

Adam Beaumont

Year of call 2009

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Adam joined Kings Chambers in 2026 from another large set of chambers, where he cemented his reputation as a leading junior in construction disputes and associated ADR. He is known for his pragmatic, commercially focused approach and his ability to build strong relationships with clients and instructing solicitors alike. Alongside his practice, Adam also sits as a Deputy District Judge, hearing civil matters

Recent instructions include:

- **BDP Construction Limited v Cygnet Behavioural Health Limited [2026] EWHC 1796 (TCC)** successful High Court enforcement of an adjudicator's decision involving challenges to jurisdiction and a breach of natural justice, before Mr. Justice Constable.
- **Zala v Grosu [2025] EWHC 2700 (TCC)** Successfully defeated an application to set aside default judgment of a claim for repudiatory breach before Alexander Nissen KC sitting as a Judge of the High Court.
- Adjudication enforcement regarding jurisdictional challenge based upon false statement made during adjudication nominating process **RNJM Limited v Purpose Social Homes Limited [2025] EWHC 2224 (TCC)**.
- Representing the claimant in successful adjudication enforcement proceedings in the High Court (TCC) in **Bon Groundworks Limited v Project Beckenham Limited (2025)**, defeating a number of defences raised, including breach of natural
- Representing the successful claimant enforcing an adjudicator's award of over £150,000.00 in the High Court, defeating the Defendant's claim to an entitlement to a cross-claim in **Graham Lumb t/a GJ's Northern v Dulay Developments Ltd (2025)**.
- Represented the claimant in successful Part 8 proceedings in the TCC High Court in **Grain Communications Limited v Shepherd Groundworks Limited [2024] EWHC 3067 (TCC)** about (1) the appropriateness of Part 8 proceedings for matters involving disputes of fact, (2) implying terms against those provided expressly in a contract, (3) requirements for a variation instruction, (4) limitations to the recovery of damages, and (5) the fairness of purported exclusion clauses and UCTA.
- Represented the successful party in TCC High Court enforcement proceedings regarding set off and serial adjudications **CNO v Caldwell Construction Ltd [2024] EWHC 2188 (TCC)**.
- Representing a Defendant contractor in a multi party dispute regarding cladding defects at a state-of-the-art facility, led by David Pliener
- Instructed in TCC High Court Part 7 and Part 8 proceedings relating to three connected adjudications regarding the completion of groundworks and sewage works in excess of £1.2m. Successfully settled before
- Represented the successful party in TCC High Court adjudication enforcement proceedings **Bexhill Construction Ltd v Kingsmead Homes Ltd [2023] EWHC 2344 (TCC)**.
- Instructed to advise a developer as to the purported agreement with a contractor for final account works in excess of £6.53m
- Instructed in High Court TCC Part 8 proceedings brought contesting the jurisdiction of the adjudicator on the basis of the identity of the contracting parties and the incorrect appointing body.
- Advising on and drafting particulars in respect of a claim against a global motor vehicle producer for breach of an exclusivity agreement, with the claim valued in excess of £1.5m.
- Drafting an amended defence to a claim in excess of £5m regarding breach of contract and bailment obligations in respect of alleged high value
- Advising a majority shareholder and director of an English Football Club on allegations of breach of director's duties, fraudulent misrepresentation and breach of contract. Represented the client at pre-action negotiations/meetings.
- Advising pre-action and drafting particulars for a claim against a solicitor for negligence arising out of an underlying claim regarding a failure to act in accordance with procedural and/or court time limits and a failure to obtain the client's consent in respect of a number of decisions Claim in excess of £70,000.

- Advising a national developer in respect of multi-million-pound developments on the contractual interpretation and grounds upon which the agreement with the contractor could be terminated.
- Advising a facilities management company in respect of an agreement with a national developer as to the mechanisms for overhead cost recovery, legal costs and standard of care provisions.
- Advising a developer as to the grounds for terminating a JCT contract with the contractor in respect of a development in excess of £2.5m.

