

SKANSKA



STRABAG

Working in
partnership with

HS2



Euston Approaches Construction Update

December 2025

Areas within the Euston Approaches

Skanska Costain STRABAG (SCS) is the HS2 main works contractor responsible for building the section of HS2 between Parkway and Hampstead Road.

This area is known as **Euston Approaches**.

We have divided the Euston Approaches worksite into **four** areas to help us communicate which works are the closest and most relevant to you.

1. Vehicle Holding Area and Parkway

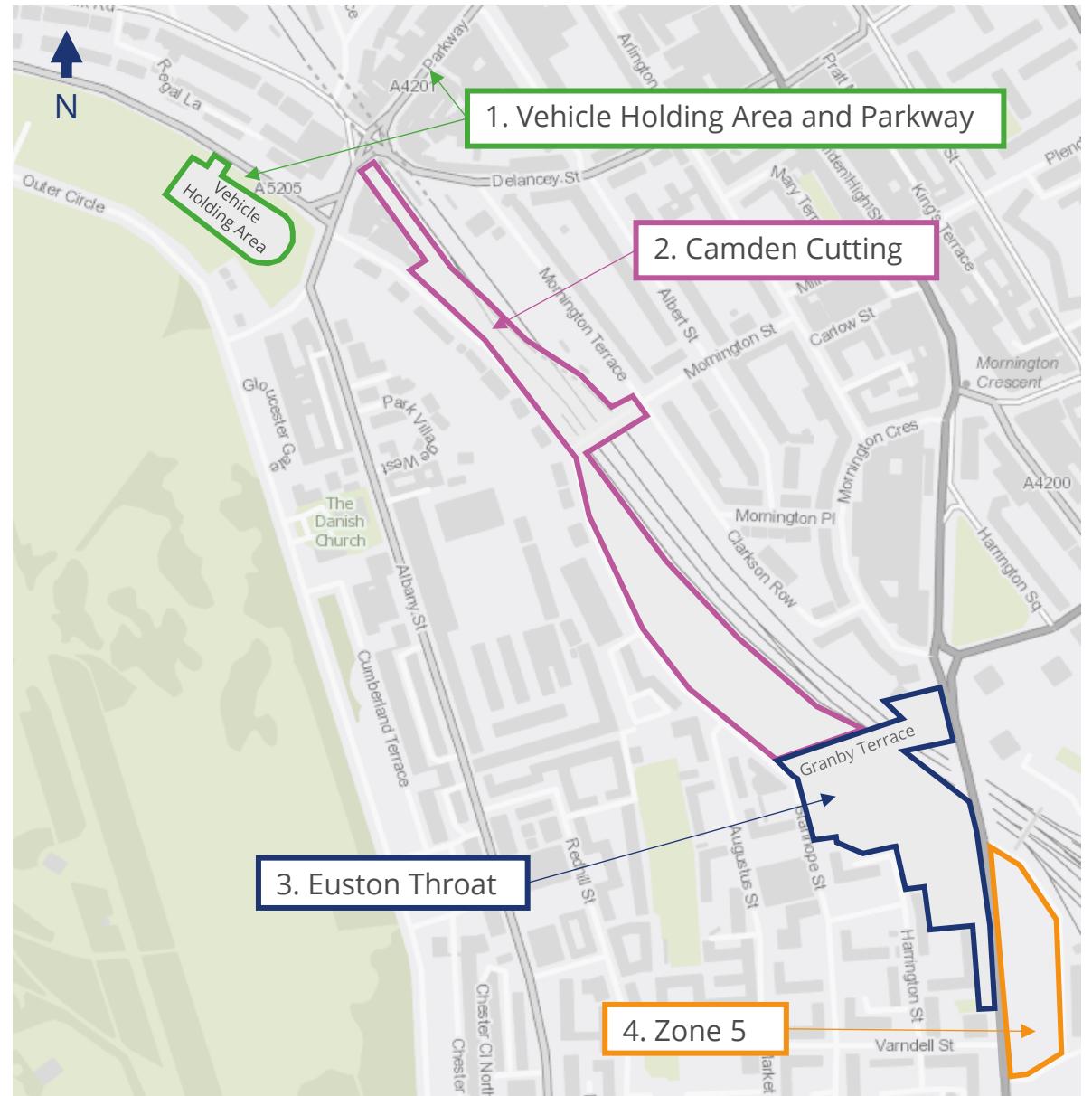
2. Camden Cutting - between Parkway and north of Granby Terrace bridge

- Camden Cutting north
- Mornington Street bridge
- Camden Cutting south

3. Euston Throat - Granby Terrace bridge to Hampstead Road

- Granby Terrace bridge
- Euston Throat main site
- Hampstead Road bridge

4. Zone 5 – East of Hampstead Road



Recommencement of works

We will restart some previously deferred works as listed below.

