



With reference to the proposed disposal of Laneway between 25-28 and 29-31 Strand Street Great, Dublin 1

TIO (Targeted Investment Opportunities) Property Holdings Limited, is the current owner of former Zanzibar venue on Ormond Quay. To the rear of this premises between 25-28 and 29-31 Great Strand Street, Dublin 1 lies a walled off and gated laneway which is in the historic ownership of Dublin City Council as if forms part of the City Estate.

TIO has applied to purchase the laneway to facilitate works and access to a proposed development (planning application 6619/07 refers). The laneway comprises 68 sqm and has no development potential for the City Council. It is proposed therefore to dispose of the Councils interest in the laneway as outlined in red on Map index SM- 2018-0620 subject to the following terms and conditions:

1. That consideration for the proposed disposal of the Councils Fee Simple Interest or equivalent shall be in the amount of €275,000 (two hundred and seventy five thousand euro) plus VAT in full and final settlement.
2. That the disposal of the City Councils interest is on the basis that the applicant will provide a right of way over the laneway directly to the adjoining owner of 25-28 Strand Street Great.
3. That the applicant shall pay the City Councils professional fees of €1,500 plus VAT and the Councils reasonable legal costs plus VAT.

The property to be disposed of is part of the City Estate

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

The disposal shall be subject to any such covenants and conditions as the Law Agent in his discretion shall stipulate.

This proposal was approved by the Central Area Committee at its meeting on 11 Dec 2018.

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

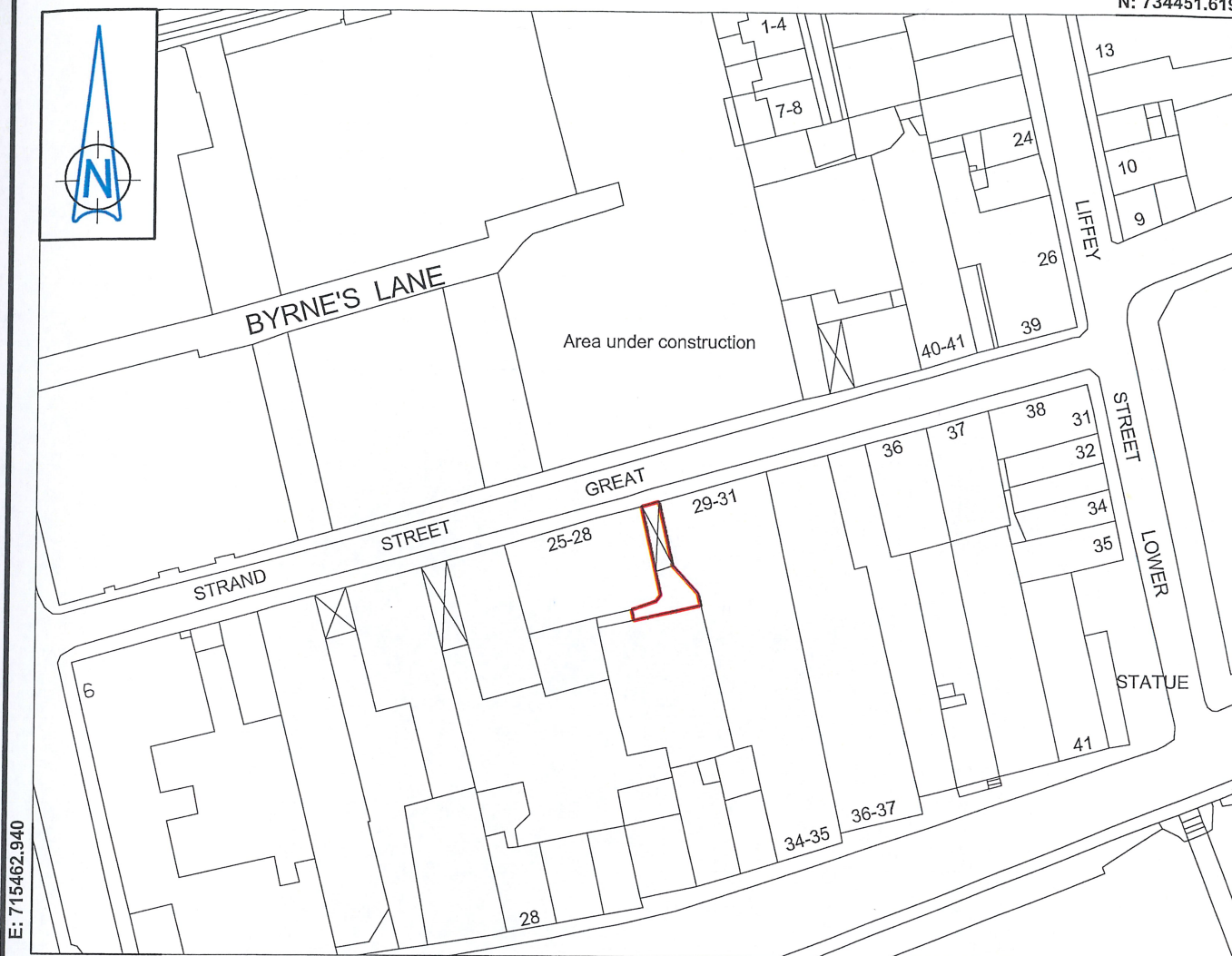
Resolution to be adopted

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

Paul Clegg
Executive Manager
17th December 2018

N: 734451.619

E: 715648.146



E: 715462.940

N: 734307.683

STRAND STREET GRAND - 25-28 and 29-31 (laneway between)

Dublin City Council to TIO Property Holdings Limited

Disposal of Fee Simple

Area: 68m²



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
3263-10

SCALE
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DATE
28-09-2018

SURVEYED /
PRODUCED BY
L. Butler

FILE NO

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SM-2018-0620-0204- C31 - 001 - A.dgn

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SURVEY, MAPPING AND RELATED RESEARCH APPROVED

APPROVED

THOMAS CURRAN

ACTING MANAGER LAND SURVEYING & MAPPING
DUBLIN CITY COUNCIL

INDEX No.

SM-2018-0620

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