



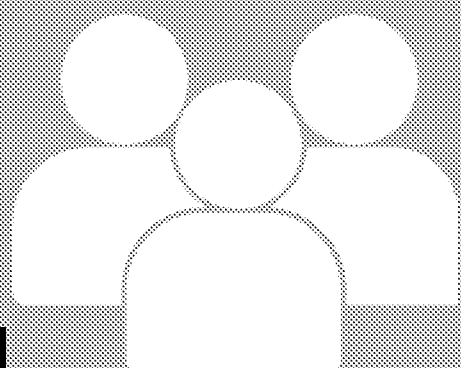
STOLON
studio.

Statement of Community Involvement
Royal Hill

Elthampton
Slough, EN17 5RA

Aug 26/20

Stolon Studio Ltd
Kappa Court
London SE22 1AA



Project Name	Hampton Quay
Project Number	030
RIBA work stage	3

Document	Statement of Community Involvement	Purpose	Issue date
Revision A	Planning Submission	Planning	28th August 2020
Revision B	n/a		
Revision	n/a		

		Position	Date
Prepared by	Tom Childs	Part I Architectural Assistant	28th August 2020
Checked by	Robert Barker	Director	28th August 2020

Notes:

This report is made on behalf of Stolon Studio Ltd. By receiving the report and acting on it, the client - or any third party relying on it - accepts that no individual is personally liable in contract, tort or breach of statutory duty (including negligence). Stolon Studio Ltd also stresses that various sections of this report rely on data supplied or drawn from third sources. Stolon Studio Ltd accepts no liability for loss or damage suffered by the client or third party as a result of errors or inaccuracies in such third party data.

Contents

1.	Foreword	4
2.	Introduction	5
3.	Planning Policy	6
3.1.	National Planning Policy and Legislation	6
3.2.	Arun District Council Statement of Community Involvement	6
4.	Proposed Development.....	7
4.1.	The Site	7
5.	Public Consultation Methodology	8
5.1.	Consultation with Local Councillors	8
5.2.	Public Consultation Event	8
5.3.	Response	10
5.4.	Ongoing Public Exhibition	10
6.	Consultation Feedback.....	11
6.1.	Summary	11
7.1.	Questionnaire Feedback.....	12
8.	Appendices	14
8.1.	Photographs from the Event on November 5th, 2019	15
8.2.	Public Consultation Boards.....	16
8.3.	Consultation Questionnaire.....	24

1. Foreword

On behalf of the client and Stolon Studio, we would like to thank the Arun District Council Development Team, the Arun District Council Members, North Littlehampton Steering Group and Littlehampton Town Council for their ongoing input. Our thanks also go to the local residents and general public who attended the public consultation event on Tuesday November 5th 2019 and the public exhibition which has been on show since November 21st 2019.

During the consultations, constructive discussions with residents and councillors included:

- The suitability of the site
- Opportunities & Constraints which have driven the design of the proposal
- The scale and appearance of the development
- Measures to manage flood risk
- Measures to enhance economic contribution of the site
- Improving biodiversity and ecology on site
- Relationship to the river, moorings and activating the waterfront
- Improving the site's public accessibility and connectivity to other areas of Littlehampton

Equally, the consultations provided an opportunity for local residents, councillors and interest groups to provide feedback. Through discussions as well as questionnaires and feedback forms, the opinions of the local community on issues regarding the site, massing, construction, constraints and timescale were welcomed.

2. Introduction

This Statement of Community Involvement (SCI) has been prepared by Stolon Studio on behalf of the client.

Consultation was undertaken at the feasibility and pre-application stages with the following objectives:

- To identify local stakeholders and interest groups.
- To learn from local expertise.
- To identify opportunities and constraints of the site that might best provide local benefits.
- To understand the community's view on the concept and design for the site.
- To present the reason why the site has been brought forward for development.
- To enable early resolution and solutions to any issues or concerns to be raised.
- To take on board and have regard to the comments provided during the consultation process.
- To receive comments on these proposals such that they could inform the final design prior to making a full planning application.

The SCI illustrates how the local community and residents have been consulted and provides a detailed review of the feedback received. Responses from the community have assisted in the evolution of the scheme.

3. Planning Policy

3.1. National Planning Policy and Legislation

The Planning and Compulsory Purchase Act 2004 came into force in September 2004. One of the central purposes of the Act was to improve community involvement in the planning process. The Government has made it clear in the guidance accompanying the legislation that developers should be encouraged to undertake public consultation.

The Applicant is committed to community consultation, which is enshrined within the National Planning Policy Framework (NPPF). Paragraph 188 outlines the importance of public consultation and states that: Early engagement has significant potential to improve the efficiency and effectiveness of the planning application system for all parties. Good quality pre-application discussion enables better coordination between public and private resources and improved outcomes for the community.

Guidance contained in the Localism Act 2011, Section 122, came into force in December (2013) and requires any person who intends to apply for planning permission for development of a "description specified in a development order" (122, a) first to consult with the local community. The Localism Act strengthens the role of local communities in planning by introducing a requirement for developers to consult with local communities prior to the submission of a planning application for specific developments.

This is intended to provide local people with an opportunity to comment when there is scope to make changes to the proposal.

3.2. Arun District Council Statement of Community Involvement

'The need for wider involvement of the community and stakeholders at an early stage in the development management process is of benefit to the public, local groups and organisations, developers and local authorities.'

-Arun District Council Statement of Community Involvement

4. Proposed Development

4.1. The Site

The site is a strip of land, between the A259 road and The River Arun, on the edge of Littlehampton, that for a large part has been disconnected from the rest of the town.