Parkway

- Parkway utility mitigation works

Camden Cutting

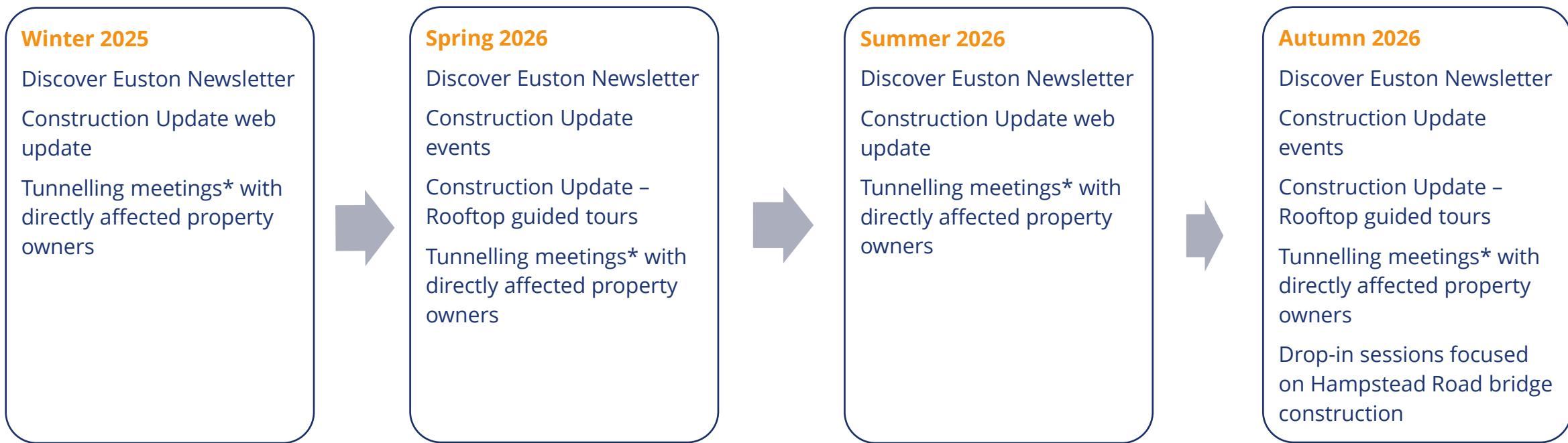
- Enabling works in Euston Scissor Box (ESB)
- Park Village East wall mitigation
- Sheet pile extraction
- Excavation, reinforced concrete works, spine beam construction in Euston Scissor Box
- Installation of Tower cranes C and D

Euston Throat

- Enabling works in Zone 5 ahead of construction of the new Hampstead Road bridge
- Sheet pile extraction
- Surveys and monitoring



Engagement – Winter 2025 to Autumn 2026



How we keep you up to date with our works

Workshops and site walks on key works

Community notices

Factsheets and FAQs

121 meetings

Construction Update events

Newsletters

HS2 Helpdesk

* Tunnelling works rescheduled



Euston Approaches - general updates

Major excavations programme

(Tunnels, concrete box, cavern, shafts and railway cutting)

2026

- Protective works to properties continues
- Continue excavating the railway cutting between Granby Terrace and Hampstead Road
- Start excavation and installation of concrete box, south of Mornington Street bridge
- Removal of excavated material by lorry

2027

- Site prep for tunnelling
- Continue excavating the railway cutting between Granby Terrace and Hampstead Road
- Continue excavation and installation of concrete box, south of Mornington Street bridge
- Removal of excavated material by lorry

2028

- Start 24/7 excavation and tunnelling in Camden Cutting north
- Continue excavating the railway cutting between Granby Terrace and Hampstead Road
- Continue excavation and installation of concrete box, south of Mornington Street bridge
- Removal of excavated material by lorry

Ongoing

- Monitor existing ground movement
- Surveys and investigations of buildings closest to cavern and tunnels
- Monitor and repair any damage, if caused by our works

We have identified a small number of buildings which require extra monitoring or protective works before we begin major excavations. We are in contact with the affected property owners.

Site access

We are working in a narrow worksite, below street level, between a retaining wall and a live railway. As a result, we require various site access points. From North to South:

Vehicle site access

- Vehicle holding area – operational until HS2 works complete
- Lorry lay-by – Park Village East (North)
- Stanhope Street gate
- Hampstead Road gate

