



With reference to the proposed grant of a further licence of Units F02-F10, F11 and F13 of the Markets Area Community Resource Organisation (MACRO) Building, Green Street/North King Street, Dublin 7.

By way of Agreement dated 30th October 2008, Units F02-F10, F11 and F13 of the Markets Area Community Resource Organisation (MACRO) Building, Green Street/North King Street, Dublin 7 shown coloured pink on Map Index No. SM2010-0367-003 were granted under licence by Dublin City Council to Pitter Patter Community Creche & Pre-School CLG for a period of 11 months commencing on 1st May 2008. The licence was subsequently renewed with the most recent 2 year licence dated 6th September 2019 expired on 31st January 2021.

It is now proposed to grant a further licence to Pitter Patter Community Creche & Pre-School CLG subject to the following terms and conditions:

1. The proposed licence shall be for the period of 2 years and 11 months from 1st February 2021 to 31st December 2023 inclusive subject to a licence fee of €200 per annum.
2. The proposed licensed area is Units F02-F10, F11 and F13, as shown outlined on Map Index No. SM2010-0367-003.
3. The proposed licence shall be subject to a service charge fee of €9,447.52 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 outgoings including waste charges and any water charges or other charges 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 month's 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. That the Licensee will ensure that the highest levels of Health and Safety Standards apply to the use of the licensed area and ensure compliance with all relevant legislation.
14. The licence will be subject to any terms and conditions deemed appropriate by the Law Agent
15. Each party shall be responsible for its own legal costs.

The area proposed to be licensed is contained in the MACRO Building which is built on lands which form part of the Council's City Estate (Reference AR 208).

The proposed disposal shall be subject to such conditions as to title to be furnished, as the Law Agent in her discretion shall stipulate.

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

This proposal was approved by the Central Area Committee at its meeting on the 13th December 2022.

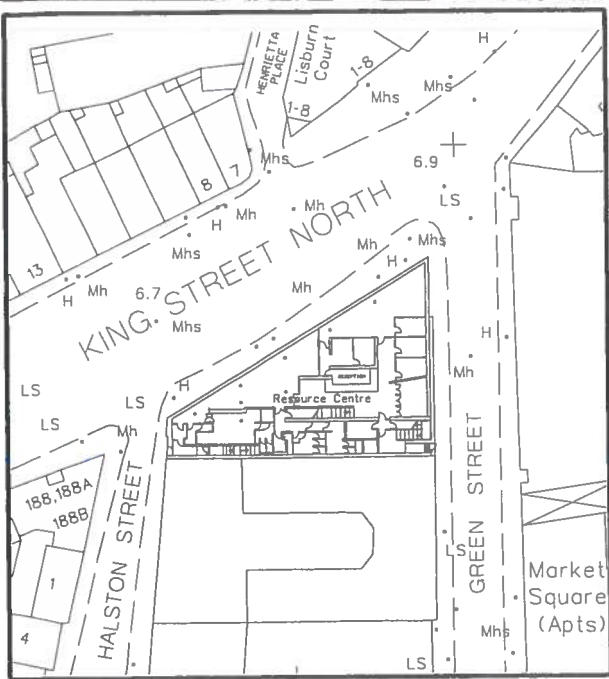
This report is submitted in accordance with the provisions of Section 183 of the Local Government Act, 2001.

Resolution:

