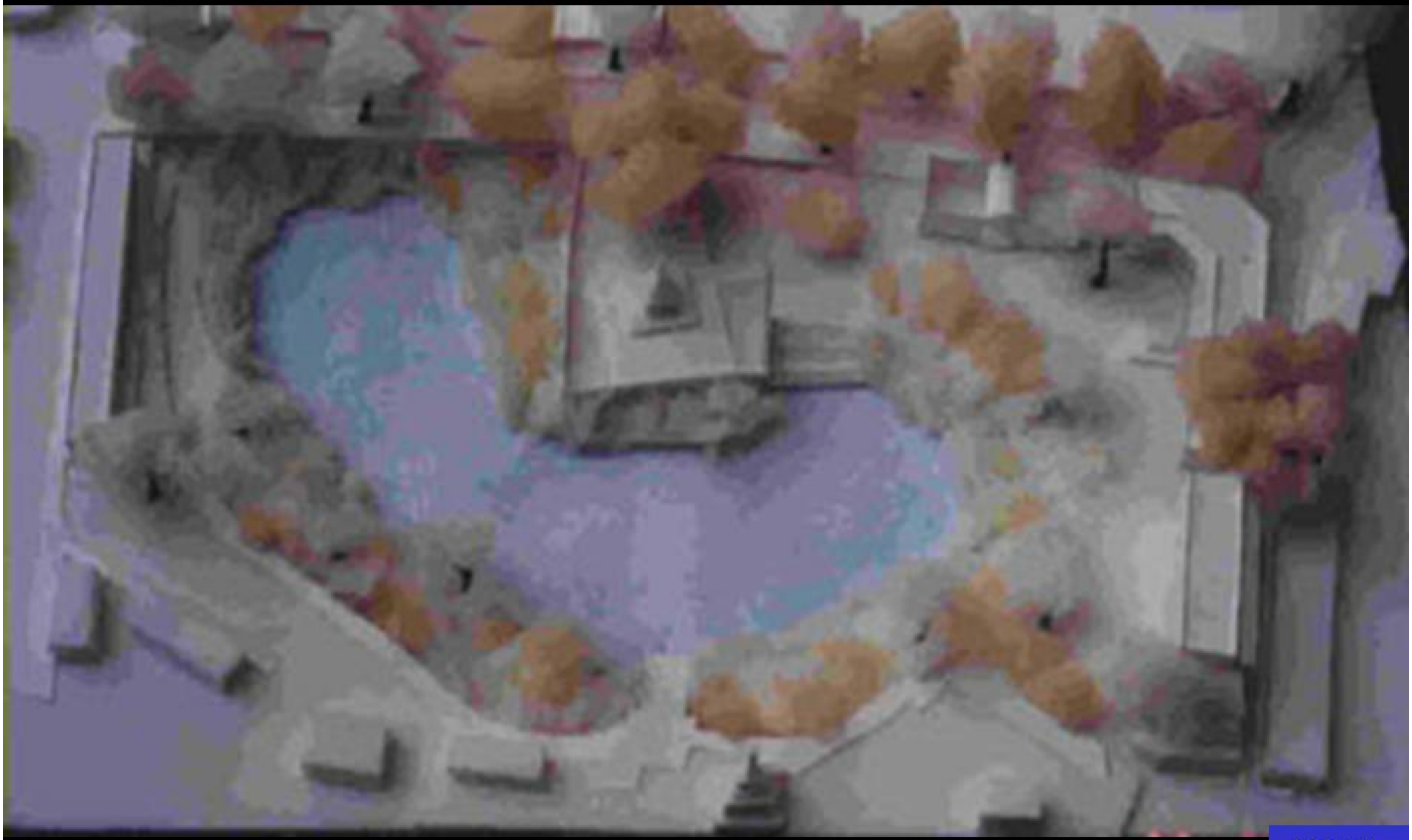
1. **Cleaning the water body, introducing marine life into it, and consolidating the edge with suitable plantation and ghats.**

2. **Landscaping of area adjoining the water body as a public garden, using indigenous plant material.**

3. **A stretch of road along the western edge of the johr area , connecting the old village with the new development.**