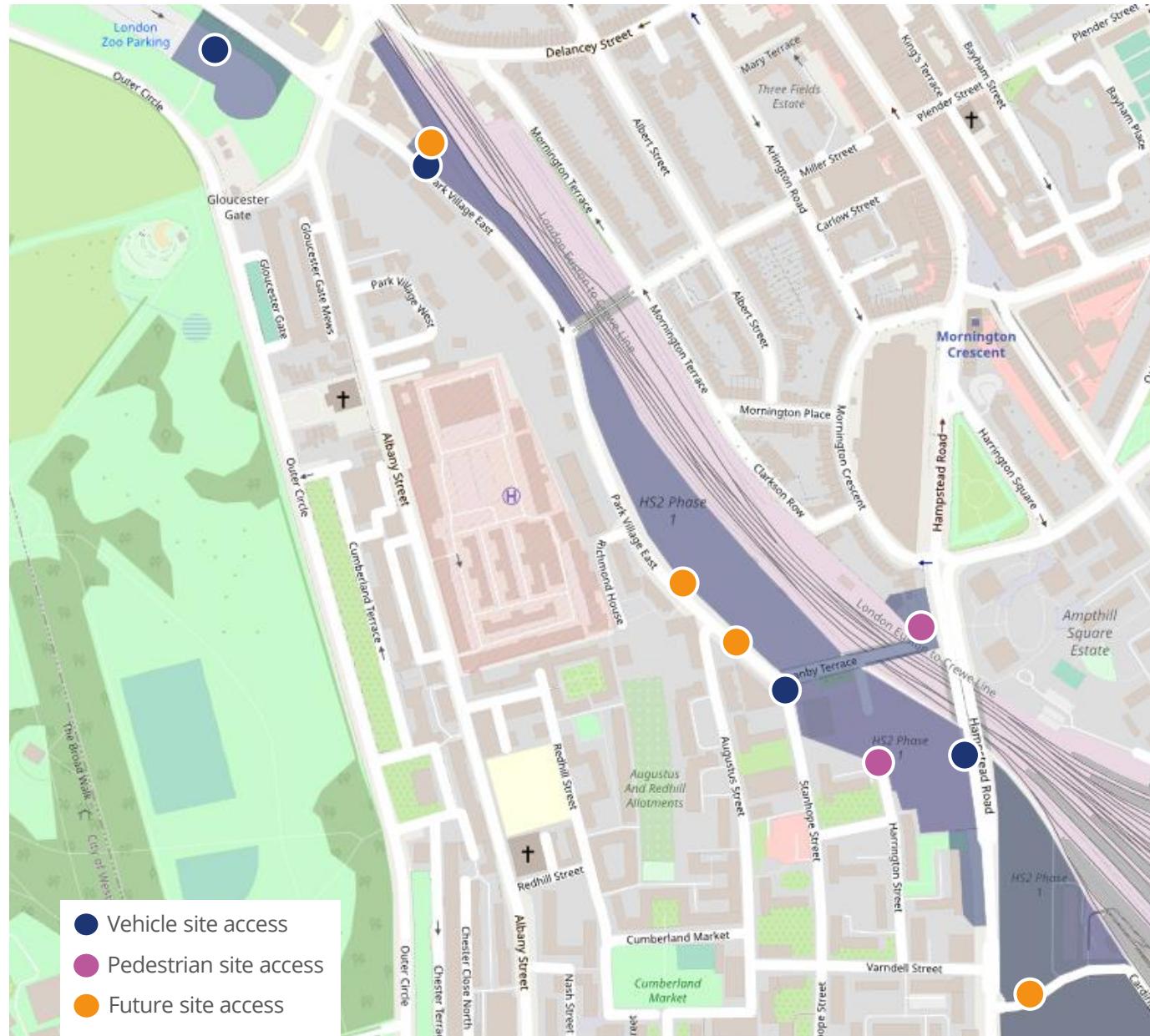
Pedestrian site access

Operational site offices:

- Xavier House
- Stephenson House

Future site access

- Cavern welfare site office access (2027 TBC)
- Lorry lay-bys – Park Village East – South (2027 TBC)
- Zone 5 vehicle access – Cardington Street (April 2026)



