

OSMOND LANGE ARCHITECTS + PLANNERS
RESIDENTIAL PROFILE





JOHANNESBURG (HEAD OFFICE)

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DURBAN

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EAST LONDON

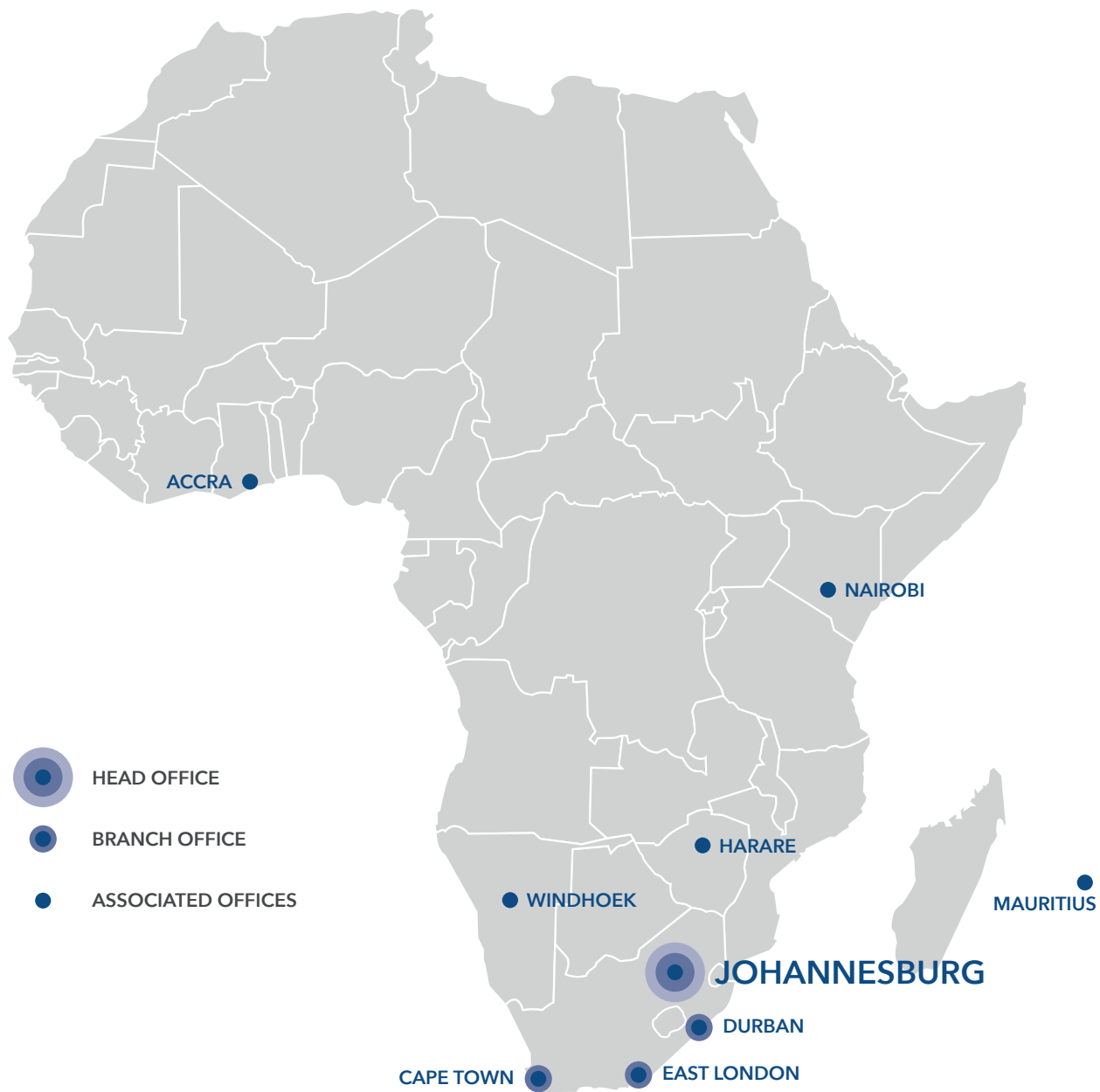
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The Quarry, Selborne
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els@o-l.co.za



CAPE TOWN

Tyger Terraces II,
DJ Wood Way, Bellville
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cpt@o-l.co.za

OFFICE LOCATIONS



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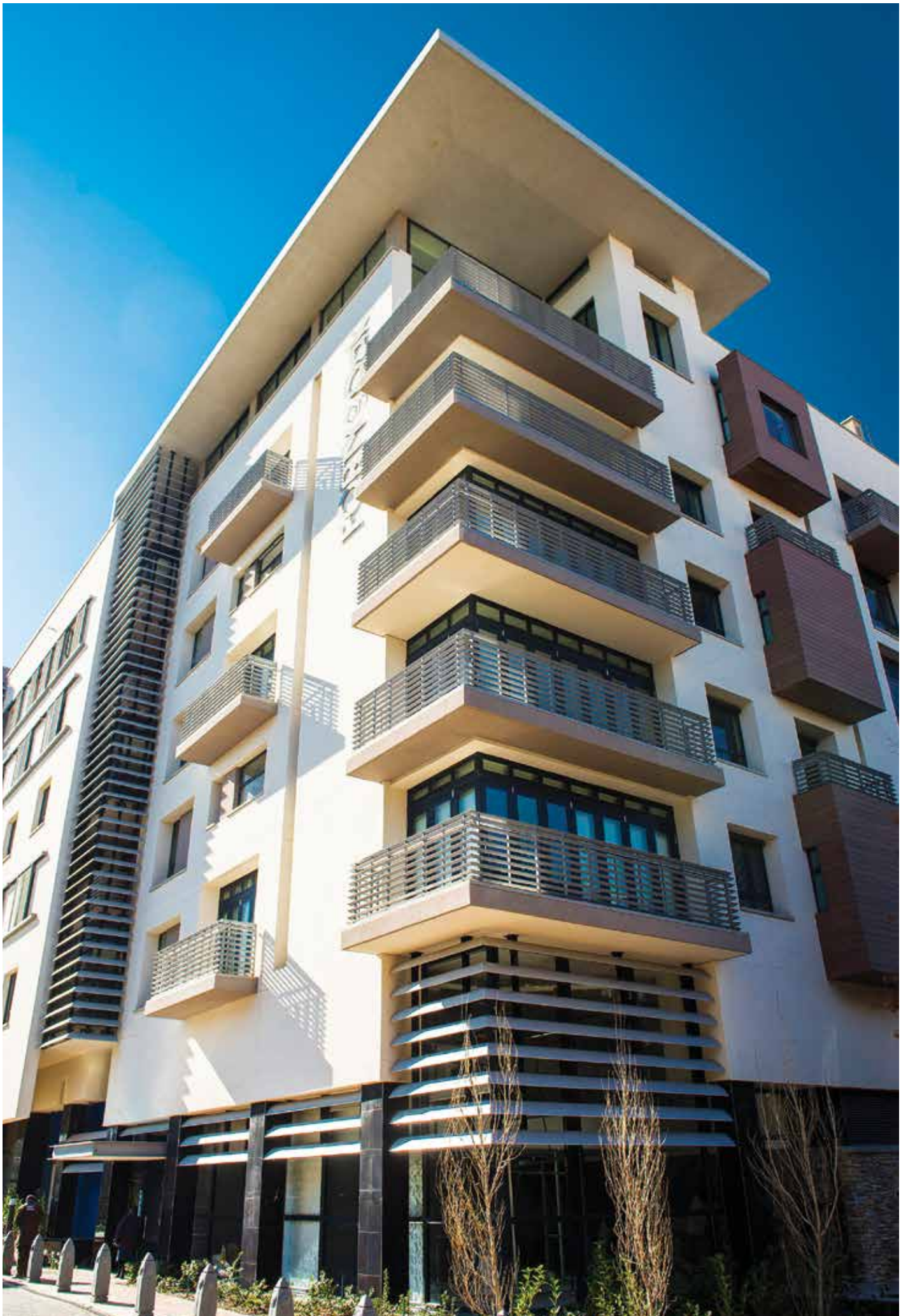


