

To the Chairperson and Members of
The Central Area Committee

May 2022

Meeting: 10/05/2022

Item No:

With reference to the proposed disposal of plots of land to the side and rear of No. 243 Phibsborough Road, Dublin 7

An application has been received from Mr. Derek Brennan owner of No. 243 Phibsborough Road, Dublin 7 to purchase a laneway adjoining the rear and side of his property.

The plot of ground in question, shown outlined red on Map Index SM-2021-0765, has an area of approximately 85.8 metres sq. in total with Area A (the rear plot coloured pink) being 56.7 metres sq. and Area B (the side plot coloured blue) being 28.8 metres sq.

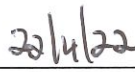
The Public Right of Way was extinguished by Dublin City Council at the Monthly Council Meeting held on 6th September 2021 having considered Report No. 223/2021.

It is proposed to dispose of Dublin City Council's fee simple interest in the laneway to Mr. Derek Brennan owner of No. 243 Phibsborough Road, Dublin 7 subject to the following terms and conditions which the Chief Valuer considers to be fair and reasonable and recommends for acceptance:

1. That the subject plots are shown outlined in red on the attached map reference SM-2021-0765 (for identification purposes only).
2. That the areas to be disposed of are as follows: (i) Area A (coloured pink): Rear plot c. 56.7 metres sq., and (ii), Area B (coloured blue): Side plot c. 28.8 metres sq.
3. That the purchase price shall be the sum of €25,000 (twenty five thousand euro) plus VAT if applicable, for the Council's interest in the plots.
4. That the applicants hold the freehold or equivalent interest in the adjacent property, known as No. 243 Phibsborough Road, Dublin 7.
5. That the subject plot of ground shall be cleared by Dublin City Council of all debris and loose materials prior to handover.
6. That each party shall be responsible for their own legal fees.
7. That this disposal is subject to the necessary consents and approvals being obtained. The disposal shall be subject to any such covenants and conditions as the Law Agent in their discretion shall stipulate.

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


Executive Manager


Date

N: 735351.161

E: 715055.510



E: 714868.420


N: 735207.194

PHIBSBOROUGH ROAD - No. 243

Lands adjoining

Dublin City Council to Derek Brennan

Disposal of Fee Simple

Area A: 56.7m² shown thus 

Area B: 28.8m² shown thus 



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

3197-24

SCALE

1:1000

INDEX No

DWG No

REV

FILE NO

F:\SM-2021-0765 - 001 - B.dgn

DATE

22-11-2021

SURVEYED /
PRODUCED BY

T. Curran

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-2021-0765

Dr JOHN W. FLANAGAN

CEng FIEI FICE
CITY ENGINEER

APPROVED

THOMAS CURRAN
ACTING MANAGER LAND SURVEYING & MAPPING
DUBLIN CITY COUNCIL