



With reference to a proposed grant of a 5 year license of 11 Mellows Court, Finglas, Dublin 11 to Support Meals-on-Wheels Company Limited.

Support Meals-on-Wheels Company Limited are in use of 11 Mellows Court, Finglas, Dublin 11 as an office to administer their meals-on-wheels programme.

To regularise the situation, Housing and Community Services Department have requested a 5 year licence be granted to Support Meals-on-Wheels Company Limited for the continued use of the premises.

Therefore it is proposed to grant a licence to Support Meals-on-Wheels Company Limited (the licensee), subject to the following terms and conditions:

1. The property to be licenced is shown outlined in red on Map Index No. SM-2021-0291
2. The licence shall be for a period of 5 years.
3. The licence fee shall be €200 per annum.
4. The licensed property shall be used solely as an administration office for the licensee.
5. The licensee shall be responsible for all outgoings associated with its use of the licensed property including taxes, rates, utilities, and waste disposal.
6. The licensee shall be responsible for obtaining all relevant planning permissions necessary in relation to the use of the premises.
7. Either party is entitled to terminate the licence at any time upon giving six months' notice in writing.
8. The licensee shall indemnify Dublin City Council against any and all claims arising from its use of the property. Public Liability Insurance (minimum of €6.5 million) and Employers Liability Insurance (minimum of €13 Million) shall be required. The licensee shall also hold contents insurance.
9. The licensee shall not sublet or part with possession of the property or part thereof.
10. The licensee shall be responsible for keeping the property good order and repair internally.
11. The licensee shall not carry out any structural alterations to the property without prior written consent from the Licensor.
12. The licensee shall leave the property clean and tidy upon termination of the Licence.

13. The licensee shall comply with the existing Service Level Agreement with the Health service Executive.
14. The licensee shall sign a Deed of Renunciation.
15. Each part shall be responsible for their own fees and cost incurred in this matter.

The site was acquired by the Council from the Trustees of Kearney Estate in 1950.

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

This proposal was noted by the North West Area Committee at its meeting on 19th October 2021.

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

Resolution:

That Dublin City Council notes the contents of Report No. 334/2021 and assents to the proposal outlined therein.

Dated this the 19th day of October 2021.

Paul Clegg
Executive Manager