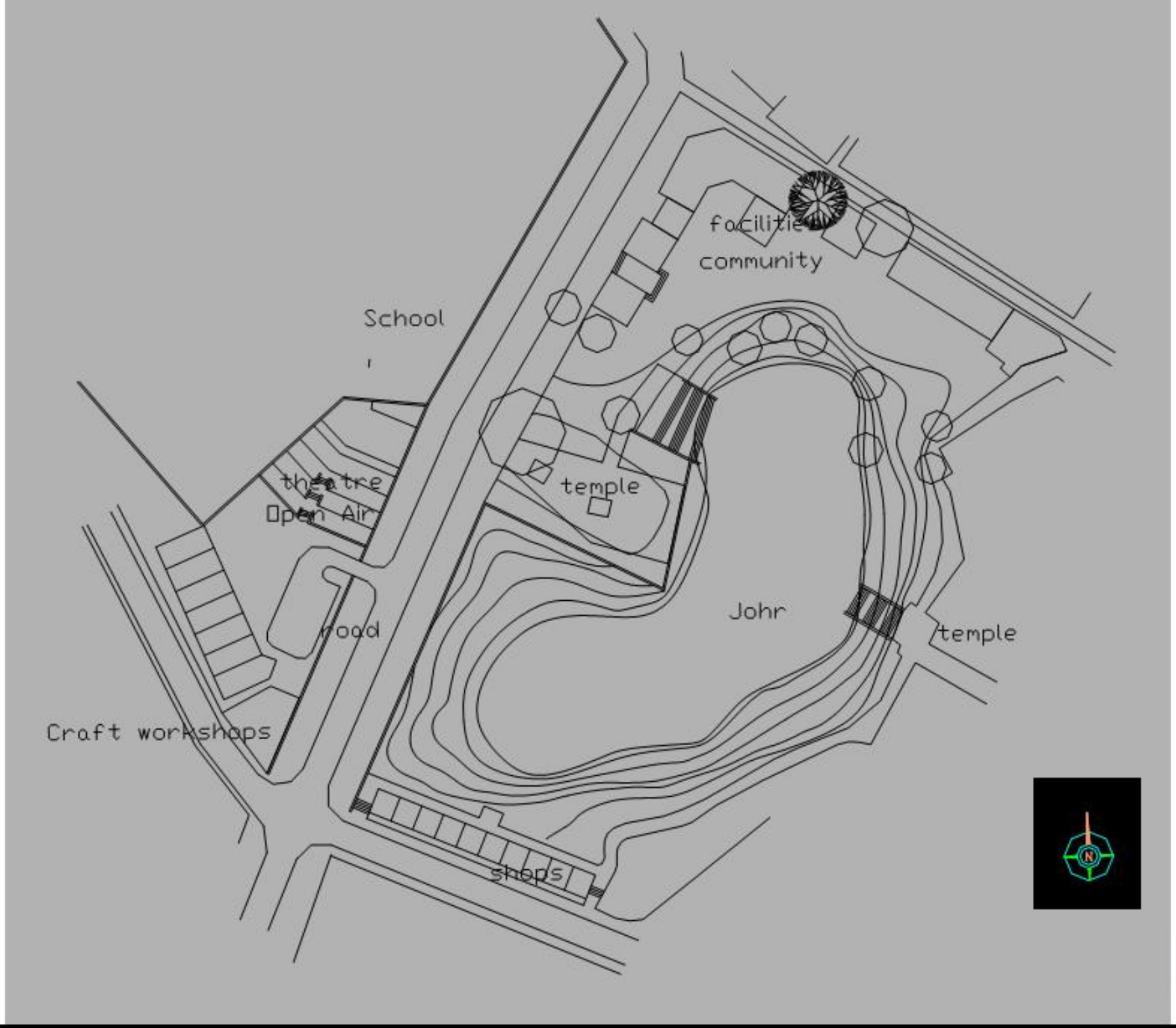
4. **The undulating area adjoining the high school to be suitably graded and developed into an open air theatre, connected with the school grounds for multipurpose use. Adjacent to this an area proposed for a village crafts centre to be managed by Dastkar.**

5. **The area vacated by the bus terminal is best located for the village chaupal. This area is to be suitably designed to include a hall for village meetings, a balwadi, gram sabha offices and a public garden connected with the shrine and Banyan tree.**

