

V1.0

# practice profile and selected works

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# 1. introduction

**“Oran Architecture is a Glasgow-based commercial architecture studio working across the UK on projects spanning hospitality, residential, workplace and mixed-use development.”**

**Defined by curiosity, craft and collaboration, the practice brings together decades of collective experience with a fresh, design-led perspective.**

This document provides an overview of the practice, our people and a selection of current and recent work. It is structured in two parts: first, a series of team profiles outlining the experience and leadership behind the studio; second, a portfolio of projects that reflects the breadth and direction of our work. Together, these sections offer a clear understanding of how we think, how we work, and what we deliver.

Our work is shaped by context and grounded in a careful reading of place, brief and opportunity. From early feasibility and concept design through to planning, technical delivery and construction, we combine creative ambition with technical rigour to deliver architecture that is thoughtful, precise and commercially astute.

Architecture shaped by **people, place and purpose.**

## 2. practice overview



# A **design-led** studio working across **architecture, reuse** and **masterplanning**.

**Oran Architecture is a Glasgow-based practice delivering projects across the UK, spanning hospitality, living, workplace and mixed-use development. Our work combines design creativity with technical expertise across new-build, adaptive reuse and masterplanning.**

The practice is defined by a collaborative approach, drawing on over two decades of collective experience to shape projects from early feasibility through to delivery on site. We work closely with clients, operators and consultant teams to develop clear, well-resolved proposals that respond to both opportunity and constraint.

Our portfolio spans a wide range of contexts and scales, from dense urban and historic environments to more remote, landscape-led settings. Across each, we focus on creating architecture that is thoughtful, context-driven and commercially robust — balancing design ambition with clarity, coordination and buildability.

We operate across all stages of the RIBA Plan of Work, from feasibility and concept design through to technical delivery and construction. This continuity ensures design integrity is maintained throughout the lifecycle of a project.

Our work is shaped by people, place and purpose, creating architecture that performs, endures and contributes positively to its setting.

# 3. our approach

Together we **listen**,  
we **imagine**,  
we **test**,  
we **evolve**,  
we **deliver**,  
...and then we  
**do it all again.**



**At Oran, each project follows a clear, structured process aligned with the RIBA Plan of Work. From early feasibility through to construction, we combine creative thinking with technical rigour to deliver well-resolved, buildable outcomes.**

Our approach begins with understanding, testing the brief, site and context to establish a strong foundation. Early stages focus on unlocking potential, identifying constraints and setting a clear strategic direction.

Design development is iterative and collaborative. We work closely with clients and consultant teams to refine ideas, balancing ambition with programme, cost and deliverability.

Workshops bring key stakeholders together at key stages, fostering alignment, testing ideas and unlocking value. Throughout, our role remains consistent: to provide clarity, maintain momentum and ensure quality through to completion.

## 4. meet the team

“driving design and delivery through experience, expertise and leadership”





## Jen Samuel | Director

**Jen is a qualified Architect with over 20 years' experience delivering projects across the UK, with a particular focus on hospitality and complex refurbishment. Her career spans early work in the education sector through to leading the design and delivery of large-scale hotel and leisure developments, from concept through to completion.**

She brings a rare balance of design sensibility and technical rigour, working seamlessly across feasibility, planning and detailed delivery. Jen is highly experienced in progressing projects through statutory approvals and into construction, producing coordinated technical information and supporting projects on site.

Known for her proactive and personable approach, she maintains close relationships with clients and consultants, often working directly with operators and owners to resolve challenges quickly and effectively. Hands-on and responsive, she is a trusted point of contact throughout the lifecycle of a project.

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## Barry Paton | Director

**Barry is a Director with over 20 years' experience in commercial architecture, delivering large and complex projects across the UK for developers, operators and investment-led clients. His work spans mixed-use, hospitality, residential, office and retail sectors, with a strong track record in progressing schemes through detailed design, technical coordination and construction.**

He brings a highly delivery-focused approach, working closely with clients and consultant teams to ensure projects are commercially robust, well-coordinated and efficiently delivered on site. Financially astute and strategically aware, Barry plays a key role in managing project risk, programme and cost, while maintaining strong relationships across project teams.

His strength lies in technical resolution and buildability, translating design intent into clear, deliverable outcomes and maintaining quality through the later stages of design and construction.

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The logo for Oran architecture, featuring the word "Oran" in a large, bold, black sans-serif font with a red vertical bar above the letter "O", and the word "architecture" in a smaller, black sans-serif font below it.



## David Llewellyn | Director

**David is a highly experienced architectural leader with over twenty years' experience delivering complex commercial projects across the UK. He has played a pivotal role in high-profile and award-winning schemes, leading multidisciplinary teams to translate client ambitions into clear, deliverable design strategies.**

His expertise spans hospitality, residential, retail and commercial sectors, with particular strength in hotel and leisure design. He has developed an in-depth understanding of brand requirements across the full spectrum, from budget-led models to high-end luxury destinations, underpinned by a commercially grounded approach that balances operational efficiency, spatial quality and long-term value.

Alongside his design leadership, David brings significant strategic experience, having previously operated at board level within a major UK architectural practice. This informs his ability to align design thinking with wider business objectives, stakeholder priorities and delivery frameworks.

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## Kev Langan | Director

**Kev Langan is a design-led Director at Oran Architecture, with over twenty years' experience shaping complex projects across Scotland and the UK. His work spans regeneration, hospitality, residential and mixed-use development, alongside landscape-led masterplanning, often within sensitive urban or historic contexts.**

He is known for establishing clear design narratives, strong visual communication and a commercially grounded approach to design.