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OVERVIEW

ABOUT

Osmond Lange Architects & Planners was established in 1929 and is one of the larger architectural practices in South Africa, with offices in Johannesburg, Durban, East London and Cape Town. The company has built up extensive design and technological expertise specialising in large projects and has actively participated in some of the largest joint ventures in South Africa as lead consultants. The practice blends architecture, urban design and development management skills to deliver an integrated package of professional services to its clients.

Osmond Lange has undertaken work across various sectors, including residential, industrial, education, healthcare and commercial offices with particular specialisation in relation to the planning of integrated mixed use commercial precincts. The practice has also exhibited extensive work in the retail sector both on a national and international level. Osmond Lange have subjected themselves to their own innovation through the development of Melrose Arch, where the head office is based. Improvement of airport retail has been a specific goal of the practice. Being the ports of international interaction, it has become imperative that O. R. Tambo International Airport and King Shaka International Airport portray what South African retail has to offer, thus Osmond Lange have invested significant resources in these projects.

KEY FACTS

Year Established: 1929 | 8 Directors | Number of Staff: 80+ | Four offices in South Africa

SELECTED MAJOR CLIENTS

Eris Property Group | EMRE | Old Mutual | ABSA Barclays

BROAD-BASED BLACK ECONOMIC EMPOWERMENT

Osmond Lange is a Level 4 Contributor to Broad-Based Black Economic Empowerment, measured in terms of the Broad-Based Black Economic Empowerment Act (53/2003) of the Republic of South Africa.

SUSTAINABLE BUILDINGS DESIGN

As a member of the Green Building Council of South Africa, Osmond Lange is amongst the leading proponents of sustainable design. One of our recent projects, 40 on Oak at Melrose Arch, was the first Multi-Unit Residential building to achieve a 4-Star Green Star Rating. Several of our team members are Green Star Accredited Professionals.

DIRECTORS



DAVID CURRIE

David graduated from the University of Witwatersrand in 1992 and joined Osmond Lange in 1999, where he played senior role in the management and design of Melrose Arch. David's expertise range from **large industrial complexes, shopping centres and office buildings**, to **hospitals and airports**. David relocated to East London in 2007 to provide leadership at Osmond Lange's founding office.



DEON VAN ONSELEN

Deon, a Professional Architect with 27 years' experience, has specialised in all aspects of the profession with focus on design and related team leadership. His expertise in **Health Care** and **Public Works** has been demonstrated in various works throughout his 20 years as an Osmond Lange Director, including O. R. Tambo Central Terminal Building, Natalspruit Hospital and the Heineken Sedibeng Brewery.



FRANÇOIS NORTJÉ

François became a practicing architect in 1989, working for a highly regarded architectural design firm, with multiple SAIA awards. François' talent extended to Public Building projects including Khayelitsha Magistrate's Court and Newlands Rugby Stadium Redevelopment. Joining Osmond Lange in 2010, François has been redesigning and upgrading ABSA offices and banking halls.



GRAHAM WILSON

Graham has 35 years' architectural experience and numerous years with Osmond Lange. His interest in the built environment has progressed to focus extensively on **Urban Design** and **Master Planning** of civic centres, universities, office buildings, shopping centres and hospitals. Graham's passion is the response new buildings have on public space and the creation of delight in dense, walkable, livable cities.



JONATHAN MANNING

Jonathan has over 20 years' experience as an architect with specific skills and expertise in **Urban Design** and **Public Works** including Constitution Hill, Rea Vaya Bus Rapid Transit and O. R. Tambo International Airport. With a global and multi-cultural upbringing, Jonathan is passionate about the power of architecture to improve quality of life, celebrate cultural identity and ultimately transform society.



RIDWAAN BHANA

Ridwaan is a Senior Architectural Technologist, specialising in **commercial** and **residential** work. With a National Diploma in Architecture from the Technikon Witwatersrand, Ridwaan's career has spanned over 15 years, incorporating a variety of projects including mosques, schools and the new domestic terminal at O. R. Tambo International Airport.



SIBUSISO MAUZE

Sibusiso is a Professional Architect with over 15 years' experience. Studying at the University of Natal and growing up in Umlazi has made Sibusiso passionate about how architecture can improve the lives of the less fortunate. Throughout his time at Osmond Lange, he has channelled this interest into multiple **Public Works**, including Rea Vaya Bus Rapid Transit.



VICTOR UTRIA

Victor was born in Colombia and obtained his degree in Architecture from the Federal University of Rio de Janeiro, Brazil. He has more than 35 years' experience in a wide variety of **commercial, residential, industrial and institutional** projects. Extensive international travel and fluency in English, Spanish and Portuguese, allow him to bring extra depth to his work.

SERVICES OFFERED

ARCHITECTURAL SERVICES

Standard Architectural Services, including:

Inception | Concept & Viability | Design Development | Documentation & Procurement | Construction Monitoring | Close-Out

Development Management

Principal Agency

Additional services, including:

