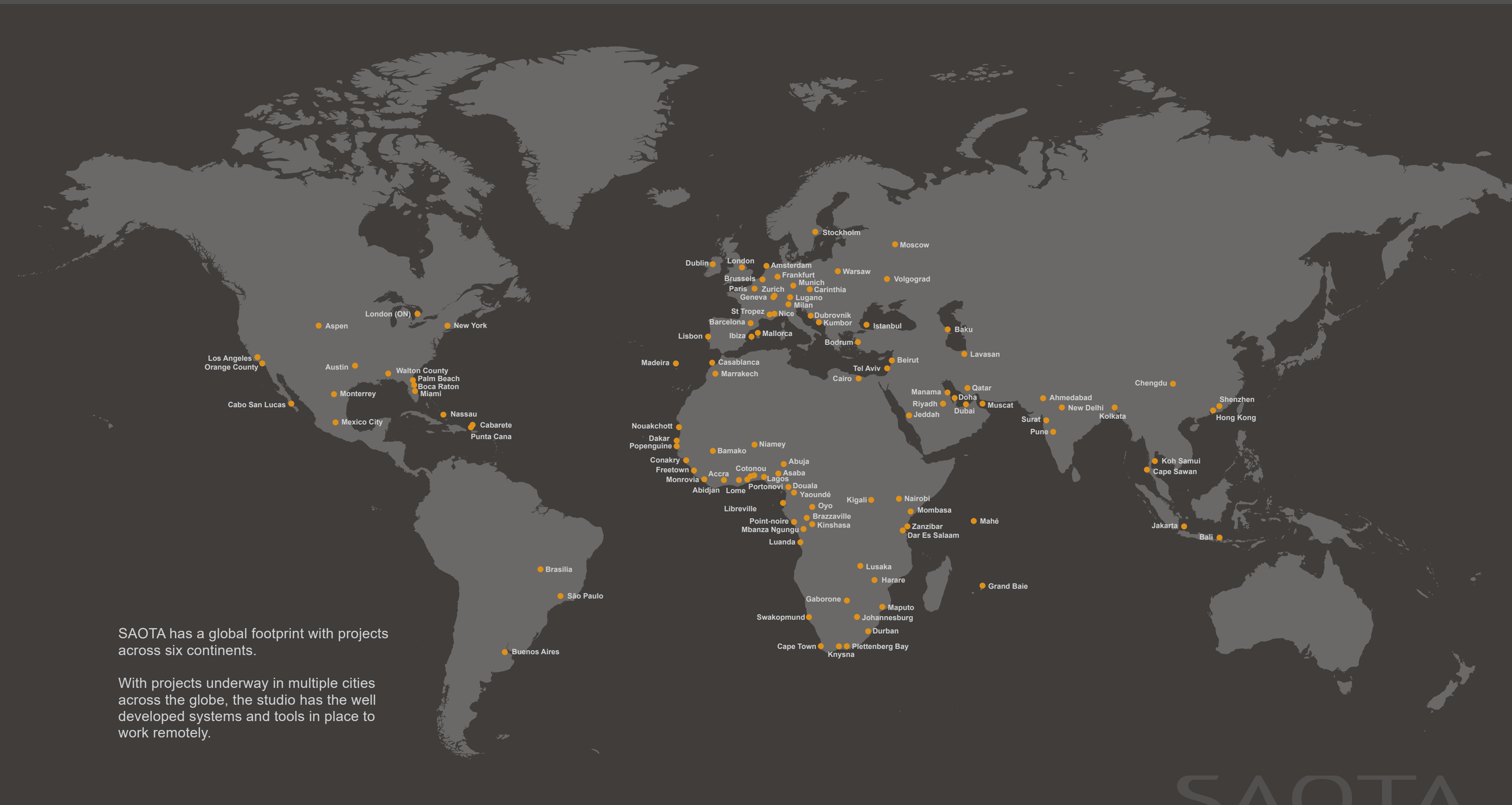
COMMERCIAL AND RETAIL

SAOTA

GLOBAL REGIONS



SAOTA has a global footprint with projects across six continents.

With projects underway in multiple cities across the globe, the studio has the well developed systems and tools in place to work remotely.

SAOTA

COMPANY PROFILE

SAOTA, a leading firm of architects, is driven by the dynamic combination of Stefan Antoni, Philip Olmesdahl, Greg Truen, Phillippe Fouché, Mark Bullivant, Roxanne Kaye, Logen Gordon, Dani Reimers and Dominik George who share a potent vision easily distinguished in their practices.

This, paired with both an innovative and dedicated approach to the design, documentation and execution of projects globally, has seen SAOTA become an internationally sought-after brand.

