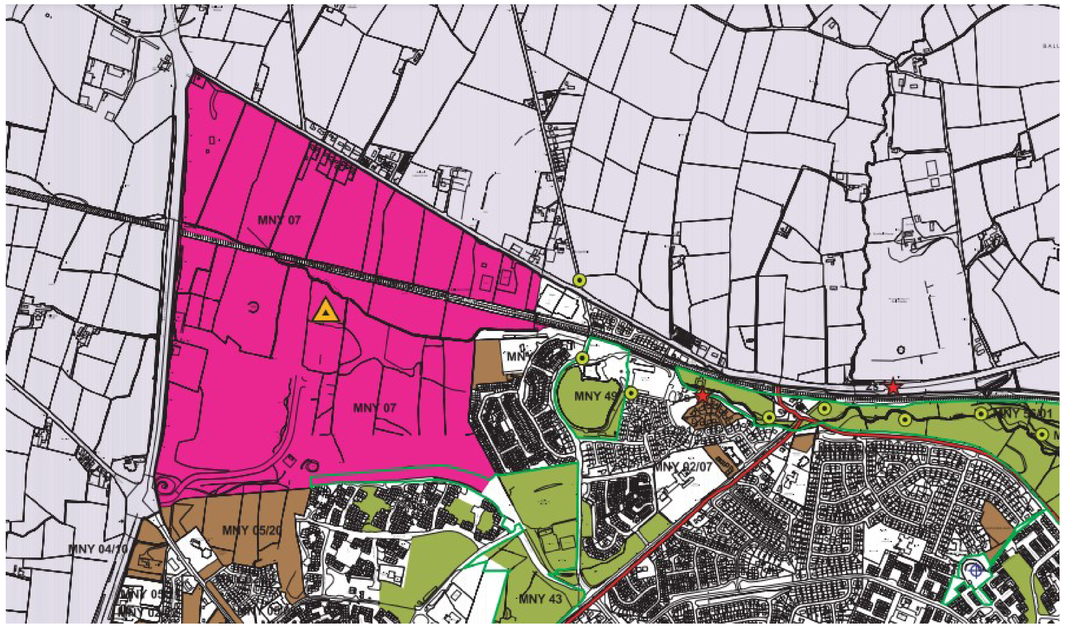


Aerial Site View
Not to scale



Extract from draft Belfast Metropolitan Area Plan 2015

Hello and Welcome

Welcome to the Pre-Application Community Consultation (PACC), in respect of lands at 2 Houston Business Park, Newtownabbey.

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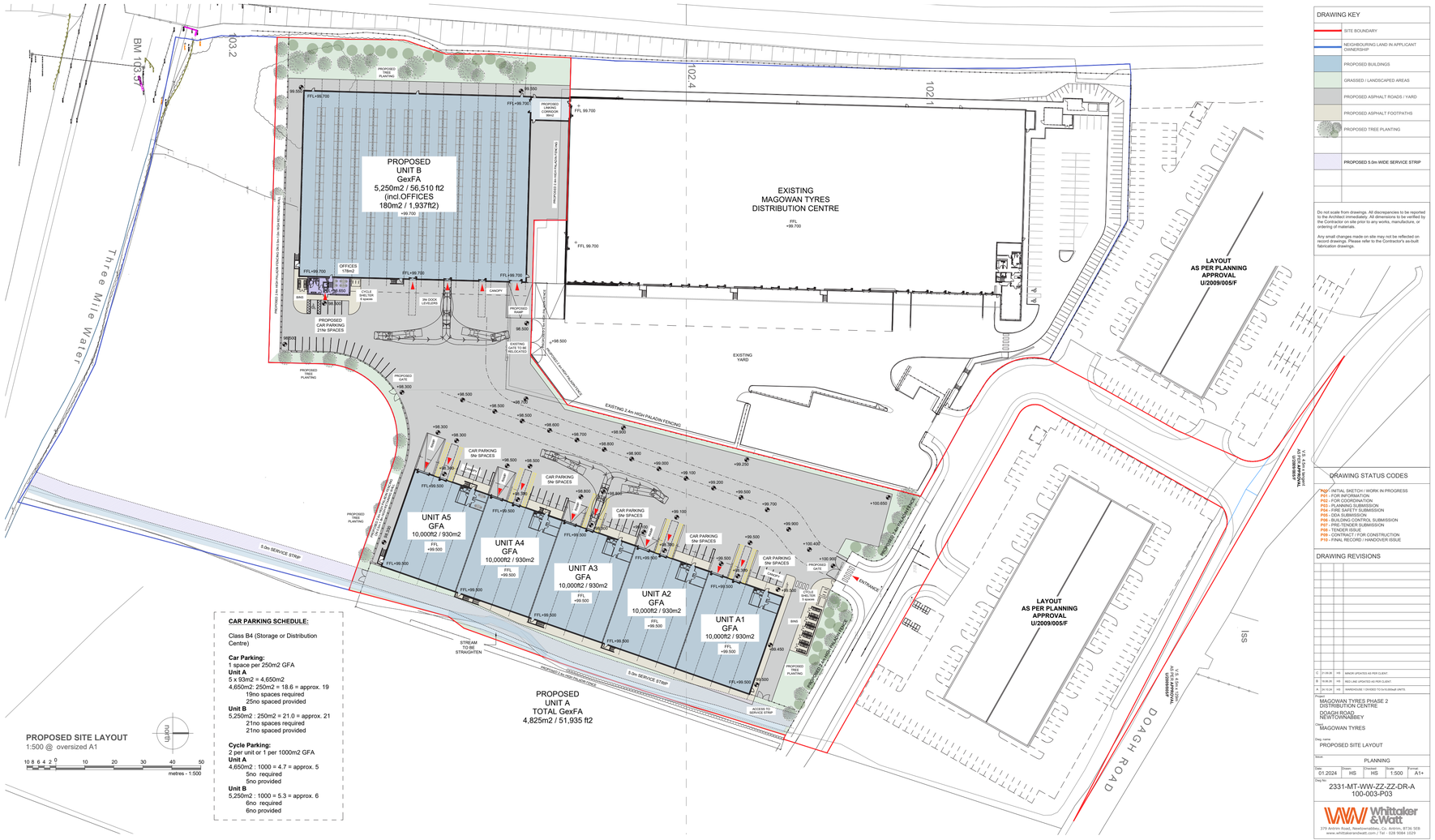
Please take some time to browse the information on display. You can also speak to a member of the team who will answer any questions you might have. Comment cards are also available.