Vehicle Holding Area and Parkway

Parkway utility mitigation works

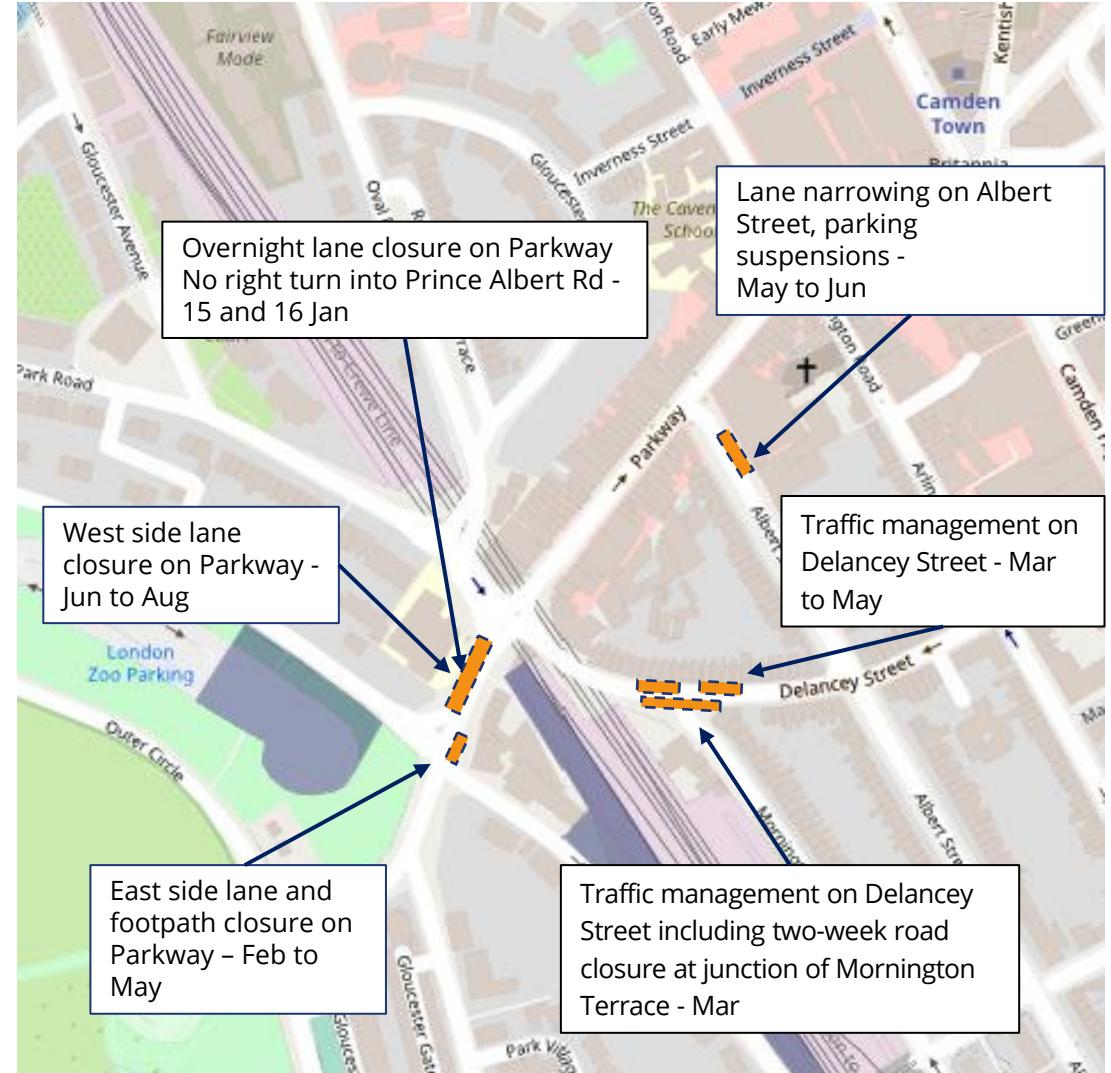
Jan to Aug 2026

We will strengthen, monitor, and divert utility services beneath Parkway, ahead of tunnelling. We will:

- Divert a cable route on Parkway and Delancey Street
- Line a section of sewer beneath Parkway
- Install monitoring equipment on sections of pipework beneath Parkway and Albert Street

The phases will require lane or footpath closures and parking bay suspensions on Parkway, Albert Street and Delancey Street. We will also close Mornington Terrace and the junction of Delancey Street in March. We will carry out this work in phases to reduce the impact on local traffic, residents and businesses.

We will need to return to this area to complete Cadent gas main mitigation works. We will update you once we confirm the programme for these works.



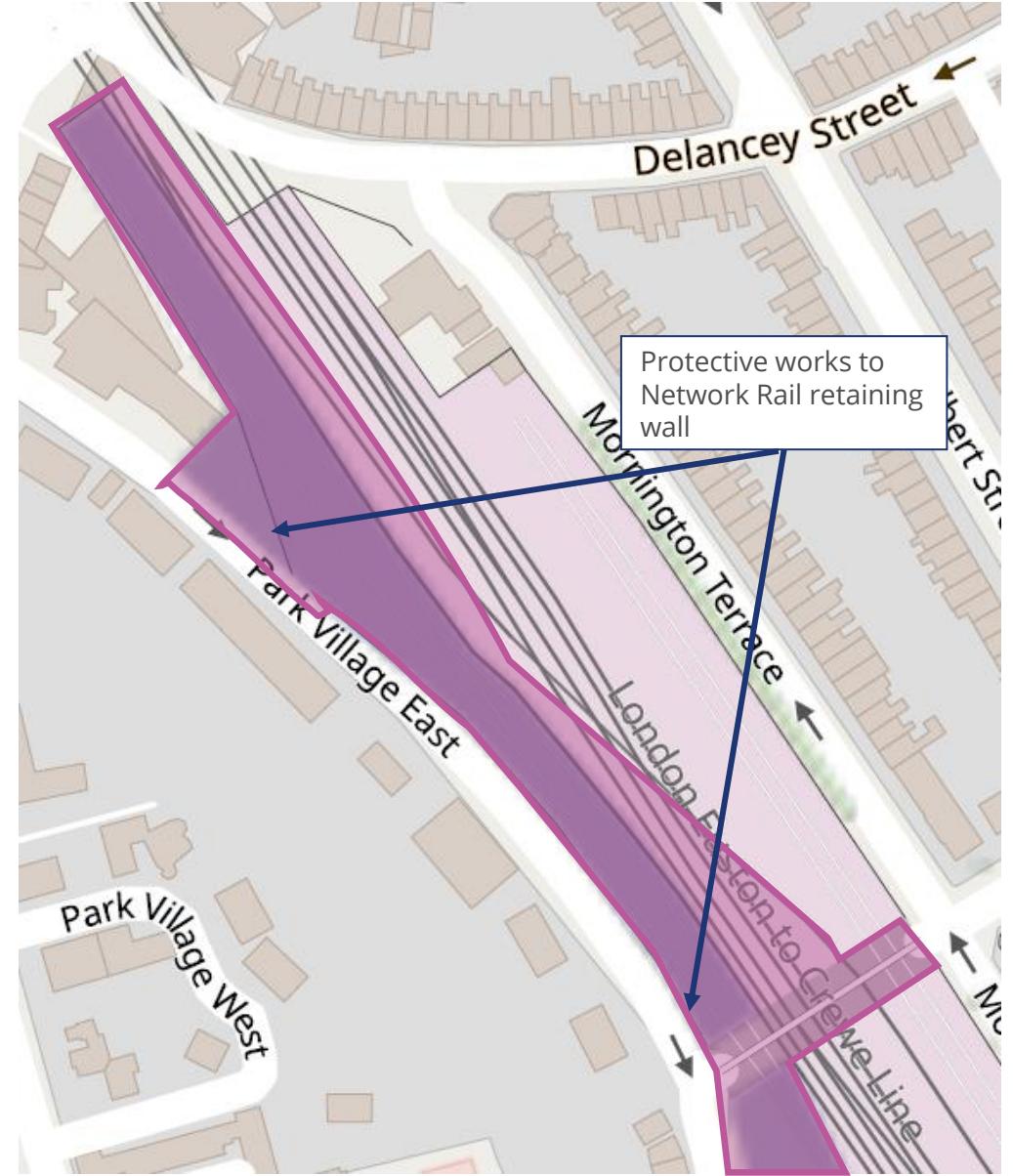
Camden Cutting

Camden Cutting north

Jan to Jun 2026

In the Euston Cavern, works are ongoing to reinforce and protect the Network Rail retaining wall.