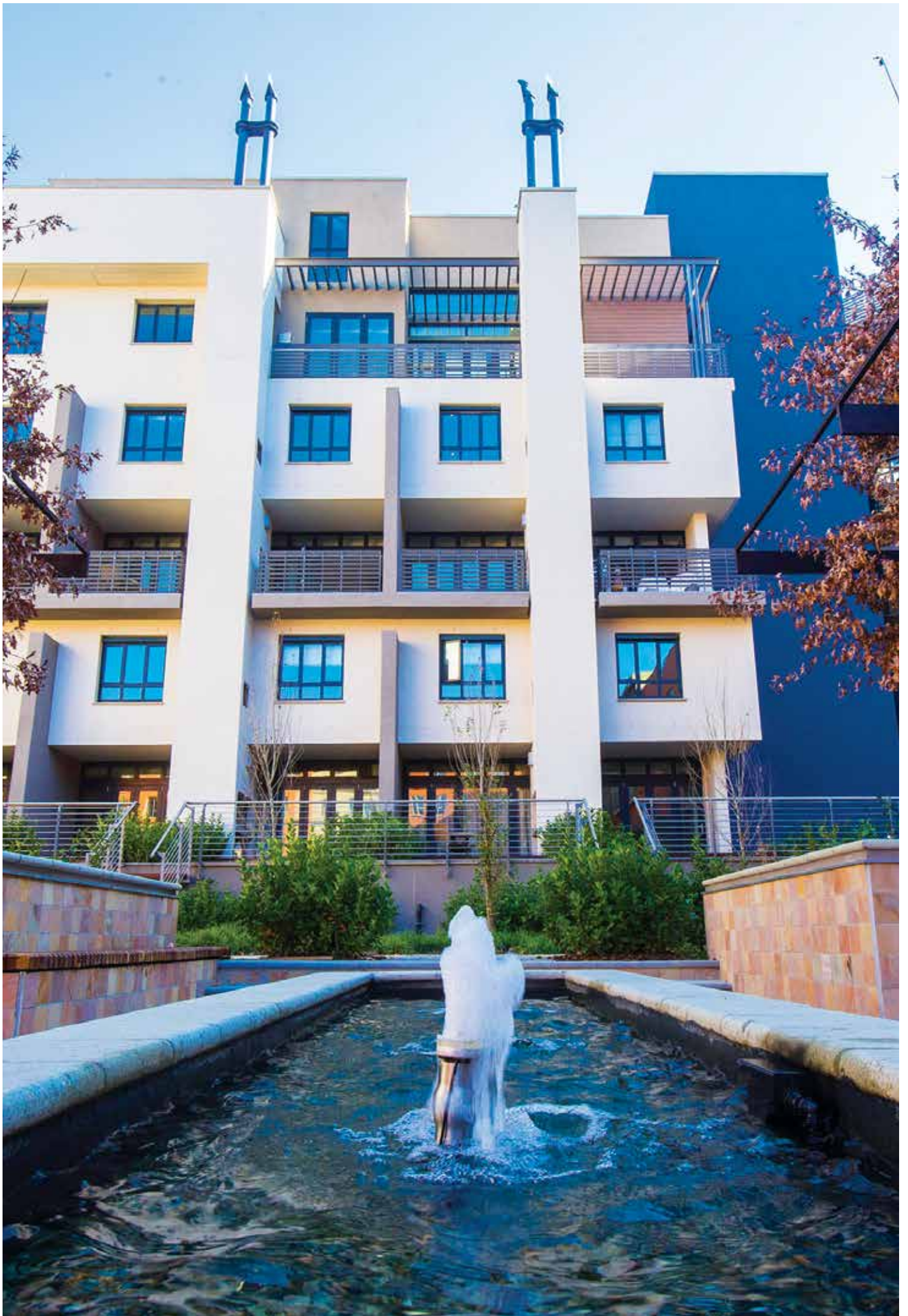
Needs Assessment and Brief Development | 3D Modelling and Rendering | Preparation of Marketing Material

URBAN DESIGN SERVICES

Urban Design Frameworks and Masterplans | Urban Development Frameworks (UDFs)/ Spatial Development Frameworks (SDFs) | Urban Design & Land Use Guidelines | Development Strategies
Architectural Guidelines | Transit-Oriented Development | Public Environment Upgrades
Design of Parks and Green Spaces | Design of Street Furniture (benches, litter bins, bollards etc.)

FIELDS OF EXPERTISE

Transport - Airports, Bus Rapid Transit, Railway Stations, Taxi Facilities
Master planning - Mixed Use Precincts, Housing Developments, Industrial Estates
Urban Renewal - Public Environment Upgrades, Parks, Markets
Commercial - Shopping Centres, Office Buildings
Residential - Upmarket, Sectional Title, Affordable
Public Sector- Hospitals, Clinics, Police Stations
Industrial - Manufacturing Plants, Warehouses, Logistics Buildings