His role sits at the intersection of concept design, planning strategy and project leadership, defining core ideas and rigorously testing them against conceptual, contextual, policy and commercial realities.

He leads multidisciplinary teams through feasibility, masterplanning and planning processes, while remaining hands-on in sketching, modelling and directing visual outputs to ensure design integrity is maintained from inception through to delivery.

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## Gordon Anderson | Technical Director

**Gordon Anderson is an experienced architect with a strong track record in project delivery. His expertise spans tall residential buildings, retail and retail parks, hotels, and large-scale mixed-use developments, including both new build and refurbishment schemes.**

As Oran's Technical Director, Gordon leads projects at all stages, though primarily from detailed design through to completion, overseeing the production, coordination and quality of technical information to ensure that projects are delivered efficiently and to a high standard on site.

Working closely with clients, consultants, and contractors, Gordon provides a key point of coordination. With a strong understanding of construction, sequencing and buildability, he brings a pragmatic and collaborative approach, ensuring design intent is translated effectively into well-executed buildings.

Gordon is also committed to mentoring colleagues and contributing to team environments where ideas are rigorously tested, aligned, and successfully delivered.

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## Pei Lee | Associate

**Pei is an experienced Architect and Certified Passivhaus Designer. She has worked across a wide range of sectors including hospitality, leisure, industrial, retail and sport, bringing a detail-oriented and delivery-focused approach to each project. She is an effective collaborator who builds positive working relationships within project teams.**

As Oran's Sustainability Lead, Pei supports the practice with her knowledge in building physics, Passivhaus energy modelling and construction experience to inspire environmentally conscious designs from concept through to construction. She plays a key role in the day-to-day running of projects, coordinating information and liaising closely with clients, consultants and contractors through all stages of a project to ensure clear, efficient delivery.

Proficient in Revit, Pei contributes to the practice's digital and BIM workflows to ensure efficient delivery of services to clients. She is also fluent in both English and Mandarin, bringing a collaborative and globally informed perspective, with a commitment to creating architecture that is efficient, responsible and enduring.

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## Sean McCluskey | Technologist

**Sean McCluskey is an Architectural Technologist based in Glasgow, graduating from Edinburgh Napier University in 2022. He has quickly developed a strong foundation in technical design, contributing to a range of commercial and residential projects within both a large national architecture practice and a growing studio environment.**

With solid Revit and BIM capabilities, Sean supports the development and coordination of projects from early design through to construction, producing clear, accurate and well-resolved technical information.

He has experience working on larger-scale schemes within multidisciplinary teams, assisting with model coordination, detailed drawing packages and compliance with current standards and regulations.

Sean has a keen interest in construction, detailing and buildability, and brings a reliable, methodical approach to his work. He is committed to continuing to develop his technical expertise while contributing positively to collaborative project teams.

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hospitality design  
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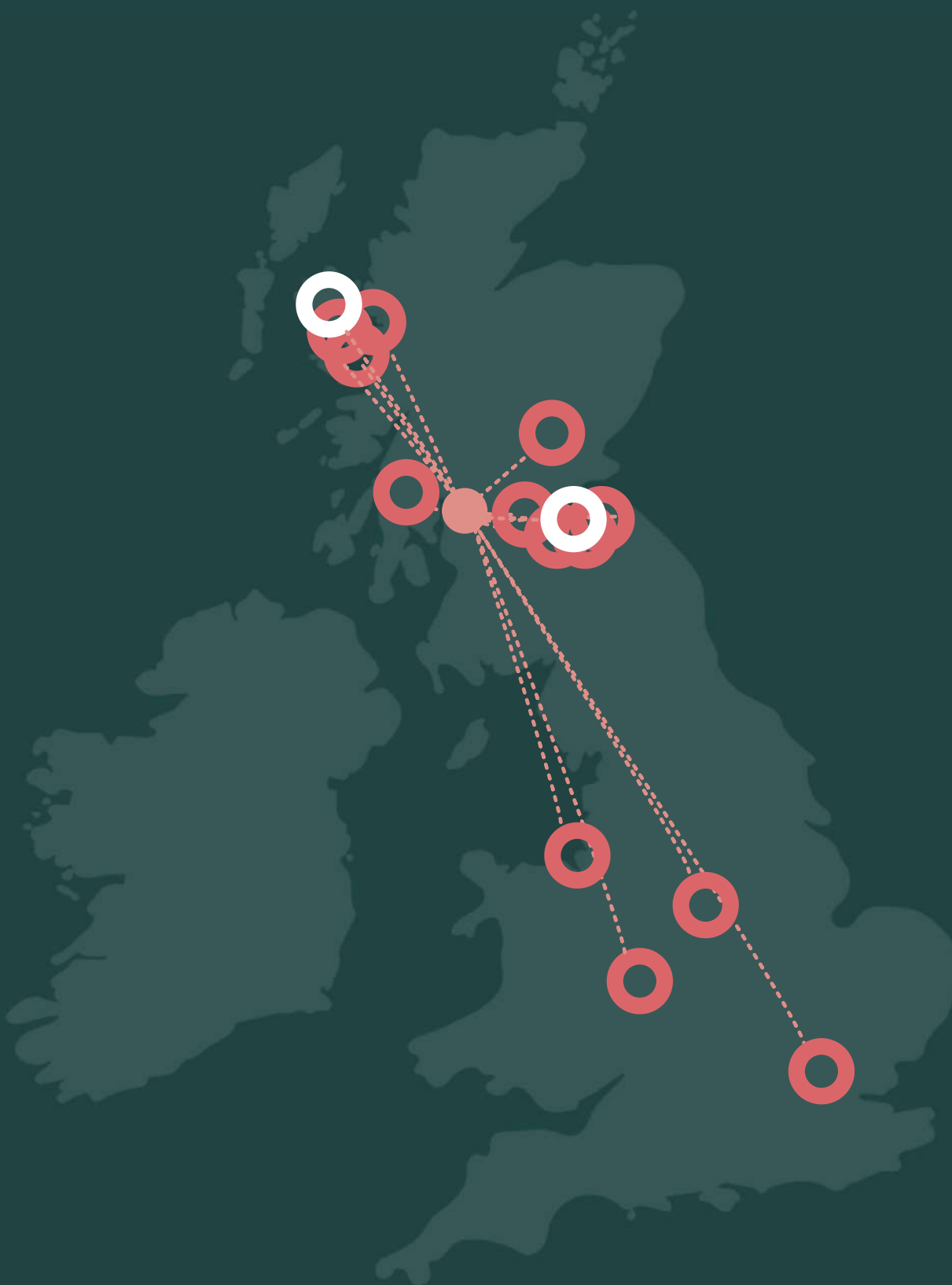
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## 5. Our work



