



With reference to the proposed grant of a further licence of part of the former Rutland Street school premises and the School on Stilts premises at Rutland Street/Sean McDermott Street, Dublin 1 to Lourdes Youth and Community Services CLG.

By way of Agreement dated 20th January 2011 parts of the Rutland Street School premises and the School on Stilts premises at Rutland Street/Sean McDermott Street, Dublin 1 which said parts are more particularly delineated on Map Index Nos. 17865 and 17554 were licensed by Dublin City Council to Lourdes Youth and Community Services CLG for a period of 11 months from 1st June 2010 and subject to a licence fee of €130. The licence was subsequently renewed and the most recent 11 month licence expired on 28th February 2018.

The Rutland Street School premises is subject to a refurbishment project by Dublin City Council and the licensee has relocated part of their operations elsewhere until the refurbishment works are completed. The licensee's occupation of the School on Stilts premises is unaffected.

It is proposed to grant a further licence to Lourdes Youth and Community Services CLG subject to the following terms and conditions:

1. The licence period for the School on Stilts shall be for two years from 1st March 2018 to 29th February 2020 for the area outlined in red on Map Index 17554.
2. The licence fee shall be €130.00 (one hundred and thirty euro) per annum.
3. The premises are to be used for the provision of community services comprising of training and a youth club.
4. The premises may only be used from 8.00am to 10.30pm daily.
5. The licensee shall obtain a high level of public liability insurance and employer's liability insurance (if applicable), which shall indemnify Dublin City Council against any and all claims arising from its use of the premises. The Council will have an absolute right to set a minimum level of public liability and employer's liability insurance and to review the figures on a yearly basis (the current minimum levels are €6.5 million and €13 million respectively).
6. Nothing herein contained is intended to create or shall be taken as creating a relationship of Landlord and Tenant between the parties and in this regard the licensee shall be required to sign a Deed of Renunciation.
7. The licensor shall not be obliged to carry out any repairs or maintenance to the Licensed Area or any buildings or structures, which shall be the responsibility of the licensee.

8. The licence is personal to the licensee and may not be alienated, subdivided, transferred, assigned or otherwise disposed of.
9. On termination of this agreement the licensee shall leave the premises clean and cleared of all the licensee's possessions.
10. The licensee shall be responsible for any rates, taxes, utility bills and outgoings assessed on the properties during the term of its occupation.
11. The licence can be terminated by either party on giving the other one month's notice in writing.
12. The licence will be subject to any other terms and conditions deemed appropriate by the Council's Law Agent.

The area proposed to be licensed was acquired from St. Laurence O'Toole Diocesan Trust as part of an exchange of lands.

The proposed disposal shall be subject to such conditions as to title to be furnished as the Law Agent in his 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 9th July 2019.

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

Resolution to be adopted:

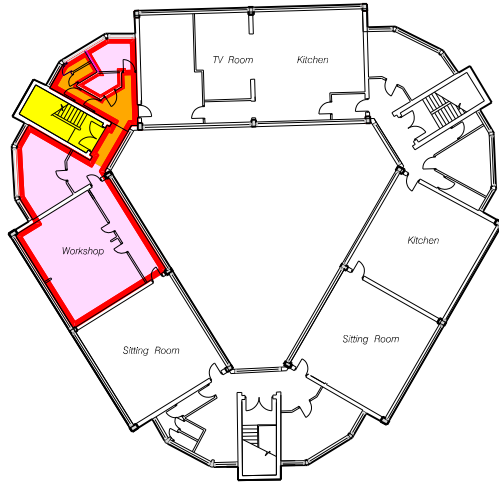
That Dublin City Council notes the contents of Report No. 247/2019 and assents to the proposal outlined therein.

Dated this the 9th day of August 2019.

