

*whatever your business*

...make it **Navan Business  
& Technology Park**





*Navan Business & Technology Park is amongst the best business locations available in Ireland, an ideal place to establish and grow your business. This Park has the advantage of being strategically located close to the Greater Dublin Area which offers the ideal location to service both local and export markets.*

*The Business Park provides a fully serviced landscaped development, which offers sites, suitable for a variety of uses including Financial Services, Pharmaceutical, Call Centres and Hi-Tech manufacturing, all of which is located within a beautiful environment.*

*Navan Business & Technology Park is located conveniently to Dublin on the M3 Motorway.*

*"We have found Navan to be an excellent location for our business."*

Generali International

## Overview

Navan Business & Technology Park was established in the late 1990's by The IDA (Industrial Development Agency) and has been landscaped to a very high standard. It comprises a 91 acres (37 hectare) site with premier quality commercial properties from purpose built contemporary business facilities that are ready for occupation.

In addition there are green field sites, fully zoned and serviced that offer 'quick start' opportunities to create a new customized facility. The variable plots can provide units, designed with flexibility in mind, with room for 100% expansion, reflecting the ever changing requirement of international manufacturing industries.

The Park is situated in an area zoned Objective E2 under the Navan Development Plan 2009 - 2015. This zoning allows for "light industrial and industrial type office development in a high quality campus environment".

Navan Business & Technology Park and the adjoining Johnstown Business Park contain a cluster of Financial Services companies together with key Public Services operations including providers of 24 hour emergency call services.

This concurrence of similar kinds of businesses within this area shows the depth of the skills, knowledge and experience of staff available locally which can support new start-up operations here.

*"From the start Johnstown Business Park, Navan has been the ideal location for a contact centre"*

BT Ireland

*"Our 114 staff in Navan provide a range of services from assistance and claims to medical support and advice and policy sales."*

ARIA Assistance



## Current Businesses Located in Navan Business & Technology Park

Company	Business
Generali Group	Funds/Asset Management
Meath County Council	New Corporate HQ
BT Ireland	Call Centre
ARIA Assistance Group	Insurance/Assistance services
Timoney Technology Ltd	Mobility Systems
Welch Allyn	Medical Devices
Lir Chocolates	Food (Chocolate)



*"Our office in Navan acts as the company's headquarters and provides a first-class environment in which to work and its proximity to Dublin and the airport are vital."*

Generali PanEurope

## Success Stories

### **Generali International & Generali Pan Europe**

Generali International & Generali PanEurope are 2 local branches of a Fortune 500 Company. Generali Group is one of the leading players in global Insurance and Financial markets, located in the Park since 1999.

### **BT Ireland**

BT Ireland is a global provider of communications solutions and IT services. BT was established in Navan in 2010 to process all emergency service requests from the public. The National Emergency Call Answering Service answers 2.8 million 112/999 calls per year.

### **ARIA Assistance Group**

Aria Assistance is a leading provider of insurance and assistance services in Travel, Motor, Home Emergency and Health.

### **Timoney Technology Ltd.**

Timoney Technology is a world leading experts in Mobility Systems for heavy duty vehicles.

### **Welch Allyn**

Welch Allyn is leading manufacturer of frontline medical diagnostic equipment and healthcare products for Physicians, Hospitals, Emergency Medical Services, Students and Government practices.

### **Lir Chocolates**

Lir Chocolates was established in Ireland in 1987, it specialises in the manufacture of luxury boxed assorted chocolates.



## Prime Location

In business, location is everything, which is why your company should consider what Navan has to offer.

Navan Business & Technology Park is located at the edge of town, which is the administrative centre of County Meath – Ireland's most accessible county. This rapidly expanding area has proved to be an attractive location with many leading companies choosing here as the base for their operations.

*"The environment of the business park is well managed and pleasant to work in"*

BT Ireland

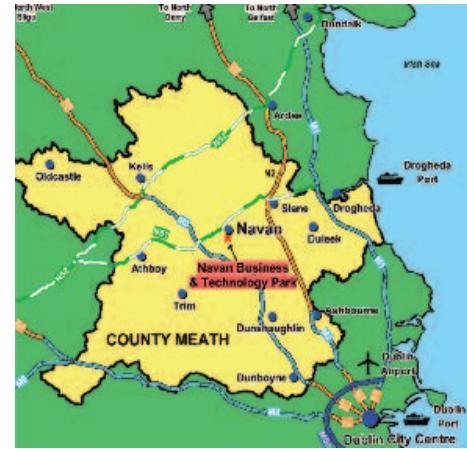
*"In terms of location, Navan is extremely well located and the new M3 provides even easier access to Dublin for meetings and international travel."*

ARIA Assistance

## Transport Infrastructure

Provision of an effective transport infrastructure is a major competitive determinant for locating a business. Navan Business & Technology Park is perfectly situated on the M3, one of the principal arterial motorways in Ireland. This provides an effortless link to the M50, which is the central hub to the national motorway network.