MELROSE ARCH A4

Melrose Arch | Gauteng, South Africa

Date:
Completed 2008

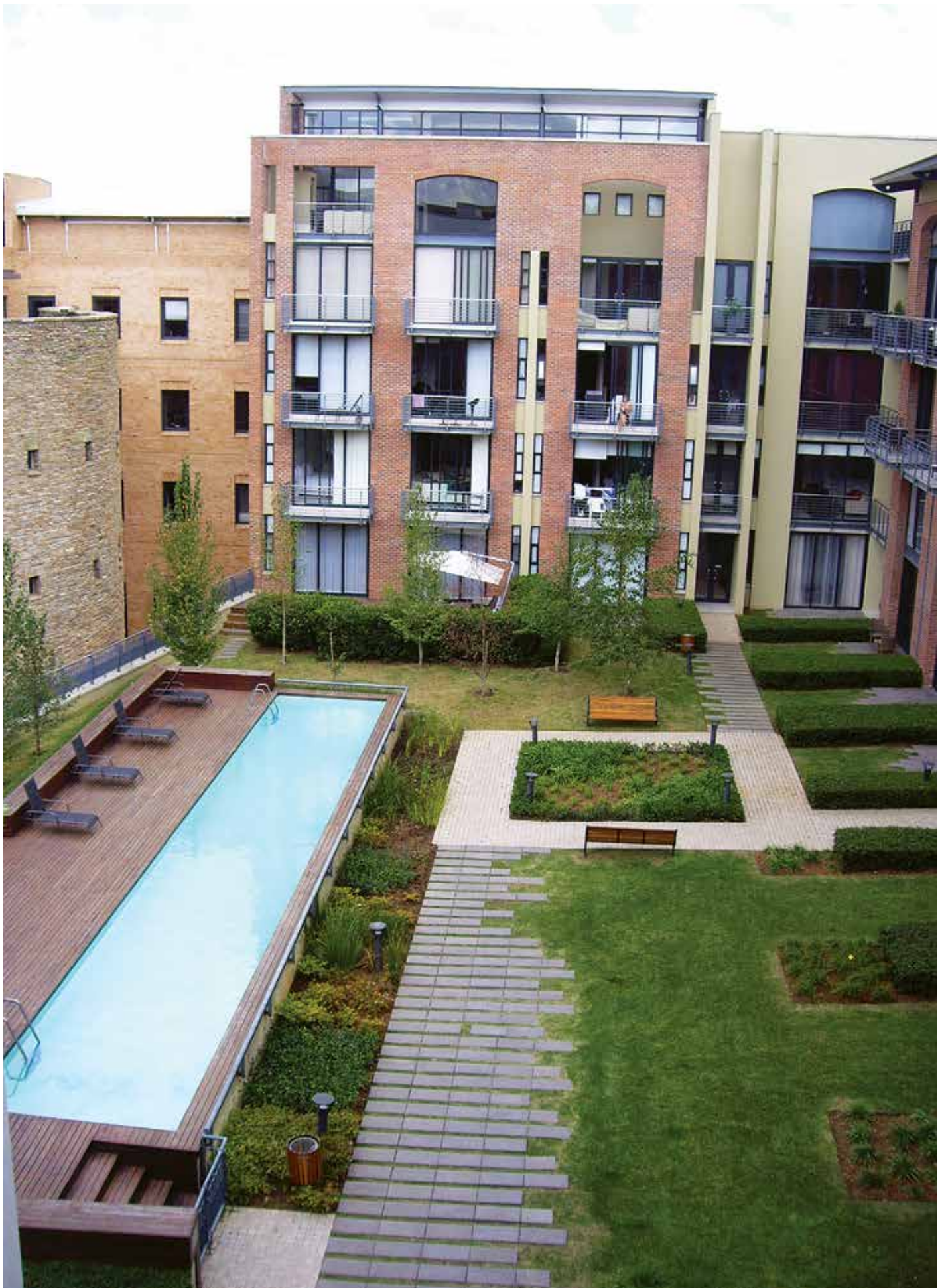
67 Units at an average of 99m²

Client:
Melrose Arch Investment
Holdings

Average Selling Price: R3,3 million

Project Value:
ZAR 150 Million





FORTY ON OAK

Melrose Arch | Gauteng, South Africa

Date:
Completed 2013

Client:
Melrose Arch
Investment Holdings

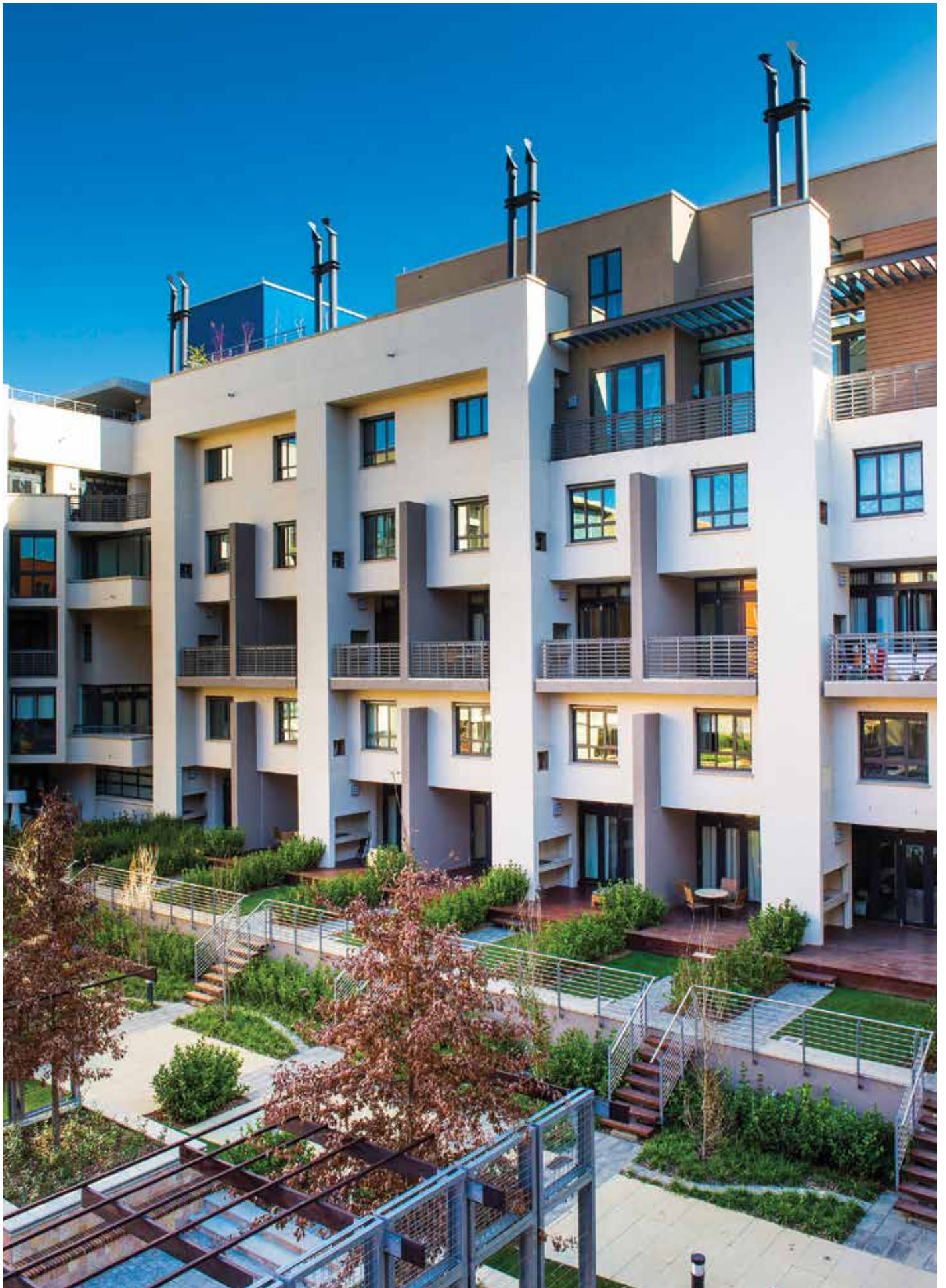
Project Value:
ZAR 200 Million

This recently completed residential apartment building has units ranging from 110m² up to 500m², including five luxury penthouses with roof gardens and pools. It was the first multi unit residential building in South Africa to obtain a 4 star greenstar design rating from the GBCSA.

