

27th June 2022

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

Meeting: Tuesday 12th July 2022

Item No.

With reference to the proposed disposal of a licence of Unit T22 of the Markets Area Community Resource Organisation (MACRO) Building, Green Street/North King Street, Dublin 7.

By way of licence dated 13th December 2018 Unit G04 of the Markets Area Community Resource Organisation (MACRO) Building, Green Street/North King Street, Dublin 7 was let under licence by Dublin City Council to Safetynet Primarycare CLG for a period of 2 years commencing on 1st May 2018. The licence was subsequently renewed for a further period of 2 years but was terminated early on 30th June 2021 as the group requested that they transfer to Unit T22 from 1st July 2021 which was agreed by MACRO Building Management CLG.

It is proposed to grant a licence to Safetynet Primarycare CLG for Unit T22 subject to the following terms and conditions:

1. The proposed licence shall be for a period of 2 years and 6 months from 1st July 2021 to 31st December 2023 inclusive and subject to a licence fee of €200.00 per annum.
2. The proposed licence shall be subject to a service charge fee in respect of the cost of managing the building of €3,618.88 per annum payable quarterly in advance directly to MACRO Building Management CLG.
3. The licensee shall be responsible for all other outgoing rates, waste charges and any water charges, telephones, photocopying utilities which may become payable.
4. The proposed licensed area is Unit T22 as shown coloured pink on Map Index SM2022-0196.
5. The licensee shall be entitled to use the licensed area during the opening hours of the Markets Area Community Resource Organisation Building which are 8.00am to 9.00pm Mondays to Fridays.
6. The licensee shall sign a Deed of Renunciation in respect of the licensed area.
7. The licensee shall use the licensed area as office space. The fixtures and fittings comprise 3 Desks, 3 chairs, 3 pedestals, 1 notice board, 1 whiteboard and 1 press.
8. The licence can be terminated by either party on giving the other one months' notice in writing.

9. The licensee shall keep its' part of the premises in good condition and repair during the term of the licence.
10. The licensee shall obtain public liability insurance in the amount of €6.5 million and employer's liability insurance in the amount of €13 million and shall indemnify Dublin City Council against any and all claims for compensation, which may arise from their use of the property.
11. On termination of the licence, the licensee shall be responsible for the removal of all their materials from the premises.
12. The licensee shall not assign, sub-let alienate or part with possession of the subject property whatsoever.
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.

Máire Igoe

A/Executive Manager