




**King's Cross Central - Plan 1**

- Legend**
-  Site Boundary
  -  Central Impact Zone
  -  Wider Impact Zone

**Datum:**  
OSBG36

**Projection:**  
BNG

**File Directory:**  
O:\5009b Kings Cross Post Inquiry\Graphics\

**Data Sources:**  
OS, HMSO

**Drawing Number:**  
5007/GS061025\_CA\_CIZWZ

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SEAL REF No.

DFT/30130500

*Pan*

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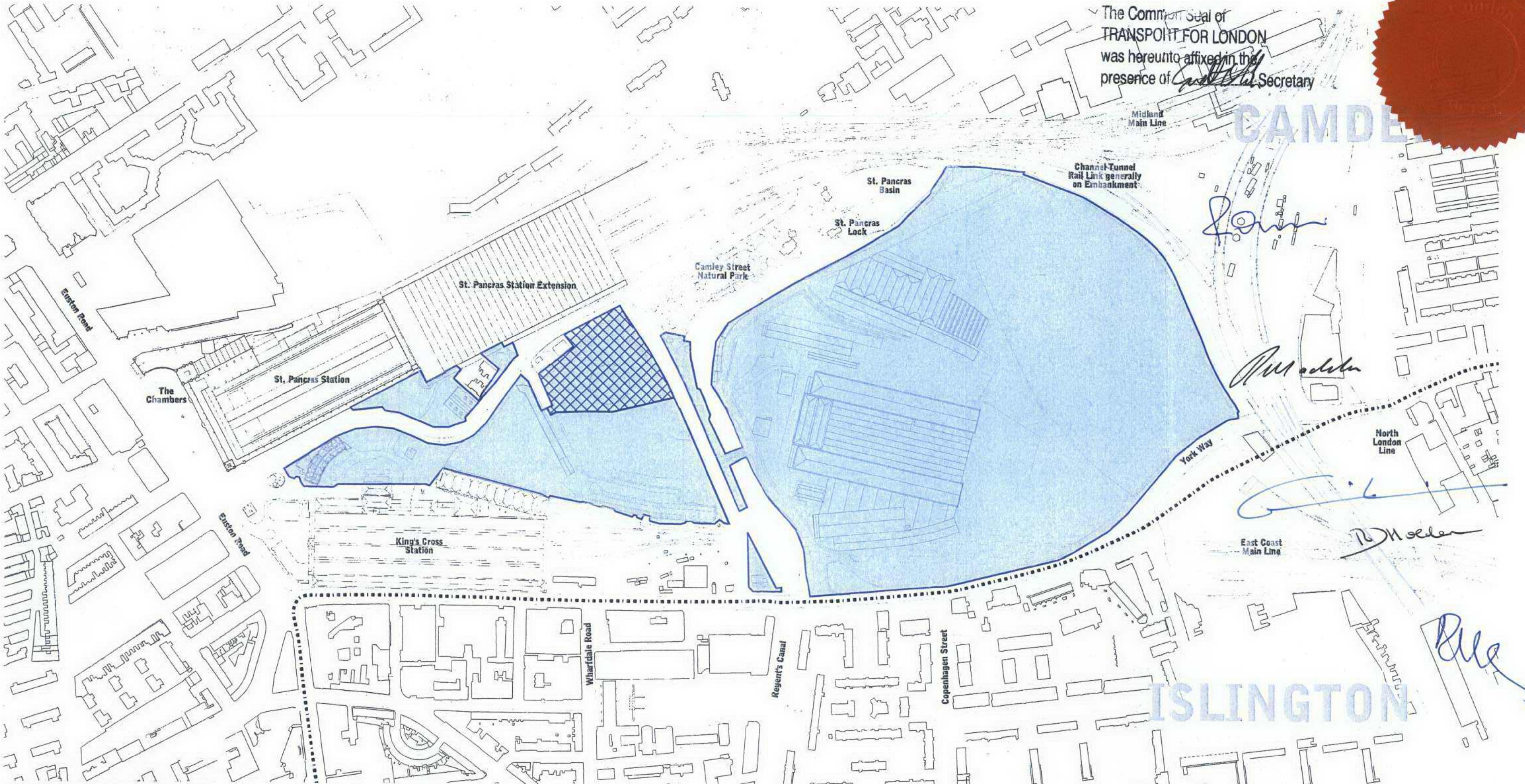
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0 250 500 Meters

**Drawn By:**  
RPS  
18 Milton Park  
Abingdon, Oxfordshire  
OX14 4RP  
Tel: +44 (0) 1235 821 888  
Fax: +44 (0) 1235 820 351







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ISLINGTON

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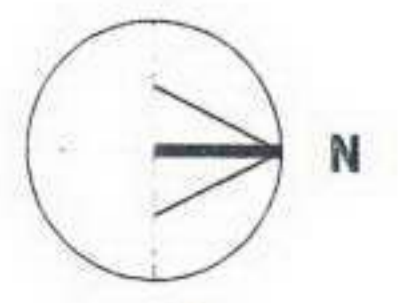
Argent (King's Cross) Limited  
 Section 106 Agreement  
 Main Site Planning Application  
 Scale 1:4000@A3

Key:

|   |                          |
|---|--------------------------|
|  | The Site                 |
|  | Beneficial interest only |

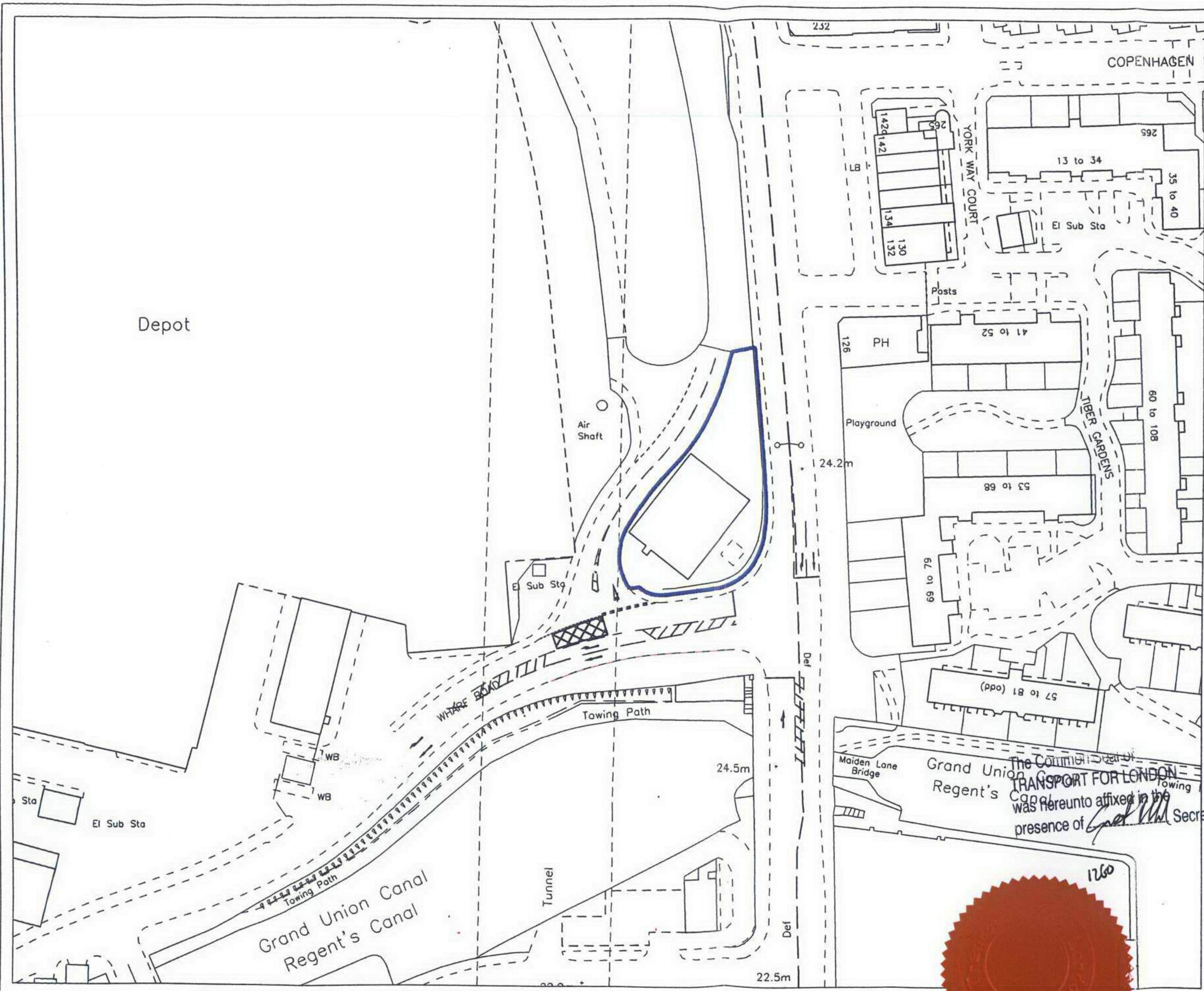
SEAL REF No. *[Handwritten]*  
 King's Cross Central  
 S106 Agreement  
 Plan 2  
*[Handwritten: CDD, DFT/3013]*