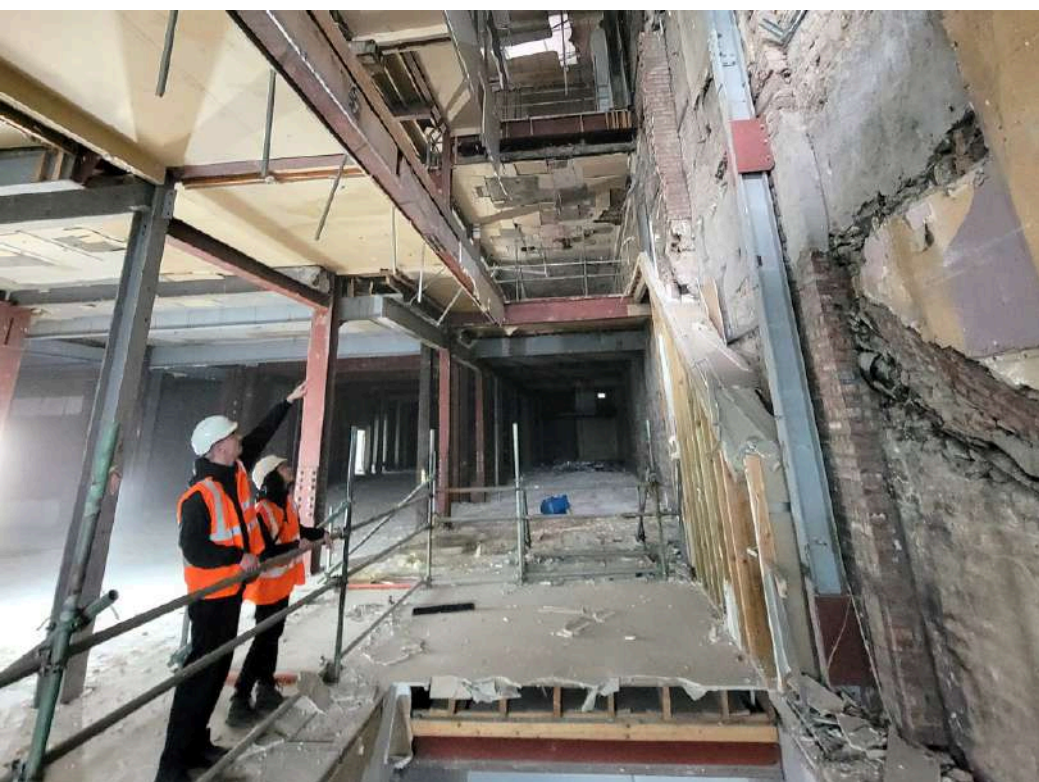
“A portfolio spanning  
hospitality, mixed-use  
and regeneration”

“Operating across the UK from our Glasgow studio”



Concept / Planning 

Delivery / On-site 



## 01. Ruby Hotel | Edinburgh

**When we were approached to support a new hotel opposite Edinburgh Castle, within a World Heritage Site, we jumped at the opportunity. At Oran Architecture, we thrive on projects that challenge us both creatively and technically. With Planning Approval already in place, Hunter REIM invited us to assist in delivering the Ruby Hotel on Princes Street, and we were delighted to become involved. In the heart of Edinburgh, this £100 million development offers a rare opportunity to contribute to one of the country's most significant streets.**

Princes Street has long been one of the capital's great civic stages, but like many high streets, it has faced increasing pressure in recent years. This project offers the chance to reinvigorate the western end, introducing a contemporary intervention that complements the historic fabric while supporting renewed activity and vitality.

The approved design includes an articulated roofscape, enhanced shopfronts that reinterpret historic façades, and improved street-level activation.

Working within a World Heritage Site, directly opposite Edinburgh Castle, demands careful stewardship and close collaboration. We are pleased to be supporting the wider consultant and contractor team in delivering a project of this significance, balancing respect for context with a forward-looking approach.

With work now progressing on site, our focus is on delivery. We look forward to seeing the project come to life ahead of its anticipated opening in 2029.

We look forward to seeing the project evolve on site and ultimately become a lasting addition to Edinburgh's city centre.



## 02. Brae of Angus Village Resort

**We were approached by Mocca Capital to support the development of a new masterplan for Brae of Angus, a major leisure destination set within the Angus countryside.**

Building on the site's exceptional views and rural character, the proposals reimagine the development as a village resort, a collection of smaller buildings arranged around a central square, rather than a single large, formal hotel structure. This approach creates a more human-scaled, legible place, rooted in the patterns of rural settlements.