SAOTA has a global footprint with projects on six continents. We have a clear understanding of the place of design in the world and how to deliver architectural projects in diverse markets.

This success is driven by a design philosophy that connects function and form, and the pursuit of true architectural design to create appropriate solutions. The focus on achieving maximum value has also led to global invitations to design, build and create highly prestigious projects.

The philosophy of practice is embodied in the spirit of enquiry that flourishes amongst its staff. This spirit not only guides the firm, but enables it to maintain its position as definitive designers in a highly competitive and fast-changing industry. Increased exposure to the global marketplace has seen SAOTA flourish as cities and contexts allow for infinite inspiration which can be seen radiating from the approach to design.

SAOTA is also focused on using the most current computer technology in its design process, both to understand the design and to communicate the design to our clients. To this end we are world leaders in the use of Revit and have also developed virtual reality tools for use in our process.

"We strive to promote a service marked by excellence both in our buildings and in addressing the needs of our clients, with the focus on high standards & elegance."











COMMERCIAL AND RETAIL

KINGSWAY TOWER

Lagos Nigeria

COMMERCIAL AND RETAIL

KINGSWAY TOWER

Lagos Nigeria

A striking office building in a busy commercial area comprising basement parking, ground floor retail and restaurants and offices. The façade is covered by a screen to add both aesthetic value and shading, limiting the amount of direct sunlight.

This iconic tower is positioned within the heart of a busy commercial node in the affluent Ikoyi district in Lagos, Nigeria. The building is designed as a mixed use high rise comprising basement parking, ground floor retail and multi-level offices.
The podium, a bold undulating coffered slab, curves up towards the main entrance corner as if to frame and shelter the restless activity below.

The climatically responsive Kingsway Tower is strategically orientated in a north south position to reduce the solar load.

The striking façade consists of an innovative shading screen and greenery along its spine enabling a more controlled interior environment and importantly establishing a distinct aesthetic value to allow the building to maintain a distinct identity in a rapidly transforming surrounding.









COMMERCIAL AND RETAIL



KIRSCH PHARMA
Bissendorf _ Germany

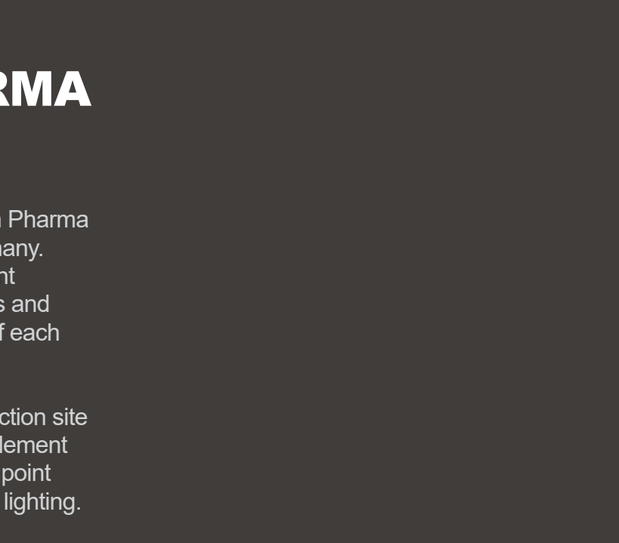
KIRSCH PHARMA

Bissendorf Germany

A new conceptual design for Kirsch Pharma production site in Bissendorf, Germany. Attention was placed on the different use and detail of materials, textures and transparency to refine the design of each façade.

Tying the components of the production site together with a sculptural canopy element and drawing attention to the arrival point through innovative use of form and lighting.









COMMERCIAL AND RETAIL

SALES CENTRE

Chongqing China

SALES CENTRE

Chongqing China









COMMERCIAL AND RETAIL

APEX
London United Kingdom

COMMERCIAL AND RETAIL

APEX

London United Kingdom

This high rise multi-residential and mixed-use building has a distinctive silhouette. The form of the building has striking glass and aluminium-clad façade and is made up of a two-principle building - the twenty-level Apex Tower and the Garden Court.

The development comprises a hundred one, two- and three-bedroom apartments, the two- and three-bedroom apartments each feature a private balcony.

The tower also boasts a communal viewing gallery with an aspect pointing towards Central London's iconic skyline.

Located in Ealing, the West London neighbourhood, which is often referred to as the "Queen of the Suburbs" and has countryside charm. Today the district is alive with an eclectic mix of international cuisine, restaurants, bars, street cafes, shopping centres and galleries.

Together with fantastic transport links connecting the town centre to Central London, Ealing continues to attract residents seeking all the advantages of London living.