0 25



*[Handwritten signature]*





Notes

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Lease Area

*M. J. ...*  
**SEAL REF No.**  
*DFT/3013*



**Plan 3**  
 Reference

*[Signature]*

|  |                    |                      |      |
|--|--------------------|----------------------|------|
| Drawn By   | Date               | Approved By          | Date |
| IRC  | 23-10-06           | <i>[Signature]</i>   |      |
| Checked By   | Date               | Approved By          | Date |
| For and on behalf of<br><b>EXEL SECRETARIAL SERVICES LTD</b> |                    |                      |      |
| Job Code   | Approved By        | Date                 |      |
| URMIC/3058   | <i>[Signature]</i> |                      |      |
|  | Director           | Authorised Signatory |      |

The Committee of the  
**TRANSPORT FOR LONDON**  
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Title

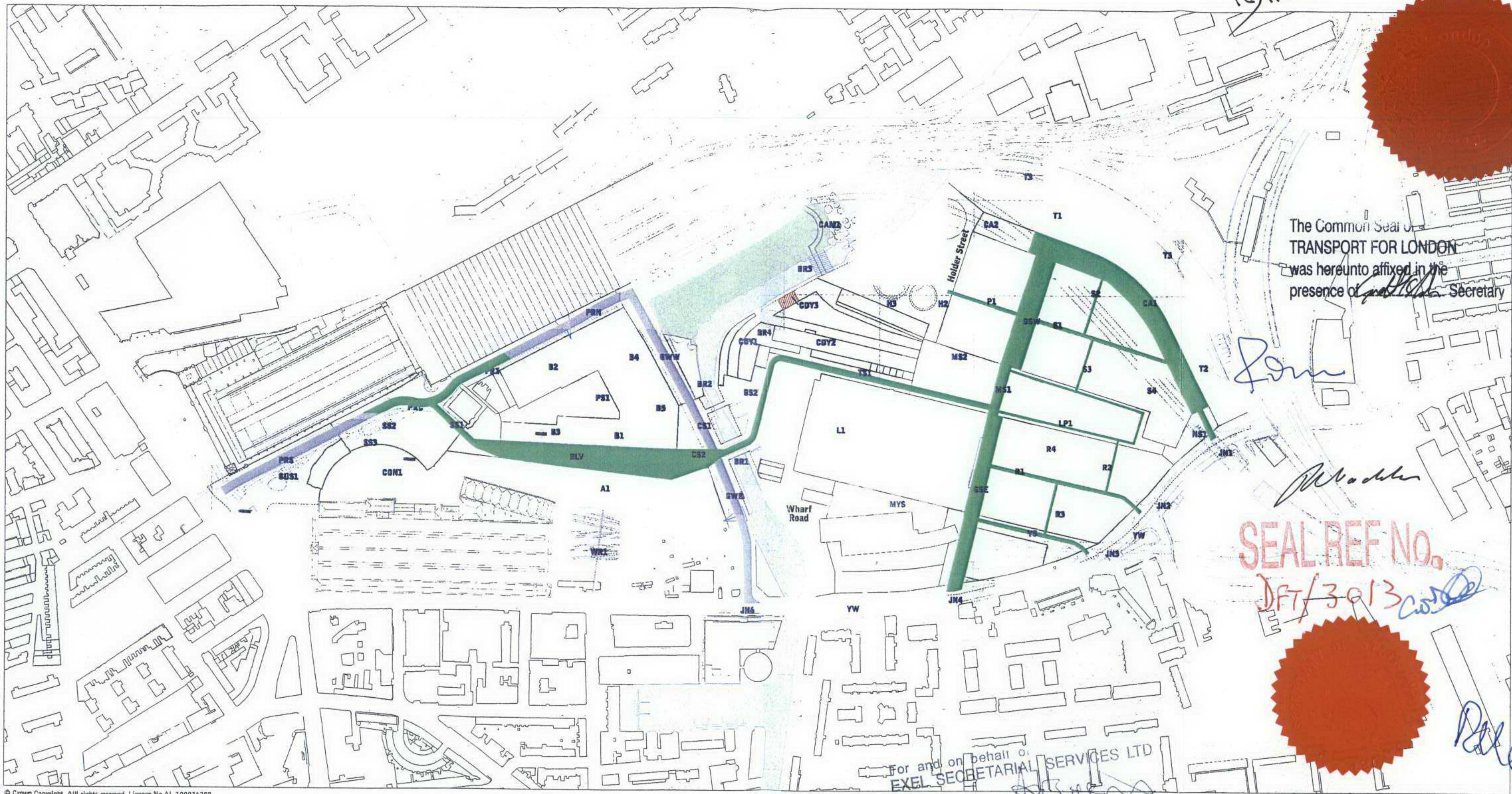
**KING'S CROSS  
 EXISTING CTRL  
 CONSTRUCTION TRAINING  
 CENTRE**

|          |              |                |               |
|----------|--------------|----------------|---------------|
| Chainage | Route Window | Original Scale | Original Size |
| 100      | N/A          | 1:1250         | A4            |

Drawing Number

**014-DCB-1D000-00562-AA**





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Argent (King's Cross) Limited

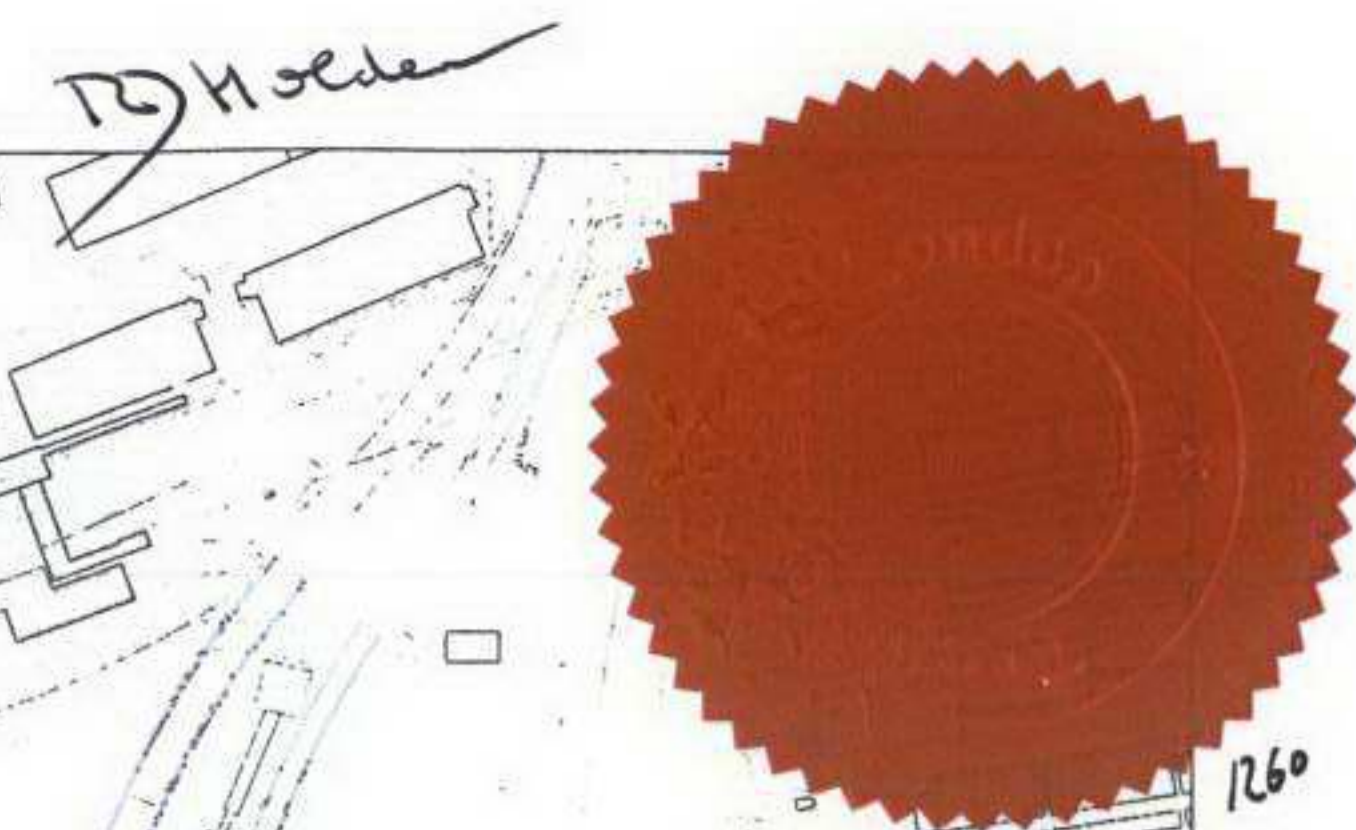
Section 106 Agreement  
Scale 1:4000@A3

Key:

- Public Realm Areas
- Pancras Road and Goods Way adopted highways

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Authorised Signatory



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SEAL REF NO.

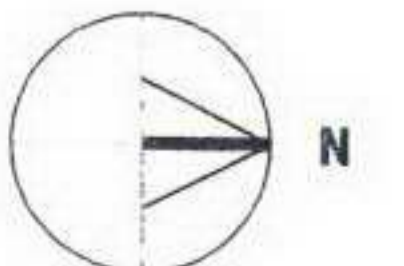
JFT/3013 *[Signature]*



*[Signature]*

King's Cross Central  
S106 Agreement  
Public Realm Areas  
Plan 4

0 25 50 100 200



*[Signature]*

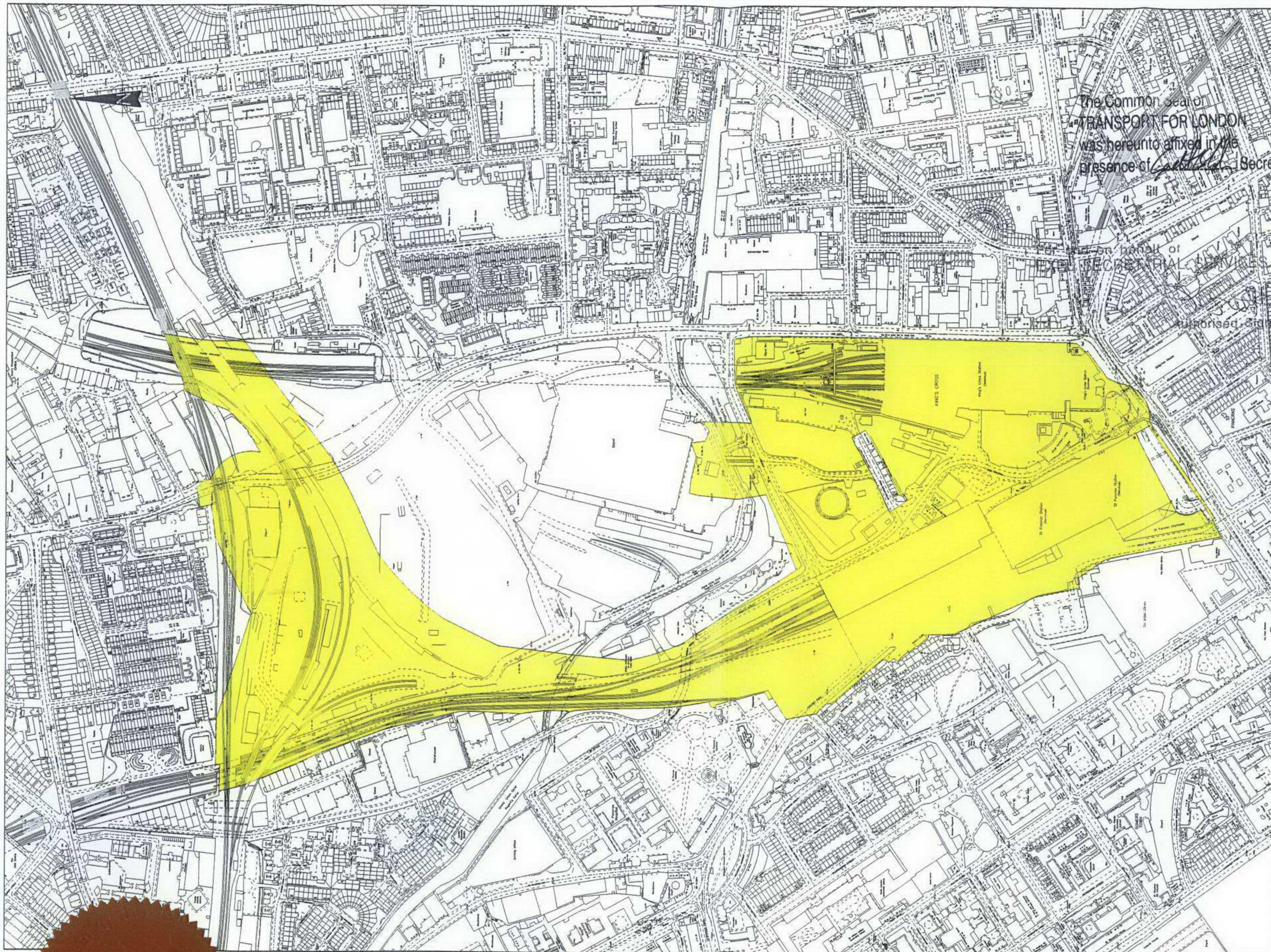


*Sam*

Notes

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*[Signature]*

*[Signature]*

Plan 5

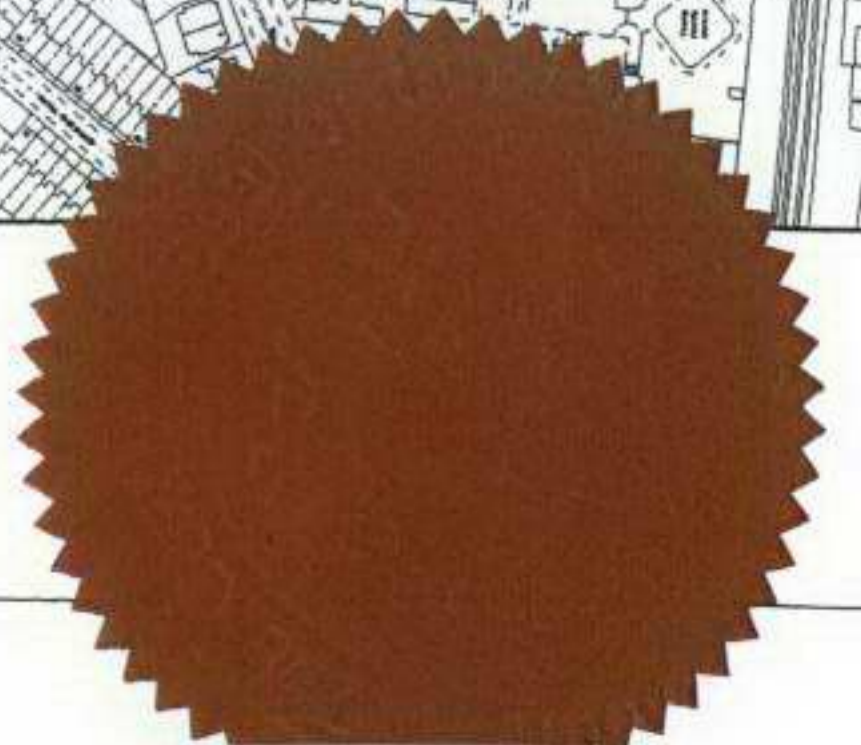
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| MJT        | 24-07-08           |             |      |
| Checked By | Date               | Approved By | Date |
|            |                    |             |      |
| Job Code   | Head of Department |             | Date |
|            | Approved By        |             |      |
|            | Director           |             |      |