At its heart, the village square anchors a mix of hotel accommodation, lodges, a country club and leisure uses, supporting a lively, year-round destination. Golf, wellness, family activities and outdoor pursuits are woven into a landscape-led masterplan that prioritises movement, connection and experience.

The ambition is to create a distinctive regional destination that balances international appeal with a strong sense of place, while supporting local tourism and long-term economic growth.

The masterplan establishes a clear and robust framework for the long-term development of the site, setting out a coherent vision for a distinctive new destination in East Scotland.



## 03. Cameron Toll Masterplan | Edinburgh

**Oran Architecture is leading the masterplanning and architectural design for the transformation of Cameron Toll into a vibrant, mixed-use neighbourhood centre in south Edinburgh. The proposals reimagine an inward-facing retail destination as a connected, outward-looking piece of city. Retaining and enhancing its established retail role, the masterplan introduces new homes, leisure and community uses, alongside a comprehensive public realm strategy designed to support activity throughout the day and evening.**

At its core is the ambition to create a genuine "20-minute neighbourhood", strengthening connections to surrounding communities, Inch Park and wider city infrastructure. The design carefully balances density, movement and context, evolving the site into a more integrated and accessible urban quarter. A phased approach incrementally "stitches" the site back into its surroundings, introducing new routes, streets and civic spaces that improve permeability and create a more legible, people-focused environment.

Retail is retained and reorganised at ground level, complemented by leisure, hotel and residential uses above, supporting long-term vitality and activity beyond traditional trading hours. Public realm and landscape sit at the heart of the strategy, with new squares, green corridors and enhanced biodiversity shaping a stronger sense of place. The result is a robust, long-term framework for regeneration, redefining Cameron Toll as a connected, sustainable neighbourhood centre for Edinburgh.



## 04. Benmore Visitor Facilities, Dunoon

**The Benmore Botanic Garden Visitor Facilities project is a carefully considered intervention within one of Scotland's most sensitive and internationally significant landscapes. Developed for the Royal Botanic Garden Edinburgh, the scheme delivers a new, purpose-built visitor building alongside a reconfigured arrival sequence, integrating accessible sanitary provision, covered external spaces and sustainable travel infrastructure.**

The architecture adopts a restrained, low-profile form, expressed through natural timber cladding and an extensive living roof, allowing the building to sit quietly within its woodland setting while reinforcing the garden's landscape-led character.

The design prioritises inclusivity, legibility and environmental performance, with features including Changing Places facilities, improved parking and circulation, and a cycle hub with EV charging and repair provision.

Shaped by planning policy from the outset, the project demonstrates a balance between functional requirements and a sensitive, nature-based design approach, enhancing the visitor experience while respecting the unique qualities of the National Park context.



## 05. Harlow Carpark Reclad | Essex

**Oran Architecture was commissioned to develop a comprehensive recladding strategy for a prominent multi-storey car park in Harlow Town Centre, adjacent to the Harvey Centre and Playhouse Square. The project forms part of the wider regeneration of the town centre, seeking to improve the visual quality and longevity of existing infrastructure while reinforcing Harlow's distinct architectural identity.**

Rather than altering the building's structure or use, the design focuses on transforming its civic presence through a new façade. The proposal introduces a clear architectural order, with a robust base, a rhythmically articulated middle, and a lighter, more expressive crown. Vertical interventions break down the scale of the long elevations, improving legibility and enhancing key arrival points.

The cladding draws inspiration from Harlow's post-war modernist heritage and its rich legacy of public art, reinterpreting these influences through a contemporary material palette. Perforated metal panels provide depth, texture and visual interest, while maintaining essential natural ventilation to the open-deck car park.

Alongside aesthetic improvements, the scheme addresses safety and durability, replacing outdated edge conditions and improving enclosure, lighting and overall user experience. By retaining and upgrading the existing structure, the project minimises embodied carbon while extending the building's functional life.

The result is a carefully considered intervention that elevates a purely utilitarian structure into a more coherent and contextually responsive element of the evolving town centre.



## 06. Lister Gate, Nottingham

**Located at the heart of Nottingham's evolving city centre, our feasibility study for Lister Gate explores the adaptive reuse and transformation of two prominent buildings overlooking the new Green Heart of Broadmarsh. The proposal reimagines the former M&S and Woolworths buildings as a design-led co-living development, responding to growing demand from students, graduates and young professionals seeking flexible, community-oriented urban living. The scheme brings together 287 co-living apartments with a generous provision of shared amenity, including internal social spaces and a series of landscaped roof terraces with views across the city and the new public park.**

A key driver of the study was the careful integration of new architecture with existing fabric. The retained structures, ranging from post-war modernist retail to a distinctive Art Deco listed frontage, are preserved and celebrated, with sensitive vertical extensions introduced to create a cohesive and contemporary architectural identity along Lister Gate.

At ground level, active frontages are proposed to animate the street and engage directly with the emerging public realm, supporting a mix of retail, café and co-working uses. Above, a network of roof gardens and terraces provides residents with a varied sequence of outdoor spaces, from outward-looking civic edges to more intimate, sheltered environments.

The scheme is intrinsically linked to the wider Broadmarsh regeneration, which replaces the former shopping centre with a new landscape-led urban quarter. Positioned directly adjacent to this 'Green Heart', the development is conceived as part of a renewed city centre, one defined by walkability, biodiversity and a stronger connection between people, place and everyday life.