Magowan Tyres was founded in 1986 and established its Newtownabbey presence in Mallusk in 1989 moving to a larger site in 2004. In 2017 the company set up MT Wholesale at Houston Business Park.

MT Wholesale are now the largest wholesaler in Ireland with a stock upwards of 350,000 tyres and carrying all leading manufacturer brands. It offers a comprehensive delivery service in Ireland, up to three times a day in the North and up to five times a week into the South.

The company employs around 100 people and has a turnover in excess of £30 million. It distributes tyres in UK, Europe, North America, and Asia. This Phase 2 investment proposal will create around 40 new jobs.

MAGOWAN TYRES DISTRIBUTION CENTRE PHASE 2



CAR PARKING SCHEDULE:

Class B4 (Storage or Distribution Centre)

Car Parking:
1 space per 250m2 GFA
Unit A
5 x 93m2 = 4,650m2
4,650m2: 250m2 = 18.6 = approx. 19
19no spaces required
25no spaced provided
Unit B
5,250m2 : 250m2 = 21.0 = approx. 21
21no spaces required
21no spaced provided

Cycle Parking:
2 per unit or 1 per 1000m2 GFA
Unit A
4,650m2 : 1000 = 4.7 = approx. 5
5no required
5no provided
Unit B
5,250m2 : 1000 = 5.3 = approx. 6
6no required
6no provided

DRAWING KEY

- SITE BOUNDARY
- NEIGHBOURING LAND IN APPLICANT OWNERSHIP
- PROPOSED BUILDINGS
- GRASSED / LANDSCAPED AREAS
- PROPOSED ASPHALT ROADS / YARD
- PROPOSED ASPHALT FOOTPATHS
- PROPOSED TREE PLANTING
- PROPOSED 5.0m WIDE SERVICE STRIP

Do not scale from drawings. All discrepancies to be reported to the Architect immediately. All dimensions to be verified by the Contractor on site prior to any works, manufacture, or ordering of materials.

Any small changes made on site may not be reflected on record drawings. Please refer to the Contractor's as-built fabrication drawings.

