



With reference to the proposed disposal of the Council's freehold interest in the property known as 22 Wicklow Street, Dublin 2.

Under Indenture of Lease dated 30th January 1913 between The Right Honourable the Lord Mayor Alderman and Burgesses of Dublin and Joseph Molloy, the premises known as 22 Wicklow Street, Dublin 2 was demised for a term of 150 years from 29th September 1912 for a yearly rent of £30 thereby reserved. The current assignee to the lease Owen Owens has applied to Dublin City Council to acquire the Council's fee simple interest in the property.

The Law Department has confirmed that the lessee has a statutory entitlement to purchase of the freehold in this property in accordance with the Landlord and Tenant (Ground Rents) No.2 Act 1978. Accordingly, it is proposed to dispose of the Council's freehold interest in the property 22 Wicklow Street, Dublin 2 to Owen Owens, subject to the following terms and conditions:

1. That Dublin City Council holds the Fee Simple interest in the property.
2. That the property is currently held under Indenture of Lease dated 30th January 1913 to Joseph Molloy for a term of 150 years from 29th September 1912 and that Owen Owens currently holds the property under Deed of Assignment dated 10th December 2003 subject to a yearly rent of €38.10 (thirty eight euro and ten cents).
3. That the subject site is shown outlined in red on attached Map Index SM-2019-0432.
4. That the disposal price for the City Council's interest shall be the sum of €12,000 (twelve thousand euro), plus VAT if applicable.
5. That the applicant shall pay Dublin City Council's Valuer fee of €800.00 (eight hundred euro) plus VAT.
6. That the applicant shall pay Dublin City Council's legal fees (to be agreed with the Law Agent) plus VAT.
7. That all outstanding charges, rent, rates and taxes (if any) on the subject property, for which the applicant is liable shall be cleared prior to completion of the transaction.

The property proposed to be disposed of is City Estate property (AR865).

The proposed disposal shall be subject to such conditions as to title to be furnished, 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.

This proposal was approved by the South East Area Committee at its meeting on the 9th September 2019.

This report is submitted in accordance with the requirement of Section 183 of the Local Government Act 2001.

Resolution to be adopted:

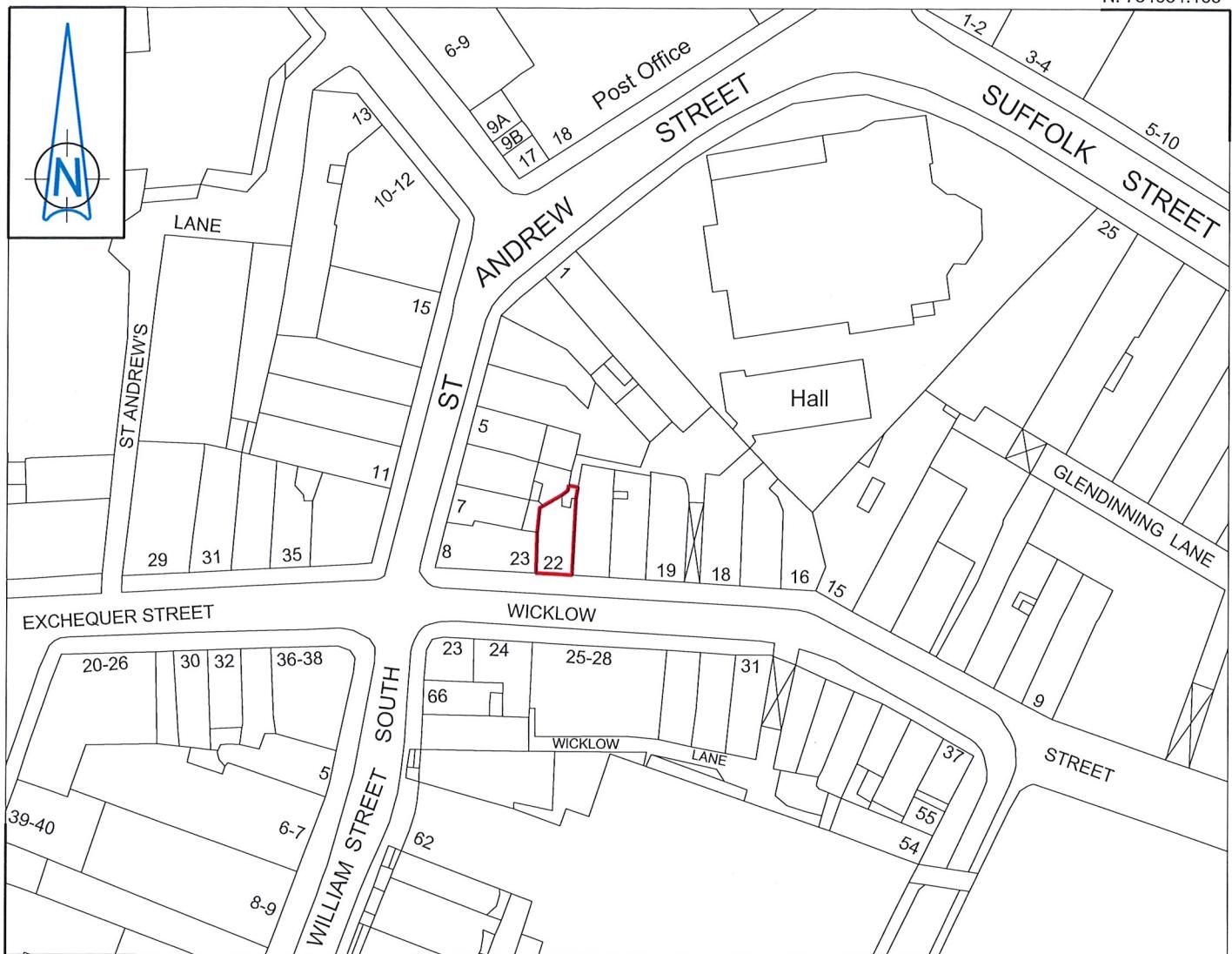
That Dublin City Council notes the contents of this report and assents to the proposal outlined therein.

Dated 13th day of September 2019.

Paul Clegg
Executive Manager

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WICKLOW STREET - No. 22

Dublin City Council to Owen Owens

Disposal of Fee Simple



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	SCALE	INDEX No	FOLDER No	CODE	DWG No	REV
3263-10	1:1000	SM-2019-0432-_0204- C3 - 001 - A.dgn				
DATE	SURVEYED/ PRODUCED BY					
05-07-2019	T. Curran					
FILE NO	THIS MAP IS CERTIFIED TO BE COMPUTER GENERATED BY DUBLIN CITY COUNCIL FROM ORDNANCE SURVEY DIGITAL MAPBASE SURVEY, MAPPING AND RELATED RESEARCH APPROVED					
APPROVED	<i>Tony Curran 17/07/2019</i> THOMAS CURRAN ACTING MANAGER LAND SURVEYING & MAPPING DUBLIN CITY COUNCIL					
INDEX No.	SM-2019-0432					
Dr JOHN W. FLANAGAN CEng FIEI FICE CITY ENGINEER						