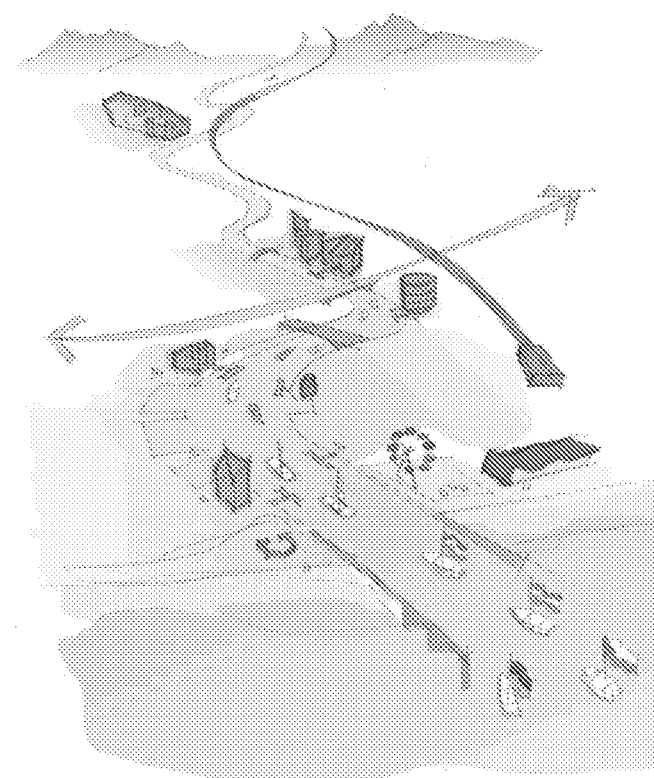
The site whose form has been derived by various engineering projects over the years, firstly by the railway, then the bridge, then the A259, and most recently the flood defence and habitat compensation. There has been a direct access to the site for the past 30 years, since the formation of the A259, yet since then it has been under-utilised. The site was historically on the edge of the town and linked with Wick. As the town has grown and continues to grow it will become increasingly important as a gateway site, marking the entrance to Littlehampton from the river and by road.

The Local Plan includes proposals to redevelop land to the west of the River Arun, from the town centre north parallel with the entire Hampton Quay site. It also identifies the need to deliver housing on Windfall Sites, such as Hampton Quay.

The total site area is 2.7 hectares (6.7 acres) of which 1.2 hectares (3.0 acres) is protected by modern flood defences built to a 1 in 200 year standard including allowing for sea level rise. The site was cleared during the east bank flood defence works and was left fairly bare in 2015. The site has a number of constraints, including flood-risk, land contamination, surface water run-off from adjacent land, ecology, trees. None of these

constraints are unusual or onerous and there is an opportunity to provide betterment for all of these through the construction works.

The proposal is to create a landmark gateway development comprising 105 riverside apartments with commercial/leisure space, inclusive riverside walks, cycle paths, leisure moorings and a restaurant/café. The apartments are designed to provide for all generations, with larger units that cater for young families and retirees, and provide shared spaces, promoting better social cohesion.



A Vision for Littlehampton

5. Public Consultation Methodology

5.1. Consultation with Local Councillors

Consultation was undertaken in multiple stages, creating opportunities to discuss the site and proposals with a variety of different stakeholders in a range of settings.

A number of meetings were arranged with local councillors and interest groups to understand their initial thoughts on the proposals for the site. This provided an opportunity for ongoing input on the design process with an insight into local concerns. These meetings included:

- 4th Jul 19 – Arun District Council Development Team Meeting
- 17th Sep 19 – Arun District Council Members
- 5th Nov 19 – North Littlehampton Steering Group
- 14th Nov 19 – Littlehampton Town Council

5.2. Public Consultation Event

5.2.1. Location/Time/Date

As well receiving input from various local interest groups, it was essential to engage with other members of the public. A public consultation event was held on Tuesday November 5th at the Arun Yacht Club in Littlehampton Marina.

5.2.2. Invitation

The event details were published online at <https://www.hamptonquay.uk> and circulated via local council members. An advert for the event

was published in the Littlehampton Gazette and Worthing Herald for 2 weeks prior to the event.

5.2.3. Format – Public Consultation

The consultation was an opportunity to present to the public why this site has been brought forward for development, where the site is located and its history, what was envisaged on the site, who is currently involved in the project and how investigations and surveys were being undertaken.