## 07. Flodigarry Hotel | Isle of Skye

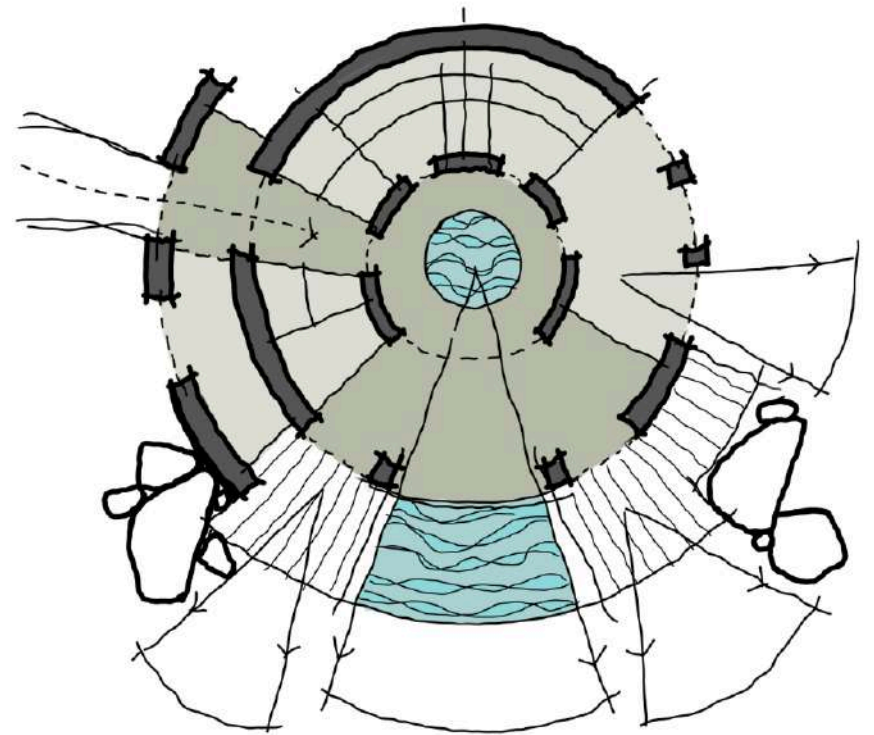
**Set on the dramatic coastline of north Skye, Flodigarry Hotel occupies a remarkable position overlooking the Minch, framed by the rugged landscape of the Trotternish Peninsula. Originally conceived as a late Victorian hunting lodge, the building has evolved over time, its character shaped by both heritage and incremental change.**

Our approach sought to restore clarity to this historic structure while enabling its next chapter as a contemporary Highland destination. The design is driven by a simple principle: retain the primacy of the original villa, and allow new interventions to sit quietly alongside it. Later additions are removed, and new accommodation is introduced as a series of set-back, carefully proportioned forms, ensuring the original gables and roofscape remain dominant. The result is an extension that reads as a subtle, secondary layer, reinforcing rather than competing with the existing building.

Materially, the palette draws directly from the site, buff stone, slate and muted metalwork, creating continuity with the original fabric, while contemporary detailing provides a clear distinction between old and new. A new bedroom wing and reconfigured interiors elevate the guest experience, while a glazed restaurant pavilion, set into the landscape, is oriented to capture expansive views across the sea.

The building is deliberately understated, partially embedded within the ground and softened by a planted roof, allowing the landscape to remain the defining element.

Together, the proposals reposition Flodigarry as a refined, design-led retreat, rooted in its setting, and shaped by a careful balance of heritage and contemporary intervention.



## 08. Broch Micro-Spa | Isle of Skye

**At Oran Architecture, we specialise in creating guest-centric, context-driven spaces that resonate with their surroundings. One recent concept design explored the creation of a micro-spa inspired by the ancient brochs of northern Scotland, circular, drystone towers that once stood as enduring symbols of craftsmanship and community. Our vision reimagines these forms for a modern wellness retreat, offering guests a place of quietude and reflection rooted in the dramatic spirit of the Highlands.**

The design integrates seamlessly with the natural landscape, using local materials and low-impact siting strategies to preserve the site's intrinsic beauty. Natural textures, sweeping curves, and layered stonework create an atmosphere of shelter and intimacy, while large openings frame powerful views of sea, sky, and rugged terrain.

This project exemplifies our approach to hospitality masterplanning: weaving together cultural heritage, architectural sensitivity, and strategic planning insight to unlock the full potential of a site.



## 09. Rural Spa | Isle of Skye

**Oran Architecture was commissioned to explore a discreet, landscape-led spa set within a rural site on the Isle of Skye. Positioned within a sloping lawn and embankment, the proposals are driven by a simple ambition: to introduce a new wellness experience while preserving the clarity of the landscape. The architecture is conceived as something embedded rather than imposed, quiet, low-profile and closely tied to the landform.**

A range of approaches were explored, testing both singular building forms and more fragmented arrangements of smaller elements. From lightweight, modular interventions to more unified pavilion structures, each option considers how the spa could sit lightly within its setting while offering a high-quality, immersive guest experience.