Title  
*Rhe*  
ST. PANCRAS  
STATION SITE

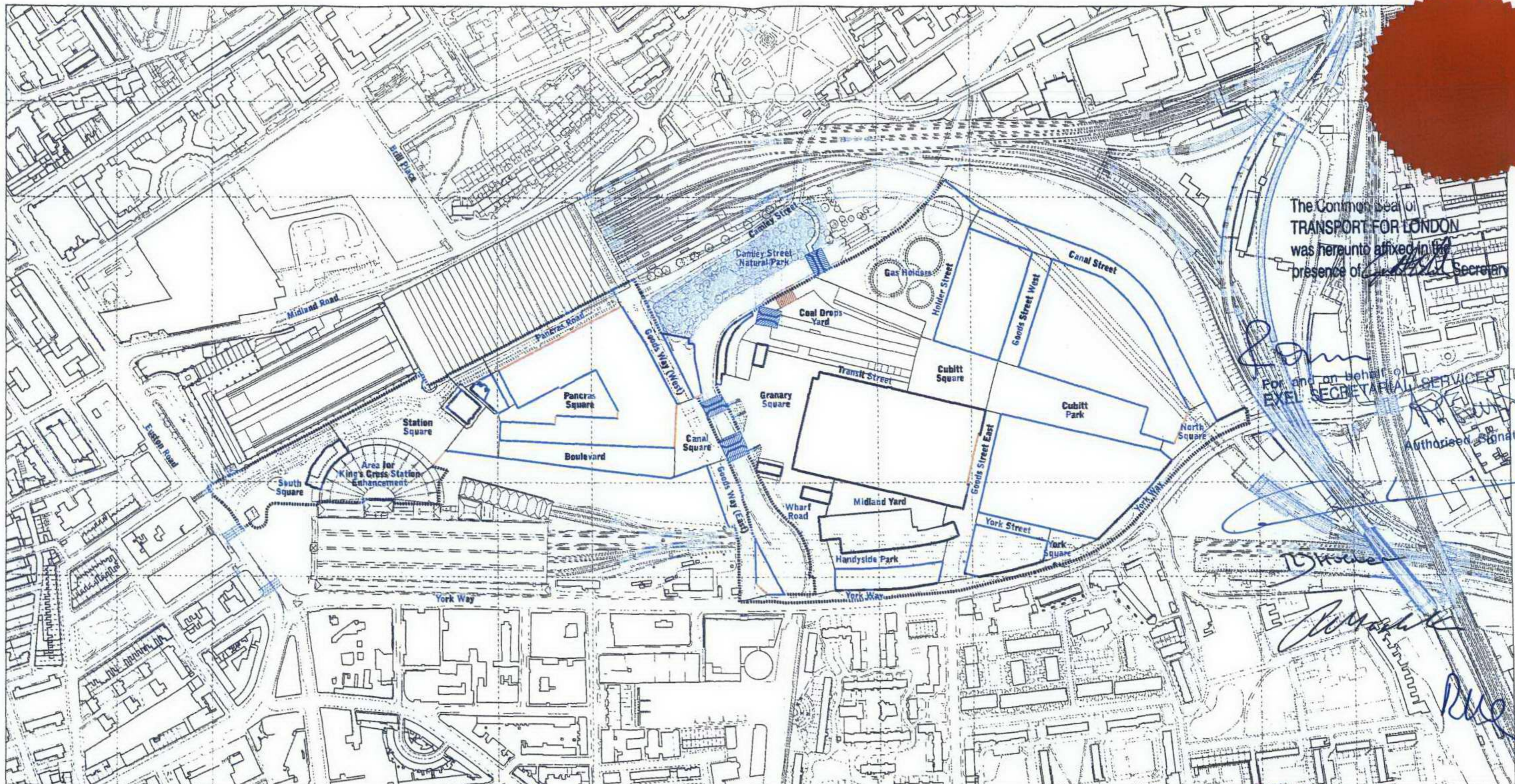
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|--------|--------------|----------------|---------------|
| Change | Route Window | Original Scale | Original Size |
| N/A    |              | 1:2500         | A1            |

Drawing Number  
014-DCN-1D003-00891-AB



*[Signature]*





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**Argent (King's Cross) Limited**  
 King's Cross Central  
 Main Site Planning Application  
 Revised Development Specification  
 Revised Parameter Plans  
 Scale 1:4000 @ A3

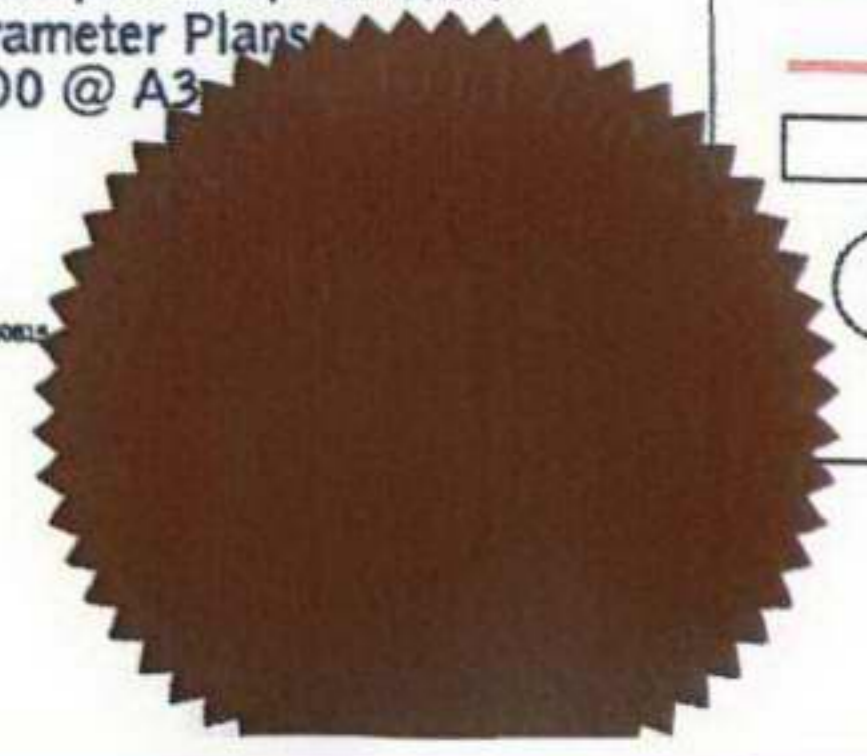
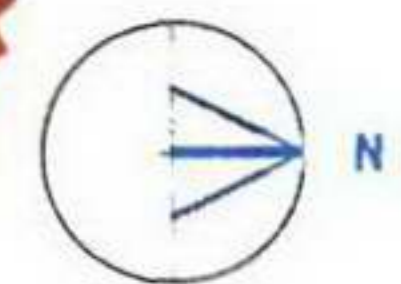
Rev: S  
 280\_PP\_PD\_KXC004\_002\_000012

**Key:**

|  |   |                                    |  |  |
|--|---|------------------------------------|--|--|
|  | <b>Boulevard</b>                                | <b>Principal Public Realm Area</b> |  | <b>Regents Canal</b>   |
|  | <b>Development Zone Boundary</b>                |                                    |  | <b>Camley Street Natural Park</b>  |
|  | <b>Development Zone Boundary (L.O.D. ±1.0m)</b> |                                    |  | <b>Zones for New Bridge Structures</b>                                   |
|  | <b>Development Zone Boundary (L.O.D. ±5m)</b>   |                                    |  | <b>Route between Lower Level of the Coal Drops and the Canal Towpath</b> |
|  | <b>West Handyside Canopy</b>                    |                                    |  | <b>Indicative Position &amp; Orientation for Gas Holder Guide Frames</b> |
|  |   |                                    |  | <b>L.O.D. = Limit of (Horizontal) Deviation</b>                          |

