

To the Chairperson and Members of  
The South Central Area Committee

Meeting: 18<sup>th</sup> September 2024

Item No:

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**Disposal of a plot of land at Ballyfermot Road, Dublin 10.**

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An application has been received to purchase a plot of land owned by the Council at Ballyfermot Road, Dublin 10 by Orivo West Estates Limited. This plot had been incorporated into their adjacent property for many years. They currently have planning permission on their property to build 29 apartments, Planning Application No 5339/22 refers.

It is proposed to dispose of the subject plot, which has an area of approximately 45 square metres, to Orivo West Estates Limited, subject to the following terms and conditions which the Chief Valuer considers to be fair and reasonable:

1. Dublin City Council shall dispose of the fee simple in the plot of land shown outlined in red on Map Index No SM-2024-0195 for a consideration of €20,000 (twenty thousand euro) to Orivo West Estates Limited. VAT is not applicable.
2. A wayleave shall be granted to Uisce Éireann over the area coloured yellow on map index number SM-2024-0195 due to the location of a nearby water pipe as shown with a dotted blue line on this map.
3. The purchaser shall pay the City Council's Valuer's fees of €1,500 (one thousand and five hundred euro) plus VAT at 23% of €345 (three hundred and forty-five euro) totalling €1,845 (one thousand eight hundred and forty-five euro).
4. The purchaser shall pay the City Council's legal fees of €1,500 (one thousand and five hundred euro) plus VAT at 23% of €345 (three hundred and forty-five euro) totalling €1,845 (one thousand eight hundred and forty-five euro).
5. The disposal is subject to such other conditions as deemed appropriate by the Law Agent.

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

**Máire Igoe**

**22/8/2024**

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**Máire Igoe**  
**Acting Executive Manager**

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**Date**