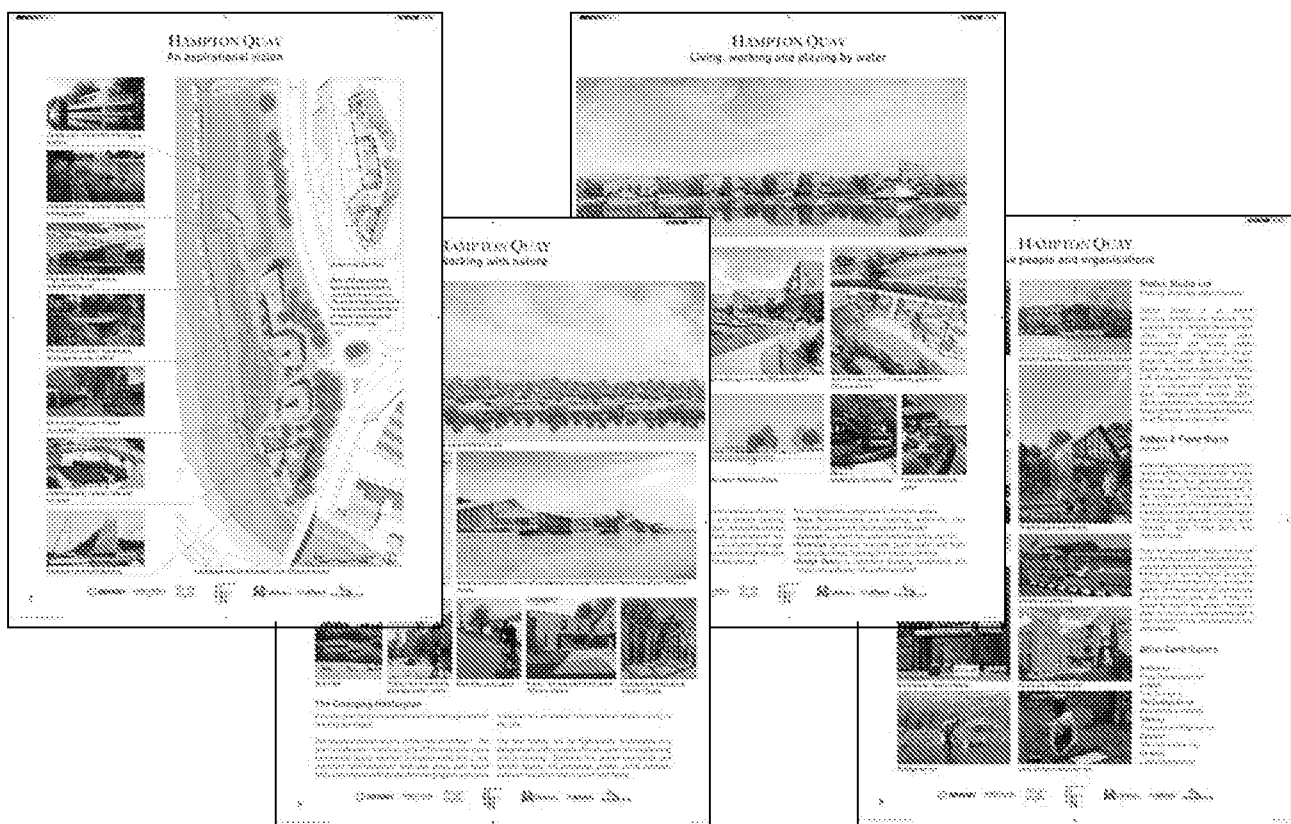
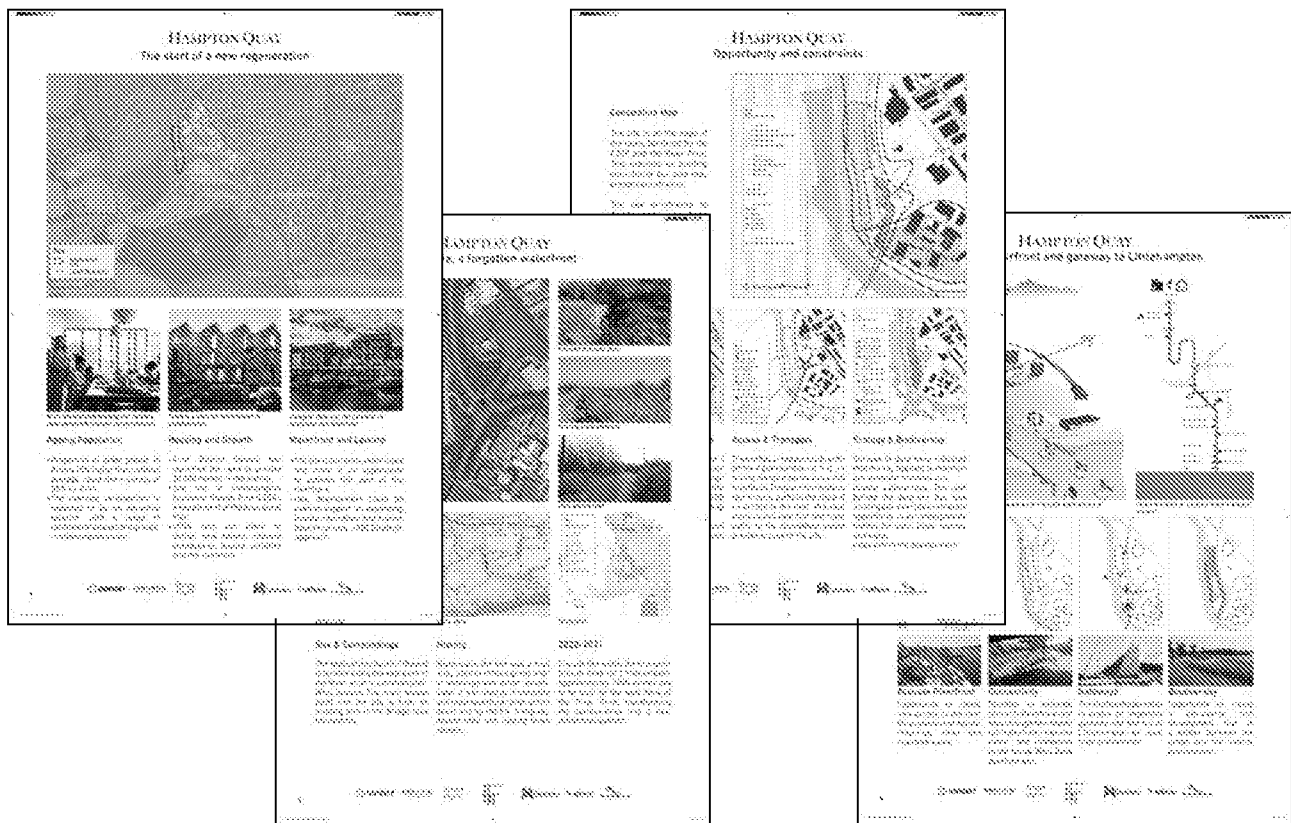
At the event, information about the site and proposals was displayed on eight A1 display boards with a 3D model and animation. Each board had a specific focus, but altogether they covered four key themes: the Site, the Vision, the Proposal and the Team. These are shown on the following page as well as in the appendices of this document.

A physical model of the updated design as well as a rendered fly-through video were presented for residents to see the proposed structures in three dimensions and in relation to their surroundings.

5.2.4. Format – Questionnaire

At the in-person event, attendees were asked to fill in a questionnaire and provide comments. This was produced so that local residents could write down their concerns and most important issues regarding the plans.

To increase engagement, The questionnaire was also made available online after the event at <https://www.hamptonquay.uk/questionnaire>.



A1 Display Boards shown at the consultation exhibitions

5.3. Response

The response to the Initial Public Consultation invitation was small but focused, with a number of constructive discussions taking place on the day. 15-20 local residents including 2 local councillors attended the event and engaged with Stolon Studio and the client. Their concerns and comments were recorded, as well as their thoughts on the ideas presented.

The feedback was largely positive, with a good degree of enthusiasm and excitement in response to the images, model and video presented.