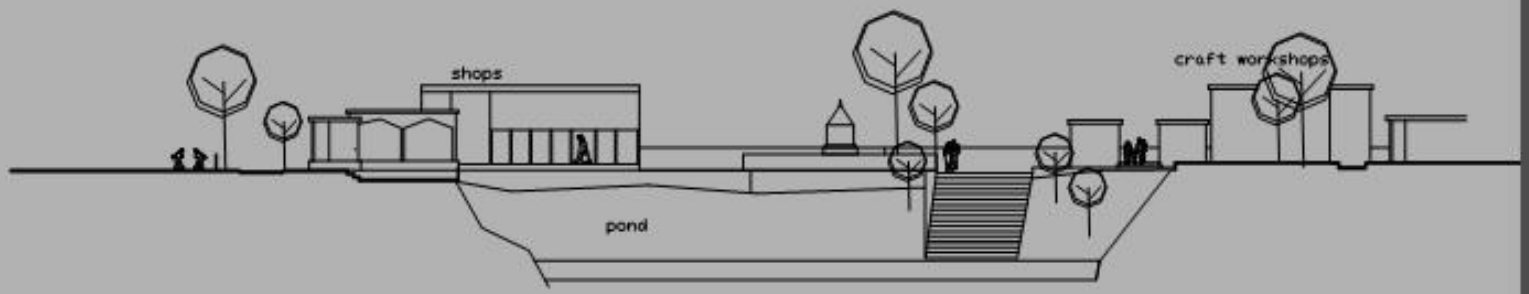


Model

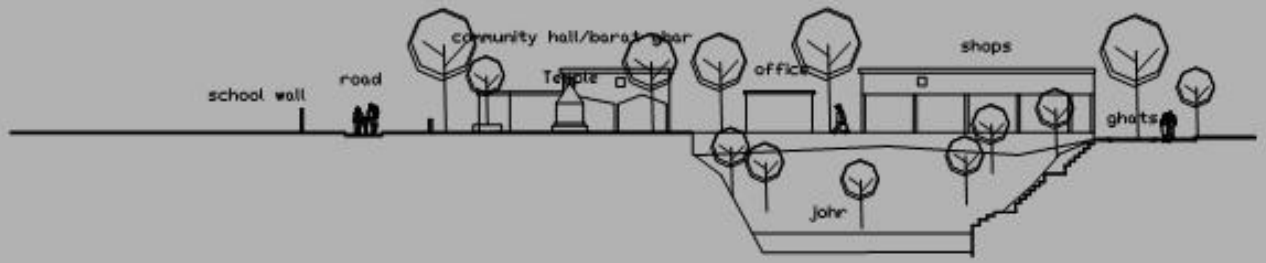
Model


facilities
community
School
theatre
Open Air
temple
Johr
temple
Craft workshops
shops