Expertise

ADR

Adam is well versed in the various forms of ADR, including those arising out of commercial disputes. In particular, Adam has experience of negotiation, mediation, adjudication and arbitration as evidenced by the matters below and the various articles on the subject published in national and international practitioner journals:

- Drafting submissions in an LCIA Arbitration in respect of a claim for the full payment for the supply of ammonia between Swiss and Russian Multinational Corporations. The case concerned detailed legal argument in respect of contractual interpretation, set off and shipping
- Drafting the Notice, Referral and all subsequent submissions for an Adjudication that included issues arising out of the construction of an anaerobic digestion facility. Adjudication included issues of legislative interpretation, DSEAR and IGEM guidance and contractual interpretation.
- Representing an Architect in proceedings, including mediation, relating to the design and construction of a hospital wing in The claim related to the negligent approval of compensation events. Successfully settled at mediation.
- Drafting Response and Rejoinder to an Adjudication in respect of the recovery of a part of the Matter involved legal analysis of the interim payment mechanism and issues of contractual interpretation and jurisdictional challenges.
- Drafting the Response to a claim for over \$335m in respect of alleged defective lock gates, heard before a Dispute Adjudication Board in respect of the Panama Canal

Adam also sits as a Deputy District Judge hearing civil matters.

Commercial Litigation

Prior to joining chambers, Adam worked at three international law firms as an employed barrister and, as such, has considerable experience of acting in complex, heavy-weight commercial matters.

Adam has particular experience in construction (and associated ADR, including adjudication and mediation), as well as banking and finance and general commercial matters. Adam also has experience of providing advice, including coverage advice, in insurance backed matter.

Adam sits as a Deputy District Judge hearing civil matters. Adam's recent experience includes:

- Successful in proceedings for deceit against the Defendant for obtaining monies from the Claimant by claiming he and associates were working at a firm of stockbrokers, when, in fact, the money was used by the Defendant for luxury holidays and Claimant received over £250,000.00 plus costs.
- Instructed in TCC High Court Part 7 and Part 8 proceedings relating to three connected adjudications regarding the completion of groundworks and sewage works in excess of £1.2m. Successfully settled before
- Represented the successful party in TCC High Court adjudication enforcement proceedings *Bexhill Construction Ltd v Kingsmead Homes Ltd* [2023 EWHC 2344 (TCC)]
- Advising on and drafting particulars in respect of a claim against a global motor vehicle producer for breach of an exclusivity agreement, with the claim valued in excess of £1.5m.
- Drafting an amended defence to a claim in excess of £5m regarding breach of contract and bailment obligations in respect of alleged high value
- Advising a majority shareholder and director of a English Football Club on allegations of breach of director's duties, fraudulent misrepresentation and breach of contract. Represented the client at pre-action negotiations/meetings.
- Advising a luxury car showroom on the passing of title in a vehicle, agency and a claim in

Construction

Adam has a wealth of knowledge and experience of construction disputes, including adjudication and arbitration, having completed an MSc in Construction Law (King's) and worked previously in the construction and international arbitration departments of three international law firms. Adam has also had articles published on the topics of both construction and arbitration.

In addition to the advising and representing clients in general construction matters, Adam also has significant experience of advising on insurance backed claims, including the provision of prospects of success and coverage advice to clients and insurers.

Adam also sits as a Deputy District Judge hearing civil matters. Recent instructions include:

- Representing the claimant in successful adjudication enforcement proceedings in the High Court (TCC) in **Bon Groundworks Limited v Project Beckenham Limited (2025)**, defeating a number of defences raised, including breach of natural
- Representing the successful claimant enforcing an adjudicator's award of over £150,000.00 in the High Court, defeating the Defendant's claim to an entitlement to a cross-claim in **Graham Lumb t/a GJ's Northern v Dulay Developments Ltd (2025)**.
- Represented the claimant in successful Part 8 proceedings in the TCC High Court in **Grain Communications Limited v Shepherd Groundworks**

Limited [2024] EWHC 3067 (TCC) about (1) the appropriateness of Part 8 proceedings for matters involving disputes of fact, (2) implying terms against those provided expressly in a contract, (3) requirements for a variation instruction, (4) limitations to the recovery of damages, and (5) the fairness of purported exclusion clauses and UCTA.