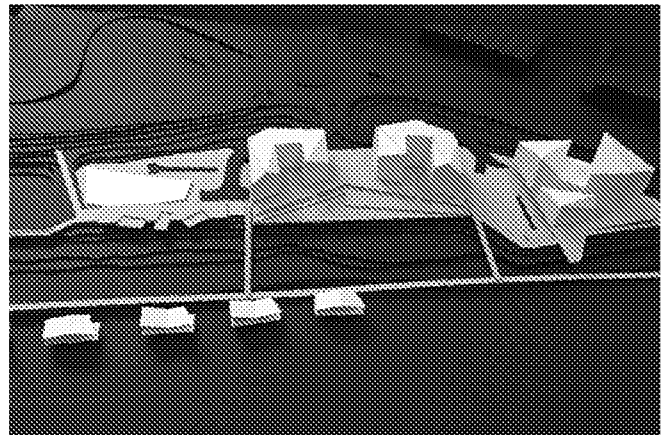


The Display Boards exhibited at Littlehampton Yacht Club

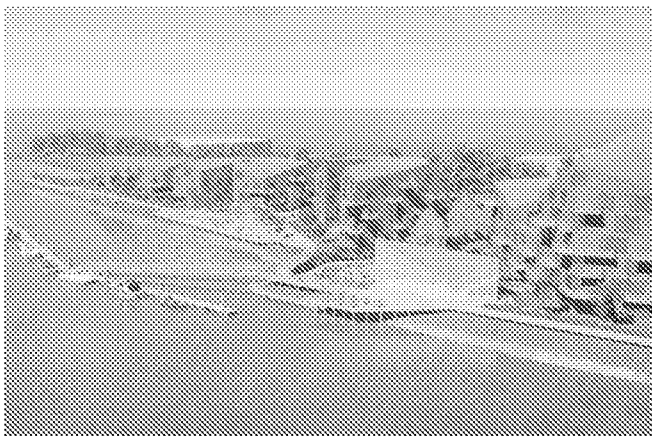
5.4. Ongoing Public Exhibition

In order to increase engagement, after the initial consultation event, the boards were put on display at the Littlehampton Yacht Club and made available for public viewings from November 21st 2019 and is still on show at the time of writing. This was intended to allow residents who had not heard about the earlier event, or had been unable to attend, to still have a chance to comment on the proposals.

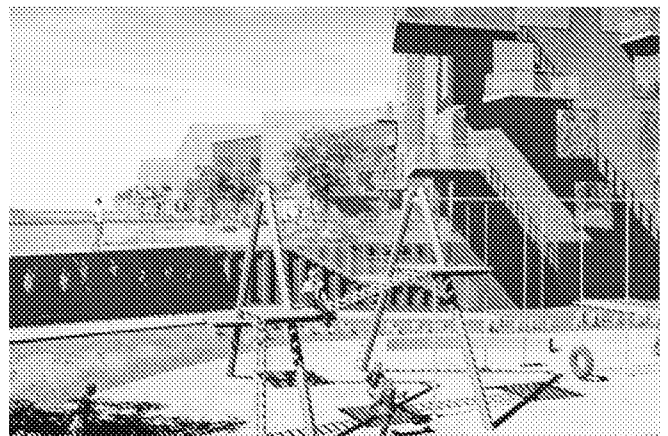
Another advert was published in the local paper to let people know about the exhibition.



Site Model Displayed at the consultation event



Still shot from fly-through animation presented at consultation



Still shot from fly-through animation presented at consultation

6. Consultation Feedback

6.1. Summary

Overall the response to the consultation at all stages was positive. The proposals were particularly well received by members of the public. Their comments included:

'It seems the architects have thought through many of the possible concerns. I support this development. It is good for bringing new life into Littlehampton.'

'No concerns at all. Great design. Could be of benefit to the local community with the facilities available to all. It will raise the profile of the riverside and Littlehampton.'

'I love the proposals. Just what we need!'

Some specific concerns which were raised are detailed below. These were all aspects which had been considered and addressed by the design prior to consultation. We have since endeavoured to refine and emphasise our response to these issues:

- Connections to Tesco & Car Park to the east of the site
- Accessibility for wheelchair users and people with other disabilities through the whole site
- Necessity to defend against flooding

A further list of concerns and the relevant response is laid out on p14.

100% of consultees supported the principal of the development.

Consultees were asked whether they supported the principal of the development. 100% of consultees answered yes, with 1 answering 'yes with reservations'. This positive reaction to the information presented is welcome. Beginning the consultation process early on and attempting to pre-emptively address concerns appears to have been a successful approach.

7.1. Questionnaire Feedback

Consultees were asked to rank the 5 aspects of the development which most excited them and their 5 biggest concerns. The following tables show the top 5 selections from the collated responses alongside the actions taken since the consultation in response to the feedback.

What Aspects of the proposal interest or excite you?

Top 5 Aspects	Response
1. River Views	• Consultees widely agreed that the relationship of the site to the river was a key opportunity. A strong visual connection with the river will enhance the well-being of residents and members of the public on site. The connection between the development and the river has remained key to design decisions as the proposal has been refined.
2. Architecture	• Whilst the appearance and aesthetics of the proposals are not a matter reserved for an outline planning application, the fact that they proved to be an attraction to local residents rather than a concern is very positive. Ensuring the delivery of high quality architecture, which responds to planning policy remains a key priority.
3. Children's Play	• The consultees' feedback supported the provision of shared outdoor play facilities. This had been deemed important at an early stage. These remain a key feature of the development.
4. Ecology & Biodiversity	• All required biodiversity and ecology surveys have now been completed. In line with the consultation feedback the development should provide a net increase in biodiversity where possible.
5. Connectivity	• Cycle routes through the site have been proposed for the site, as well as a stop for the Littlehampton Ferry. In addition, Improvements to A259 crossings have been suggested. There are also opportunities to provide future connections from the site such as riverside access to Kingley Gate to the North and towards Littlehampton Town Centre to the South.

Worries and concerns after construction

Top 5 Concerns	Response
1. Climate Change / Flood-risk	The Design has been developed in close co-ordination with the Environment Agency, such that the risk from all sources of flooding will be minimised over the lifetime of the development, taking climate change into account.
2. Transport - Traffic & Noise During Construction	With regards to minimising the impact of construction on the local community, construction will only take place within the Council's designated sociably acceptable hours.
3. Transport - Parking & Traffic	- The proposal incorporates improved access for sustainable modes of transport with the inclusion of improvements to the pedestrian/ cycle access across the A259/Bridge Road Roundabout. - The traffic flows have been carefully assessed and the development scale established with existing road network capacity in mind. - Parking has been proposed in excess of standard requirements, including visitor parking and EV charging points.
4. New Housing	The site sits within the Littlehampton Economic Growth Area (LEGA) boundary. Local government have an annual housing delivery target which this development will help to meet. The development provides sufficient amenity spaces (e.g. cafe, play area, waterfront park) to make a positive contribution to the local area, without creating strain on local facilities elsewhere.
5. Increased Population	In addition to the points laid out above, the development will attract a generational mix which should strengthen the local community. Connectivity to the centre will help link the new development to the existing town.

