THE ARCHITECT, INTERIOR DESIGNER, HOTELIER AND PROUD INNOVATOR IN THE DESIGN SPACE, AND HIS WIFE DELNA MISTRY, WELCOME HELLO! INTO THEIR PALATIAL PENTHOUSE ON TOP OF DELLA TOWER, IN MUMBAI'S DADAR PARSSE COLONY. THE IMPRESSIVE STRUCTURE, HARKS BACK TO HERITAGE IRANIAN DESIGN. WE GET A GLIMPSE INTO THE MIND OF A CREATIVE ENTREPRENEUR, WHO WISHES THE CITY OF DREAMS HAD BEEN DEVELOPED WITH NOT JUST A COMMERCIAL BUT CULTURAL SENSITIVITY.

We see in your residential building, a great resurrection of Zoroastrian figures... like a re-owning of your heritage (such figures can only be seen around Five Temples and old Parsse neighbourhoods like in Tardeo, etc). How proud are you of your Parsse roots?

Jimmy: Two years past of my Parsse roots. I’ve been deeply invested in the community since the beginning. I started a Parsse resource group as a community NGO way back in 2006. I worked with the priest and his family to provide them with medical and educational support; we also started working with the youth of the community. My ‘Cultural Heritage Award’ was the turning point and got me fascinated with architecture – the simplicity, yet grandeur of architecture when I studied in Iran – was something completely different, and hence I decided to recreate Persian architecture from ancient Iran in this glorious tower in Dadar, Mumbai.

Delna: Yes! We all are very proud Zoroastrians! We try to include some value system in our kids, mainly, to try wearing their sudreh-kasti on a regular basis, going to Agiary, our fire temple on all good occasions and as often as possible. We mostly try going as a family together.

Your home has a grand, larger-than-life feel... how long did it take to put together and what are some truly special areas that you are particularly happy with?

Jimmy: Yes, it’s taken a lot of planning. The home was done about 10 years ago, but the design knowledge required for planning a small house is quite different from the requirements of planning a large house and we did a lot of research and homework. There are a lot of special elements in the house; but most important is, even though it’s large, it’s still a home. There are a lot of design elements that make it custom-built for us, like you see a lifestyle change from a formal living room to a family living room, from my black and white combinations with hints of gold and a touch of red, to the beiges, to the family living room. The home has all the facilities and features which were absolutely ‘in’ to have when we made this house – a home theatre, spa, gym, salon, guest bedrooms, private swimming pool, which is not just a plunge pool size but a proper heated pool with a counter wave/current machine... it is a huge pool, then we have three terraces, so there are a lot of specialties. I love my greens and natural plants within the house, every nook and corner has tonnes of natural plants. The artistic exterior also continues within the building; one of the terraces shows the 27 nations that were ruled by Persia. The house overall has many interesting areas, like I love huge bathrooms, I still spend most of my personal time in my bathrooms! So all in all the house serves its purpose and binds us together as a tightly knit family.

Delna: I didn’t really have too many inputs on the making of our home. By and large, Jimmy understands design and details and he provided all that I need as per my requirements, likes and preferences.

Do you entertain frequently by the pool? Few people in Mumbai can throw poolside parties!

Jimmy: Yes, I do entertain but the frequency of entertainment has reduced. But yes, we’ve had many functions and parties. Our most talked about is our Diwali party; more than 250 guests attend the party with live music and all these terraces are put to use! It is definitely a luxury to have a swimming pool, hence these parties definitely have a charm of their own, as in Mumbai people are not used to having home pool parties.

The reception lobby of JRM residence, (above and right)

Evenings are well-spend outdoor with laughter.
Dhans, how did you meet Jimmy and eventually what qualities of his did you find most attractive?

Dhans: “Jimmy’s dad was posted in Nagpur, that’s where we met. He was just about 17 years old, it was there I knew him. Then he moved to Mumbai and in a few years, we got married in the age of 23. I was a college-going lad where we met, but even at that age, he was doing part-time jobs. What drew me to him was his sincerity, he has a loving and caring nature. He was working hard even back in the 90s.”

Also, do you both manage a healthy work-life balance?

Dhans: “We both love doing what we do. He is very passionate about his work, his dreams and his ambitions. I love to take care of my kids, our home – which is a huge responsibility. We both don’t interfere in each other’s work, of course, major decisions are taken together. His working hours are very long, still I get affected, but now I quickly adjust it, and realise we need to support him rather than criticising. Sunday, no matter what, we are together.”

Dhans I believe you took out their beautiful living room has shown us all that it is important to love whatever you are doing, and do it to your best capacity, with honesty and passion.”