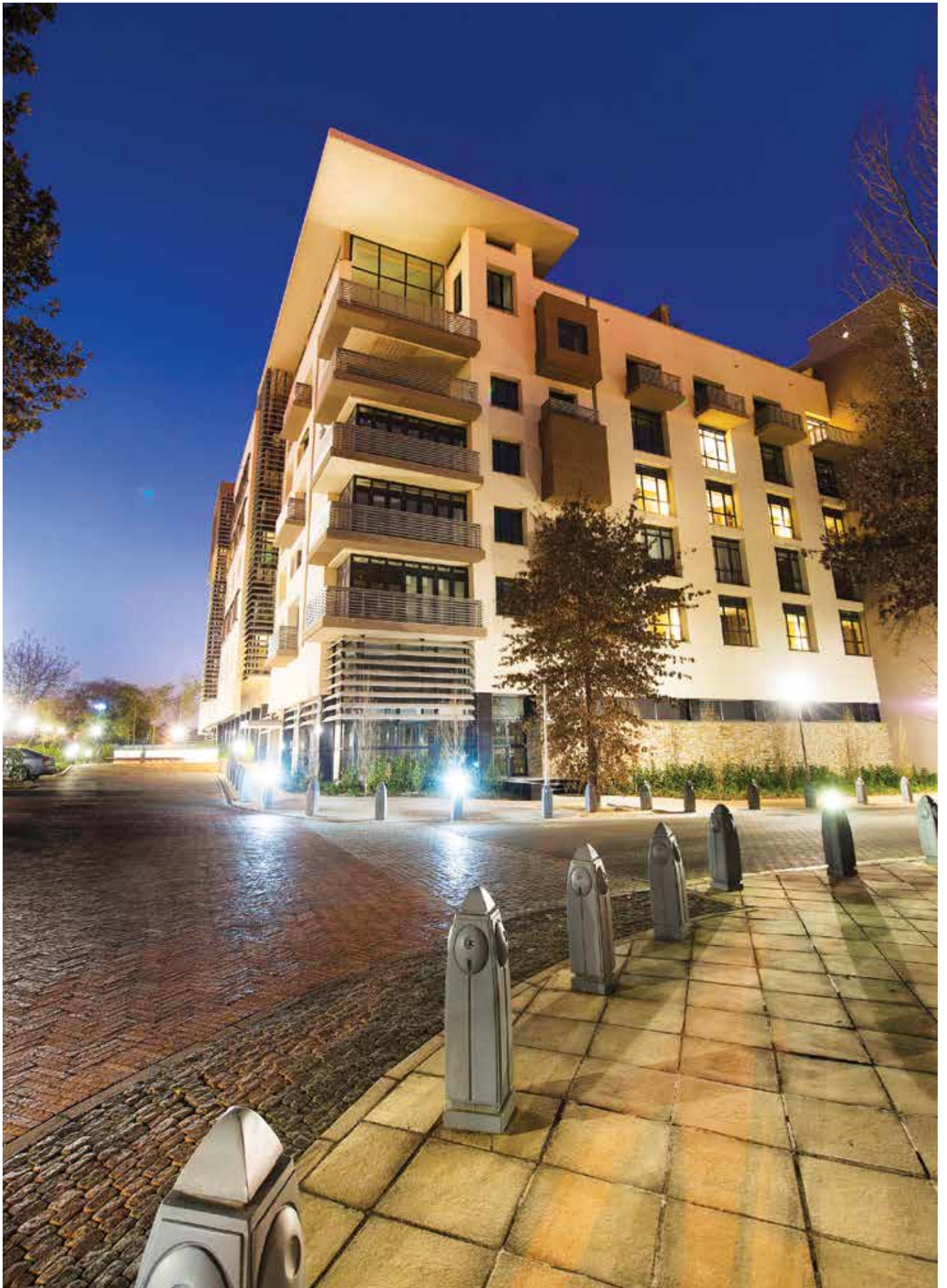
Number of Units: 59

Involvement capacity: Architect









PROTEA HOUSING

Orange View & Orange Terrace Protea Glen,
Soweto | Gauteng, South Africa

Date:
Unbuilt - feasibility study
undertaken in 2010

Client:
Affordable Living
Solutions Africa

Construction Value:
ZAR 59 Million (Phase 1)

Collaborators:
Ikemeleng Architects

Funded by a Dutch housing developer, this project comprises a medium density sectional title residential development located in Protea Glen, Soweto. A series of two and three- storey apartment blocks are designed as precincts laid out around shared courtyards containing green spaces and children's play areas. The ultimate development will include a total of 270 residential units.

Made up of a mix of 1, 2, and 3 bedroom units, with four live/work duplex units. The project will be amongst the first medium to high density residential developments developed in Soweto, pushing the housing market in a new direction in support of a more compact city model.

Number of Units: 270





VILLA B RESIDENTIAL APARTMENTS

Luanda, Angola

Date:
Completed 2004

A new luxury apartment complex

Client:
Novic Projectos e
Desenvolvimento Lda,
Noe Baltazar

Number of Units: 10
Involvement capacity: Architect & Principal Agent

Project Value:
USD 2 Million



MELROSE ARCH A2

Melrose Arch | Gauteng, South Africa

This project involved the development of the second fully residential building within the Melrose Arch 'New Urban' Precinct. It has units ranging from 80m² up to 200m² and has been an extremely successful investment for all concerned.

Number of Units: 60
Involvement capacity: Architect

Date:
2007

Client:
Melrose Arch
Investment Holdings

Construction Value:
ZAR 80 Million



MELROSE ARCH A5

Melrose Arch | Gauteng, South Africa

Date:
Completed 2007

Mixed Use Building - 7 residential units above offices

Client:
Melrose Arch
Investment Holdings

Project Value:
ZAR 140 Million



HIGHLANDS HOUSING DEVELOPMENT PROJECT

Highlands North | Gauteng, South Africa

This project comprises of two blocks of medium density accommodation. The development is situated on the ridge in Highlands North in Johannesburg CBD and is in close proximity to the University of Johannesburg.

It is an ideal setting for student accommodation. The development consists 202 units which are a mix of two bedroom and bachelor units that can accommodates both students and small families.

Client:
DEVCO Group

Contract Value:
Not Defined



NETWATER - FOREST PLACE

Ferndale | Gauteng, South Africa

Date:
Completed 2008

This project is located in Randburg and involved the refurbishment of an existing office building into apartments as well as new town house apartments.

Client:
Netwater Properties

The development consists of 156 units with a range of 2 & 3 bedroom apartments.

Project Value:
ZAR 9 Million

Number of Units: 156
Involvement capacity: Architect



NETWATER - OAKRIDGE

Ferndale | Gauteng, South Africa

This project is located in Randburg and involved the development of a townhouse complex consisting of 108 units. The development consists of 3 storey blocks with a range of 2 & 3 bedroom apartments.

