

25<sup>th</sup> April 2022

**To: The Chairman and Members of  
Central Area Committee**

Meeting: Tuesday 10<sup>th</sup> May 2022

Item No.

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**With reference to the proposed grant of a licence of Unit F15 of the Markets Area Community Resource Organisation (MACRO) Building, No. 1 Green Street, Dublin 7.**

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By way of licence dated 6<sup>th</sup> July 2020 Unit F15 of the Markets Area Community Resource Organisation (MACRO) Building, Green Street/North King Street, Dublin 7 shown outlined on Map Index No. SM2020-0055 was let under licence by Dublin City Council to St. Michans Parish for a period of 2 years commencing on 1<sup>st</sup> January 2020. The licence expired on 31<sup>st</sup> December 2021.

It is proposed to grant a further two year licence to St. Michans Parish subject to the following terms and conditions:

1. The proposed licence shall be for the period of 2 years from 1<sup>st</sup> January 2022 to 31<sup>st</sup> December 2023 and subject to a licence fee of €200.00 per annum.
2. The proposed licensed area is Unit F15, as shown outlined in red on Map Index No. SM2020-0055 for use as an office.
3. The proposed licence shall be subject to a service charge fee of €1,281.04 per annum in respect of the cost of managing the building payable quarterly in advance directly to MACRO Building Management CLG.
4. The licensee shall be responsible for all other outgoings including rates, waste charges and any water charges, telephones, photocopying utilities which may become payable.
5. The licensee shall sign a Deed of Renunciation in respect of the licensed area.
6. The licensee shall be entitled to use the licensed area during the opening hours of the Markets Area Community Resource Organisation building which are 8.00 am to 9.00pm Mondays to Fridays.
7. The licence can be terminated by either party on giving the other one months notice in writing.
8. The licensee shall keep its part of the premises in good condition and repair during the term of the licence.

9. The licensee shall obtain public liability insurance (€6.5 million) and employer's liability insurance (€13 million) if they have employees and shall indemnify the City Council against any and all claims for compensation, which may arise from their use of their used of the property.
10. On termination of the licence, the licensee shall be responsible for the removal of all their materials from the premises.
11. The licensee shall not assign, sub-let alienate or part with possession of the subject property.
12. The licensee shall not erect any signage on the external or internal walls of the subject property without the prior consent of the Council.
13. The licence will be subject to any terms and conditions deemed appropriate by the Council's Law Agent
14. Each party shall be responsible for its own legal costs.

**Paul Clegg**

**Executive Manager.**