

CASE STUDY



Coal Drops Yard at King's Cross

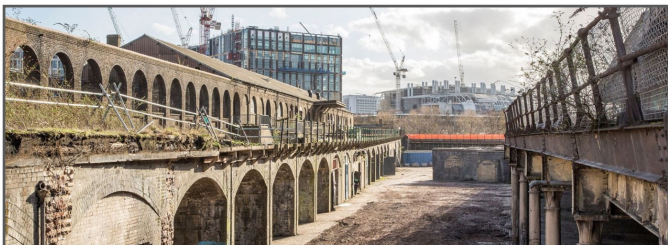
Client:

- Argent

WHAT'S THE STORY?

As part of the wider redevelopment of King's Cross in central London, Argent has restored and transformed a pair of long Victorian warehouses with attached train viaducts – known as Coal Drops Yard - to create a new public space and retail destination.

Having been involved at King's Cross for more than 15 years, including laser-scanning the warehouses early in the project, Plowman Craven was commissioned to produce an independent area measurement survey of the newly-created retail units set within the original Victorian buildings.



AT A GLANCE:

- Area measurement of retail units
- In line with RICS COMP
- New tech for rapid data capture
- Complex geometries
- Constrained access

What did we do?

The majority of the measurement was undertaken in one phase using the latest technology to ensure correct levels of detail and data quality. The rapid nature of the data capture ensured minimal disruption to the construction and fit-out that was taking place at the same time.

This was a complex construction project, with historic buildings being converted into prime retail space and a number of unusual geometries characterising the main leisure space. As such, it was an extremely challenging project for Plowman Craven.

It was made even more difficult by the fact that internal works, shop fit-outs and floor laying in the common areas was ongoing whilst survey measurements were undertaken, with a considerable amount of debris, fit-out material, tower scaffolding, temporary flooring, heavy machinery and construction tools for our teams to navigate. The work was also constrained by the contractor's access programme.

In the end, though, we were successfully able to survey the entire site and provide the client with a complete area measurement report in line with the RICS Code of Measuring Practice 6th Edition to the agreed specifications.

[Link to the web-based version](#)

About Plowman Craven

Plowman Craven provides integrated measurement and consultancy services to the property and infrastructure markets, pioneering the use of technical innovation to deliver proven expertise and trusted results throughout the project lifecycle.

Head Office:
Plowman Craven House
2 Lea Business Park, Lower Luton Rd
Harpenden, Herts. AL5 5EQ
Tel: +44 (0)1582 765566

London
Tel: +44 (0)20 7490 7700

Birmingham
Tel: +44 (0)121 262 4218

Email: post@plowmancraven.co.uk