Works in Camden Cutting north	Start	Finish
Protective works to buildings	Mid 2023	Ongoing
Hydro-demolition works	Ongoing	Jan 2026
Protective works to Network Rail retaining wall	Ongoing	Summer 2026

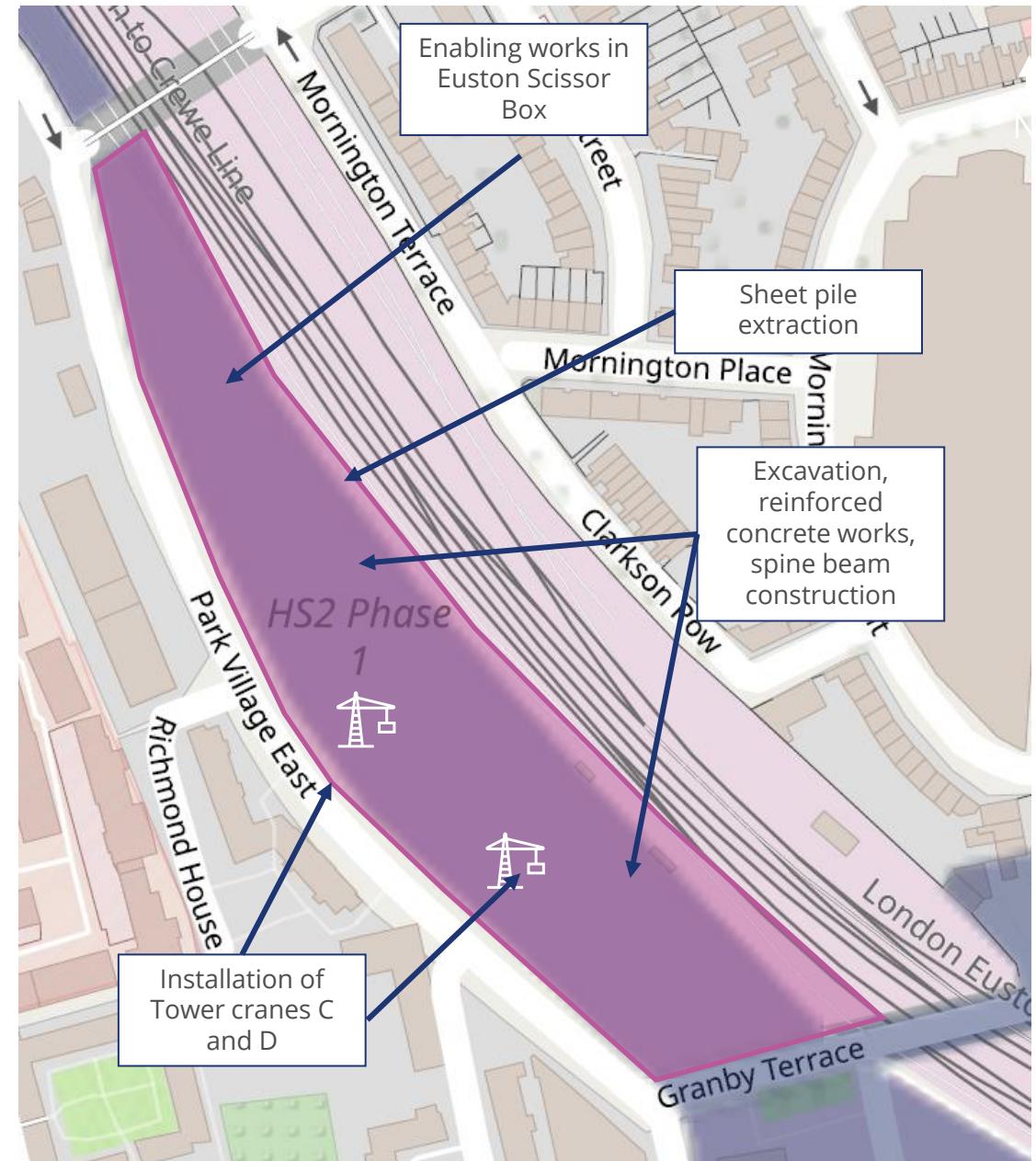


Camden Cutting south

Jan to Jun 2026

Focus restarting works at track-level to build the foundations and other support structures for the Euston Scissor Box (ESB)

Works in Camden Cutting south	Start	Finish
Enabling works in ESB	Winter 2025	Spring 2026
Sheet pile extraction	Jan 2026	Spring 2026
Excavation, reinforced concrete works, spine beam construction in ESB	Jan 2026	Spring 2027
Installation of Tower cranes C and D	Jan 2026	Spring 2026