DRAWING STATUS CODES

P00 - INITIAL SKETCH / WORK IN PROGRESS
P01 - FOR INFORMATION
P02 - FOR COORDINATION
P03 - PLANNING SUBMISSION
P04 - PRE-PLANNING SUBMISSION
P05 - DEA SUBMISSION
P06 - BUILDING CONTROL SUBMISSION
P07 - PRE-TENDER SUBMISSION
P08 - TENDER ISSUE
P09 - CONTRACT / FOR CONSTRUCTION
P10 - FINAL RECORD / HANDOVER ISSUE

DRAWING REVISIONS

C	21.05.25	HS	MINOR UPDATES AS PER CLIENT
B	19.06.24	HS	RED LINE UPDATED AS PER CLIENT
A	04.10.24	HS	WAREHOUSE 1 DIVIDED TO N.I.S.BRAE UNITS

Project: MAGOWAN TYRES PHASE 2 DISTRIBUTION CENTRE, DOAGH ROAD, NEWTOWNABBEY
Client: MAGOWAN TYRES
Dwg. name: PROPOSED SITE LAYOUT
Issue: PLANNING
Date: 01.2024 | Drawn: HS | Check: HS | Scale: 1:500 | Size: A1+
Dwg. No: 2331-MT-WW-ZZ-ZZ-DR-A 100-003-P03

Whittaker &Watt
379 Antrim Road, Newtownabbey, Co. Antrim, BT36 5EE
www.whittakerandwatt.com / Tel - 028 9084 1029

Proposed Site Plan



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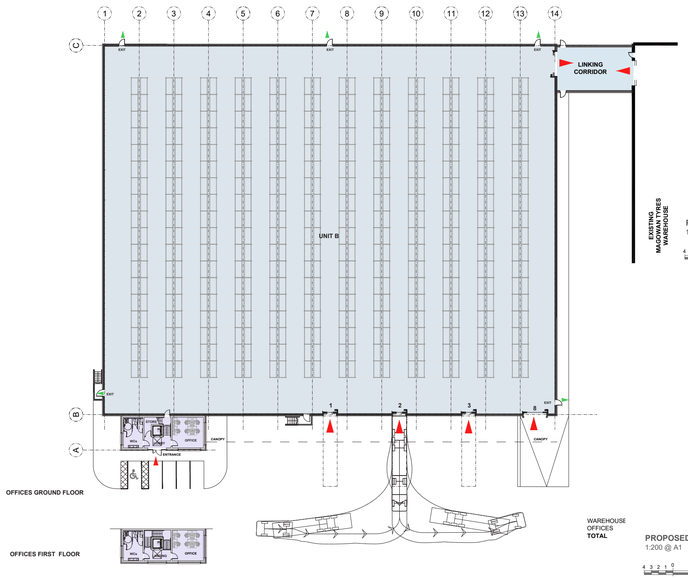
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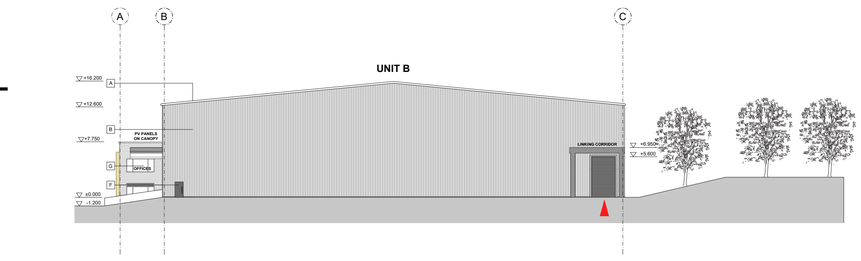