SEAL REF NO  
 DAT/3013 KXC 004  
 Principal Public Realm Areas

0 25 50



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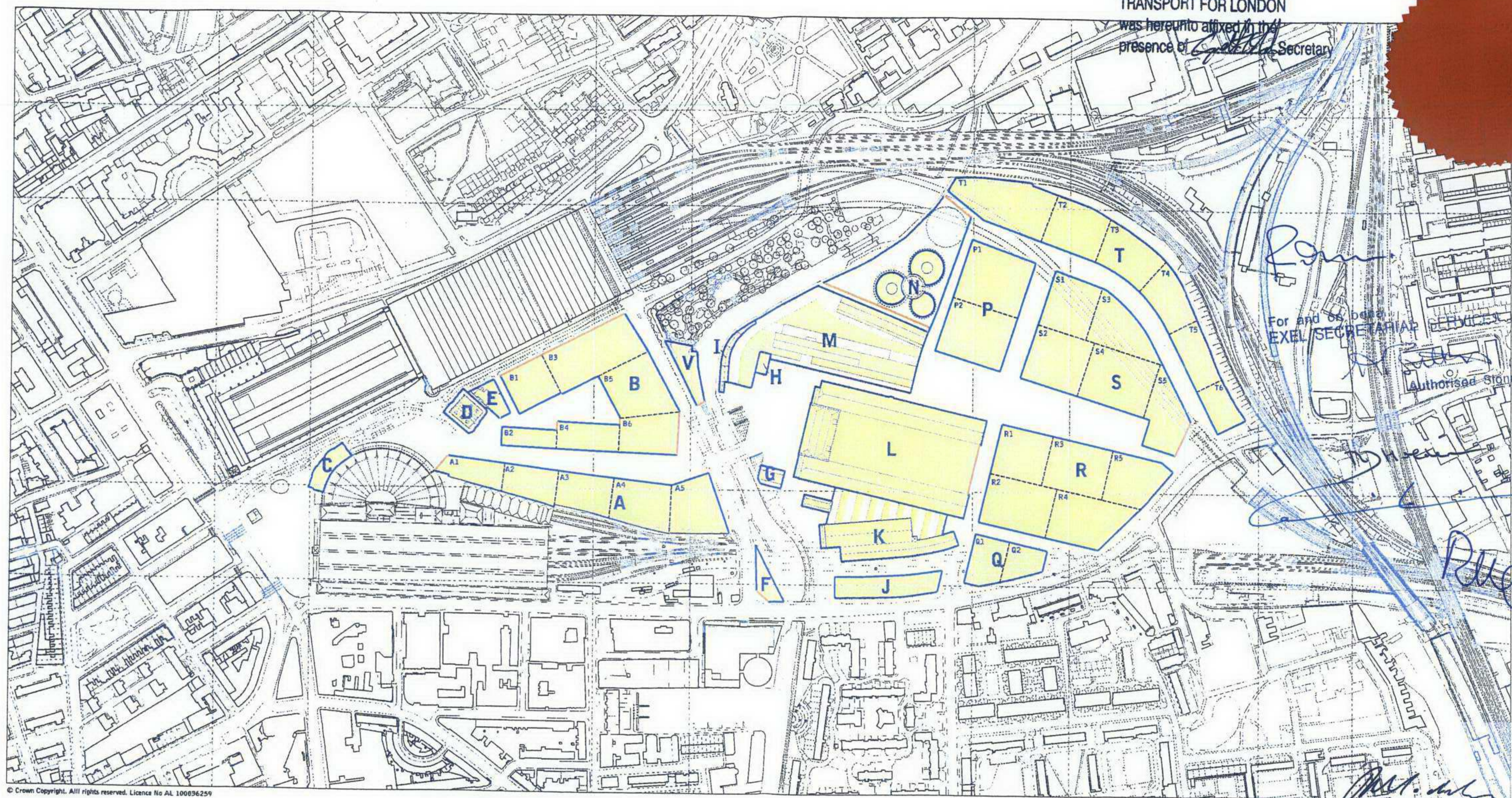




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*[Handwritten signature]*

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 Scale 1:4000 @ A1

Rev: T  
 200\_PP\_PD\_KXC005\_02\_050

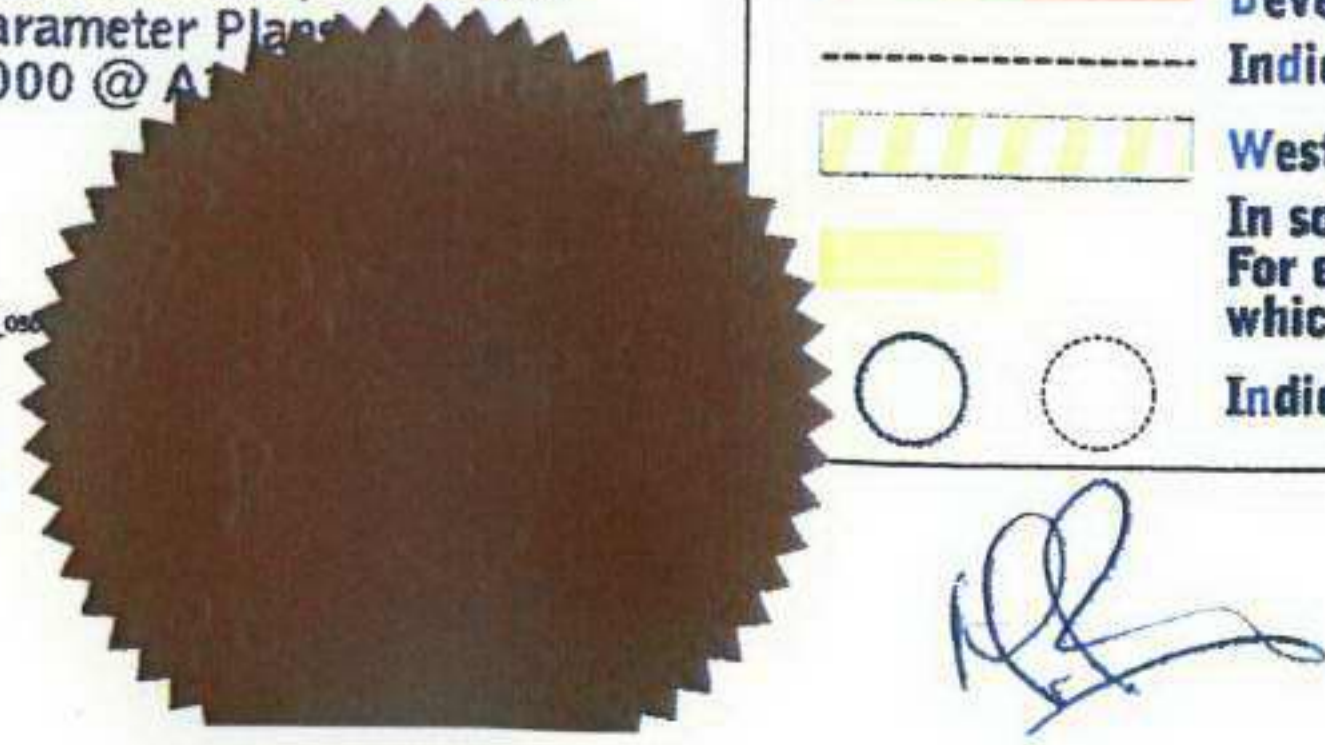
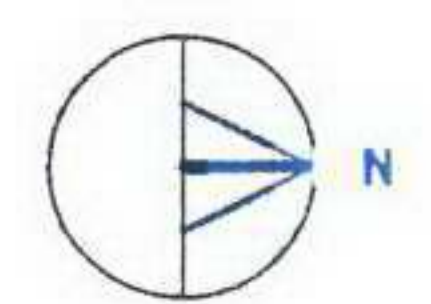
**Key:**

- Development Zones**
- Development Zone Boundary**
- Development Zone Boundary (L.O.D. ±1.0m)**
- Development Zone Boundary (L.O.D. ±5m)**
- Indicative Subdivision into Development Plots**
- West Handside Canopy**
- In some cases, Development Zones include areas of public realm, as shown in drawing KXC 004. For example, Development Zone M includes the Coal Drops Yard, between the Eastern and Western Coal Drops, which would be refurbished as part of the public realm.**
- Indicative Position & Orientation for Gas Holder Guide Frames, which would be Re-erected within Development Zone N**