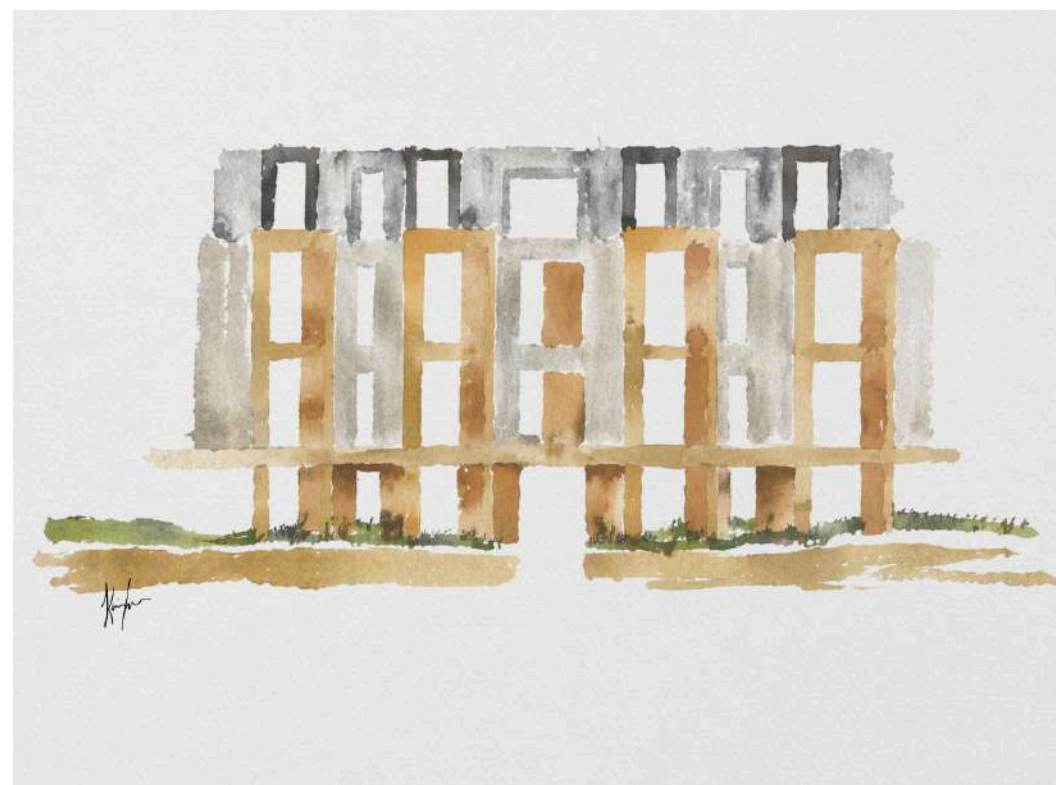
Flexibility is central to the strategy. The scheme is designed to be delivered in phases, beginning with a simple thermal offer and expanding over time. Modular and prefabricated approaches support this, allowing for incremental growth, reduced site impact and long-term adaptability. The work also addresses the practical challenges of building within a steeply sloping site. Careful consideration is given to access, level changes and the integration of accessible facilities, ensuring the spa can function inclusively while maintaining a restrained architectural presence.



## 10. Aparthotel | North Scotland

**Our approach to this project is to create serviced apartments that respond to the land and views rather than dominate them. The site's gentle rise allows the buildings to nestle into the hillside, with each apartment opening to uninterrupted views over the lower elements and outward to the islands beyond.**

A restrained material palette and low, broken-up forms help the buildings sit comfortably within the wider landscape. The aim is for guests to feel immersed in the setting, sheltered yet constantly connected to the sweeping horizon and the distinctive character of the Highlands.



## 11. Crawyards Place | Edinburgh

**The feasibility study for Craw Yard Place in West Edinburgh explores the potential to redevelop existing commercial surface parking into a low-density residential scheme. The proposal includes a mix of affordable studios and 2-bedroom apartments, arranged in sensitively scaled blocks with a focus on daylight, privacy, and good-quality outdoor space.**

A key aim was to reduce the dominance of cars, replacing hardstanding with private gardens, planting, and improved pedestrian access. The design features 3.5-storey townhouses and apartments with a simple, modern appearance and generous windows. Front garden spaces soften the street edge, providing a buffer between public and private space while introducing planting and a degree of privacy. This is reinforced by a simple, ordered façade with warm, robust materials.



## 12. The Yardworks | Falkirk

**The Yardworks is a visionary feasibility study for a new incubator and workshop hub, designed to support and grow local business startups. Located on a commercially and industrially zoned site, the proposal brings together flexible workspaces, studios, and a larger tech-enabled unit for potential research or distribution functions, creating a future-facing platform for entrepreneurial activity.**

Each workshop unit is conceived with adaptability at its core, based on a 100m<sup>2</sup> modular system that can be combined or subdivided to suit a wide variety of businesses. The masterplan prioritises landscape integration and neighbour sensitivity through strategic planting, green buffers, and public realm enhancements that invite the surrounding community in.

