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**With reference to the proposed grant of further licence of part of the premises at 133A Slaney Road, Glasnevin, Dublin 11 to Eco Mattress Recycling CLG.**

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By way of Agreement dated 25<sup>th</sup> November 2015 part of the premises at 133A Slaney Road, Glasnevin, Dublin 11, which said part is more particularly delineated outlined red and coloured pink together with a right of access over the area coloured yellow on Map Index No. SM-2011-0638, was let under licence by Dublin City Council to Eco Mattress Recycling Limited for use as a mattress recycling facility for a period of 6 months from 25<sup>th</sup> November 2015 and subject to a licence fee of €1,000 plus VAT.

The most recent licence dated 30<sup>th</sup> July 2017 expired on the 24<sup>th</sup> November 2021. The Environment & Transportation Department have proposed to grant a further licence of part of the premises at 133A Slaney Road, Glasnevin, Dublin 11 to Eco Mattress Recycling Company Limited By Guarantee subject to the following terms and conditions:

1. The licence shall commence on 25<sup>th</sup> November 2021 for a period of 2 years.
2. The licence fee payable shall be the sum of €2,000 (two thousand euro) plus VAT (if applicable) per annum payable semi-annually in advance.
3. The licensed area which is more particularly delineated outlined red and coloured pink together with a right of access over the area coloured yellow on Map Index No. SM-2022-0023 shall be used as a mattress recycling facility only. The licensee shall not permit the licensed area to be used for any other purpose.
4. Four car parking spaces shall be included in the licensed area for use by Eco Mattress Recycling Limited only. Vehicles are parked at their owners risk and the Council shall not be responsible for any loss or damage to vehicles or their contents.
5. The licensee shall be responsible for all outgoings associated with its use of the licensed area including taxes, utilities, water, insurance, waste disposal, agreed security costs and 1/3 of the Municipal Rates assessed on the entire premises within which the licensed area is situated.
6. The licensee shall carry out at its own expense any works necessary to render the licensed area fit for the licensee's proposed use and shall be responsible for all internal maintenance and repairs.
7. The licensee shall secure the licensed area throughout the licence period to the satisfaction of the Council.

8. The licensee shall indemnify the Council against all claims as a result of their use of the licensed area and shall obtain a high level of Public Liability Insurance and Employers Liability Insurance and the Council will have an absolute right to set a minimum level of public liability and employers liability insurance and to review the figures on a yearly basis (the current minimum levels are €6.5 million and €13 million respectively).
9. The Council shall not be responsible for any loss or damage to any goods, materials, vehicles and machinery on the licensed area.
10. Keys to the premises shall only be held by employees of Eco Mattress Recycling CLG who shall be responsible for all security issues associated with their use.
11. The licensee will ensure that the highest levels of Health & Safety standards shall apply to the use of the licensed area and access area and that noise levels do not disturb adjoining property owners. . It is noted that the Licensor, following engagement with local residents, planted tree screening in late 2020 which is expected to mature within 2 to 3 years following planting to minimise disturbance to the residents.
12. The licensee shall keep the licensed area in a reasonably tidy condition during the licensed period. At the end of the licence period the licensee shall at its own expense remove all materials not belonging to Dublin City Council and shall leave the property clean and cleared.
13. That the Council, its officials, employees or agents shall have the right to enter upon the site, for the purposes of ensuring the terms of this licence are complied with.
14. Each party shall be responsible for their own fees and costs incurred in this matter.
15. The Council reserves the right to terminate the licence on giving one months' notice in writing to the licensee.
16. The licensee shall be obliged to sign a Renunciation of Rights to a new tenancy.
17. This licence shall be personal to the licensee and shall not be capable of transfer, sub-licence, assignment, mortgage or charge.
18. That all other terms and conditions are as detailed in the previous licence agreement between Dublin City Council and Eco Mattress Recycling Limited dated 30<sup>th</sup> July 2017 and may include any other terms and conditions deemed appropriate by the Council's Law Agent in agreements of this type.

The property to be disposed was acquired from Dublin Institute of Technology.

The proposed disposal shall be subject to such conditions as to title to be furnished, as the Law Agent in her 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 Central Area Committee at its meeting on the 8<sup>th</sup> March 2022.