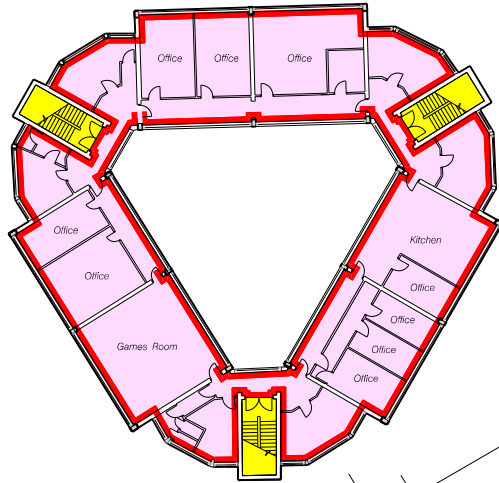
Paul Clegg
A/Assistant Chief Executive

Enlargement Scale 1:500

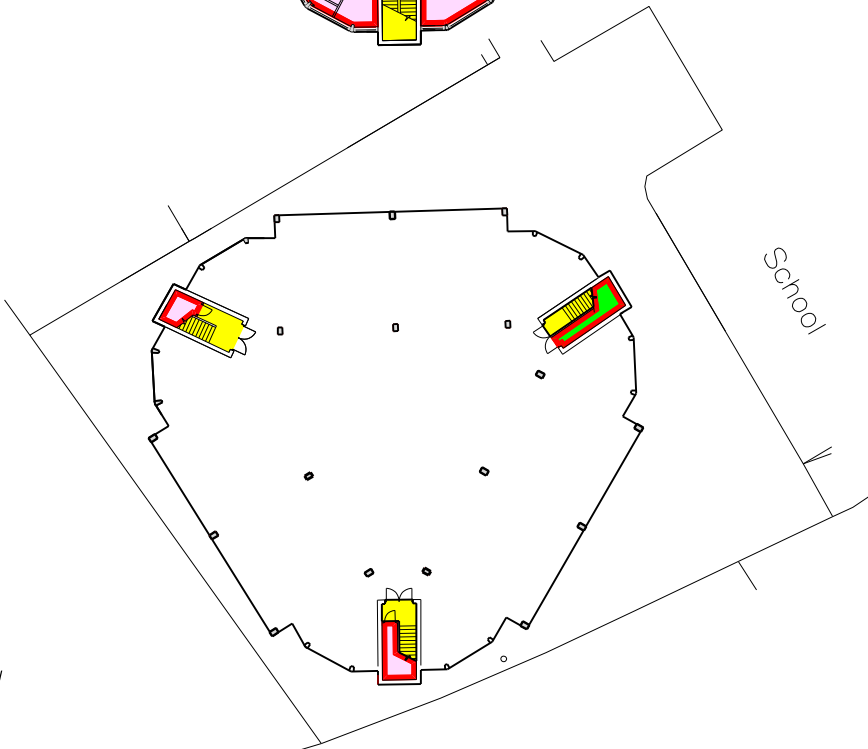
SECOND FLOOR PLAN



FIRST FLOOR PLAN



GROUND FLOOR PLAN



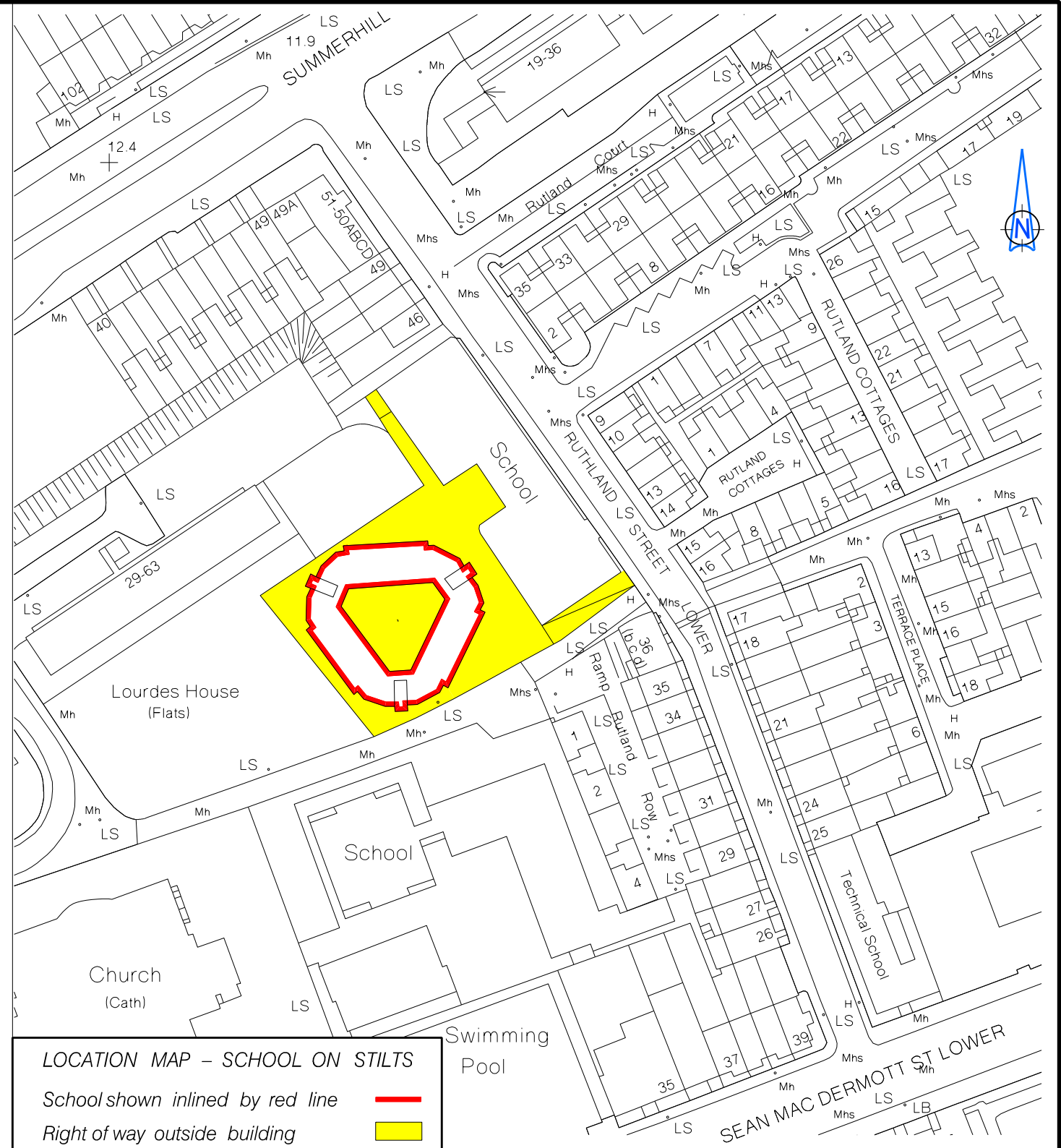
DUBLIN CITY COUNCIL TO LOURDES YOUTH AND COMMUNITY SERVICES
GRANT OF LICENCE

LICENCE AREA

SHARED AREA WITH ADVENTURE SPORTS PROJECT

SHARED AREA WITH ADVENTURE SPORTS PROJECT AND NEIGHBOURHOOD YOUTH PROJECT