Navan's transport network allows fast and easy access to Dublin, Belfast, and to the rest of the country. The Business Park is also connected through the national primary route, N51 eastbound to the M2 (Derry), the M1 (Belfast) and westbound to the M6 (Galway).



## Travel Times & Distance from the Park to:

	mins	miles	km
M1	25	18	29
M2	30	24	39
M3	2	2.5	4
M6	45	42	68
M50	30	28	46
Dublin Airport	35	32	51
Dublin Port	50	35	56
Dublin Centre	40	29	47
Drogheda Port	35	20	32
Belfast Centre	90	90	145



*"Most of our staff reside in Navan or in surrounding areas. Even those few who live further away commute primarily using the M3 and enjoy easy access into the Business Park from Junction 8."*

BT Ireland

## Highly Developed Infrastructure

Navan Business & Technology Park is well served with the necessary services to support any development, with the following infrastructure on the site: Telecoms, Electricity, Natural Gas, Water services, Wastewater.

## Information & Communication Technology

High performance communications network with spare capacity is essential. The Park is served by a widely dispersed fibre-optic ring which has fibre back-haul to the T50 the metropolitan fibre national backbone. Furthermore, there are a number of providers of telecoms infrastructure as a source and means of business.

*"The quality and availability of telecommunications capacity was a key selection factor in the location and the centre has enjoyed 100% service availability from the beginning."*

BT Ireland

*"There is a skill set available locally that meets our needs as an international financial services organisation."*

Generali International

## Strong Labour Market

The population of Navan is young and growing, making it the 5th largest town in Ireland. The Business Park in Navan has the proximity to a large and diverse labour force with appropriate skills sets for any incoming business.

Overall the population of Navan and its environs has increased by a phenomenal 94% between 1996 and 2006. In addition, the region has the youngest population profile of any part of Ireland.

*"We are fortunate that we are able to find quality, skilled staff in Navan and the surrounding area to deliver our range of services to our clients."*

ARIA Assistance

## Education & Training Proximity

A well educated workforce is a crucial consideration for any business looking to locate in an area. This region has a highly rated education system with proximity to six of Ireland's leading third level universities and technological institutes. These are located within 45 minutes of Navan with easy access to focused training programmes and courses.

Complementing this provision are a number of agencies including FAS (Training & Employment Authority) and Meath VEC (Vocational Education Committee) which provide a wide range of training courses locally. The talent pipeline is enhanced by increased number of Maths, Science and Technology graduates, with a 37% rise since 2000.

## Local Language Capabilities

Language skills are the key element for a global company operating on a trans-national basis. The region has a wide range of nationalities living locally with more than 30 languages spoken as mother tongues. This factor can support a global business operating from the Business Park in Navan.

**All above providing assurance that Navan is a local source of highly skilled labour and technical support.**



*"Our business is varied and specialized, so having a location that allows us to attract well-qualified people with relevant technical and linguistic skills is critical as we continue our activities."*

Generali PanEurope

*"Since our arrival in Navan in 1999 we have found it an ideal Irish base for our operations. We are very proud to have seen our activities grow over the last 13 years and are very excited about developing our business further in the years to come."*

Generali International

## Strong Package of Incentives

Tax Incentives exist for a variety of activities including IP, technology, licensing and machinery leasing.

- A 12.5% - headline corporate tax rate with effective rate as low as 5%
- 0% tax on the first 3 years of business for start up's
- A 25% Research & Development (R&D) tax credit
- A tax write-off for broadly defined IP acquisitions
- An EU-approved stable tax regime with access to extensive treaty network and EU Directives with flexible

*"Navan has proven to be an ideal choice as a base for our Irish Headquarters."*

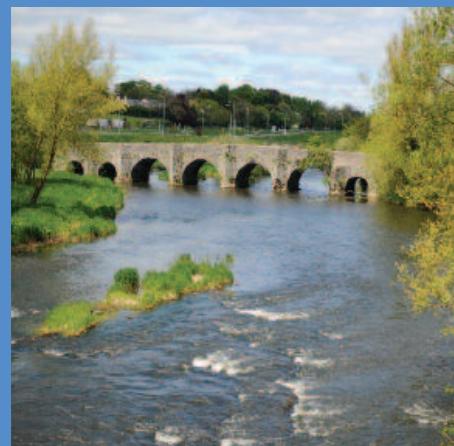
ARIA Assistance

## Navan Business & Technology Park Checklist

Location Assessment Criteria	In place
Highly skilled labour	✓
Excellent language skills	✓
Serviced sites and office space	✓
High speed broadband network	✓
Telecommunication infrastructure	✓
Motorway access	✓
Airport access	✓
Port access	✓
Water/wastewater	✓
Power	✓
Gas	✓
Flexible plot ratio	✓
Transport links	✓
Housing options with range of high quality residential locations	✓
Training & education assets	✓
Supportive local authority	✓

## Next Steps

Please give us a call to find out more about what Navan Business & Technology Park has to offer.





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