COMMERCIAL AND RETAIL

FOCUS

Dakar Senegal

FOCUS

Dakar Senegal

Located 200 meters away from the beach and five minutes from the vibrant atmosphere and lifestyle of Grand Baie, Mauritius.

This estate includes five 5 high-end island-inspired villa types, each with a private garden, and indoor-outdoor experience.

Drawing strong references from the traditional architecture and lifestyle of Mauritius, we have designed the villa as a series of pavilions within a landscape of courtyards.

The intent was to provide a unique living experience, reminiscent of veranda living.

Each space has been designed to have a strong connection with the external spaces, emphasising a seamless courtyard experience private from the larger development and neigbouring villas.

The architectural language is characterised by heavy stone elements of the existing material found on site, then further developed using off shutter concrete horizontal planes and timber screens for privacy or space definition.

Although we created a contemporary series of spaces, architecturally we employed a more traditional roof style which provides beautiful double-volume aired spaces.







COMMERCIAL AND RETAIL

ALEX JUNCTION

Johannesburg South Africa

COMMERCIAL AND RETAIL

ALEX JUNCTION

Johannesburg South Africa

The site is situated on two parcels of land, bounded by Second Avenue, Third Avenue and Watt Street, and has historically been used as a taxi rank. Alexandra Township is one of South Africa's oldest townships and contributes to many facets of urban life in Johannesburg.

The site is close to the highway and is positioned on the main entry point into Alexandra. Historically there have been shops along Watt Street and Second Avenue and as such the site is the town centre.

Block A houses the holding rank as well as the long-distance rank which connects Alexandra to other towns in Southern Africa. This building also houses the administration facilities of the taxi organisations and has workshop and washing spaces. Trading stalls face onto the colonnade that runs along Second Avenue.

Block B holds the retail component with its shops, mall space, service basement and the taxi rank. A small square faces onto Third Avenue with a food court facing onto it.

The food court and square connects with the community in a more informal manner; linking the building with its vibrant surroundings.









COMMERCIAL AND RETAIL

BAKU
Baku Azerbaijan

COMMERCIAL AND RETAIL

BAKU

Baku Azerbaijan

A nine storey apartment building compromising of four levels of apartments and duplex penthouses. It also includes an entertainment area, a spa and business lounges.

The building presents a rich, active and exciting façade to the street whilst respecting the limits of the urban block and thus providing cohesion within the greater urban fabric.

Its façade is layered with visually active architectural screens which both define the limits of the block and provide transparency to the retail and hospitality functions within. Dramatic openings are carved out of this skin at key entry points to provide generous visual and physical access to the interior.

Once inside the visitor is drawn into a dynamic retail experience fashioned from rich layerings of natural landscaping, growing walls, water-features and multi-level restaurants – all held together around a sculptural central piazza criss-crossed by dramatic bridges.

Natural light floods deep into the interior from a soaring glass-canopy which offers tantalising glimpses of the towering office and residential blocks above.

Dramatically poised above a landscaped podium the tower block rise as dynamic and contemporary urban icons.









COMMERCIAL AND RETAIL

MTN HEADQUARTERS

Abidjan Ivory Coast

MTN HEADQUARTERS

Abidjan Ivory Coast

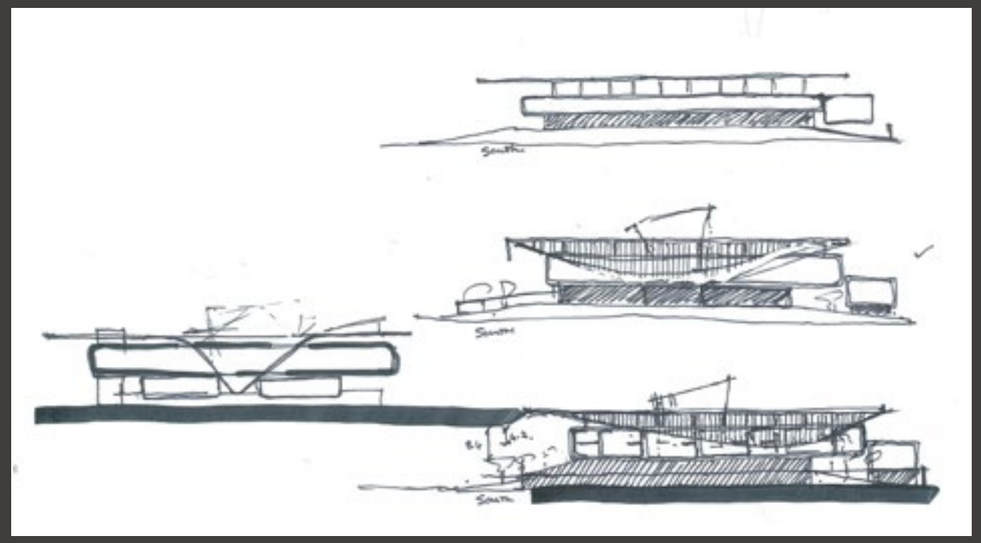
The Luxe Lake development is a new town for 100,000 people in the suburbs of Chengdu, China designed around a number of man-made islands and lakes. Commisioned to design 36 villas and a clubhouse on a private island in the latest phase of the masterplan.