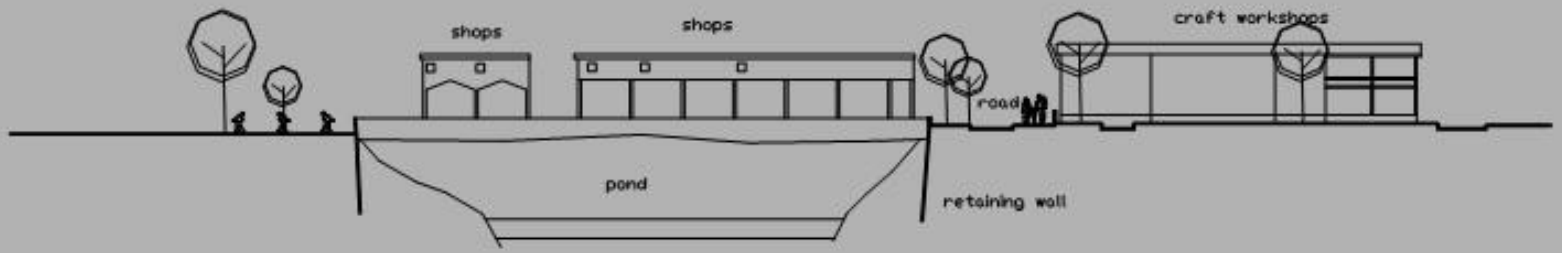
Plan



SECTION CC



SECTION BB



SECTION AA

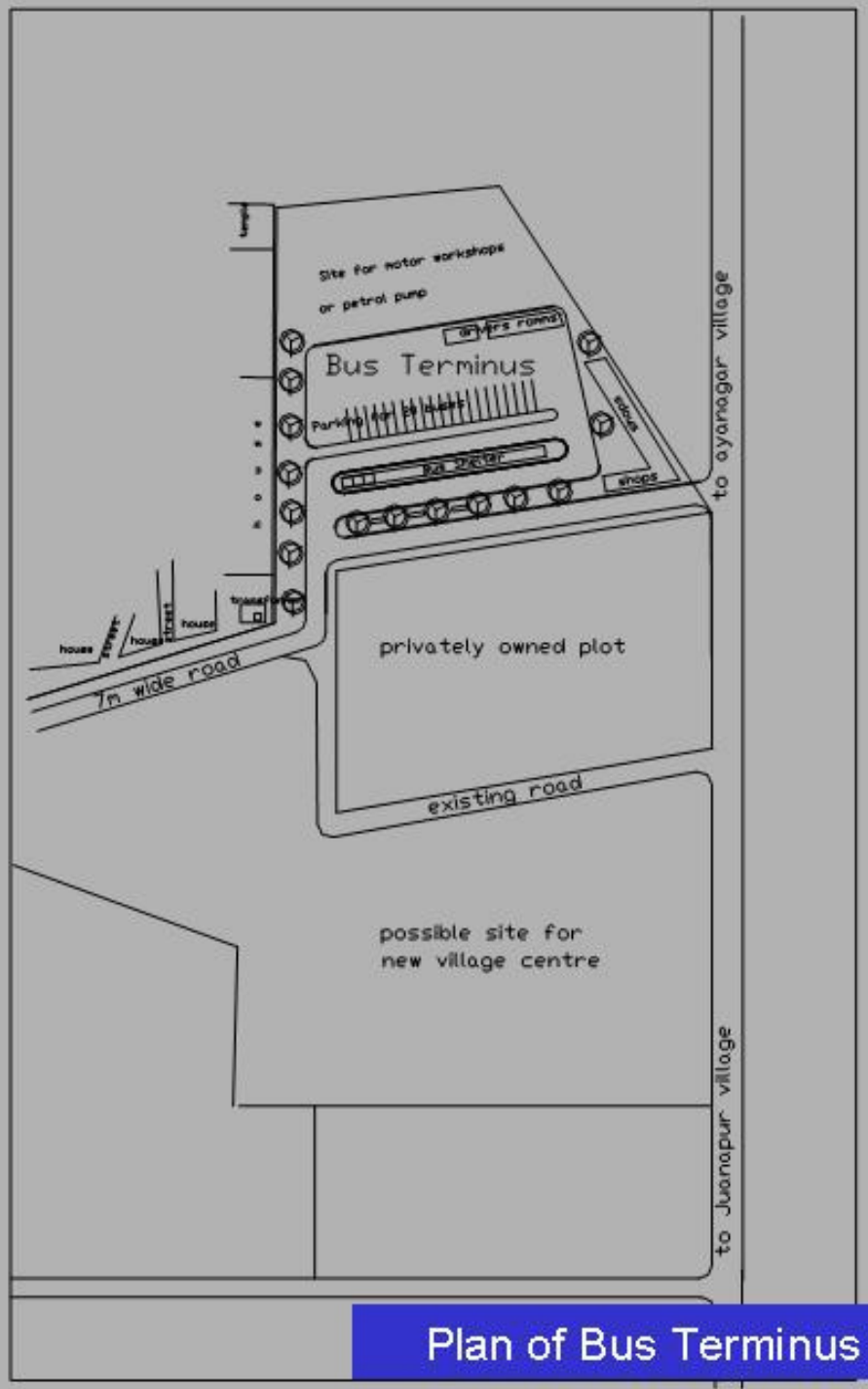
Sections

NEW VILLAGE CENTRE

The new village centre is located on gram sabha land in an area of about 5 hectares on the eastern edge of Aya Nagar. The proposed location is connected to the village by two roads-an old metalled road connecting the inner village with Juanapur , and a new 'bandh' road connecting the extended village abadi with the Juanapur road. The DTC bus terminal will be relocated at the junction of these two roads.

A Multipurpose Community Centre is proposed as the node of the new Village Centre. This will contain a large hall for community functions,kitchen and stores, toilet facilities,temporary residential facilities which can house a barat or similar itinerant population, a public library, seminar and conference facilities, a bank and post office and some retail/ commercial space.

A sports complex comprising of an open air stadium, a covered gymnasium, a swimming pool and health club.



