

Dawson McConkey

Partner



Areas of Law: Real Estate, Energy and Renewables, Food and Agriculture

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Background

Dawson joined the firm as a partner in 2013 and now heads up the Real Estate Team. He attained a degree in law (LLB Honours) at the Queen's University, Belfast in 1998 before continuing his studies at the Institute of Professional Legal Studies. He was admitted to the Roll of Solicitors in Northern Ireland in 2000 and has since practised exclusively in the area of Real Estate.

Dawson advises clients on a full range of property matters including acquisitions and disposals, development, landlord and tenant and investment work. He has developed a specialist interest in the property aspects of energy and renewable projects and has been personally involved in the majority of wind energy developments in Northern Ireland to date. Dawson also represents a number of clients in the food and agriculture sector.

Dawson is a former chair of the Northern Ireland Commercial Property Lawyers' Association, which is a body formed to promote the shared interests of lawyers working in this area of law and their clients. He is also a course tutor on the commercial conveyancing course run for trainee solicitors by the Institute of Professional Legal Studies. He is a regular speaker at Real Estate and Energy and Renewable events.

Dawson has been named as a *"leader in his field"* by Chambers Independent Guide to the UK Legal Profession since 2009, in which he has previously been described as *"meticulous and thorough"* and *"fantastic at highlighting any issues and outlining the commercial implications."*

In Chambers' 2018 edition, one client said about Dawson *"I can't speak highly enough about working with him. He is very responsive, very intelligent, always had a sense of humour and got us through the process very quickly and smoothly. We felt we were in good hands the entire time."*

Experience

(i) Real Estate

- Lead property advisor to the Northern Ireland Investment Fund on its first investment in NI. The fund awarded £20m to a private developer to finance the development of 227,000 square feet of retail and office space in the centre of Belfast's business district.
- Lead property advisor to AES on the disposal of its Cloughan Point oil terminal to LCC Group. This transaction was named property deal of 2017 at the Property Awards.
- Lead property advisor to a pension scheme on the acquisition and redevelopment of Laganbank Retail Park, Lisburn including its subsequent lettings to TK Maxx, Pure Gym and Ground.
- Lead property advisor to a private developer on its acquisition of the former Royal Hotel on Bangor Marina from receivers and its subsequent development.
- Lead property advisor to the Mooney Hotel Group in the sale of the Dunadry Inn and Country Club.
- Lead property advisor to Fane Valley Co-Operative Society on a number of acquisitions, disposals and other transactions, including the disposal of its dairy business to Lakeland Dairies.
- Lead property advisor to NYSE Technologies on its letting of over 60,000 square feet of high specification office accommodation in Belfast City Centre for the creation of its European "Centre of Excellence".
- Lead advisor to the Grafton Recruitment Group on its letting of approx 13,000 square feet of high specification office accommodation in The Boat, one of the most prestigious and striking mixed use developments in Belfast City Centre.
- Lead property advisor to SAP (UK) Limited in its letting of over 10,000 square feet of flexible office workspace in the Northern Ireland Science Park.
- Lead property advisor to the Ferrovial group on the sale of the George Best Belfast City Airport.
- Lead property advisor to the Medicare Pharmacy Group on its acquisition of the Dundee Pharmacy Group, whose property portfolio included over 20 trading retail pharmacies.
- Lead advisor to private investors acquiring the AAH Pharmaceuticals' warehouse facility in Belfast for in the region of £2.5 million and its subsequent lease-back to the company for a term of 15 years.
- Lead advisor to C&C in relation to the NI real estate aspects of the sale of its soft drinks business to Britvic Plc for approximately £170 million, which included certifying the title to the property's main Belfast premises.

(ii) Energy and Renewables

- Lead property advisor to the Renewable Energy Systems Group on all aspects of Northern Irish real estate law in connection with its portfolio of on-shore wind farms as well as its ongoing active expansion and development. Over the last 15 years, Dawson has been involved in the development and construction of over 20 wind farm projects on behalf of the RES Group.
- Lead property advisor to Lightsource Renewables in respect of the development, financing and management of its portfolio of solar farms in NI.
- Lead property advisor to the Crown Estate on the grant of development rights to two consortia in respect of two potential tidal projects of up to 100 megawatts each as part of the first ever NI offshore leasing round in 2012.
- Property advisor to TCI Renewables on the sale of its consented 21 megawatt project at Dunmore to a private investment fund.
- Property advisor to SSE Renewables on a range of matters relating to its development portfolio in Northern Ireland.
- Property advisor to Linergy on the development of its state-of-the-art rendering facility in Dungannon as well as its sale of adjoining lands to and the subsequent site sharing arrangements with a third party for the development of an anaerobic digestion facility.
- Property advisor to Bord Gais Eireann on a range of property matters, including the laying of its mains gas pipelines throughout Northern Ireland.