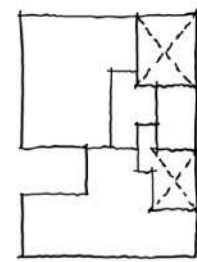
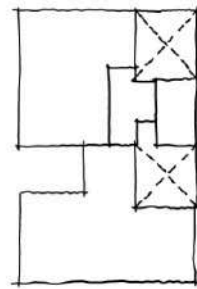
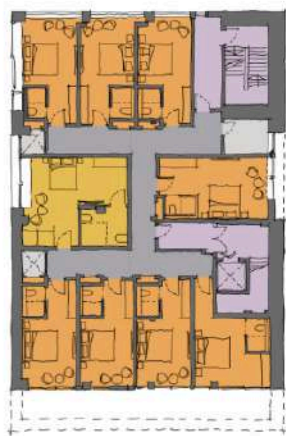
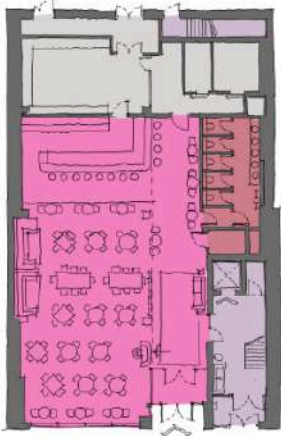
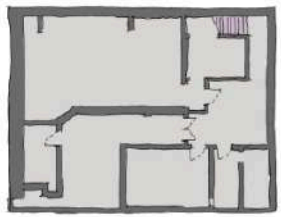
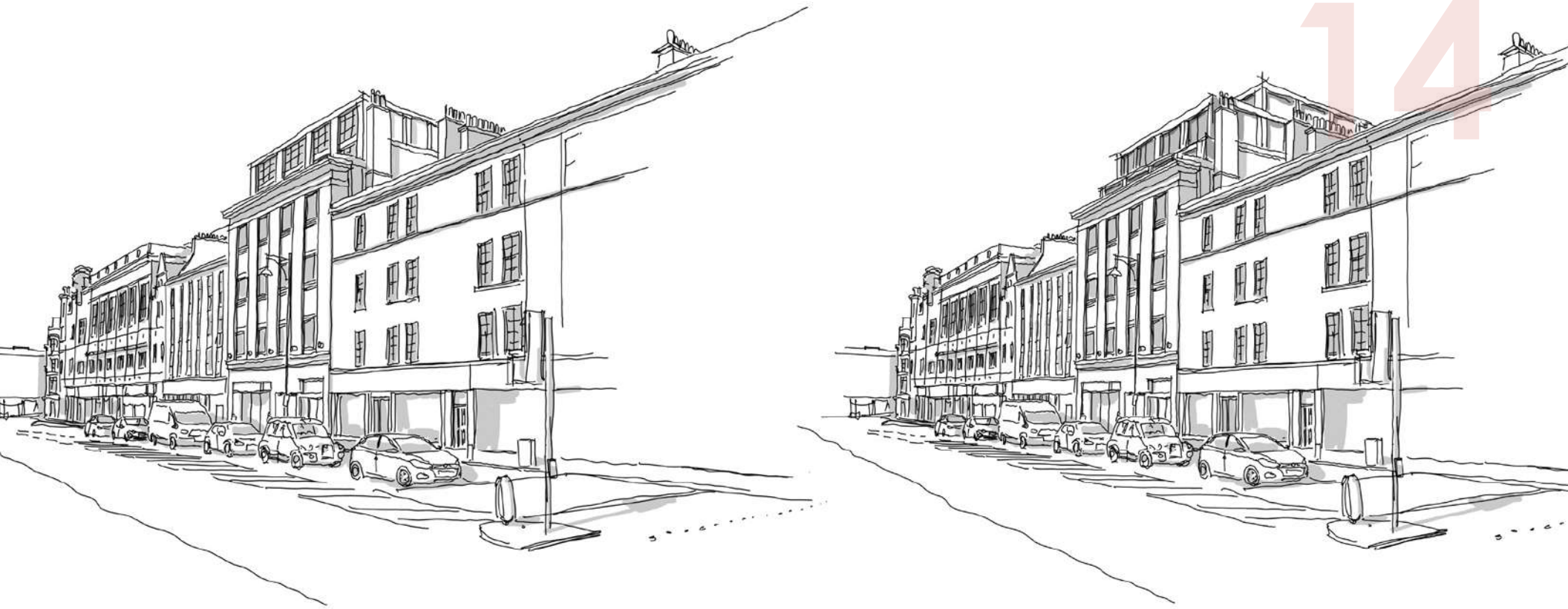


## 13. Church Street Hotel | Liverpool

**Located within a prominent early 20th-century building in Liverpool city centre, this project involves the sensitive refurbishment and extension of an existing retail property to create a new hotel destination. The Portland stone, neo-classical building forms part of the wider Church Street townscape, contributing to one of the city's primary commercial streets.**

The proposals seek to retain and enhance the character of the building while adapting it for contemporary hospitality use. A carefully integrated three-storey rooftop extension is introduced, conceived as a secondary addition that sits comfortably within the existing architectural composition, allowing the historic façade to remain the primary expression of the building.

The wider scheme reimagines the internal layout to accommodate hotel uses, bringing the building back into active use following a period of underutilisation. The project balances heritage sensitivity with modern requirements, supporting the continued evolution of Liverpool's city centre as a vibrant visitor destination.