The target purchaser of these single family dwellings are the newly prosperous middle to upper classes that are rejecting traditional architecture in favour of a contemporary aesthetic and design solution that combines China's longstanding respect for nature with their own particular embrace of an aspirational future.

The island has been made in such a way that every plot has a view either to the inner or outer lake and the guiding concept was to create spaces that flow into one another with continuous horizontal forms that enclose and engage as well as open up to the outside.

All of the villas are three stories high with the public living areas located on the middle level with access from a pedestrian street and the upper level is given over to private bedrooms. In order to bypass a planning restriction that prevents the construction of detached homes, all of the villas are connected at basement level by a service road and car parking.

This lower level also contains additional communal and entertainment spaces that open out onto the lake.







DT2

Luanda Angola

A design for company headquarters in Luanda. Facilities include conferencing, public meeting areas and boardrooms.



OCULUS

Stockholm Sweden

COMMERCIAL AND RETAIL

OCULUS

Stockholm Sweden

A boutique hotel coupled with premium penthouse suites right on the water's edge in Sweden.

The design comprises of a stacked block typology that sits on top of a dramatic, planted undulating plinth that creates a walk-able connection from the forest right to the water's edge. The building is entirely punctured with a circular opening that shifts according to the programme of each floor.

This resulted in a dramatic atrium that one experiences at the entrance, and creates a visually interesting oculus that is reminiscent of a camera lens when looking upwards – also allowing for natural light to penetrate deep into the core of the building.







COMMERCIAL AND RETAIL

IDOWU MARTINS

Lagos Nigeria

An 18-storey office tower located on Victoria Island, which is a fast developing area for commerce and banking.

The high-rise design responded to the island's history, the surrounds and the climate by utilising a series of sensitively scaled geometries vertically separated by lush planting to mediate the scale of the tall structure.

SAOTA

COMMERCIAL AND RETAIL

THE WAVES

Lagos Nigeria

SAOTA

COMMERCIAL AND RETAIL

RIVERSIDE

Guangzhou China

SAOTA

COMMERCIAL AND RETAIL

RIVERSIDE

Guangzhou China

The picturesque site of Riverside is situated along a river and nestled below a series of mountains that has become a popular holiday destination in this rural setting of Zhongshan.

The design of the holiday hub that is completely immersed with nature, includes offices, multi-use buildings, a hotel with a gym and spa.

The landscape architect, GreenInc was part of the design process from the start to ensure the architecture is fully immersed with the landscape.

The design is barely seen from the South, only planted roofs, skylights and water features are hints of the architecture.

The northern façade, on the other hand, opens to the riverside with a series of ramps and steps. Viewing pods along the walkway create pause moments that weave together the landscape and the architecture..







COMMERCIAL AND RETAIL

ADAPTIVE REUSE

Dubai UAE

COMMERCIAL AND RETAIL

ADAPTIVE REUSE

Dubai UAE

A 50,000sqm commercial & retail precinct in the heart of Dubai, was designed to celebrate the rich cultural and architectural heritage of the region, through an ‘adaptive reuse” aesthetic.

Numerous small shops and studios are set around wider public spaces to create a rich and varied urban tapestry.

This design aesthetic seeks to blend vernacular fabric with contemporary urban working and living so as to create rich and layered architecture that moves away from the conventional mall experience towards a vibrant and culture-inspired retail precinct.







COMMERCIAL AND RETAIL

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COMMERCIAL AND RETAIL

CITY PARK

Dubai UAE

CITY PARK

Dubai UAE

Designed as part of City Walk precinct, by Meraas, City Park was intended to be an active mixed-use space within a greater urban park environment; a “city in the park” not “park in the city.”

This park space is to become the green social & recreational space for the surrounding residential developments by Meraas, an alternative to the more urban City Walk commercial development on the adjacent site.

The project team envisioned this development as a “derelict industrial building fabric, taken over by nature and then rejuvenated and repopulated with urban life”; it draws inspiration from major international urban rejuvenation projects such as the New York Meat Packing District. The precinct is continuously active - with office and studio spaces busy by day whilst espresso bars and craft foods provide an inspiring setting for socialising and relaxation by night.