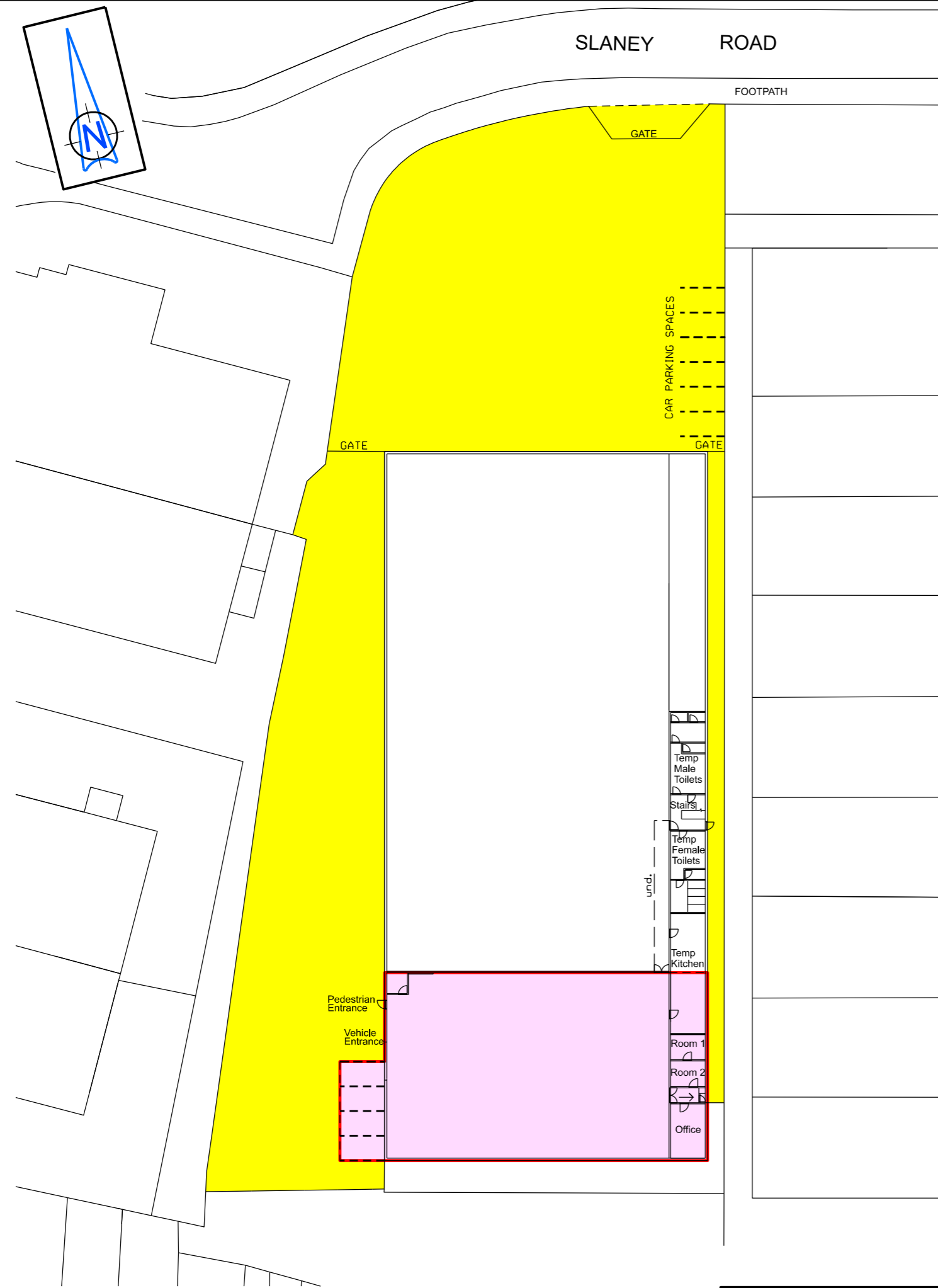
This report is submitted in accordance with the provisions of Section 183 of the Local Government Act, 2001.