Site Location Map

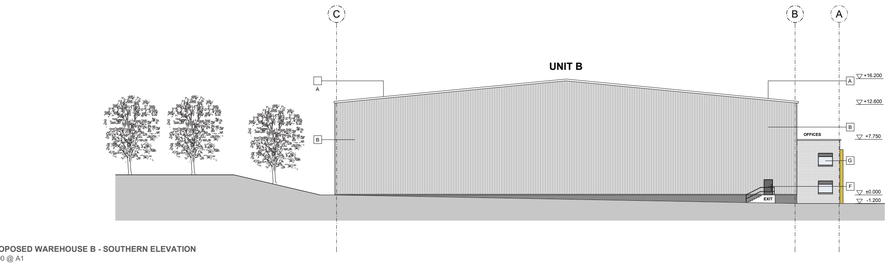
GRA PLANNING I DEVELOPMENT

MAGOWAN TYRES DISTRIBUTION CENTRE PHASE 2

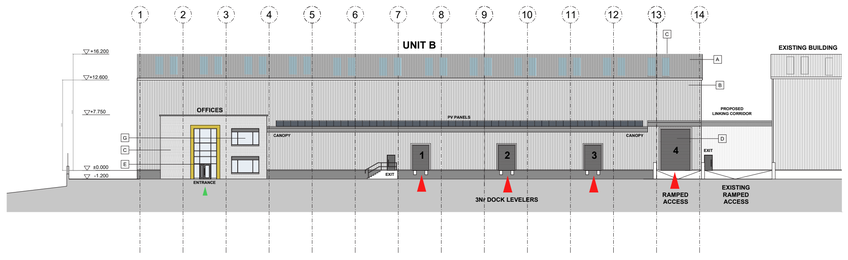




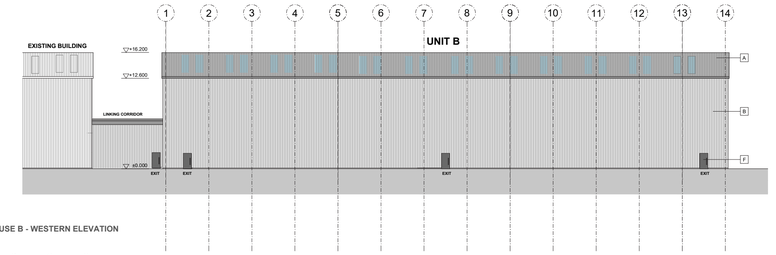
PROPOSED WAREHOUSE B - NORTHERN ELEVATION
1:200 @ A1



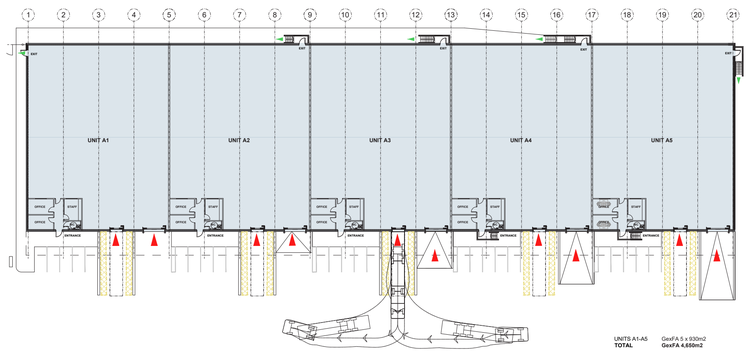
PROPOSED WAREHOUSE B - SOUTHERN ELEVATION
1:200 @ A1



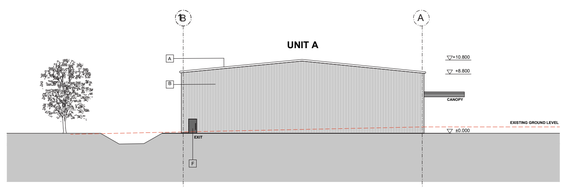
PROPOSED WAREHOUSE B - EASTERN ELEVATION
1:200 @ A1



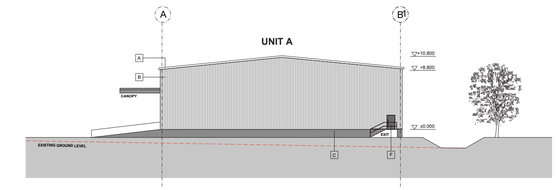
PROPOSED WAREHOUSE B - WESTERN ELEVATION
1:200 @ A1



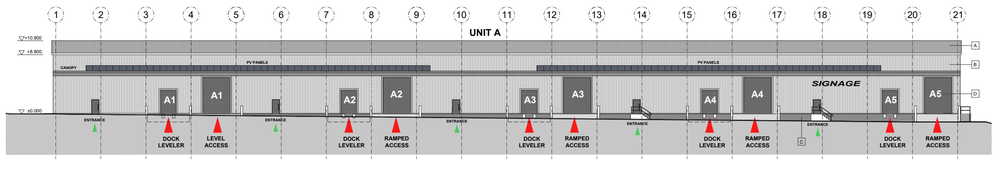
PROPOSED WAREHOUSE A - FLOOR PLANS
1:200 @ A1



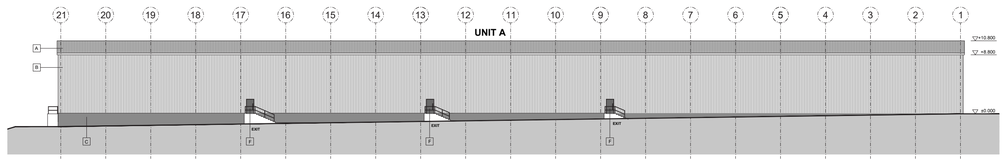
PROPOSED WAREHOUSE A - NORTHERN ELEVATION
1:200 @ A1



PROPOSED WAREHOUSE A - SOUTHERN ELEVATION
1:200 @ A1



PROPOSED WAREHOUSE A- WESTERN ELEVATION
1:200 @ A1



PROPOSED WAREHOUSE A - EASTERN ELEVATION
1:200 @ A1