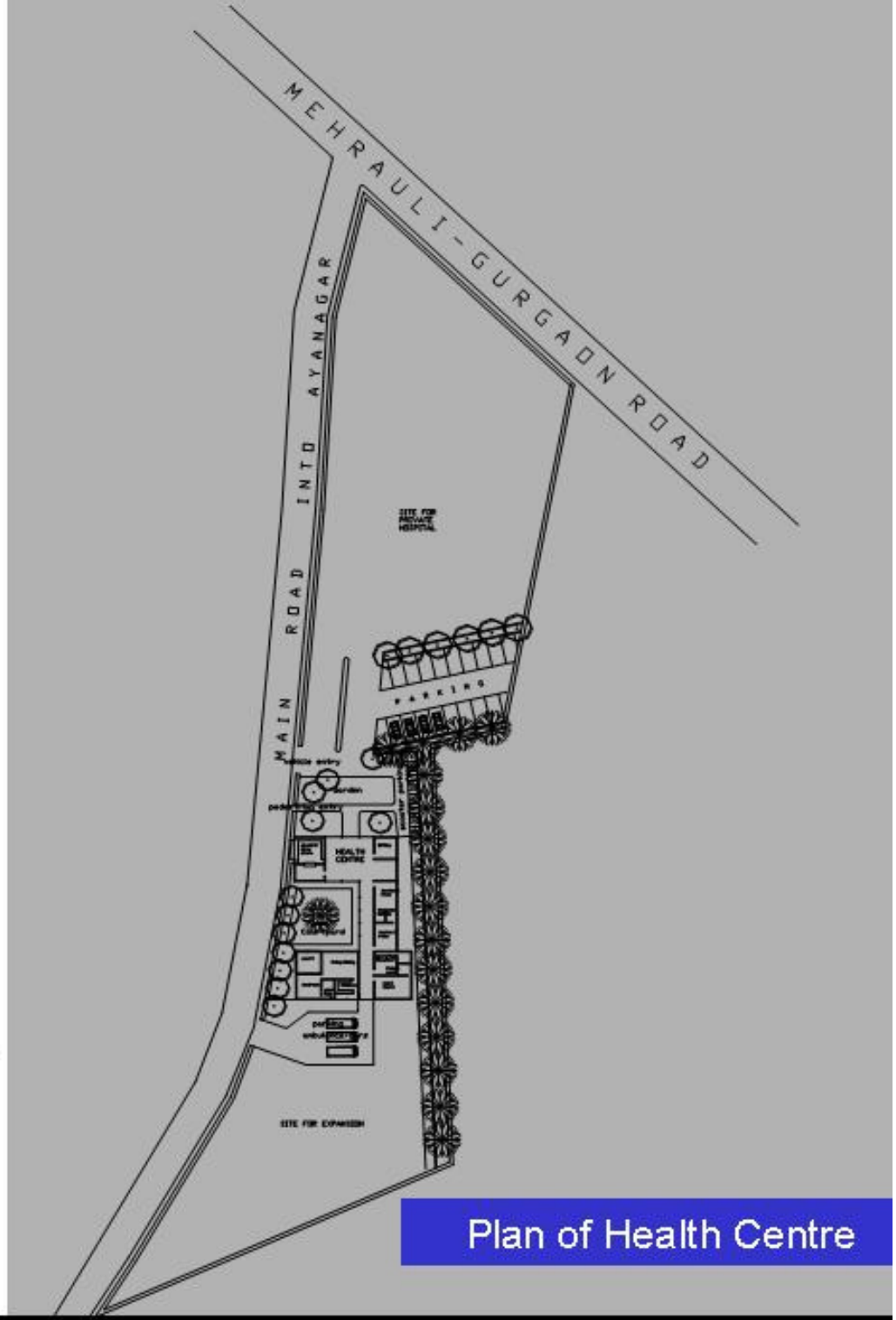
Plan of Bus Terminus

AND COMMUNITY FACILITIES

A Health Centre to be located at a site near the entrance of the village, off the main Mehrauli- Gurgaon Road, so as to be accessible both to village people and Aya Nagar residents as well as other city dwellers. It will include a residential unit for supervising medical personnel to ensure effective maintenance, as well as clinics for private medical practitioners.

A Veterinary Care facility with stables or cattlesheds to cater to the considerable livestock population of this predominantly gujjar village.

It should be noted that a majority of the community facilities proposed would be generating revenue which could take care of its maintenance and provide a surplus for community purposes.