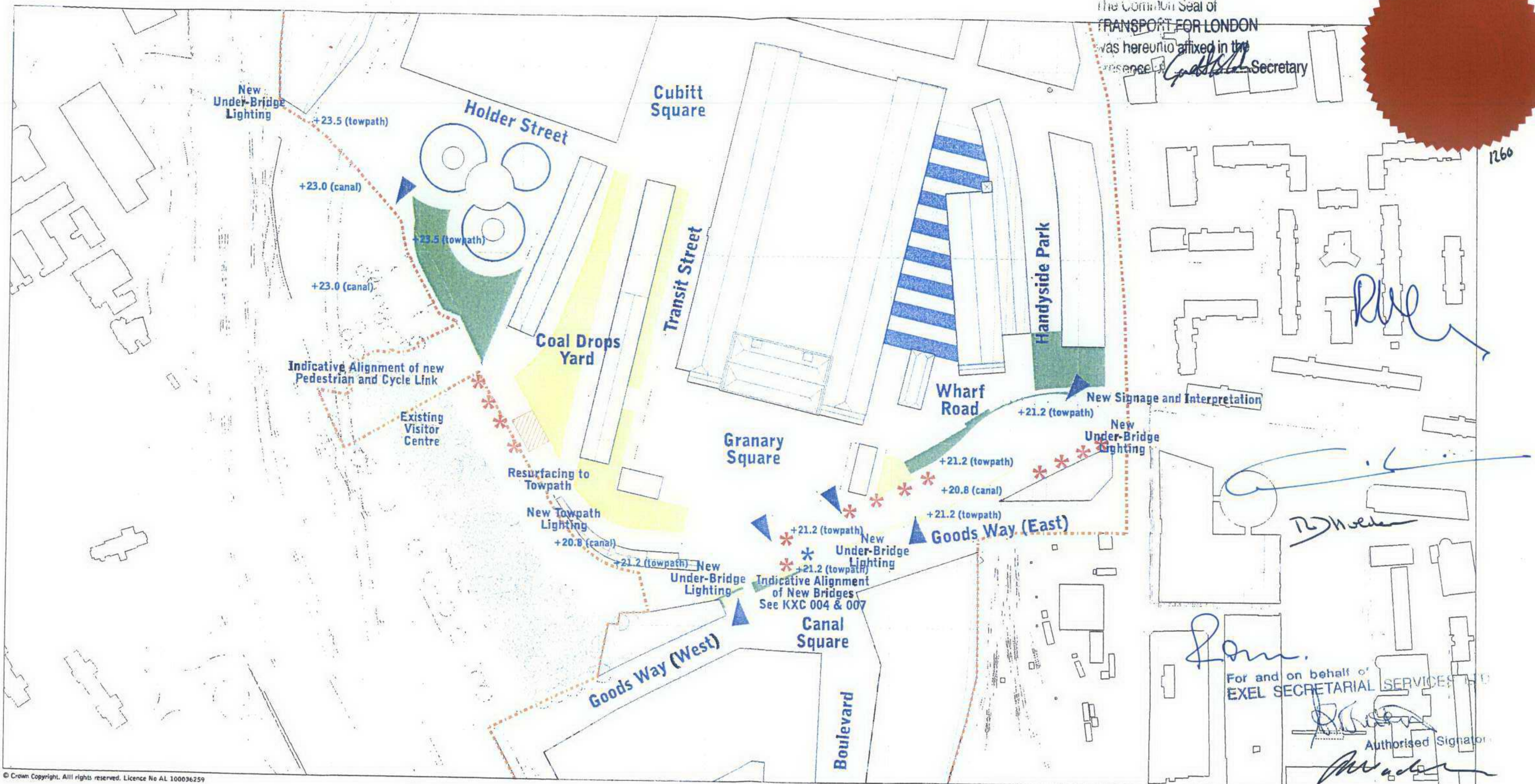
**SEAL REF NO**  
 DFT/3013  
**KXC 005**  
**Development Zones**



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Rev: Q  
 250\_PP\_PA\_KXC006\_013

Key:

|  |  |  |  |
|--|--|--|--|
|  | Planning Application Boundary          |  | Development Zones (KXC005)   |
|  | Principal Public Realm Areas (KXC 004) |  | Priority Zones for Native Species Planting within the Canal Corridor |
|  | Canal and Other Bodies of Water        |  | New / Refurbished Access Point to Towpath                            |
|  | Camley Street Natural Park             |  | Possible New Mooring Locations                                       |
|  | Refurbished Towpath                    |  | Route between Lower Level of the Coal Drops and the Canal Towpath    |
|  | Lower Level Created for Moorings       |  |  |

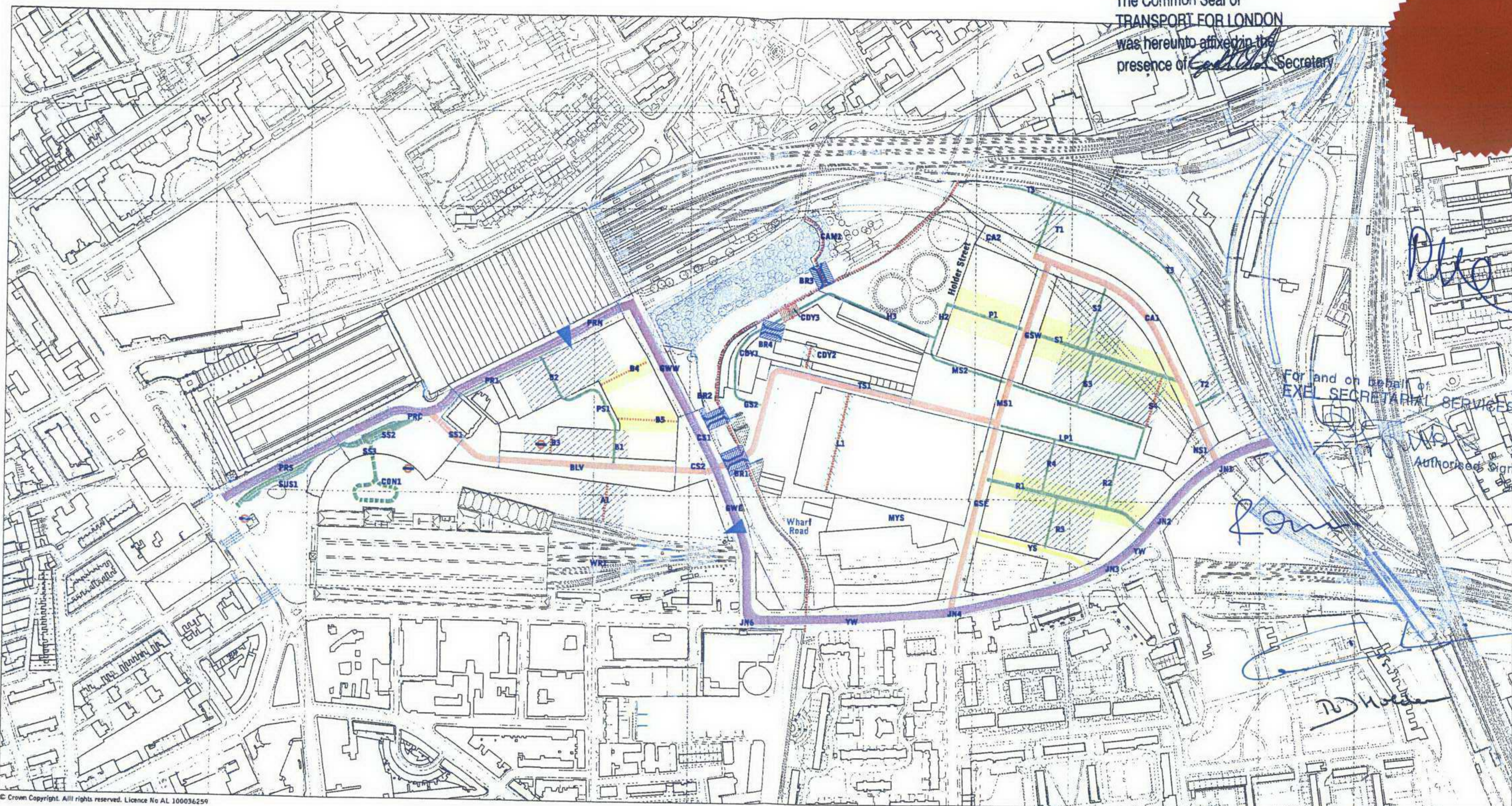
SEAL REF: **KXC 006**  
*[Handwritten signature]*  
**The Regent's Canal**