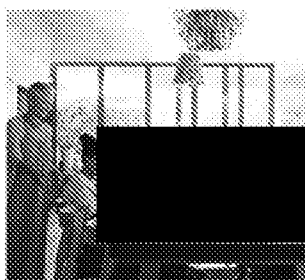
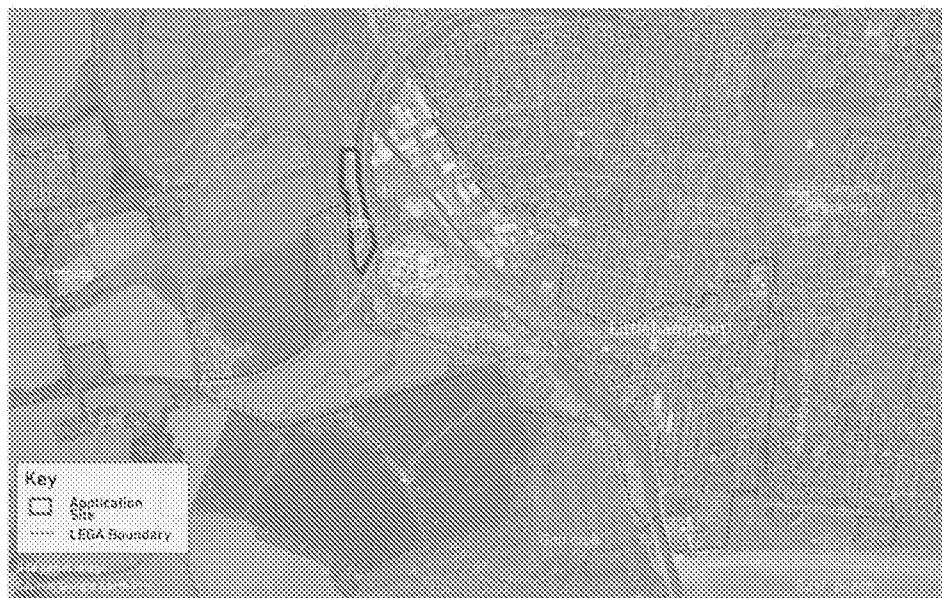
8. Appendices

8.1. Photographs from the Event on November 5th, 2019



8.2. Public Consultation Boards

HAMPTON QUAY The start of a new regeneration



Multi-generational housing will address local demand & improve social cohesion

Ageing Population

- Proportion of older people in Arun is 10% higher than national average, could rise in excess of 35% by 2044
- The riverside development is expected to be an attractive location 'with a range of facilities for all ages and groups' - Littlehampton Vision



There is a need for more homes in Littlehampton

Housing and Growth

- Arun District Council has identified the need to provide 20,000 homes in the district
- Site lies in Littlehampton Economic Growth Area (LEGA), a key element of the Arun Local Plan
- LEGA sets out plans to deliver new homes, improve connectivity, leisure activities and the riverfront



Hampton Quay has the potential to reactivate this waterfront

Waterfront and Leisure

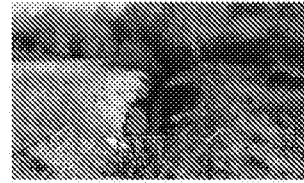
- The site is currently under-used and there is an opportunity to activate this part of the riverfront
- New development could be used to support 'an expanding leisure, recreation and marine based economy' - ADC Strategic Approach

HAMPTON QUAY

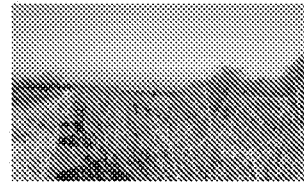
The site, a forgotten waterfront



Satellite image of the site and its surroundings



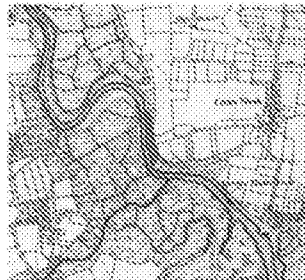
Polluted drainage ditch



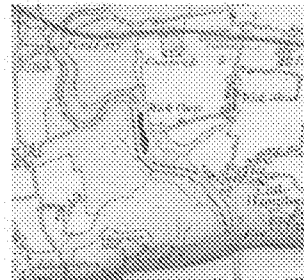
Existing flood defences



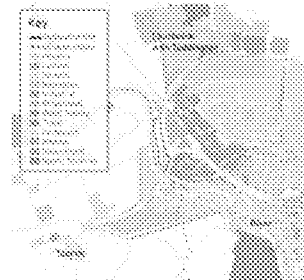
Main access road



1778-1783



1813-1854



2020-2031

Site & Surroundings

The application site is 2.72ha and is located along the east bank of the River Arun in Littlehampton, West Sussex. The main access point into the site is from an existing arm of the Bridge road roundabout.

History

Historically, the site was a mud quay used to offload goods and/or exchange with other vessels. Later it was used as a campsite and most recently a construction depot site by the EA. A slipway, access road, and holding tanks remain.

2020-2031

The site lies within the Economic Growth Area for Littlehampton. Approximately 1000 homes are to be built on the west bank of the River Arun, transforming the surroundings into a new residential quarter.

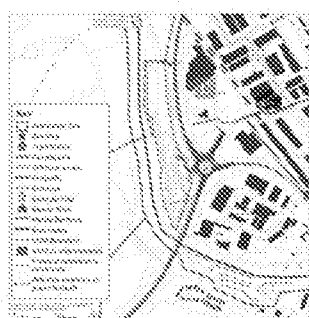
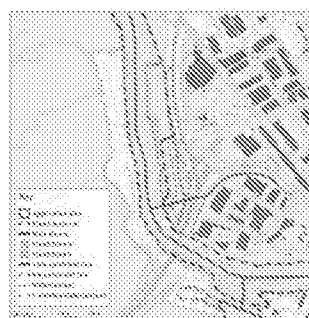
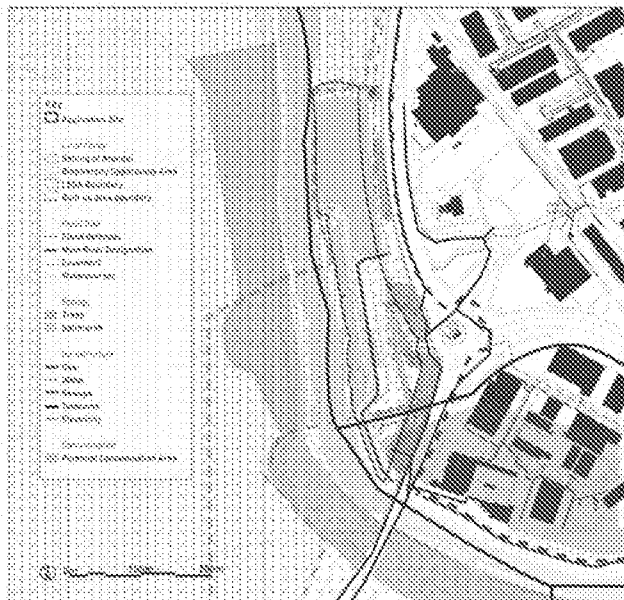
HAMPTON QUAY

Opportunity and constraints

Constraints Map

The site is on the edge of the town, bordered by the A259 and the River Arun. This provides an exciting opportunity but also may present constraints.