Euston Throat

Euston Throat

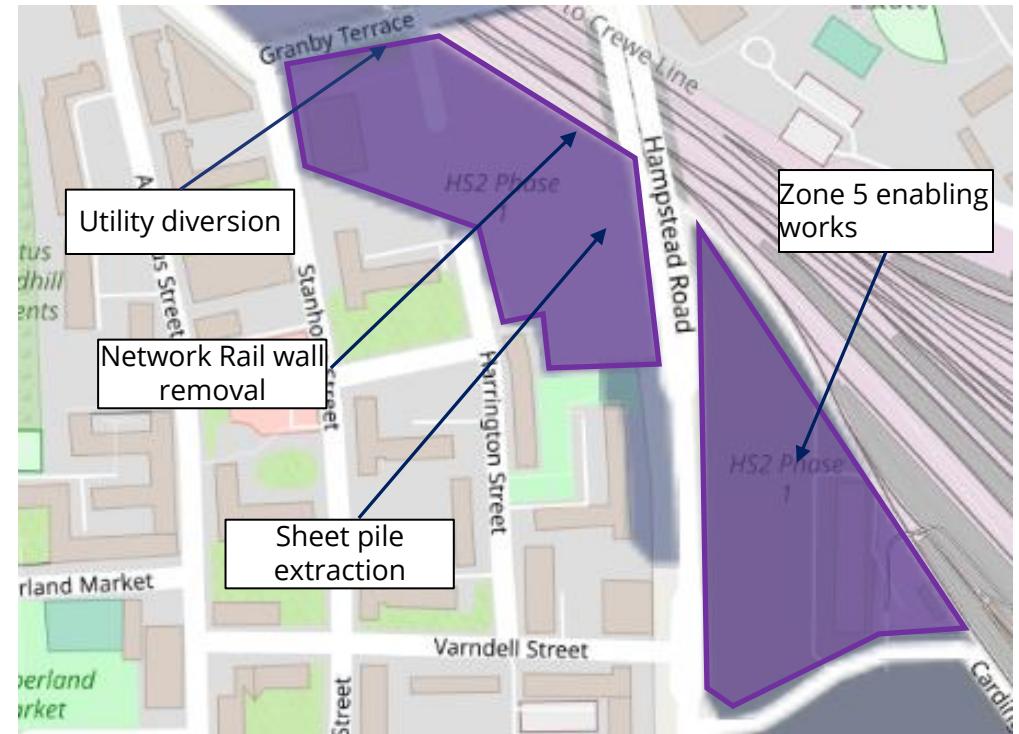
Jan to Jun 2026

We are continuing works to divert utilities across Granby Terrace bridge. The bridge will remain closed until HS2 works in Euston Approaches are finished. It is not safe for vehicles or pedestrians while major construction works continue on and around the bridge.

We are also removing a section of a Network Rail wall, within our site.

We will work a series of rail possessions, and occasional weekends to ensure this work is completed safely.

Upcoming works in the Euston Throat	Start	Finish
Network Rail wall removal	Mar 2025	Spring 2026
Utilities diversion across Granby Terrace bridge	Mar 2025	Summer 2026
Zone 5 enabling works (see slide 17)	Spring 2026	Winter 2026
Sheet pile extraction	Spring 2026	Summer 2026



Hampstead Road bridge extension – April 2026 to January 2031

We need to extend Hampstead Road bridge to pass over the newly excavated and extended railway cutting. We will build a temporary road to the east of Hampstead Road, over the area known as Zone 5, to maintain uninterrupted traffic flows on Hampstead Road while we extend the bridge.

Activity	Start	Finish
Zone 5 site set up and enabling works (see slide 17)	Apr 2026	Jun 2026
Construction of temporary road	Jun 2026	Jan 2027
First full road closure of Hampstead Road	Jan 2027	Feb 2027
Construction of Hampstead Road bridge extension (see slide 16)	Feb 2027	Jan 2031



We will need to close Hampstead Road on two more occasions for approximately 4 weeks each. We understand this will impact the local community and are looking at ways we can mitigate the impacts. In 2026, we will hold events to engage with the local community about these works and understand their concerns.