*[Handwritten signature]*



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 Scale 1:4000 @ A3

Rev: S  
 280\_PP\_FD\_KXC007\_000\_050

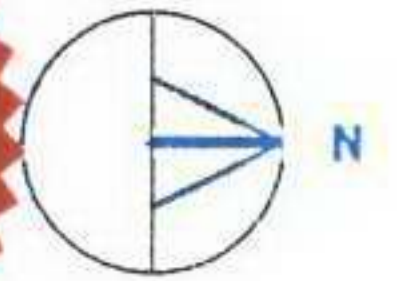
**Key:**

|  |   |  |     |   |
|--|---|--|-----|---|
|  | Principal Public Realm Areas<br>(Pedestrian, Cycle & Emergency Services Access) |  | BLV | Route Reference in Annex C:<br>Specification for Access and Circulation Routes                    |
|  | West Handyside Canopy   |  |     | L.O.D. for North-South routes within Development Zones  |
|  | Existing Adopted Highways to be Modified/ Realigned                             |  |     | L.O.D. for East-West routes within Development Zones  |
|  | Primary Routes  |  |     | Zones for New Bridge Structures   |
|  | Secondary Routes  |  |     | Route between Lower Level of the Coal Drops and the Canal Towpath                                 |
|  | Access / Drop-off only  |  |     | Access for Below Ground Service Road  |
|  | Station Access & Drop-off only  |  |     | Underground Entry / Exit  |
|  | Pedestrian / Cycle Routes   |  | WR1 | Potential pedestrian route identified in the<br>Camden / Islington Planning and Development Brief |

*[Signature]*  
**SEAL REF KXC 007**  
**Principal Access & Circulation**  
 DFT/3013

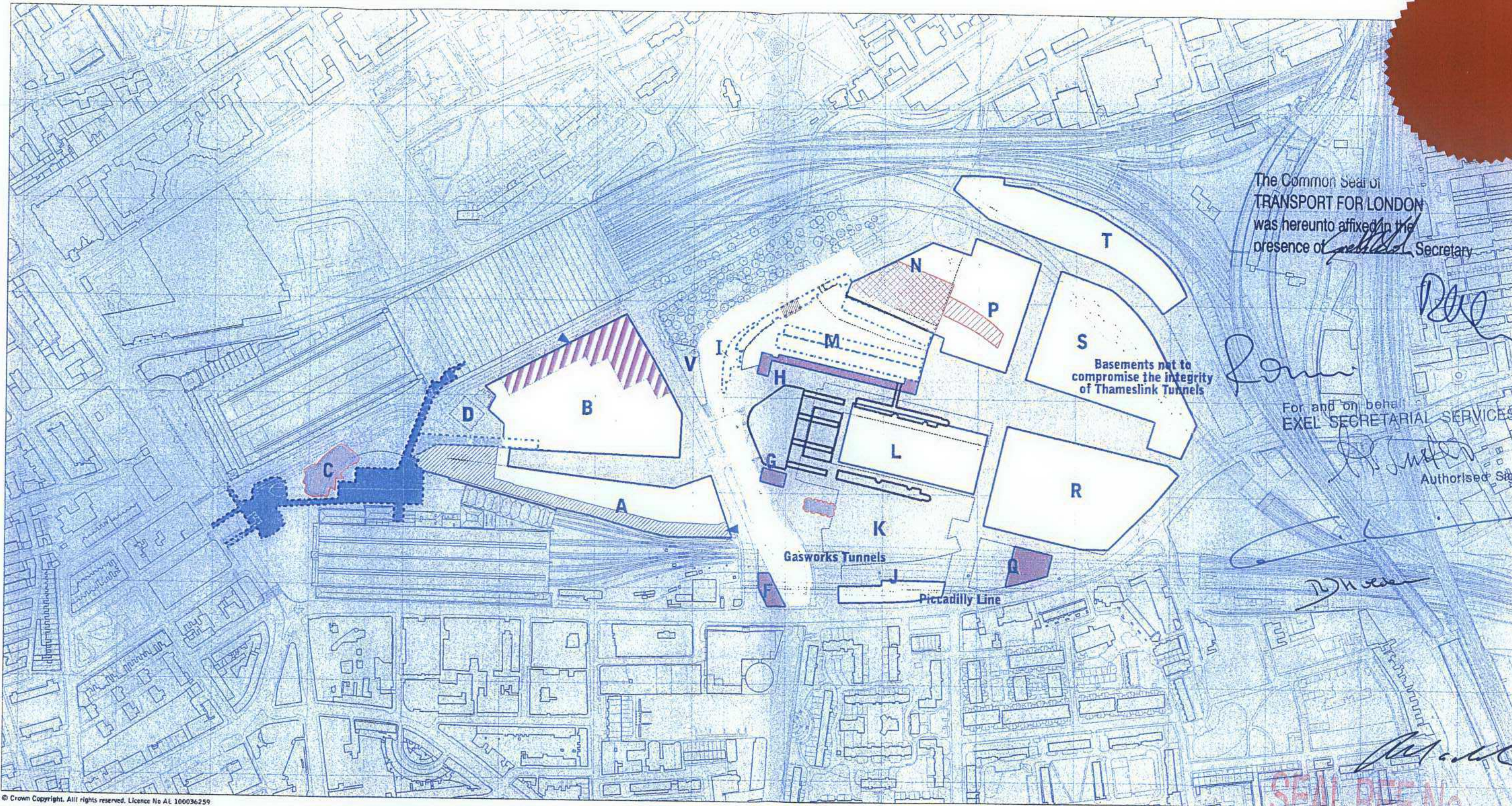


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**Argent (King's Cross) Limited**

**King's Cross Central**  
 Main Site Planning Application  
 Revised Development Specification  
 Revised Parameter Plans  
 Scale 1:4000 @ A3

Rev: 0

100\_PP\_PP\_KXC016\_016

**Key:**

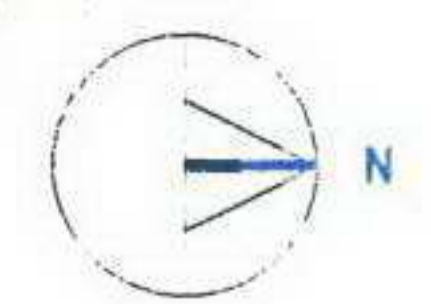
|  |  |  |   |
|--|--|--|---|
|  | Areas within which New Basements may be Constructed  |  | Lower Ground Public Realm   |
|  | Existing Basements to be Retained  |  | Existing Lower Ground Features / Filled in                        |
|  | Existing Basements to be Replaced by New Basement  |  | Existing Lower Ground Accommodation *                             |
|  | Existing Basements to be Retained with Interventions to Accomodate Foundations for Gas Holder Guide Frames and the Development within them |  | Proposed Lower Ground Accommodation *                             |
|  | Service Access and Potential King's Cross Station Servicing  |  | Proposed Lower Ground Accommodation with Basement Below *         |
|  | Existing and Proposed LUL Infrastructure by Others   |  | Access to Below Ground Service Road                               |
|  | Proposed LUL / KXC Spur  |  | Route between Lower Level of the Coal Drops and the Canal Towpath |

\* Lower Ground and some Basement Accommodation included within the floorspace schedule at Annex B

