

FORMER T & G BUILDING

82-88 King William Street

This was one of Adelaide's earliest high-rise buildings. It was built during the boom years after the First World War. For a number of years it was the landmark on King William Street. This is a benchmark building which demonstrates new constructional techniques of its time.

The site was purchased by the T & G Society in 1912 for £30 000, to house the new offices of the South Australian branch. The society could afford to build handsome modern offices because of the remarkable 300 per cent increase of the business from 1910 to 1924:

Australian people had quickly come to a full realisation of the benefits of assuring in mutual companies. Provision was made for old age when death overtook the breadwinner families were provided for and not left to the mercy of the world.



(CD Ref 3971/82)

The architect K.A. Henderson (Henderson Alsop & Martin) was commissioned to design a structure in keeping with the progress and prosperity of the society. McLeod Brothers of Sydney were the building contractors. J. McLeod superintended the work which involved more than 100 workmen. The eleven storey building was built to a height of 132 feet, the maximum then allowed in Adelaide. At the opening of the building on 23 November 1925, Adelaide's master skyscraper was heralded as a ' . . . monument to great progress and a triumph of architectural and constructional skill'.

Although typical of other T & G buildings in Australia there were many features incorporated into the building which were new to Adelaide. Because of these new features such as lighting and ventilation it was claimed to be the best of its size in the commonwealth.

Reporting the opinion of J.T. Thompson, managing director of the society, the *News* stated on 23 November 1925:

It should set the fashion for Adelaide. He is a keen student of the progress of large cities and Adelaide impresses him by its wealth and general air of prosperity. He forecasts rapid progress, and that was one reason, he said, why the Society erected such a pretentious building.

The T & G building was recently gutted and internally rebuilt, enclosing former light wells with repositioned services. The T & G invested \$4 million in the project. Stephenson and

Heritage of the City of Adelaide

Turner were the architects and S.J. Weir the main contractor. The building was officially reopened on 12 July 1982.

The refurbished exterior remains prominent in King William Street and is on one of the city's major intersections. It is a useful foil to the more modern development in the Stock Exchange Precinct. The use of steel frame in construction is important, and the design of the frontages to Grenfell and King William streets is well disciplined and terminated. This is an example of a company 'signature style' building in Adelaide and remains evocative of the changes in constructional technology and architectural endeavour in the 1920s.

ACA, *Annual report 1924*, p. 92, BSO, index, 1925, Plan 14; *Builder*, 7 July 1926; MLSA, Historical photographs (Town Acres 79, 14 1); *News*, 23 November 1925.

The text in this Information Sheet was copied from the **Heritage of the City of Adelaide: An Illustrated Guide**, (1996). The photographs contained in this Information Sheet are a selection of those held by Heritage Services, in digital format.

The property described in this Information Sheet is included in the Register of State Heritage places. A heritage listing does not mean or imply right of access by the public to such properties.

The heritage related Principles of Development Control as well as the Precinct specific objectives and Principles of Development Control are contained in the Adelaide (City) Development Plan. These should be referred to in whole when contemplating any development.

Further information on the Heritage Incentives Scheme, an initiative of Council to sponsor timely and appropriate conservation action is available upon request of the Customer Service Centre.

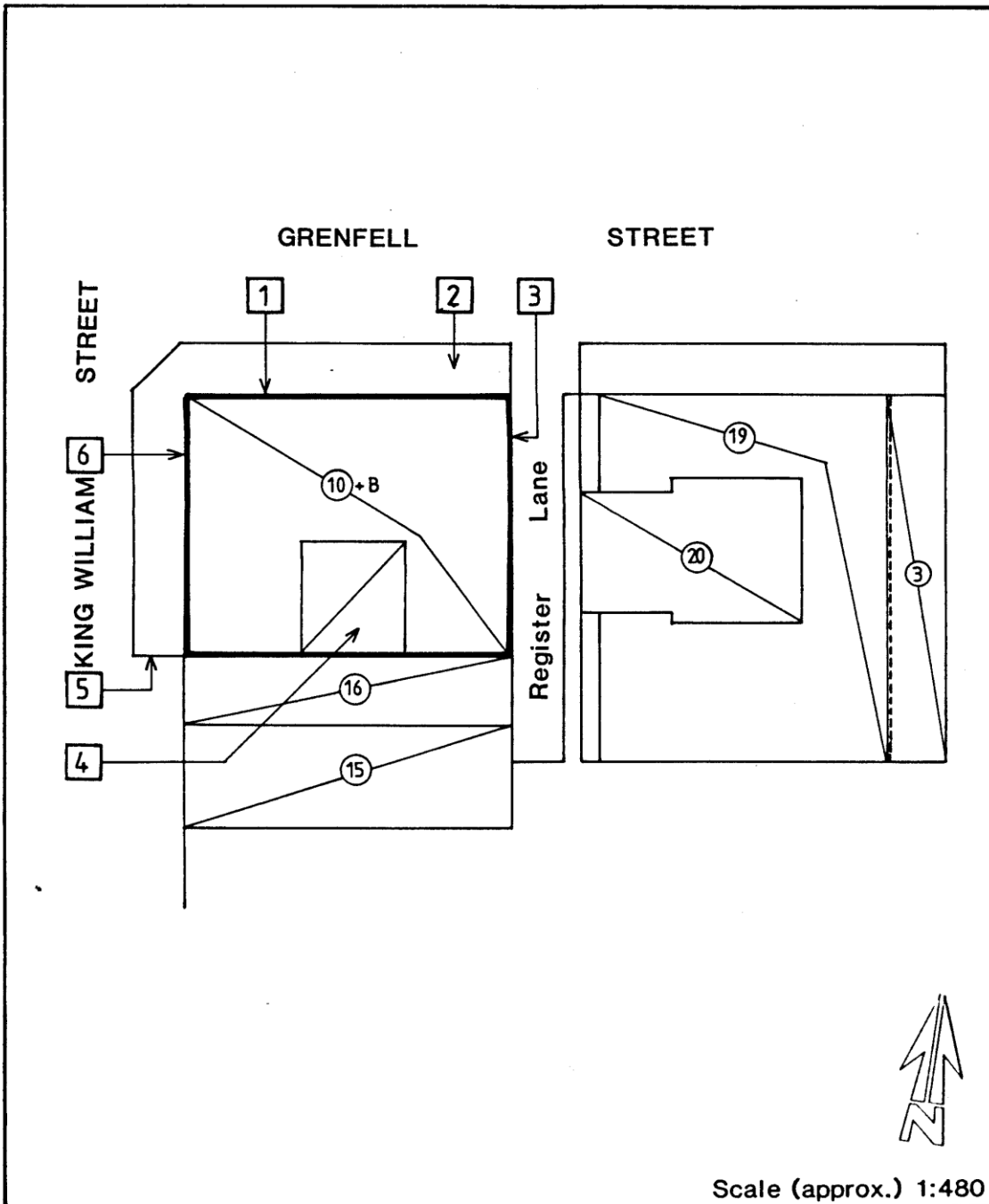


CITY OF ADELAIDE HERITAGE STUDY

The City Heritage Register-Definition of Items

Prepared by the Dept. of Planning and Development

Item	T. & G. BUILDING	Building No	7/0101
Address	82-88 King William Street; 1-7 Grenfell Street		CT 4038/233



Scale (approx.) 1:480

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NOTES:

1. Note Alteration of ground floor shop fronts.
2. Awning not included.
3. Austere finish.
4. Light well.
5. Rendered masonry construction with strong horizontal rustication at first floor level.
6. Note Balustraded balconies and brackets supporting wide eaves.