The key constraints to development have been assessed as access, flooding and ecology.



Flooding & Watercourses

The site lies within Flood Zone 3 (high-risk of flooding). However it benefits from modern high quality defences. 45% of the site is protected against a 1 in 200 year probability flood, including 1.49m of sea level rise. The area beyond the flood defences is a mix of banks, marsh and mud flats.

Access & Transport

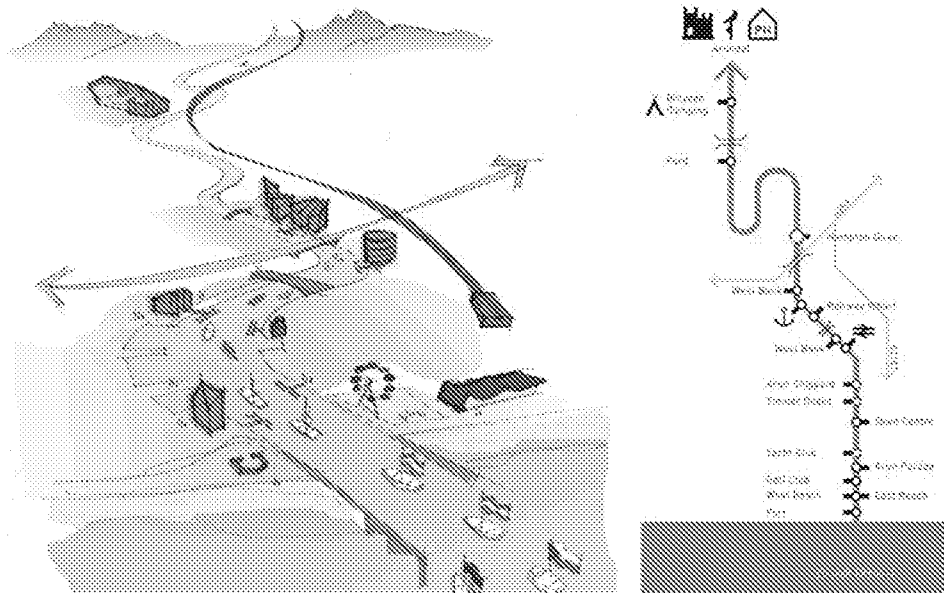
The site has a road access directly off the A259 roundabout. It is < 1 mile to the town centre and < 300 m to Tesco. There are currently no foot or cycle paths to the site and no access to the river. Previous plans to add new foot and cycle paths to the roundabout would provide access to the site.

Ecology & Biodiversity

Surveys to date have indicated that the key habitats to maintain are intertidal mudflats and coastal saltmarshes. The land behind the defences has less existing bio-diversity and there is opportunity to enhance/provide habitat for bats, birds, reptiles and water voles within the development.

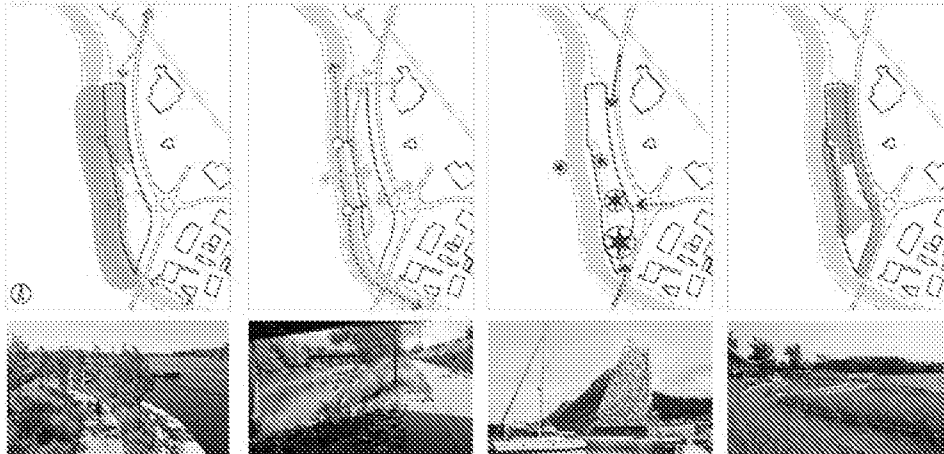
HAMPTON QUAY

A new waterfront and gateway to Littlehampton



Vision to create Hampton Quay as one of a series of riverside destinations of international acclaim

Vision to create an exciting water transport network



Activate Riverfront

Opportunity to create new access to the river for enjoyment of nature, moorings, views and riverside walks.

Connectivity

Potential to enhance connectivity to the wider area through new routes to Kingley Gate, riverside paths and connection to the future West Bank development.

Gateways

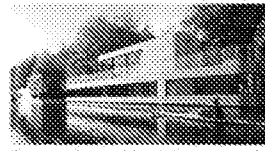
The site has the potential to create an important gateway into and out of Littlehampton by road, river and rambler.

Biodiversity

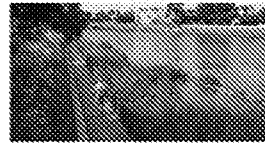
Opportunity to create a bio-diverse rich development that is a bridge between the urban and the natural environment.

HAMPTON QUAY

An aspirational vision



Spectacular residential moorings & marina



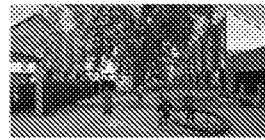
Riverside paths, outdoor seating and viewing decks



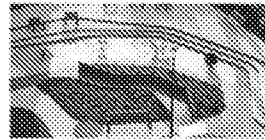
High quality & sustainable waterfront homes



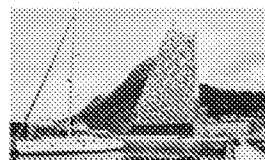
Planted bio-swales, sustainable drainage and new habitat



Communal spaces / shared courtyards



Children's play spaces, cafe and terraces



Gateway Landmark building

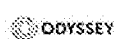


Undertcroft Car Park

Over 200 car parking spaces are provided in accordance with policy. These are hidden beneath the new landscaped deck to allow uninterrupted views of the river.

