

22/5/2018

To the Chairperson and Members of
The Central Area Committee

Meeting: 12th June 2018

Item No:

With reference to the proposed disposal of a plot of land to the rear of 37 Shelmalier Road, East Wall, Dublin 3.

An application has been received to purchase a plot of ground to the rear of the property at No. 37 Shelmalier Road, East Wall, Dublin 3. The plot of ground in question, which is shown coloured pink on Map Index No. SM-2017-0755, and has an area of approximately 85 sq metres, has been incorporated into the rear garden for many years.

It is proposed to dispose of the City Council's fee simple interest in the plot of ground to Sinead Whittaker subject to the following terms and conditions which the Chief Valuer considers fair and reasonable:

1. The consideration shall be €3,500 (three thousand and five hundred euro).
2. The purchaser shall be responsible for their own legal costs in the matter and shall also pay approximately €800.00 (eight hundred euro) plus VAT towards the Council's legal costs.
3. The purchaser shall pay a Valuers fee of €800 (eight hundred euro) plus VAT.
4. This transaction shall be completed within 3 months of the date of the Council's approval of the disposal.

The dates for the performances of any of the requirements of the proposed agreement may be amended at the absolute discretion of the Executive Manager.

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

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

Paul Clegg _____
Executive Manager

28/5/2018 _____
Date