**Resolution:**

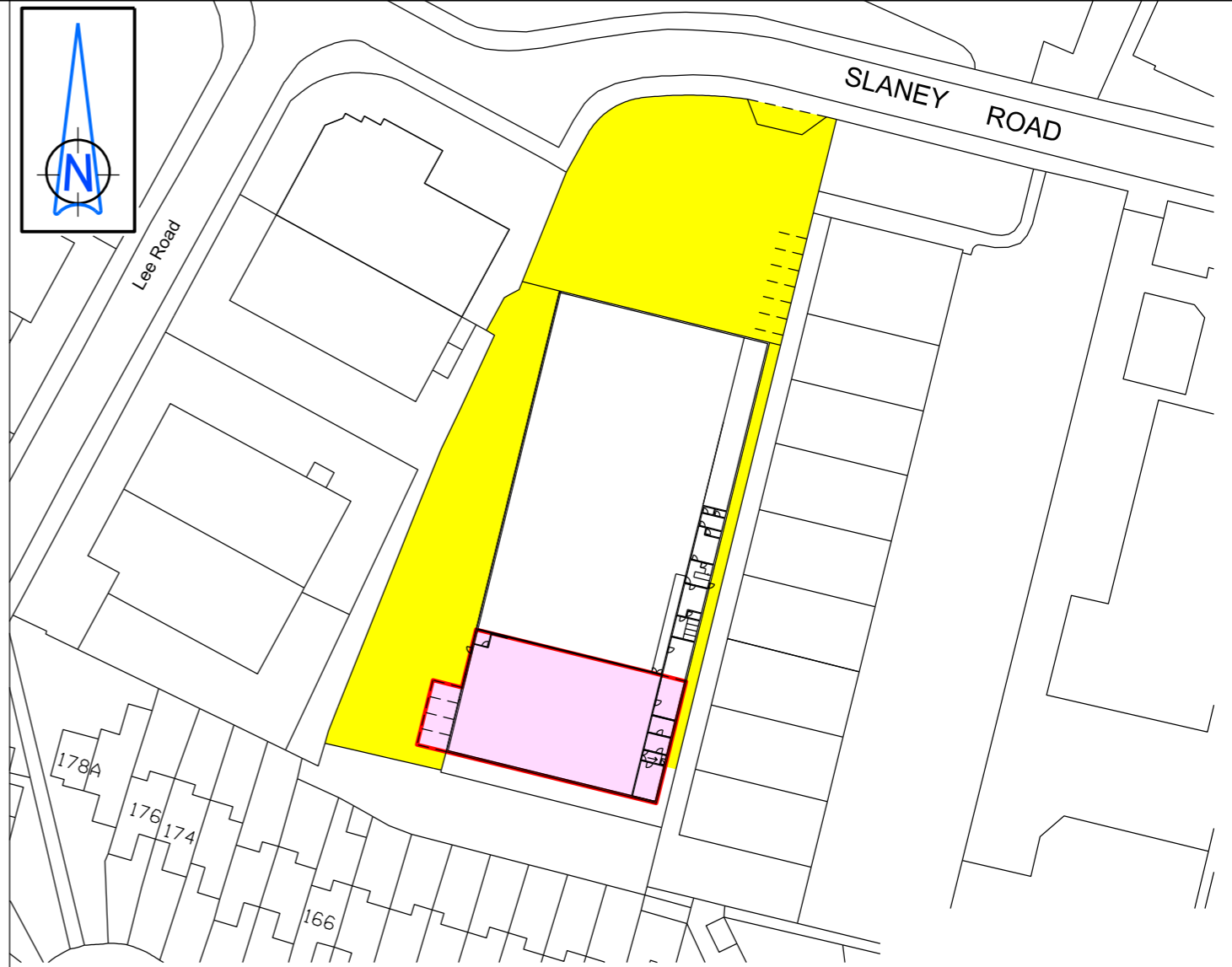
That Dublin City Council notes the contents of Report No. 104/2022 and assents to the proposal outlined therein.

**Paul Clegg**  
**Executive Manager**

**21<sup>st</sup> March 2022**



Scale 1-500



# SLANEY ROAD

Dublin City Council to Eco Mattress Recycling Limited

Grant of 2 Year Licence



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**  
3197-08

**SCALE**  
1:1000

<b>INDEX No</b>	<b>DWG No</b>	<b>REV</b>
<b>FILE NO</b> F:\SM-2022-0023 - 001 - A.dgn		

**DATE**  
17-01-2022

**SURVEYED / PRODUCED BY**  
L. Butler

THIS MAP IS CERTIFIED TO BE COMPUTER GENERATED BY  
DUBLIN CITY COUNCIL FROM ORDNANCE SURVEY DIGITAL MAPBASE  
SURVEY, MAPPING AND RELATED RESEARCH APPROVED

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**CITY ENGINEER**

**APPROVED**  
**THOMAS CURRAN**  
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DUBLIN CITY COUNCIL

**INDEX No.**  
**SM-2022-0023**