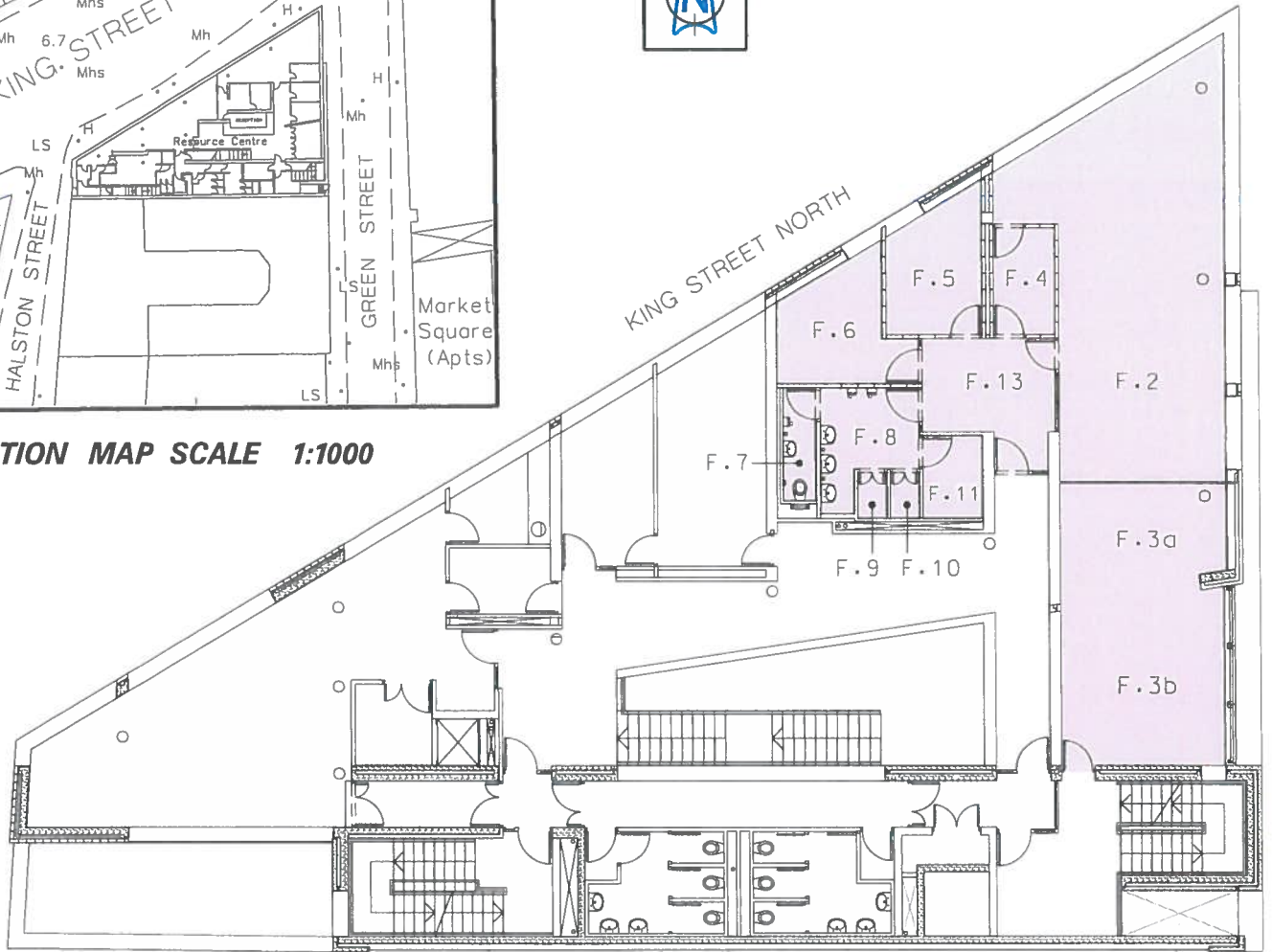
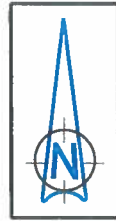
That Dublin City Council notes the contents of this report and assents to the proposal outlined therein.

Dated this the 19th day of December 2022.

Máire Igoe
A/Executive Manager



LOCATION MAP SCALE 1:1000



FIRST FLOOR PLAN (SCALE 1:200)

HALSTON STREET /NORTH KING STREET /GREEN STREET - MACRO BUILDING
Rooms F.2 - F.10, F.11, F.13 (AREA: 142 sq m)
Dublin City Council to Pitter Patter Creche
DISPOSAL OF LICENCE



DUBLIN CITY COUNCIL

Comhairle Cathrach Bhaile Átha Cliath
ENVIRONMENT AND ENGINEERING DEPARTMENT
An Roinn Comhshaoil agus Innealtóireachta
SURVEY AND MAPPING SERVICES DIVISION
Rannán Seirbhísi Suirbhéireachta agus Léarscailithe

O.S REF	SCALE
3263-04, 3263-05	1:1000 / 1:200

DATE	SURVEYED / PRODUCED BY
15.02.2013	TJC

INDEX No	FOLDER No	CODE	DWG No	REV
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INDEX No.

MICHAEL PHILLIPS
CITY ENGINEER

SIGNED _____
PATRICK SHINE
MANAGER LAND SURVEYING & MAPPING
DUBLIN CITY COUNCIL

SM-2010-0367-003