

**The Chairman and Members of
North West Area Committee.**

**Development Department
Civic Offices**

Meeting: 20th June 2017

Item No: 24

With reference to the proposed disposal of fee simple in Shangan Neighbourhood Centre, Ballymun, Dublin 9.

Section 183 Report No. 345/2014 was assented to at a meeting of Dublin City Council on the 1st December 2014.

The report proposed the disposal of Dublin City Council's fee simple interest in the common areas of Shangan Neighbourhood Centre, Ballymun, Dublin 9, shown outlined red on Map Index No. SM-2014-0659, to the management company, now named Shangan NC Management Company CLG.

The legal formalities have not yet completed. In compliance with the requirements of the Multi-Unit Developments Act 2011 and by agreement with Shangan NC Management Company CLG, it is proposed to vary Report No. 345/2014 as follows:

1. In addition to the disposal of the Council's fee simple interest in the common areas, the disposal shall also include the apartments and the retail units in Shangan Neighbourhood Centre.

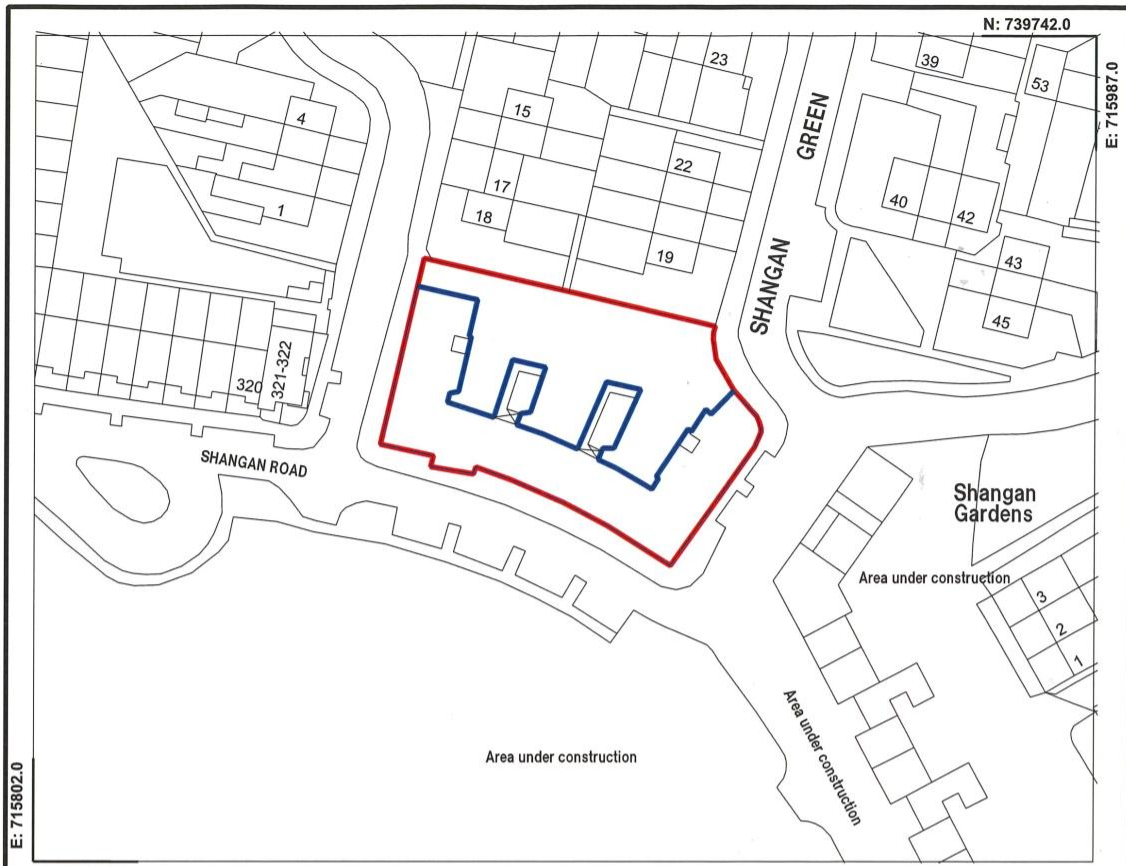
The Council's fee simple interest is subject to a lease held by Ballymun Regeneration Limited for a term of 200 years from the 1st January 2007. The lease will be assigned by Ballymun Regeneration Limited to Shangan NC Management Company CLG and then merged with the fee simple interest when the proposed disposal is complete. Before the assignment of the lease completes, Ballymun Regeneration Limited will have granted long subleases to the Council in the retail units and the remaining unsold apartments.

No agreement enforceable at law is created or is intended to be created until an exchange of contracts has taken place.

The disposal shall be subject to any such covenants and conditions as the Law Agent in his discretion shall stipulate.


Paul Clegg

Executive Manager



SHANGAN NEIGHBOURHOOD CENTRE, SHANGAN ROAD, BALLYMUN, DUBLIN 9

Multi-Unit Developments Act 2011 Transfer to Shangan NC Management Company CLG

 Comhairle Cathrach Bhaile Átha Cliath Dublin City Council	An Roinn Comhshaoil agus Iompair Rannán Suirbhéireachta agus Léarscáilithe Environment and Transportation Department Survey and Mapping Division								
	O.S REF 3131-15,3132-06	SCALE 1-1000	INDEX No SM-2014-0659-				FOLDER No 0204-	CODE C3 -	DWG No 001 -
DATE 01-06-2017	SURVEYED / PRODUCED BY PMcGinn	THIS MAP IS CERTIFIED TO BE COMPUTER GENERATED BY DUBLIN CITY COUNCIL FROM ORDNANCE SURVEY DIGITAL MAPBASE SURVEY, MAPPING AND RELATED RESEARCH APPROVED				INDEX No. SM-2014-0659			
MICHAEL PHILLIPS CITY ENGINEER		APPROVED THOMAS CURRAN ACTING MANAGER LAND SURVEYING & MAPPING DUBLIN CITY COUNCIL							