Plan of Health Centre

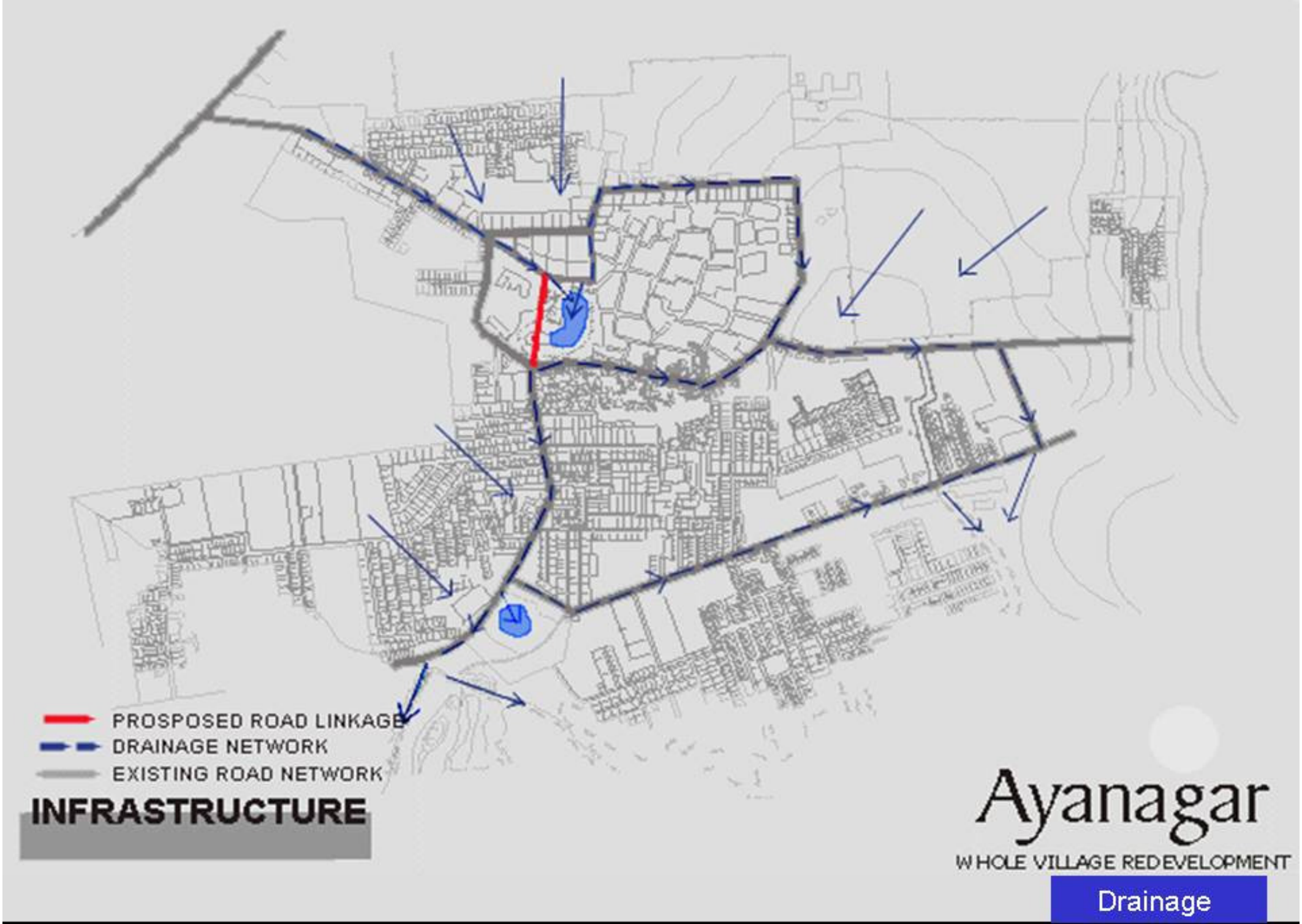
PHYSICAL INFRASTRUCTURE

1.The provision of infrastructure is essential for sustaining life in the village, and to prevent it from becoming a slum. Such provision will include-

Water supply
Sewerage and drainage
Solid waste management
Properly surfaced roads
Energy for lighting and power

2.The physical infrastructure to be designed according to ecological principles including topographical management, water harvesting, innovative drainage/sewerage technology by using constructed wetlands/ root zone treatment, recycling of solid waste and bio-gas generation, use of solar and alternative energy sources.

3.The financial resources for physical infrastructure provision will be generated by a partnership between the resident community, the State government and the corporate sector. Similar initiatives taken in other parts of the country have demonstrated the viability of such an approach. The estimated cost of infrastructure provision, appropriately designed, works out at about Rs. 15,000 per family. With community mobilization efforts, Rs 5000 per family can be raised by the residents. A matching sum from the State government and the corporate sector will ensure financial needs are adequately met. Such a programme can become a living model for replication in other villages in the National Capital Region of Delhi.