COMMERCIAL AND RETAIL

PENINSULA STORE

Abu Dhabi UAE

PENINSULA STORE

Abu Dhabi UAE

Wanting to set the benchmark for boutique beverage stores in the Abu Dhabi area, the brief to ARRCC was to create a retail space that will be as renowned for its interior design as for its product offering.

The client's vision for the store was to offer an experience that would encourage customers to spend ample time in the store, enjoying the products as much as the surroundings. This called for a modern, on-trend, warm and welcoming interior that will remain timeless and elegant.

Adhering to the various restrictions on liquor trade, the design is inwardly orientated, incorporating a feature, fumed oak wall at the entrance which functionally serves as a visual screen. At the same time it also sets the tone for the luxury and sophistication that awaits within.

The original shell measured 320m² with a ceiling height of 6m. ARRCC incorporated and maximised these measurements in the design concept. Integrating the store's existing columns into the design naturally lead to a linear layout that informed the flow of the space.

As no external visual connection is allowed, and therefore no windows permitted, lighting was a very important consideration in the design – not just for the overall ambience but to optimally display the products.







COMMERCIAL AND RETAIL

ILUPEJU

Niamey Niger

SAOTA

COMMERCIAL AND RETAIL

DOWNTOWN

Dubai UAE

restaurant complex designed to add impact to an existing traditional shopping mall. The building is inspired by the imagery of tents and sails once prevalent in area.

SAOTA

COMMERCIAL AND RETAIL

AKWA

Douala Cameroon

A mixed-use development in downtown Douala, Cameroon with retail, conferencing, offices and a hotel.

SAOTA

COMMERCIAL AND RETAIL

BRANCHES

Lagos Nigeria

The two bank branch designs have an interesting play of monolithic elements to portray trust & safety, creating an inviting threshold within harsh surroundings.

These new branches are embracing technology with interactive screens and Wi-Fi hotspots that encourage quick and effective self-service – ‘banks of the future’.







COMMERCIAL AND RETAIL

Designed for the new Gary Player golf course's clubhouse, the building exhibits strong horizontals, interrupted by the environment as it pushes in and through the building mass.This approach produced a design in harmony with the surroundings.

CLUBHOUSE

Douala Gabon

SAOTA

COMMERCIAL AND RETAIL

SILVERCREST

Cape Town South Africa

Uplifting of an existing shopping centre with
a new façade.







COMMERCIAL AND RETAIL

In Ikoyi, Lagos, the Sky Mall is a sophisticated lifestyle centre. Open volumes allow ample natural light into the building and the outer skin opens up strategically to reveal views over the lagoon.

LEKKI

Lagos Nigeria

SAOTA

COMMERCIAL AND RETAIL

SEA PLAZA

Dakar Senegal

COMMERCIAL AND RETAIL

SEA PLAZA

Dakar Senegal

Directly linked to the Radisson Blu Hotel is the Sea Plaza lifestyle Centre which is a complex of high-end retail shopping, spa and upmarket apartments. The centre also hosts 3 cinemas and a bowling alley.







COMMERCIAL AND RETAIL

THQ

Dakar Senegal

Situated within the SAOTA designed Waterfront precinct, the iconic screen and cantilevering roof focuses on the 180 degree sea views from Route de la Corniche.







COMMERCIAL AND RETAIL

LAGUNE

Abidjan Ivory Coast

Situated within the SAOTA designed Waterfront precinct, the iconic screen and cantilevering roof focuses on the 180 degree sea views from Route de la Corniche.







COMMERCIAL AND RETAIL

WYNWOOD

Miami USA

A mixed-use development in one of Miami's up-and-coming neighbourhoods.

MAGIC CITY

Miami USA

An adaptive reuse project, proposing strategies for the development of two existing industrial buildings in Wynwood – Miami's trendiest neighbourhood and the centre of art and design in the city. The architectural expression makes a tongue-in-cheek reference to Wynwood's graffiti-covered walls, the industrial character of the area as well as Miami's Art Deco history.

COMMERCIAL AND RETAIL

CSE HQ
Dakar Senegal

SAOTA

COMMERCIAL AND RETAIL

CSE HQ

Dakar Senegal

A corporate headquarter in Diamniadio, Dakar Senegal. The building, essentially administrative, intends to accommodate approximately 130 employees while allowing for expansion in the near future.

A central atrium was specifically requested as part of the main architectural concept of the design.