SEAL REF NO.  
*[Signature]* DT/3013  
**KXC 016**  
 Basements

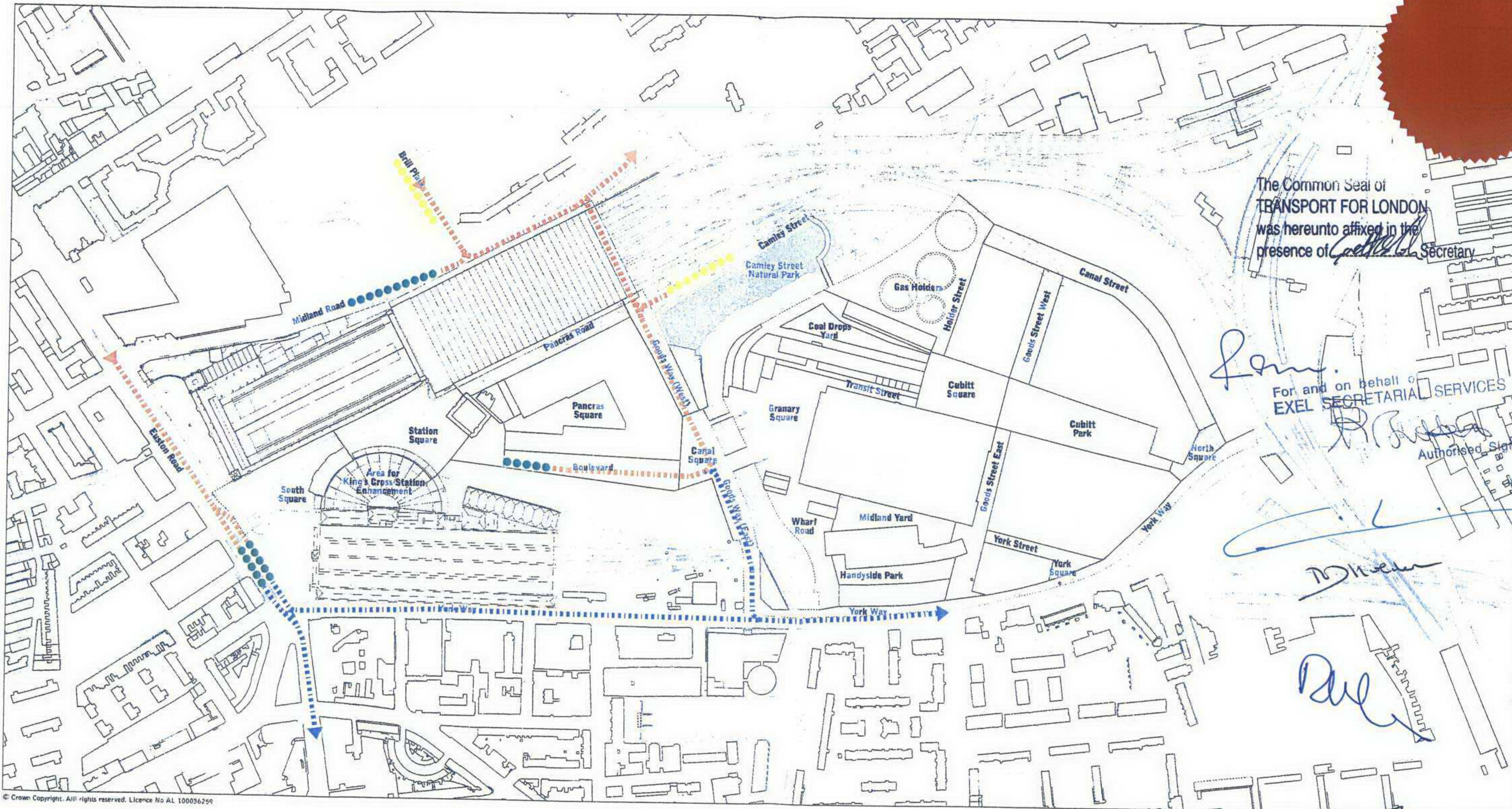


0 25 50 100



*[Signature]*





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Argent (King's Cross) Limited

King's Cross Central  
 Main Site Planning Application  
 Revised Development Specification  
 Revised Parameter Plan  
 Scale 1:4000 @ A3

Rev: C

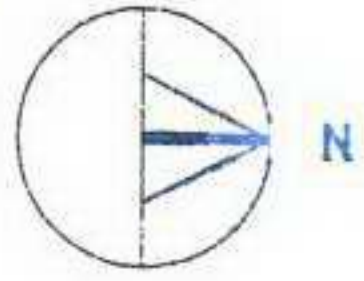
280\_PP\_FT\_KXC019\_004\_050609

Key:

- - - - - Potential Cross River Tram Routes
- - - - - Potential Extensions of Cross River Tram to Islington
- ● ● ● ● Potential 2 Stand Terminus Locations
- - - - - Potential Layover Facilities

**SEAL REF KXC 019**  
**Local Route Options for Cross River Tram**  
*DA/3013*

0 25 50



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*[Signature]*  
Authorised Signatory

*[Signature]*

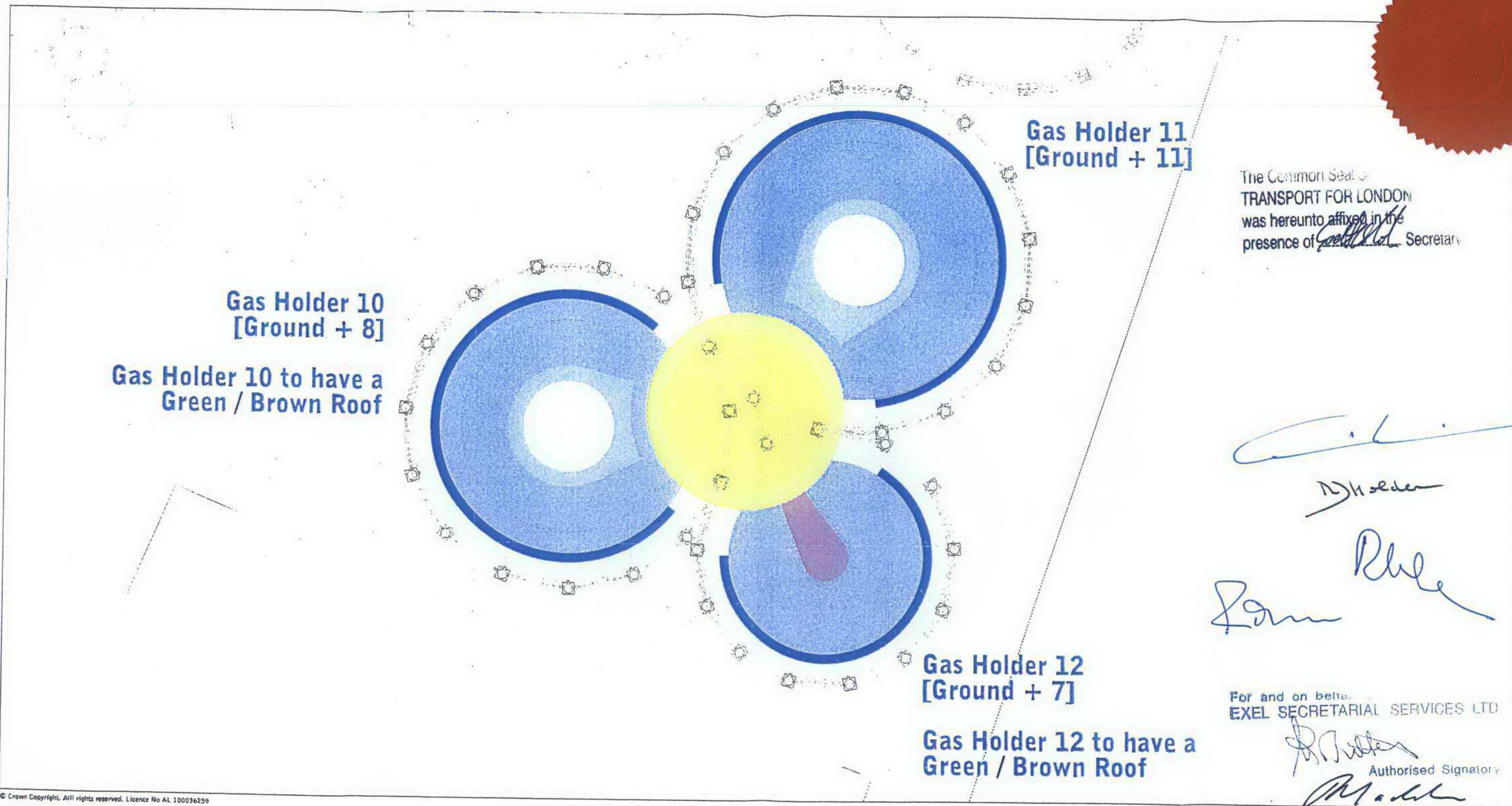
SEAL REF No **KXC 020**

**Gas Holder Triplet Development Zone N**

*[Signature]*  
13/13



N



**Gas Holder 10  
[Ground + 8]**

**Gas Holder 10 to have a  
Green / Brown Roof**

**Gas Holder 11  
[Ground + 11]**

**Gas Holder 12  
[Ground + 7]**

**Gas Holder 12 to have a  
Green / Brown Roof**

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**Argent (King's Cross) Limited**

**King's Cross Central**  
Main Site Planning Application  
Revised Development Specification  
Scale 1:400 @ A3

Rev: E

200\_PP\_PD\_KXC020\_00

Key:

|  |  |  |                                       |
|--|--|--|---------------------------------------|
|  | Extent of Residential Development with Potential for Restaurant Use at Level 11 (Gasholder 11) and Other Public Uses at Ground Floor Level |  | Balcony Access                        |
|  | External Balconies   |  | Landings                              |
|  | Courtyard Garden   |  | Landings at Level 1 with Atrium Above |
|  | Aerial Walkway   |  | Development Footprint at Ground Level |

**NB: The precise siting and orientation of the gas holder guide frames, within development zone N, would be agreed with the LPA later, following the grant of outline planning permission.**

*[Signature]*