- Represented the successful party in TCC High Court enforcement proceedings regarding set off and serial adjudications **CNO v Caldwell Construction Ltd [2024] EWHC 2188 (TCC)**.
- Representing a Defendant contractor in a multi party dispute regarding cladding defects at a state-of-the-art facility, led by David Pliener
- Instructed in TCC High Court Part 7 and Part 8 proceedings relating to three connected adjudications regarding the completion of groundworks and sewage works in excess of £1.2m. Successfully settled before
- Represented the successful party in TCC High Court adjudication enforcement proceedings with allegations of breach of natural justice raised **Bexhill Construction Ltd v Kingsmead Homes Ltd [2023] EWHC 2344 (TCC)**
- Instructed to draft submissions in two adjudications for unpaid fees for a groundworker in excess of £1m.
- Instructed in Commercial High Court proceedings defending allegations of unpaid fees of a surveyor for alleged work on a number of residential
- Instructed to advise a developer as to the purported agreement with a contractor for final account works in excess of £6.53m.
- Instructed in High Court TCC Part 8 proceedings brought contesting the jurisdiction of the an adjudicator on the basis of the identity of the contracting parties and the incorrect appointing body.
- Advising a developer as to the grounds for terminating a JCT contract with the contractor in respect of a development in excess of £2.5m.
- Advising a national developer in respect of multi-million-pound developments on the contractual interpretation and grounds upon which the agreement with the contractor could be terminated (JCT).
- Advising a facilities management company in respect of an agreement with a national developer as to the mechanisms for overhead cost recovery, legal costs and standard of care provisions.
- Providing advice and drafting an amended defence in respect of a claim for damages for breach of contract due to a multitude of alleged defects in a newly constructed
- Drafting particulars and reply in a breach of contract claim against a contractor regarding the construction of a river
- Advising on a claim for various defects in the work undertaken by a contractor on a residential Claim in excess of £90,000.
- Advising a contractor as to the likely terms of an agreement/battle of the forms with a sub-contractor regarding the provision of standard terms by both parties. Also advising on pre-action disclosure.

Professional Negligence

Adam has particular experience of professional negligence both as an employed barrister and in self employed practice. Adam also sits as a Deputy District Judge hearing civil matters.

Recent instructions include:

- Instructed to represent client in proceedings for professional negligence against a conveyancing solicitor in respect of the purchase of a parcel of grazing
- Advising pre-action and drafting Particular for a claim against a solicitor negligence arising out of an underlying claim regarding a failure to act in accordance with procedural and/or court time limits, as well as a failure to obtain the client's consent in respect of a number of decisions taken. Claim in excess of £70,000

- Advising a local authority on the merits of a claim brought against a consultant in respect of a authorisations given to contractors which departed from the employer's

Memberships

- Honourable Society of Lincoln's Inn
- Lord Denning Society
- COMBAR
- TECBAR

Qualifications

- King's College London – MSc Construction Law & Dispute Resolution – *Merit*
- BPP – BVC/LLM – *Distinction*
- Hubert Greenland Scholarship – *Honourable Society of Lincoln's Inn*
- Lord Denning Scholarship – *Honourable Society of Lincoln's Inn*
- Hardwicke Entrance Award – *Honourable Society of Lincoln's Inn*
- BPP Bursary for the LLM
- Leeds University – LLB Law (*hons*)

Appointments

Deputy District Judge (2025)

Publications

- *Reasons and reasons for reasons revisited: has the domestic arbitral award moved away from the fundamental basis behind the reasoned award, and is it now time for realignment?* Arbitration International, 2016, 0, 1-12.
- *Losing the Snail's Trail*, Building magazine, 16.09.2016.
- *An insider looking out – ironing out misconduct in international arbitration*, Construction Law Journal 89, 2017.

Recommendations

"Adam has great attention to detail, offers very sensible and pragmatic advice, and has a good rapport with both clients and instructing solicitors."
The Legal 500, 2026