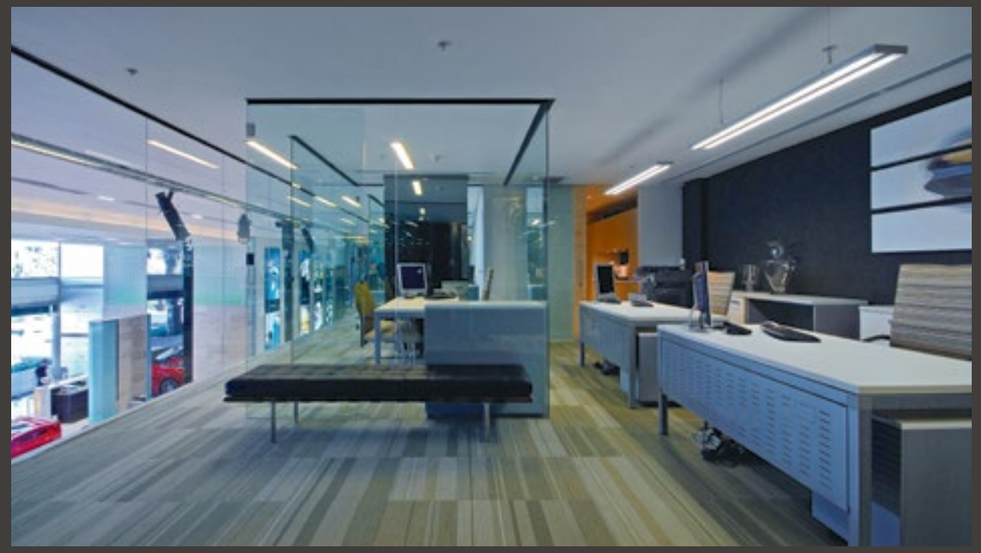


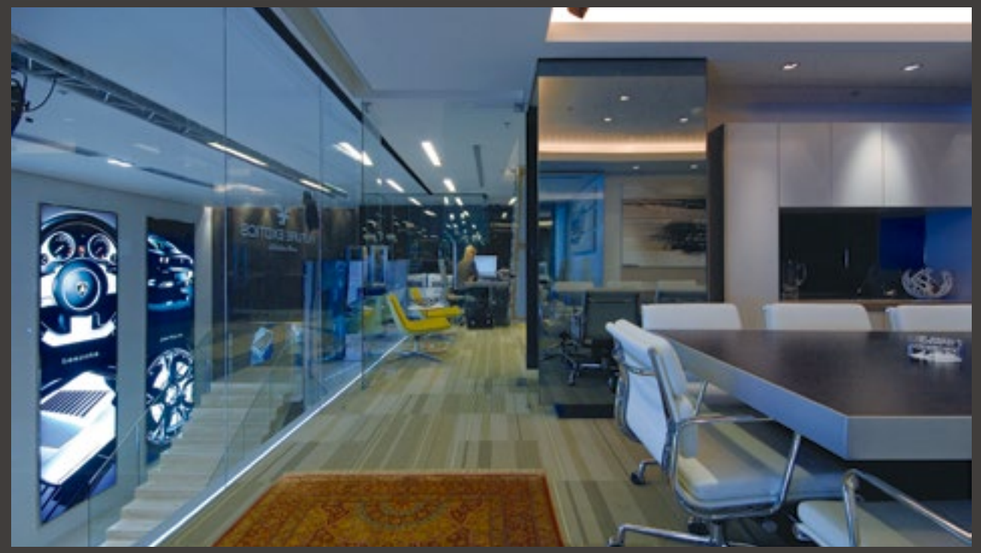
FUTURE EXOTIC

South Africa

FUTURE EXOTIC

South Africa









COMMERCIAL AND RETAIL



LUME BEAUTY ATELIER

Cape Town | South Africa

LUME BEAUTY ATELIER

Cape Town South Africa

At Lume Beauty Atelier serenity meets city glamour. This boutique, high end salon situated in the vibrant De Waterkant district of Cape Town is luxury personified with an edgy and contemporary city feel.

Designed to give visitors a tranquil experience in high fashion, modern surroundings, we created a space where vibrancy and tranquillity co-exist in a carefully planned juxtaposition.

The unique concept of a high end fashion hair salon and nail bar combined with a treatment spa challenged the designers to combine elements that can create both excitement and a sense of serenity.

The energetic rhythm of the graphic on the outside shop front reveals a glamorous reception foyer where monochromatic tones were used to bring calmness to the interior, complimented by luxurious textures and a richness created by the layering of finishes. French oak, rose gold, brass and white veined marble with accents of black throughout creates a sense of luxury that enfolds you as you enter the spa.