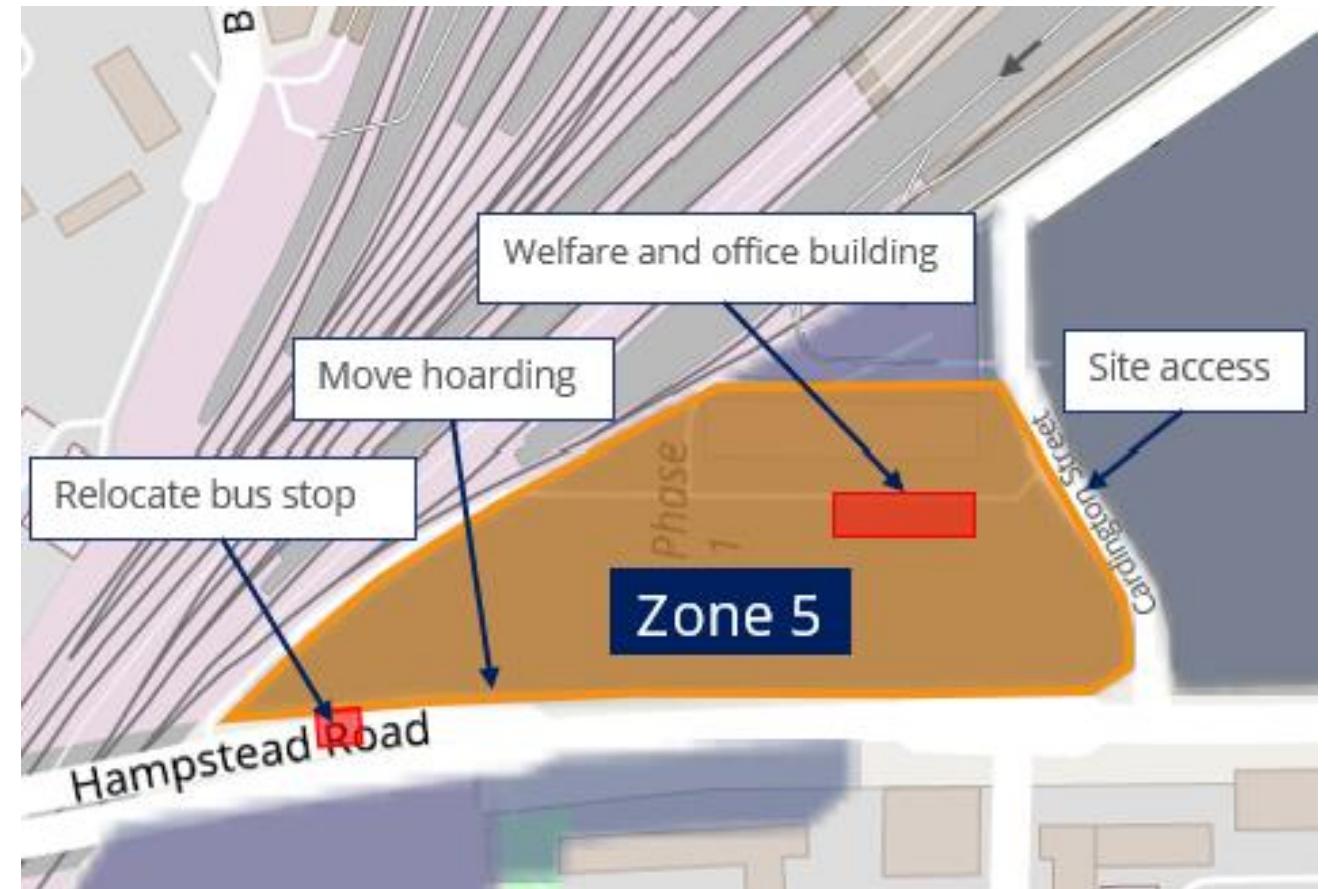
Hampstead Road bridge extension – April 2026 to January 2031



Zone 5 enabling works – spring to winter 2026

Within Zone 5, we will install our site office and welfare building with a connection to the mains power. In April 2026 we will prepare the area for piling by removing a section of the polymer plant within our existing site, compacting the area and moving out our hoarding on Hampstead Road.

To facilitate this hoarding move, we will relocate bus stop W on Hampstead Road approximately 80m north, closer to Ampthill Estate.