Number of Units: 108

Involvement capacity: Architect

Date:
Completed 2006

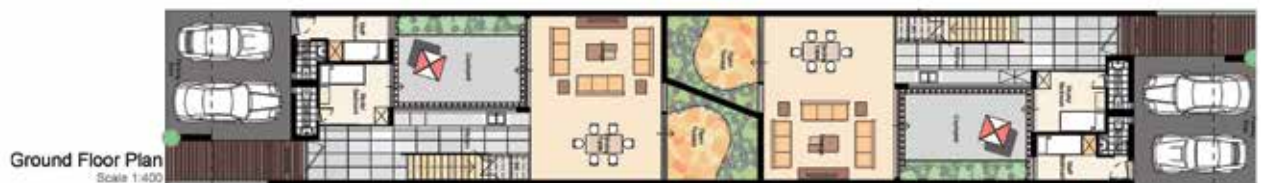
Client:
Netwater Properties

Project Value:
ZAR 6 Million

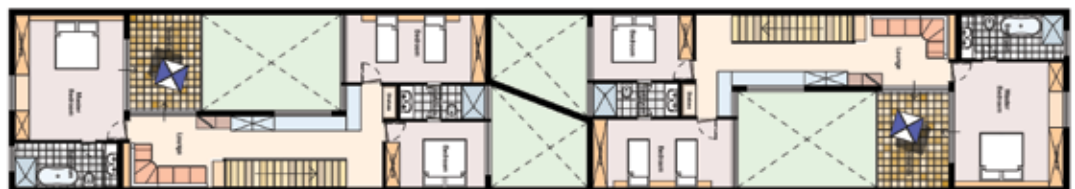


BORROWDALE BROOKE VILLAGE

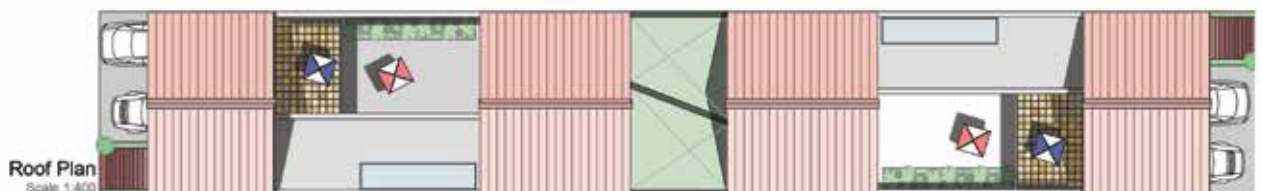
Harare | Zimbabwe



Ground Floor Plan
Scale 1:400



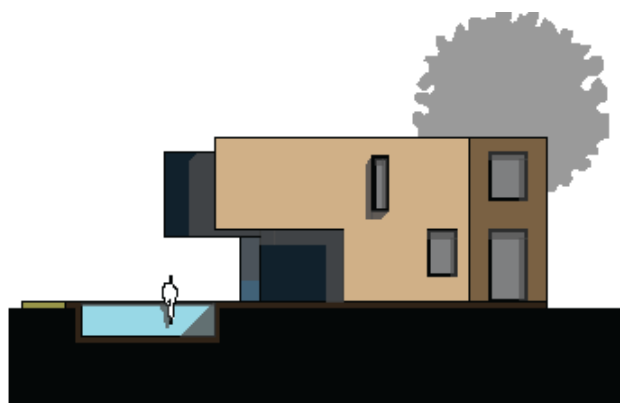
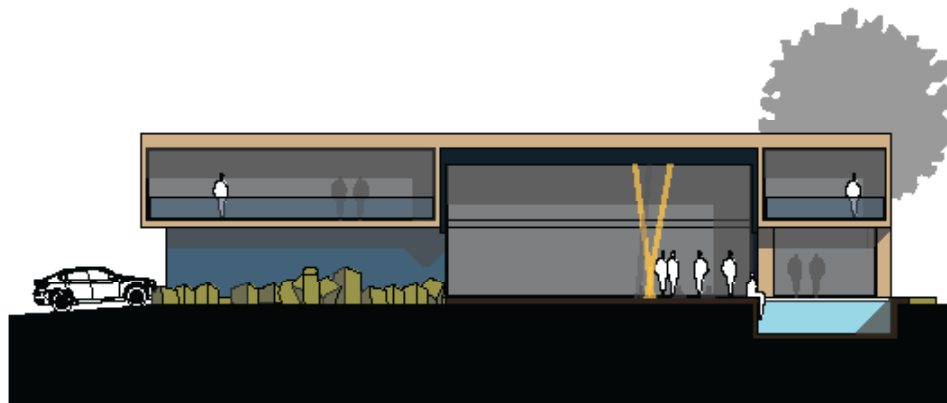
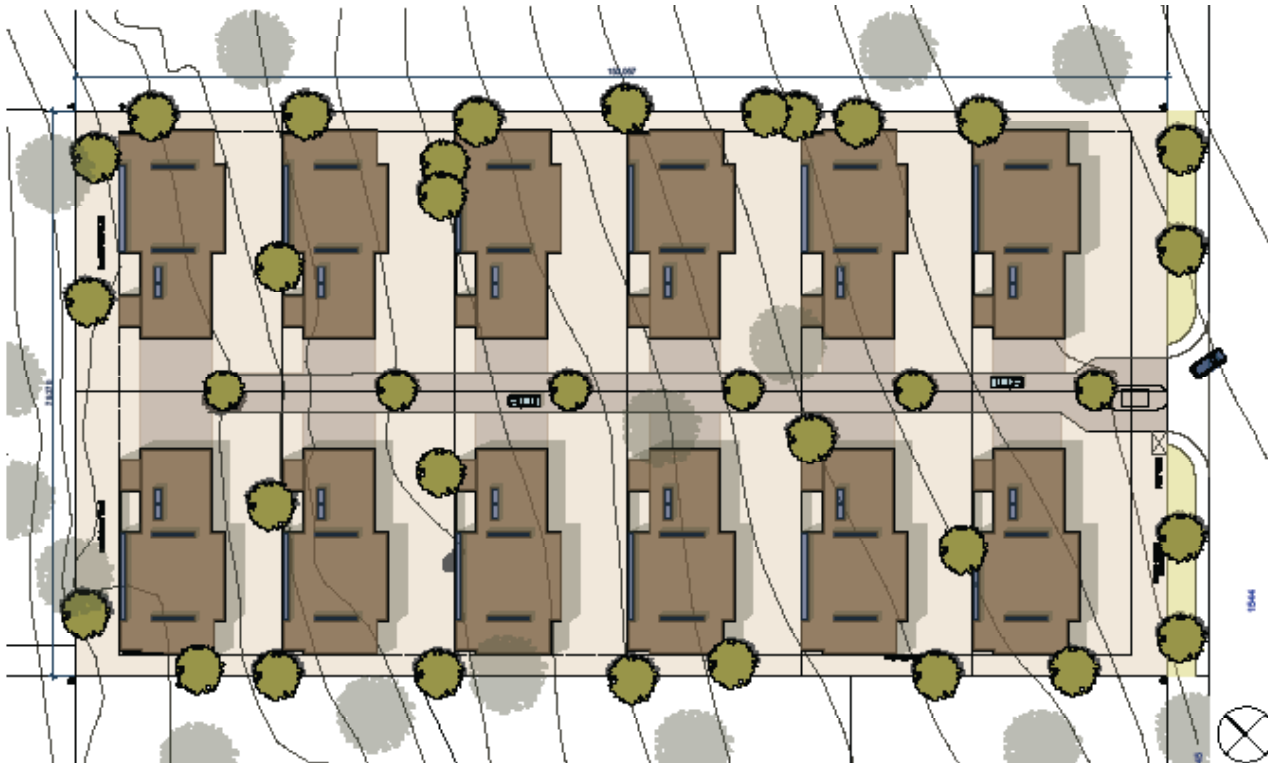
First Floor Plan
Scale 1:400



Roof Plan
Scale 1:400

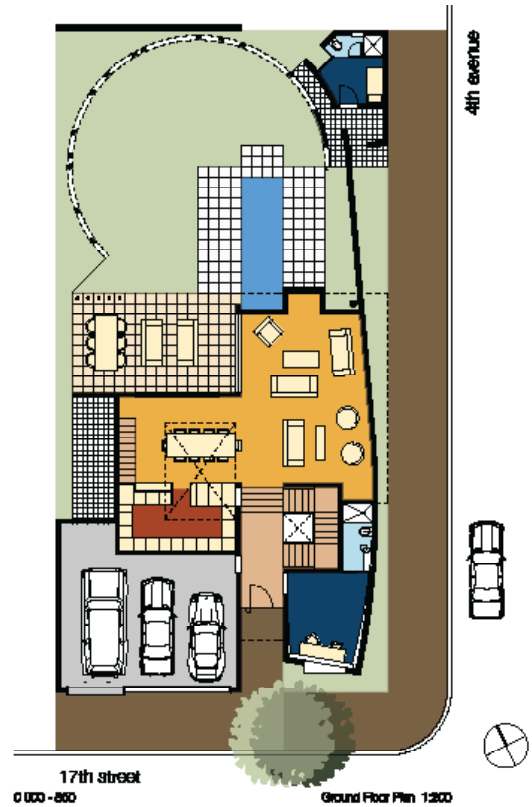
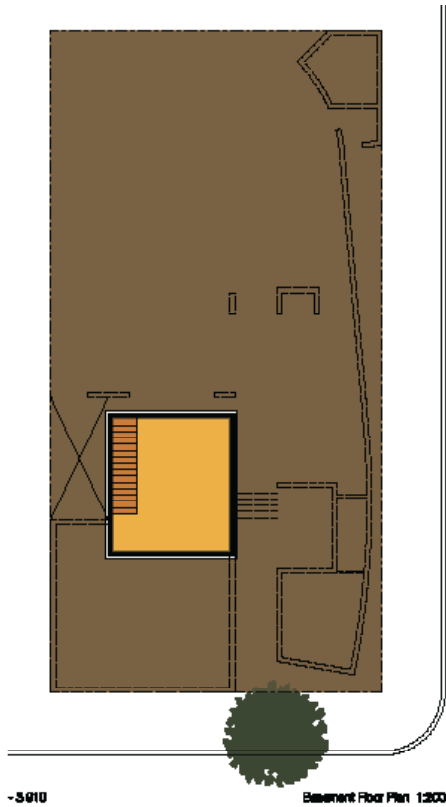
MONTAGU HOMES