Incorporating a hair salon, nail bar, three treatment rooms, a medispa and colour lab, clever and innovative design was needed to optimise the small space of 217m². Working







SALT DELI & BAKERY

Cape Town South Africa

SALT DELI & BAKERY

Cape Town South Africa









YUPPIECHEF

Cape Town South Africa

SAOTA

YUPPIECHEF

Cape Town South Africa

Leading online retailer Yuppiechef opened their first official physical store in Cape Town in October 2017. The new store, designed by ARRCC, opened at the Willowbridge Shopping Centre in Tyger Valley.

Speaking on the store design, ARRCC Director Jon Case says that the brief was exciting yet challenging at the same time. “Yuppiechef asked us to take a brand that has flourished in a digital space for 11 years and bring it to life in the physical sense. Most brands undertake this process in the opposite direction, so the brief was relatively unique.”

Case says that the store has a warm feel with natural timbers and smoky undertones. “The materials are raw in nature and create a perfect balance between luxury and an industrial edge.

The store was designed to be approachable yet allowing the products to stand out.” The design also boasts a functional test kitchen as well as a ‘genius bar’ where consumers can connect with the online store and continue their shopping experience, select an address for delivery or update their Yuppiechef profiles.







COMMERCIAL AND RETAIL



BALDUCCI
Cape Town South Africa

COMMERCIAL AND RETAIL

BALDUCCI

Cape Town South Africa

Balducci restaurant serves a blend of Californian and Mediterranean style food. It is located in Cape Town's top tourist attraction, the Victoria and Albert Waterfront, which lies below the iconic 7th Wonder of the Natural World, Table Mountain.

The views are arresting, the food creative, traditional, and evocative of memorable "home-cooked" meals, but it is the atmosphere created by the interior design and décor that has established Balduccis as a favourite on the Cape dining scene.

20 years after we designed the original interiors for Balduccis, we redesigned the space, losing nothing of the intimacy and unique personality, but adding new layers to the character that only serve to enhance the experience. The brief was to create a new, fresh look while retaining the integrity and history of the Balduccis identity, quality and loyal customer base. ARRCC decided to strip apart the current brand, trimming the excess that had built up over the years to get to Balduccis essence.

This meant that they had to remove 95% of the existing interior to completely redesign the space. They decided to focus on the integrity of the materials used within the space to create a sense of authenticity and used raw steel, warm oak, bronze mirrors, brass and stone washed dusty colours to give the interior an edge.









COMMERCIAL AND RETAIL



ALHAJIMASHA
Niamey Niger



HATFIELD
Cape Town South Africa



DAKAR WATERFRONT
Dakar Senegal

SAOTA

SPECIAL CAPABILITIES

DESIGN

Our architectural designers are highly skilled and experienced, allowing schemes to be conceptualised in dynamic, yet legible presentations. The design process can therefore develop swiftly with the precise method of achieving objectives and testing the solutions comprehensively. SAOTA have done a substantial amount of projects abroad and have skills in achieving the project requirements set. The design architects are backed up by an advanced computer aided drawing office capable of detailed 3D analysis and presentation.

TECHNICAL

The office has developed advanced technical skills related to, i) Construction Detailing, ii) Building Services and iii) Contract Administration of projects. Further, in working on projects abroad the office has had experience with multi-disciplinary project teams made up of consultants from companies from various countries.

SYSTEMS

SAOTA have developed advanced systems for co-ordination of the projects across all stages of the architects service. This ensures that client presentations, design reviews, Technical Documentation, Tendering and Contract Administration are managed to the highest quality standards.

SAOTA also uses REVIT, the leading Building Information Modelling (BIM) software available allowing us to develop and document a building in a 3 dimensional environment. Any changes are immediately co-ordinated through the entire documentation package. It also gives us unprecedented control over the co-ordination of structure and services when working with consultants using the same platform.

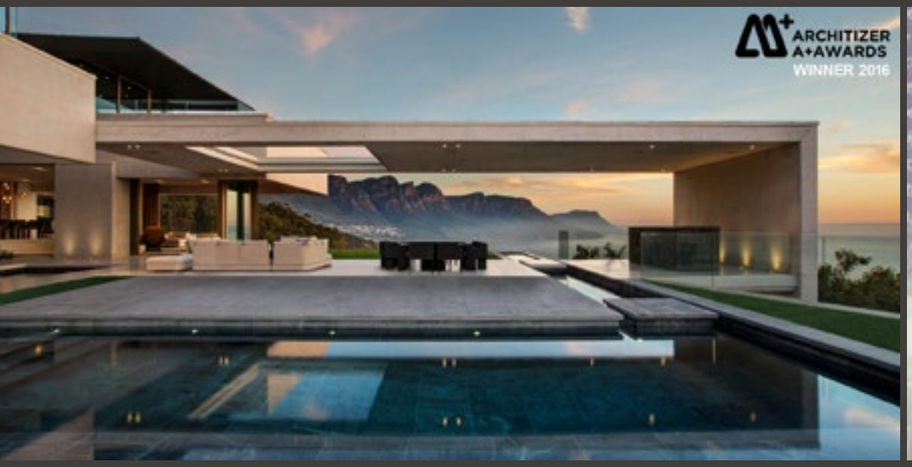
Lumion is used as an architectural visualization tool which allows us to build a 3D environment and create images of each project. Furthermore impressive video presentations and live walkthroughs are created.