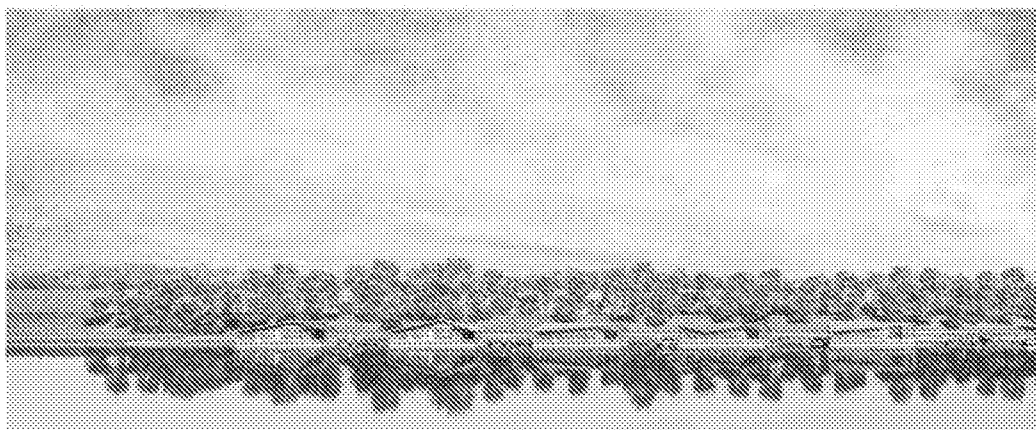
Landscape and development plan ©Stolon Studio

16



HAMPTON QUAY

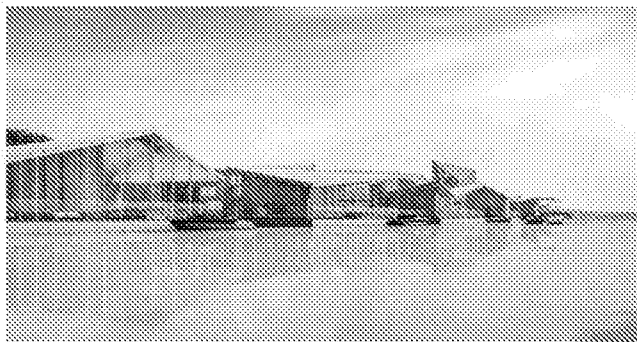
Working with nature



Artist's impression - view from the western river bank ©Stolon Studio



Artist's impression - aerial view from north of the site ©Stolon Studio



Artist's impression - view of residential moorings at the northern end of site ©Stolon Studio



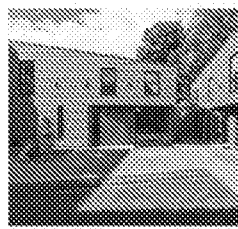
Bird Hide



Public realm overlooks play spaces for safety



Riverside cycle paths



Public / private courtyard space ©Stolon Studio



Architecture and nature ©Stolon Studio

The Emerging Masterplan

A masterplan for a comprehensive riverside regeneration is being developed.

The proposal places access to the river at its heart. The plan includes new moorings, up to 115 homes, leisure and commercial space, new foot and cycle paths and a new riverfront café/restaurant. With play areas, park space and a contemplative bird hide, the emerging plans propose

a diverse mix of uses to create a sense of community at the site.

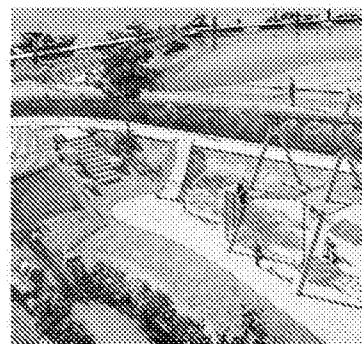
The new homes will be high-quality, sustainable and designed around concepts of multi-generational planning and co-housing. Elements like shared courtyards and garden spaces will encourage greater social cohesion between residents and improve well-being

HAMPTON QUAY

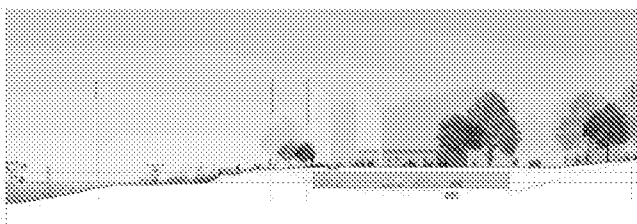
Living, working and playing by water



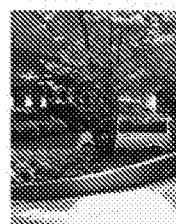
Artist's impression - view from the new riverside walkway and cafe ©Stolon Studio



Artist's impression - Creekside play area ©Stolon Studio



Sectional view of undercroft parking below public realm ©Stolon Studio



Undercroft car parking



Cafe overlooking the water

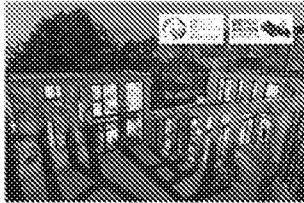
New landscape features will help to enhance bio-diversity, provide new habitat for fauna, and protect existing saltmarsh. Sustainable construction, renewable energy, electric vehicle spaces and abundant cycle spaces will help to mitigate climate change. Sustainable drainage, new swales and new flood defences will provide protection and adaptation to the effects of climate change.