Johannesburg | Gauteng, South Africa



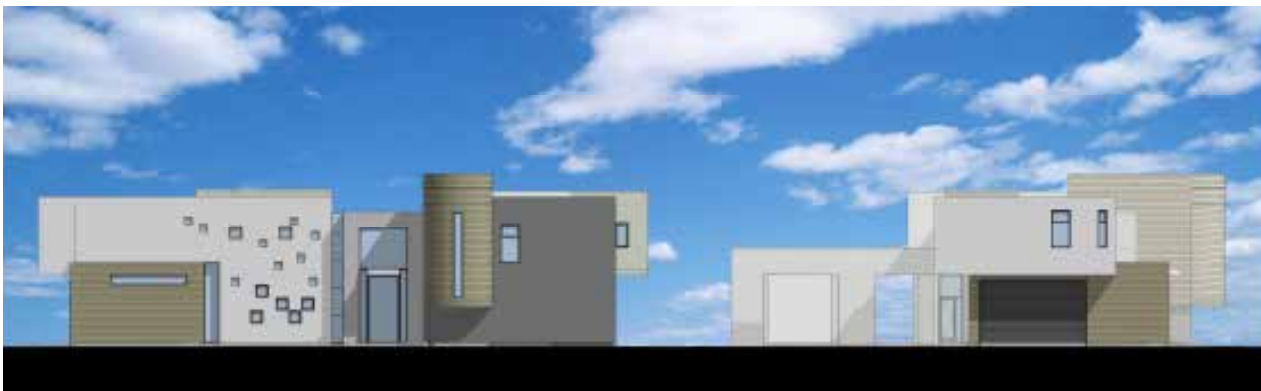
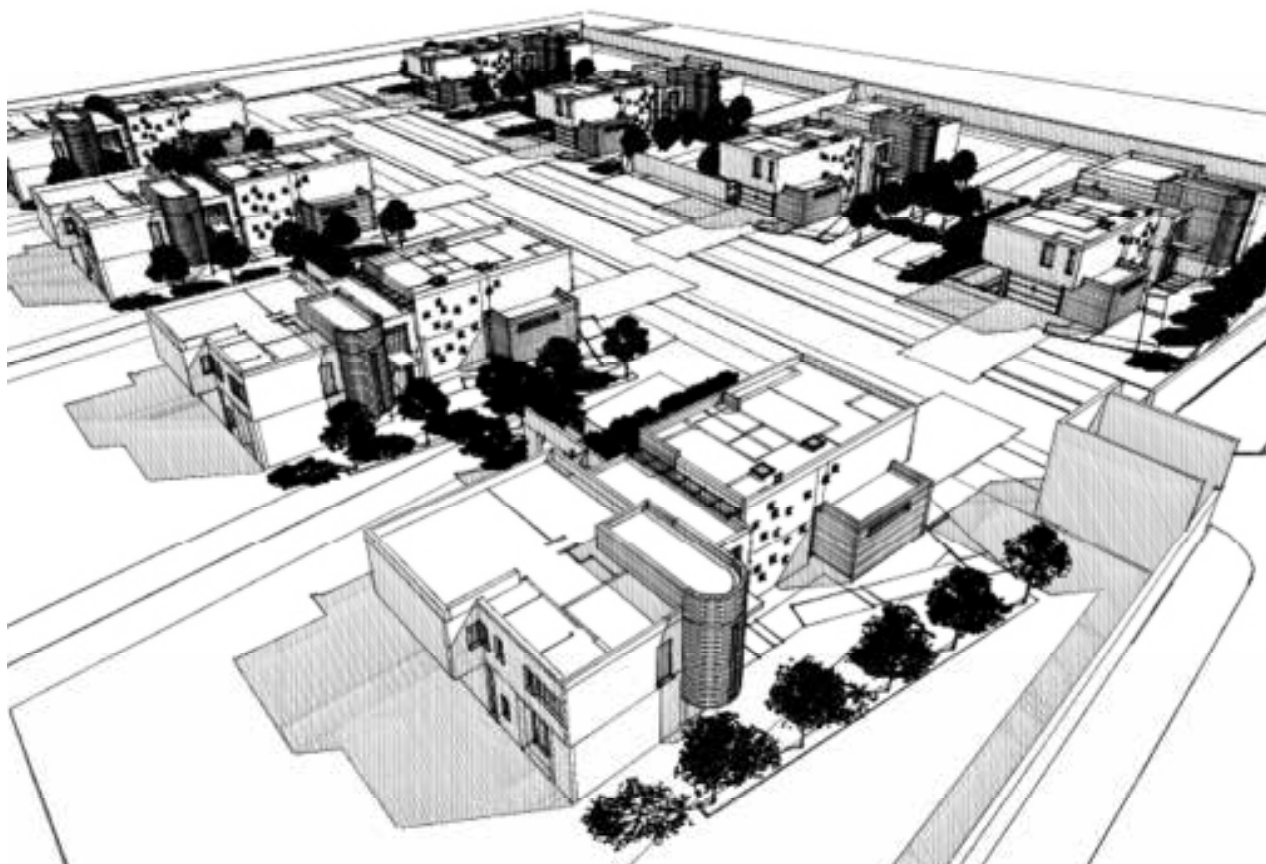
PARKHURST RESIDENCE @ 17TH STREET & 4TH AVENUE