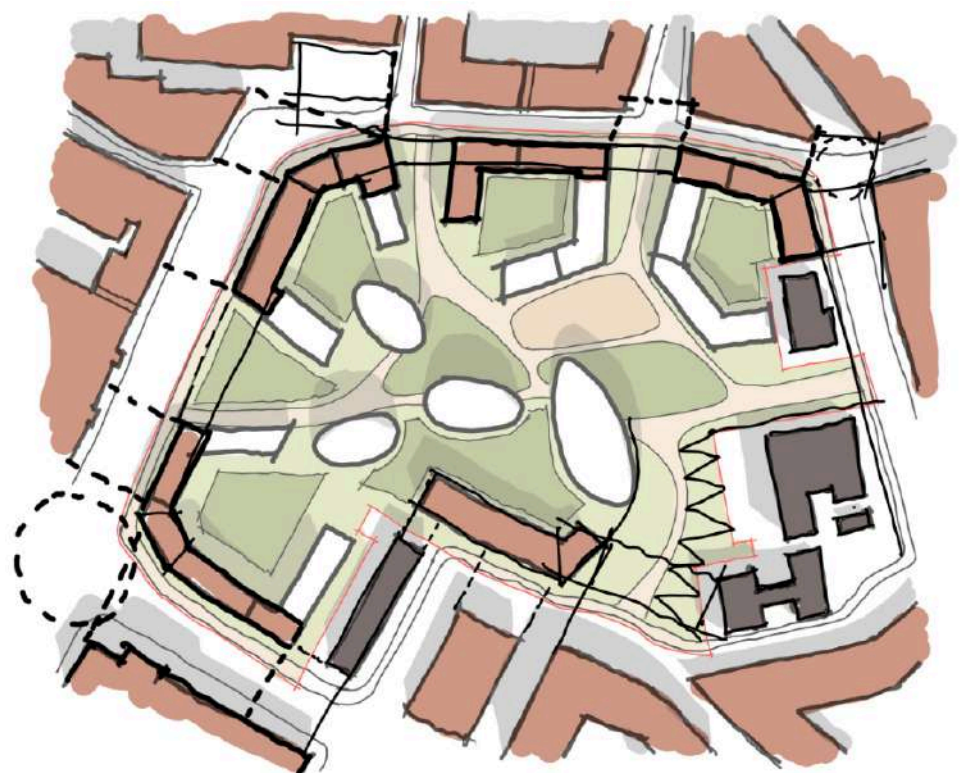
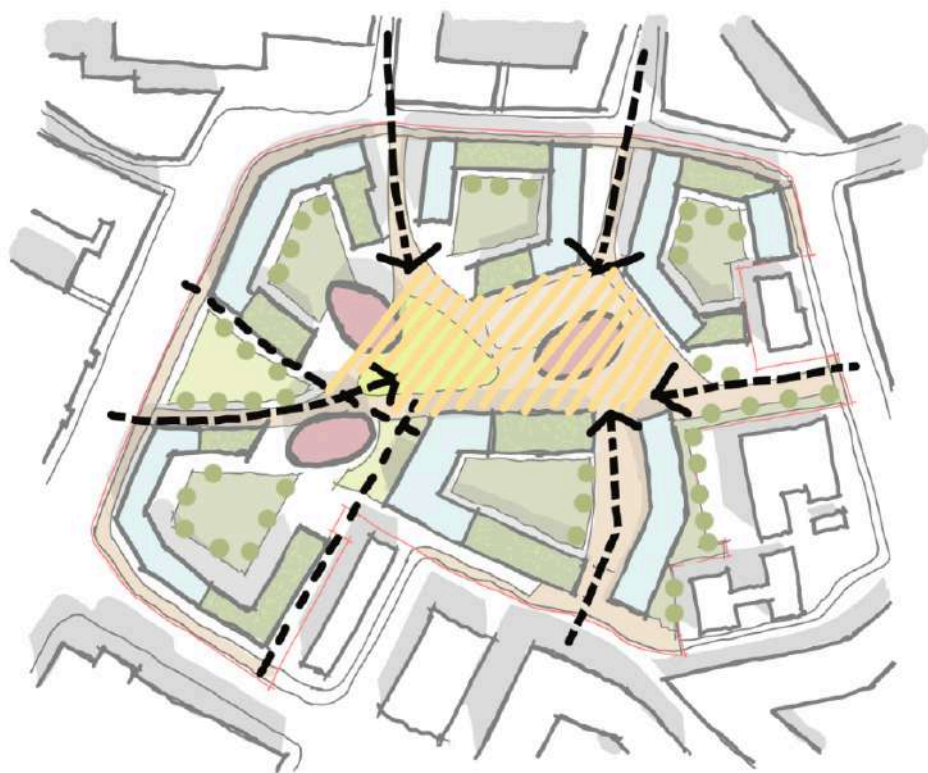


# 14. Adaptive Reuse | Edinburgh

**This study explores ways to maximise the potential of a centrally located modern building through adaptive reuse. By testing a range of possible functions, such as hospitality, wellness, co-living, and workspace - the analysis identifies how different layouts and extensions could enhance value and align with market demand.**

The work provides a strategic starting point for future design development and investment decisions.

If you have a site in mind and would like to quickly explore uses - get in touch with our team.



## 15. Masterplan | Birmingham

**This masterplan feasibility reimagines a key site in Birmingham as a vibrant mixed-use destination. By weaving new pedestrian routes through the existing streetscape, the scheme creates an activated public realm enriched with café pavilions, retail spaces, and shared residential amenities.**

Diverse typologies, from co-living, BTR to PBSA and hotel accommodation, are integrated within a green, people-focused framework, fostering a dynamic community that blurs the boundaries between living, working, and leisure.

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“responsible design,  
grounded in  
performance”

## 6. Sustainability

**Our approach to sustainability is rooted in clarity and performance. We focus on delivering buildings that are efficient, durable and appropriate to their context, using design as the primary tool to reduce energy demand and environmental impact.**

We prioritise the reuse and adaptation of existing buildings wherever possible, recognising the value of retained structure in reducing embodied carbon and extending the life of the built environment. Where new interventions are required, we adopt a considered approach to form, orientation and material selection, ensuring that buildings respond intelligently to climate, site conditions and long-term use.

Sustainability is embedded from the outset of each project, not applied retrospectively. Early-stage decisions around massing, envelope performance and servicing strategies are critical, and we work closely with clients and consultants to establish clear, achievable targets that align with both environmental ambitions and commercial realities.

The practice is supported by in-house Passivhaus expertise, bringing a detailed understanding of building physics, energy modelling and construction performance. This informs a rigorous approach to fabric-first design, airtightness and thermal efficiency, ensuring that buildings perform as intended in use.

Ultimately, our aim is to deliver architecture that is not only well-designed, but responsible, efficient and enduring, contributing positively to both its environment and the people who use it.

“architecture  
shaped by **people,**  
**place and**  
**purpose.**”

## 7. contact us

We cover every stage of your project, from initial concept design through to final completion.

Contact us today to discuss your project and discover how our expertise can bring your vision to life.

Email: **email@OranArchitecture.com**



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