

**JOHANNESBURG METROPOLITAN MUNICIPALITY**

**HERITAGE ASSESSMENT SURVEYING FORM**

Compiled by: Dr JJ Bruwer, 2002-07-29 JJ Bruwer ©

**NAME OF PLACE:** Montrose House



**Previous/alternative name/s :**

**LOCATION:** Street : Pritchard  
Street number : 36  
Stand number : 5288 (previously 720, 5040, 5254)  
Block number : Q

**ZONING:** Current use/s : Business one  
Previous use/s :

**DESCRIPTION OF PLACE:**

Basement; ground floor shops to street; six floors (offices).

Some noteworthy aspects of the building are: main entrance passage flanked by large aluminium framed display units, leading from Pritchard Street into the entrance foyer and lift lobby; the polished khaki and pink marble cladded foyer and lobby walls, as well as the stairs; mild steel balustrade and wooden handrail of the stairs.

**CONSTRUCTION MATERIALS:**

Walls : reinforced concrete and bricks.

Roof : flat, concrete.

Windows: steel frame.

**SITE FEATURES:****ALTERATIONS:**

No plans in respect of alterations / additions to the building could be found.

**INTEGRITY:****INSCRIPTION:****ARCHITECT/BUILDER:**

Jarret & Franklin

**CONSTRUCTION DATE:**

On plan : 7 March 1950

Completed :

**BUILDING STYLE:**

**BUILDING TYPE:**

Shops and office building.

**ENVIRONMENT:**

Except for a slight connection in its composition of colours and vertical lines with the adjacent Family Furnishers Building, the building's contextual significance is limited.

**CONDITION:**

Good.

**URGENT ACTION:**

**SAHRA RECORD REGARDING ALTERATIONS, RENOVATIONS, RESTORATION:**

**PROTECTION STATUS:** (under National Heritage Resources Act, 1999)

- |                     |  |                          |
|---------------------|--|--------------------------|
| General protection: | Section 34(1) structure/s                        | <input type="checkbox"/> |
| Formal protection:  | provincial heritage site                         | <input type="checkbox"/> |
|                     | national heritage site                           | <input type="checkbox"/> |
|                     | provisional protection                           | <input type="checkbox"/> |
|                     | heritage area                                    | <input type="checkbox"/> |
|                     | listed in provincial heritage resources register | <input type="checkbox"/> |

Relevant Gazette Notice:

Gazette description:

**FORMER PROTECTION STATUS:** (under National Monuments Act, 1969)

**NOTES:**

**DEEDS INFORMATION:**

Original ownership: Westcott Audley Pty Ltd

1976: 1646 - Audley Props Pty Ltd  
1647 - Westcott Props Pty Ltd

T6100/2000 South African Mutual Life Assurance Soc

**HISTORY:**

**GENERAL NOTES:**

The building is currently not fully occupied with only a business school on the fourth floor.

**SOURCES:**

Opname Historiese Geboue In Johannesburg, Second Report June 1976, Inner City, RAU  
Registrar of Deeds, Johannesburg

**RECORDED BY:**

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Photographs by Chris JH Coxen (unless otherwise indicated).

**ASSESSMENT OF CULTURAL SIGNIFICANCE:**

Historic Value:

- Associated with historic person, group or organisation
- Associated with historic event or activity

Architectural/Aesthetic value:

- Important example of building type
- Important example of a style or period
- Fine details, workmanship or aesthetics
- Work of a major architect or builder

Social/Spiritual/Linguistic value:

- Associated with social, spiritual, linguistic, economic or political activity
- Illustrates an historical period

Scientific/Technological value:

- Example of industrial, technical or engineering development/achievement
- New, rare or experimental building techniques