

30/4/2019

To the Chairperson and Members of  
The North Central Area Committee

Meeting: 20<sup>th</sup> May 2019

Item No:

**With reference to the proposed disposal of a plot of land to the rear of 68 Brian Road, Dublin 3.**

---

An application has been received from Michael Gavin to purchase a plot of ground to the rear of his property at No.68 Brian Road, Marino, Dublin 3. The plot of ground in question, which is shown coloured pink on Map Index No. SM-2019-0165, has an area of approximately 152 sq metres, and has been incorporated into his rear garden for many years.

It is proposed to dispose of the City Council's fee simple interest in this plot of ground to Michael Gavin subject to the following terms and conditions:

1. The consideration shall be in the sum of €3,800 (three thousand and eight hundred euro). i.e. €25 per square metre i.e. €25 x 152 square metres.
2. The purchaser shall be responsible for any costs involved in incorporating the plot into his garden.
3. The purchaser shall be responsible for his own legal costs in the matter and shall also pay approximately €1,500.00 (plus VAT) towards the Council's legal costs.
4. The plot is encumbered by a 225mm diameter foul sewer owned by Irish Water, therefore, the plot shall be transferred subject to a wayleave three metres either side of this foul sewer to Irish Water, as shown coloured yellow on map index number SM-2019-0165.

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

**2/5/2019**  
Date