



Lead Architects (Pty) Ltd 2017 / 058449 / 07  
54 Edmonds Rd; Glenwood; Durban 4001  
T 031 205 1410  
amanda@leadarchitects.co.za  
www.leadarchitects.co.za  
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Heritage Report for deviations to approved plans for house and garage building at 3 Monmouth Crescent,  
Durban North to Amafa aKwazulu-Natali

The site was originally part of the Deed of Transfer 3643/1935 in favour of Durban North Estates Limited and the deed includes special conditions from that organisation which is now defunct (only Restrictions related to usage still apply). The suburb of Durban North was a previously white area Under apartheid and clearly from the restrictive conditions the suburb was intended to retain a certain Character. There is no particular historical significance.

The house, which has changed substantially since original construction, was of the 'Arts and Crafts' / Tudor style. Much of the roof form has changed, and the windows have been replaced but do have some reference to the style. Note the tudor detailing in the photographs is painted on. The earliest plans available are by Michael Legg in 1999 and the house has changed since then.

The garage is shown but only as a garage – no plans to reflect the current design.

Some documentary proof (letter in records -not drawings) that the house was in existence in 1953 Most recent plans show further changes to the house & new roof on the North section – see attached. Due to the substantial changes over the years the house does not have particular architectural significance but rather may have significance in terms of it's context & the similar houses in the area.

The setting is typical of Durban North – a spacious suburb, extensively treed, on a sloping topography in a road network that includes many crescents. The other houses are similar with pitched, tiled, roofs. Many are double-storey but the sites are large and the density low so the buildings nestle in trees and generally well-kept gardens with high walls and security fences.

Please feel free to contact us should you have any questions.

Yours Faithfully

A handwritten signature in black ink, appearing to read "A. Lead".

Amanda Lead (B.Arch. P.G.Dip. Arch. KZN '92 ; SACAP Pr.Arch. 5027 KZNIA)  
Director & Heritage, Senior Architect  
Lead Architects