Together with Tenebris Lab Director, Gerard Slee, SAOTA developed LUX Walker, a software enabling designers and clients to experience their designs in virtual reality. It's a workflow tool that renders a realistic, true-to-life scale representation of a 3D model that clients can easily interact with.





AWARD WINNING DESIGN FIRM



















SAPOA PROPERTY DEVELOPMENT AWARDS FOR INNOVATIVE EXCELLENCE

spice LIFESTYLE HONORS

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World Architecture Festival

WAN AWARDS

SAOTA

EXCLUSIVE MEDIA COVERAGE



















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MEET THE TEAM

PRINCIPALS


Stefan Antoni


Greg Truen


Philip Olmesdahl


Phillippe Fouche


Mark Bullivant

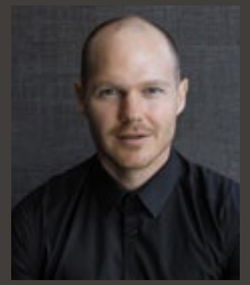

Roxanne Kaye


Danielle Reimers


Dominik George


Logen Gordon

SENIOR ASSOCIATES


Philip Bartman

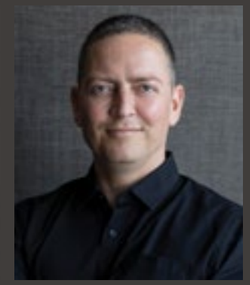

Kerian Robertson


Conrad Martin


Edward Peinke

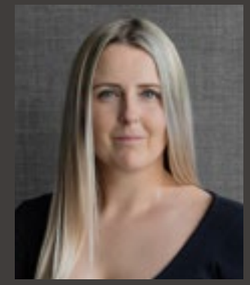
ASSOCIATES


Bobby Hugill


Pierre Du Plessis

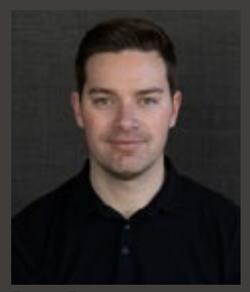

Erin Gibbs

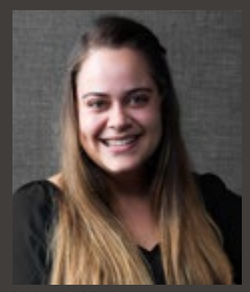
JUNIOR ASSOCIATES


Brigitte Stevens

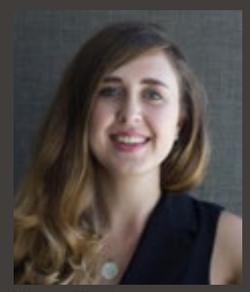

Riaan Steenkamp

JUNIOR ASSOCIATES

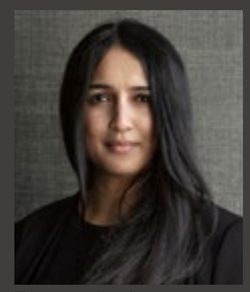

Danny Bester

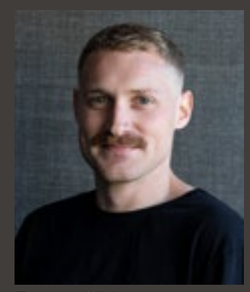

Yolande Kluthe


Alwyn de Vos


Lizaan Alberts

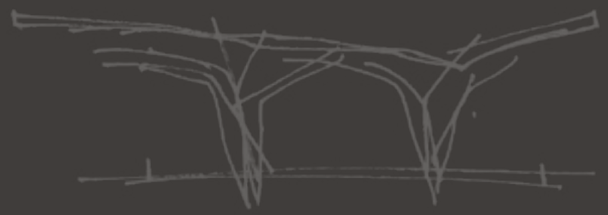

Peter Harel

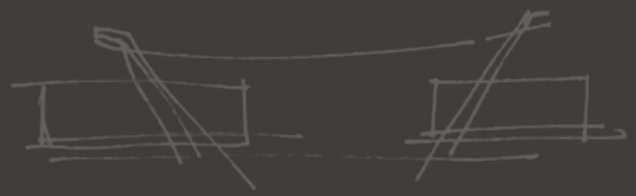

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