The development comprises 4 character areas:

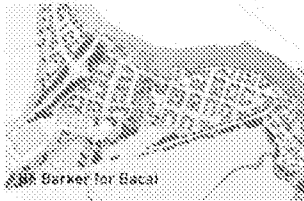
- **Arun** (New pontoons and moorings within the river channel, away from the important habitat)
- **Saltings** (a nature rich zone overlooking the marsh)
- **Riverside** (generous riverside public realm and high-quality buildings framing the entrance to site)
- **Bridge Reach** (a landmark building celebrating this important gateway into Littlehampton)

HAMPTON QUAY

The people and organisations



Forest Mews, Lewisham

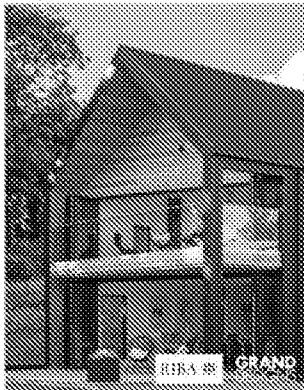


John Barker for B&A

West Bank Masterplan, Littlehampton



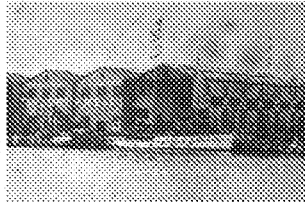
Littlehampton Yacht Club



Barn House, Herefordshire



Ecology survey



William Osborne & Osborne of Arun Group



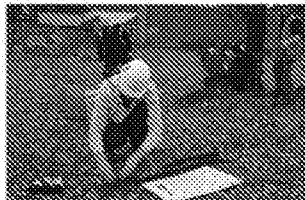
Amphibious House, Bucks



Littlehampton Ferry



Kaolin Court, Forest Hill



Land contamination survey

Stolon Studio Ltd

Planning, landscape and architecture

Stolon Studio is an award winning architecture practice that specialises in complex development sites, often Brownfield sites. Architecture and public realm are equally important in all of our projects. Stolon Director, Robert Barker, was responsible for the Defra LIFE (Long-term initiative for flood-risk environments) project, West Bank regeneration studies 2007-2016, amphibious house in Bucks and floating home in Chichester Harbour, all at Barker's previous firm.

Robert & Fiona Boyce

Applicant

Robert Boyce is the great grandson of the renowned RNLI lifeboat builder William Osborne. Over four generations of the Osborne Boyce family have worked in the harbour of Littlehampton. In the last two decades Fiona and Robert have invested in and own the Littlehampton Yacht Club, Littlehampton Ferry, Arun Shipyard, Arun Timber Docks, and Hampton Quay.

They are passionate about the future of the harbour and Littlehampton. The successful regeneration of the town and harbour is a journey taken by people who live and work here. The narrative is spoken in the language of architecture and economics; done well it has the power to inspire and attract. Hampton Quay is not just a new gateway but a new chapter in the renaissance of our seaside town.

Other Contributors

Ambiental

Flood Risk Assessment

Arbco

Tree Surveyors

The Ecology Co-op

Biodiversity & Habitats

Odyssey

Transport and Engineering

Carcinus

Intertidal Biodiversity

Go Solve

Land Contamination

8.3. Consultation Questionnaire

HAMPTON QUAY PUBLIC CONSULTATION QUESTIONNAIRE

Reason for this survey

This survey is to inform plans for redeveloping the strip of land, between the A259 road and The River Arun, to the east of Littlehampton, named Hampton Quay.

We would be grateful for your time and input in completing this short questionnaire. Please do not feel obliged to answer all of the questions, and only answer those that you wish to. Please complete the survey by the 22nd November 2019, either online or by hand and return to:

Address: Stolon Studio, Keolin Court, Beadnell Road, London, SE23 1AA
E-mail: mail@hamptonquay.uk

Data Protection Act

This survey is carried out by Stolon Studio Ltd for the purposes of supporting a design for Hampton Quay, Littlehampton. The results of the survey may be used in a future planning application. No personal data will be used. All personal information will be treated as strictly confidential under The Data Protection Act 1998. Personal data is defined as any information relating to an identified or identifiable natural person.

Thank you very much for your time and for providing us with your views

1. How long have you lived in the area?

- ☐ Less than 5 years
- ☐ 5-10 years
- ☐ More than 10 years
- ☐ Prefer not to say

2. Do you think the area has improved, stayed the same or declined in the last 5 years?

- ☐ Improved
- ☐ Stayed the same
- ☐ Declined
- ☐ Don't know

3. Do you think that there is a need for regeneration in the area?

- ☐ Yes
- ☐ No
- ☐ Don't know

5. Looking at the local area, how would you rate the following?

	good / not a problem	okay	poor / problematic	don't know
Sense of Community	☐	☐	☐	☐
Access to local conveniences	☐	☐	☐	☐
Access to public transport	☐	☐	☐	☐
Access to local schools	☐	☐	☐	☐
Access to green space	☐	☐	☐	☐
Housing quality and condition	☐	☐	☐	☐
Parking provision	☐	☐	☐	☐
Flooding	☐	☐	☐	☐
Anti-social behavior	☐	☐	☐	☐
Crime, safety and security	☐	☐	☐	☐
Fly tipping	☐	☐	☐	☐
Litter, dog fouling or graffiti	☐	☐	☐	☐
Noise (from traffic or otherwise)	☐	☐	☐	☐

6. What aspects of the proposal interest or excite you, if any? Please mark upto 5 items, ranked from 1 (most) to 5 (least).

1	☐	Architecture / appearance
2	☐	Café / restaurant
3	☐	Children's play & adult exercise spaces
4	☐	Connectivity - foot and cycle paths, ferry

7. What aspects of the proposal do you have concerns about, if any? Please mark upto 5 items, ranked from 1 (most) to 5 (least).

1	☐	Architecture / appearance
2	☐	Climate change / flood-risk
3	☐	Connectivity - foot and cycle paths, ferry
4	☐	Ecology and biodiversity
5	☐	Height of development
6	☐	Increase in population
7	☐	Moorings & house boats
8	☐	New housing (number of units)
9	☐	Security and safety
10	☐	Transport - parking and traffic
11	☐	Transport - traffic / noise during construction
12	☐	Sustainability

8. Do you support the principal of this development?

- ☐ Yes
- ☐ Yes with reservations
- ☐ No
- ☐ Don't know

Stolon Studio Ltd specialise
in architectural development.
Through investing in new
development, the practice
has the opportunity to shape
the future of our urban
environment, improving the
standard of architecture
- one building at a time.

S e l e c t e d A w a r d s
RICS Awards, Residential
Development of the Year '15
RIBA Award Shortlist '16
TOP Sixty Housing,
Commendation 2015
Brick Awards, Winner 2014
Green Dot Award Winner '14
Grand Designs Finalist '14

Stolon Studio Ltd
Unit 6 Kaolin Court,
33-39 Beadnell Road,
Forest Hill, London
SE23 1AA

020 3355 9533

mail@stolon.co.uk
www.@stolon.co.uk