Utilities

Utilities work

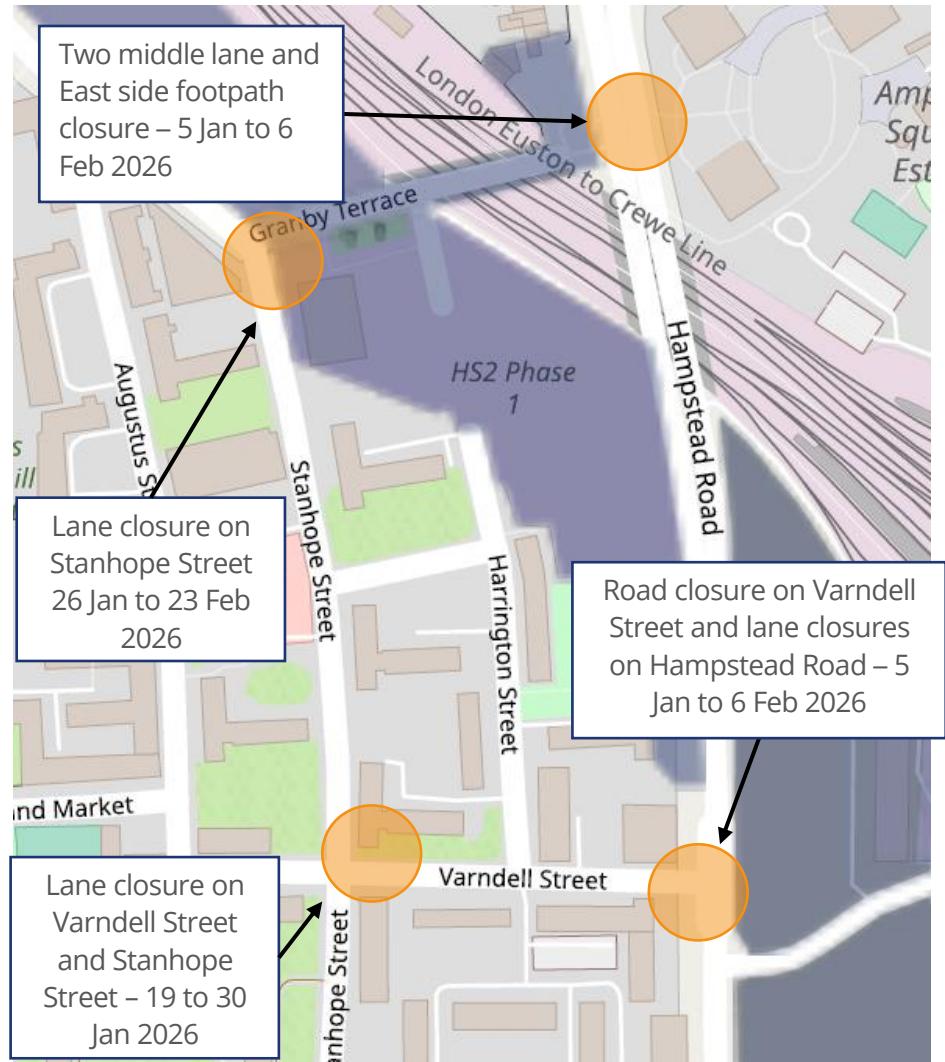
Jan to Jun 2026

To prevent disruption to local utility services, we are moving utilities away from Hampstead Road before we extend Hampstead Road bridge.

We have installed the ducting which will form the new cable route, the next stage is to pull the cables through the ducts. We do this by pulling cables between underground cable joint bays located on the route.

Once we have completed the diversion works, various utility companies will work on the final connections to energise their networks. These works, completed by the various utility service providers, are known as non-contestable works.

Location	Traffic impacts	Start	Finish
Hampstead Road South	Road closure on Varndell Street and southbound lane closure (current traffic management set-up)	Sep 2025	Feb 2026
Hampstead Road North	Footpath and lane closures	19 Sep 2025	Feb 2026
Various	Road, lane and footpath closures for cable pulling	May 2025	Feb 2026
Various	<i>Road, lane and footpath closures for non-contestable works</i>	Winter 2025	Summer 2026

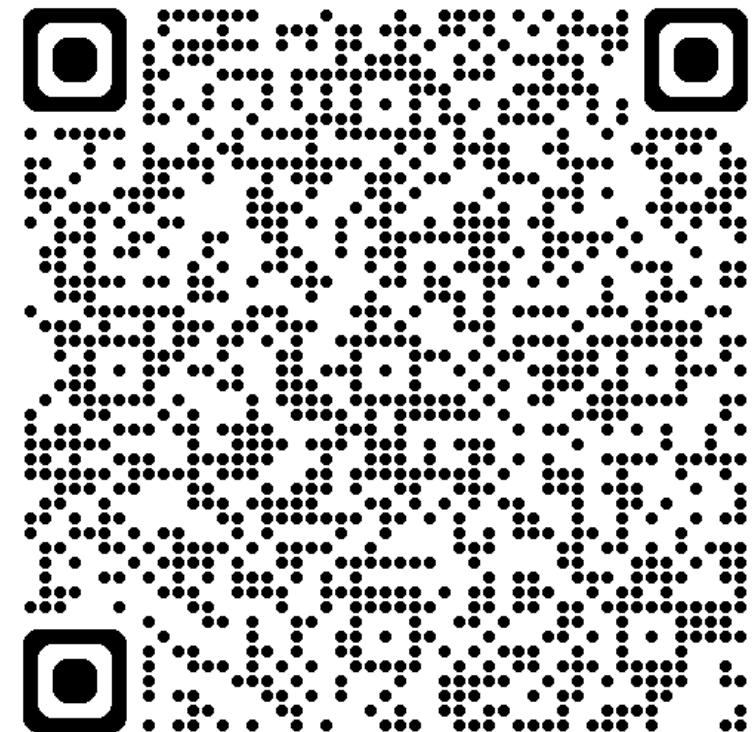


Text messaging service

We are launching a new SMS messaging service within the Euston Approaches to share information on our planned works, changes or delays to works, and extended working hours. We will also continue to engage with residents using our regular notices and information on the HS2 website. Each text message will contain a short summary of the key information and a link to the full update on the HS2 website.

Should you wish to receive our SMS updates please complete a short online form [**here**](#) by providing your name, contact number and street name. You will be able to unsubscribe at any time by following the link provided in each SMS.

Alternatively, you can sign up by scanning the QR code



Community investment - 2025

In 2025, we delivered and supported a number of projects to multiple community groups within the Camden area. Some projects we have completed include –

- Volunteering with Groundwork UK at Fitzrovia Community Centre (painting & gardening)
- Ongoing support for Global Generation with scaffolding installation at the Triangle Garden
- Donation drives for Little Village, materials for Third Age Project and hand-built planters for Regent's Park Children's Centre
- Organised a summer litter pick in Regent's Park Estate with SCS and HS2 employees
- Supported Third Age Project's Christmas Party with our catering supplier providing a festive buffet
- Assisted Camden Highline and Honest Grind Coffee with successful HS2 CEF funding applications



More information on HS2 funding can be found at www.hs2funds.org.uk.

If you would like advice or support with an application, please email communities@scstrailways.co.uk.

HS2 Helpdesk

For all enquiries, compliments or complaints please contact the HS2 Helpdesk

- Freephone **08081 434 434**
- Email **HS2enquiries@hs2.org.uk**

We also encourage you to complete our **feedback form** to help us understand your concerns and ideas for making it easier to live next to major construction.

Scan the code with your phone's camera or QR code reader to open the form in a web page



You can sign up to receive updates about HS2 works in your local area at
www.hs2inyourarea.co.uk