Dhans: “Yes, I have risked some new directions, taken efforts and new opportunities. As soon as I saw a little saturated with my interiors and master planning of main housing townships, I felt like I might not be able to see my creativity in the manner that I want. Hence I ventured out into the Della Enclave, which is the second home township I worked on, along with an adventure park and a small resort. That was a modern concept, then we ended up upward scaling it. Jimmy’s first “entrance” adventure park and along with that, we started three businesses together, that was the second innovative concept that I had a need of the hour. After that we come up with the concept of Karmic Zen, the extreme safety measures need to be considered as a basic design brief before conceptualising and designing the overall project, which is the Della Training Academy. Set up in Lonavala, it provides guests with access to counter-terrorism and jungle survival techniques in an ambient-rich luxury. We will only see such a concept with the Della Enclave resort property.

Today, Mumbai’s oldest holiday or “second” homes in our sluggish market scenario?

Jimmy: “Where second homes go, they are in a tricky stage right now. However, I would share that second homes already developed are not in trouble because they were commissioned by buyers. Markets are sluggish, however the usual financial profile of a second home buyer has less to do with investment, more about enhancing a lifestyle. Hence resources are not an issue for this group of buyers.”

Which adventure park have you created in India?

Jimmy: “As far as we’ve only created Della Adventure, there is scope for more such parks. People have tried to create adventure parks on smaller scales. However, you need complete domain experience across multiple domains that would require us to work as a USP. Besides, a standalone adventure park does not work, it has to be supported by a resort and it has to be supported by people living in the area, and hence combination of both adventure parks and a resort has worked out well for us. During our research, we found that the international recreations like dirt bikes, mountain biking, rock climbing, and many more. Structural engineering gives the concept a strong base, safety and huge. There are many more. Structural engineering gives the concept a strong base, safety and huge. We have beautifully painted a few walls and created collaborations. I feel it would be fantastic to have something like that in a much smaller version in the city of Mumbai, it would give our artists a space to do whatever they need to do, to look at our artists be beautifully painted a few walls along Bandra Kurla Complex, on the freeway and how beautiful it looks and really upgrades the area. In Bandra there are areas where painted acetone and homes do appear. I think if there is a single space where all artists can come together it will be a dream come true for a city like Mumbai and it would definitely give an avenue for the artist to demonstrate what they are capable of doing. Such a space would also be an upgrading for new artists who are aspiring to learn from their peers.”

Dhans, how did you most

Jimmy: “I didn’t get into the business of design but the business get into me. The hunger for innovation fuels me constantly.”

Jimmy: “You have said, “I didn’t do it to your best capacity, with honesty and passion.”

The fondest memories are gathered around the table, very insensitively designed.”

Jimmy: “My most landmark architectural design is the Della Tower; however I’m the most excited about, next?”

Jimmy: “My most landmark architectural design is the Della Tower; however I’m the most excited about, next? The Shed is a super-interesting concept to bring in collaborative artists and creative thinkers at a common platform and create collaborations. I feel it would be fantastic to have something like that in a much smaller version in the city of Mumbai, it would give our artists a space to do whatever they need to do, to look at our artists be beautifully painted a few walls along Bandra Kurla Complex, on the freeway and how beautiful it looks and really upgrades the area. In Bandra there are areas where painted acetone and homes do appear. I think if there is a single space where all artists can come together it will be a dream come true for a city like Mumbai and it would definitely give an avenue for the artist to demonstrate what they are capable of doing. Such a space would also be an upgrading for new artists who are aspiring to learn from their peers.”

“I think if there’s a single space where all artists can come together it will be a dream come true for a city like Mumbai and it would definitely give an avenue for the artist to demonstrate what they are capable of doing. Such a space would also be an upgrading for new artists who are aspiring to learn from their peers.”

What are you most excited about, next?

Jimmy: “My most landmark architectural design is the Della Tower; however I’m the most excited about, next? The Shed is a super-interesting concept to bring in collaborative artists and creative thinkers at a common platform and create collaborations. I feel it would be fantastic to have something like that in a much smaller version in the city of Mumbai, it would give our artists a space to do whatever they need to do, to look at our artists be beautifully painted a few walls along Bandra Kurla Complex, on the freeway and how beautiful it looks and really upgrades the area. In Bandra there are areas where painted acetone and homes do appear. I think if there is a single space where all artists can come together it will be a dream come true for a city like Mumbai and it would definitely give an avenue for the artist to demonstrate what they are capable of doing. Such a space would also be an upgrading for new artists who are aspiring to learn from their peers.”

The master bedroom of Mr & Mrs Mistry, captures the true essence of luxury in their beautiful living room.