Johannesburg | Gauteng, South Africa



IPANEMA

Harare | Zimbabwe



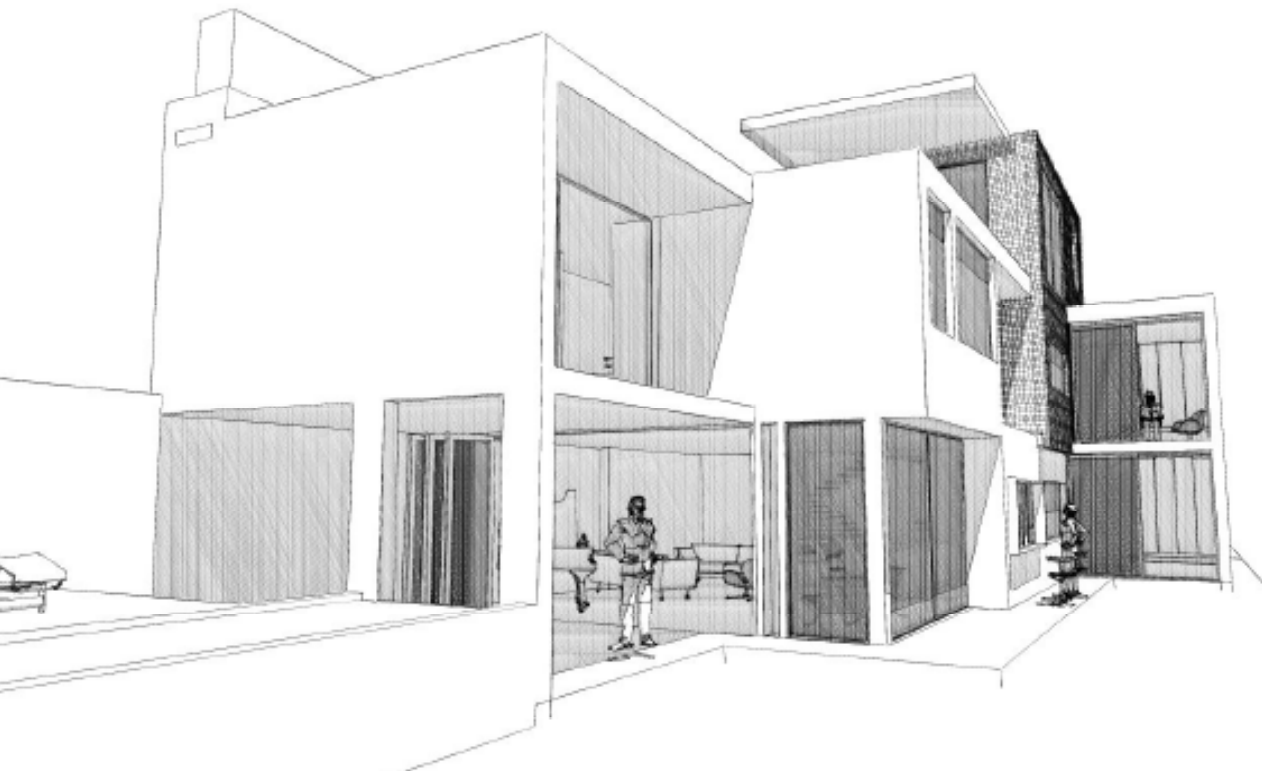
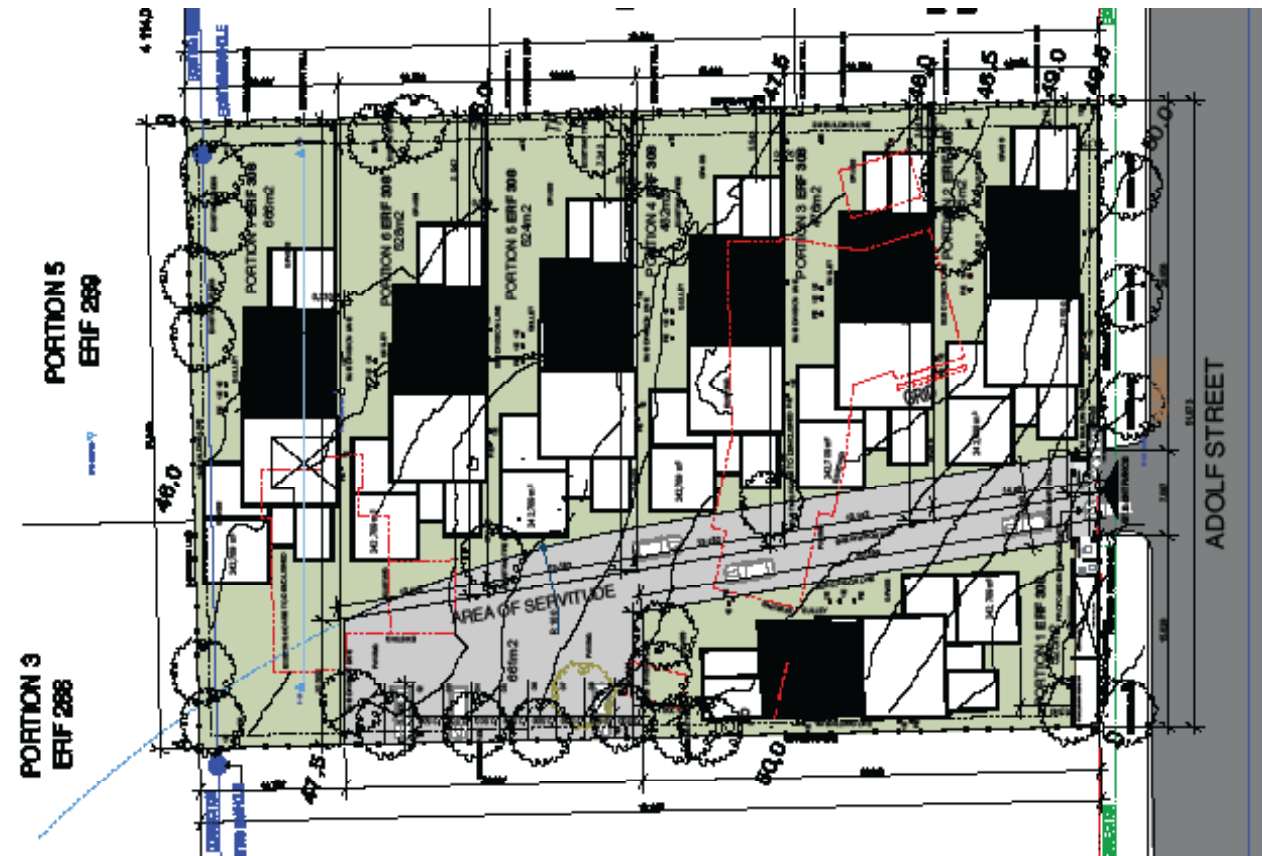
KENSVILLE GOLF & COUNTRY CLUB

Ahmedabad | Gujarat, India



MONDRIAN

Johannesburg | Gauteng, South Africa



DURBAN UNIVERSITY OF TECHNOLOGY

Durban | KwaZulu-Natal, South Africa

This Student Housing Campus in Mount Edgecombe adopts a design standard which is cost effective yet robust, and energy efficient. The proposed design is based on a conceptual 21sqm and multiplied over the required 144 units into a collection of blocks. Each block is a maximum of 3 stories. Each unit is designed to provide efficient space for students to use whilst at the training centre. The focus is to allow maximum natural light to each unit. The long, thin units allow for pockets of landscaping between the blocks for students to use. The building achieved a 4 star Green Star rating



CENTRAL UNIVERSITY OF TECHNOLOGY

Bloemfontein | Free State, South Africa

Client:
Central University of
Technology Free State

Number of Units: 250

Contract Value:
Not defined



WALLMANSTHAL MILITARY VILLAGE

Tshwane | Gauteng, South Africa

This project comprises the development of a mixed use Military Village located adjacent to the N1 highway north of Pretoria. OLA work has included concept design for several different apartment building typologies intended to accommodate different ranks within the military. These include Single Quarters (4 residents sharing an apartment), Family Quarters and Detached Houses for Officers. Phase 1 comprises 37 440sqm located in four separate precincts with a total of sixteen apartment blocks, accommodating 2000 personnel.

Client:
Liberty Properties /
Chule Group

Contract Value:
ZAR 187 Million
(Phase 1 Estimate)

Collaborators:
Ikemeleng Architects



OUTDSHOORN MILITARY VILLAGE

Oudtshoorn | Western Cape, South Africa

This project was an initiative of The Oudtshoorn Infantry School and the local municipality to develop the existing Military Base in Oudtshoorn, with a view to alleviating the shortage of housing for Infanteers, as well as middle to high ranking Officers, while at the same time injecting economic activity in the Town by developing a mixed use scheme incorporating Retail, Civilian Housing, Sports Development Centre and related Public open spaces.

Client:
National Department
of Defence

Contract Value:
Not defined

Collaborators:
Ikemeleng Architects



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