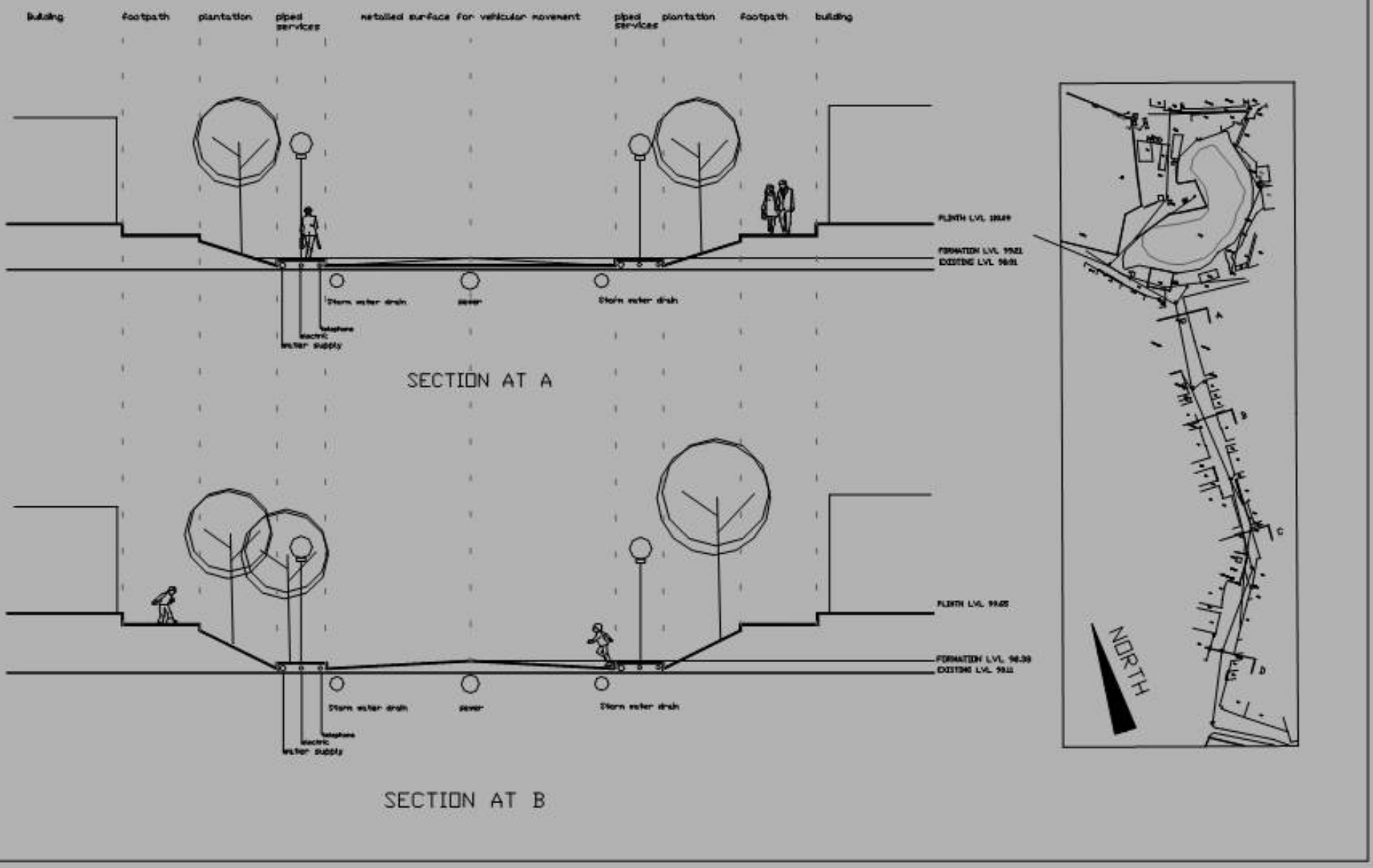


INFRASTRUCTURE

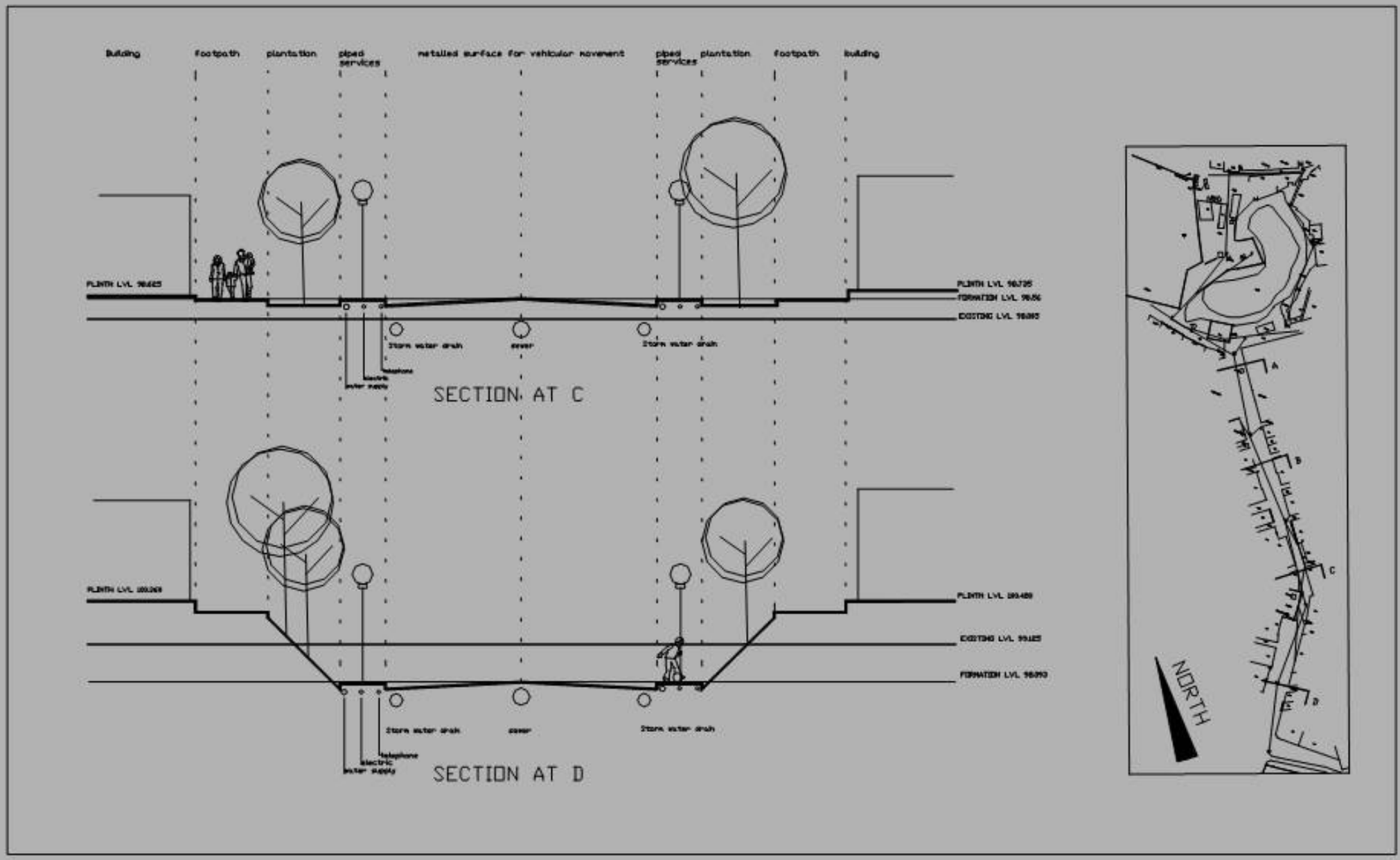
Ayanagar

WHOLE VILLAGE REDEVELOPMENT

Drainage



Road Sections



Road Sections

FOREST DEVELOPMENT IN THE GREEN BELT

Aya Nagar village is adjoining the green belt along the state border with Haryana. This is a large tract of reserved forest with natural ravines and water bodies distributed throughout the area. It is an important ecological resource where programmes of social forestry, water harvesting and habitat for flora and fauna can be developed.

There is a clearly a significant potential here for eco-tourism development which can benefit the entire region.

The resource generation for such a programme would again be considered as a public private partnership, with development guidelines being framed by the State government, in collaboration with NGO's and the corporate sector.

ESTABLISHMENT OF CULTURAL AND EDUCATIONAL FACILITIES

The development proposals envisaged for Aya Nagar need to be viewed within the perspective of the new millennium. The children of Aya Nagar have demonstrated their abilities in the past by excelling in various activities at the school level. Also there are several eminent artists, designers and architects settling and working in Aya Nagar.

It is proposed that the creative energies of the youth and the resident artists are focused to develop new institutions. Suitable locations for these two institutes have been identified, in agreement with the village elders and acting pradhan of the village, on gram sabha land as indicated on map 4. These are -

a) A Collaborative Artists ' Studio on the pattern of the Lalit Kala Academy Studios at Garhi,

b) An International Design Institute, in collaboration with some top design schools in other parts of the world

The Design Institute can provide the creative and technical inputs required for design management of the whole village development activities outlined in the plan.

RECOMMENDATIONS

1.The Aya Nagar Vikas Samiti is crucial for implementation of this plan. The society needs to be registered and made operational immediately.

2.The first development package to be taken up for implementation is the eco-park in the village 'johr'. Estimates for the work need to be finalised, funds allocated and work on the ground to be started.

3.The main road development which starts from the Johr area, forms the spine of the infrastructure development package, and needs to be taken up simultaneously. Detailed engineering work is required.

4.The sites identified for the New Village Centre and community facilities, including the Health Centre have to be finalised and allocated.

5. This development programme must begin on the ground and show results before the onset of the next monsoon.

A haveli in old village

6. Seed funding is required to begin work on the ground. This fund is best provided by the State Government to initiate the development.