RIGHT OF WAY WITHIN BUILDING



LOCATION MAP – SCHOOL ON STILTS

School shown inlined by red line

Right of way outside building

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

M. PHILLIPS
CITY ENGINEER

Date By Revisions :

SCALE INDEX No.

1:1000

17554

SURVEYED / MADE BY

DATE

FC

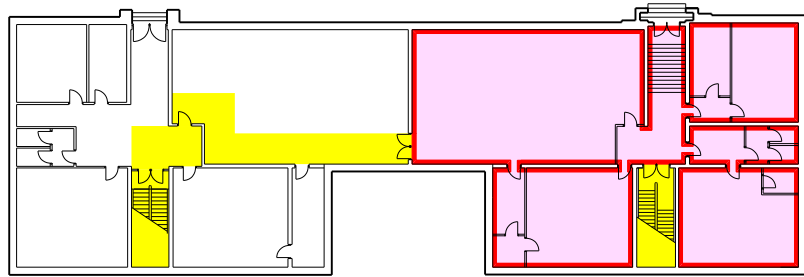
29-1-2010

O.S. REF. 3198/21 N 735259 E 716310

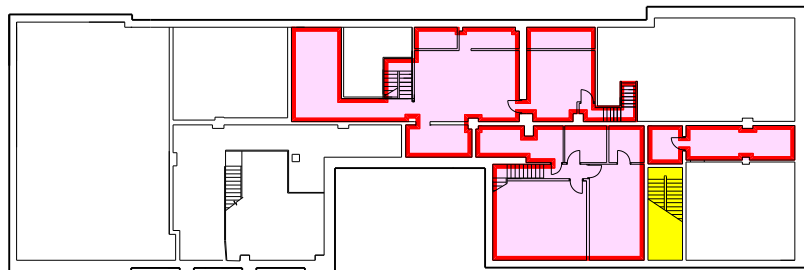
CODE C 3

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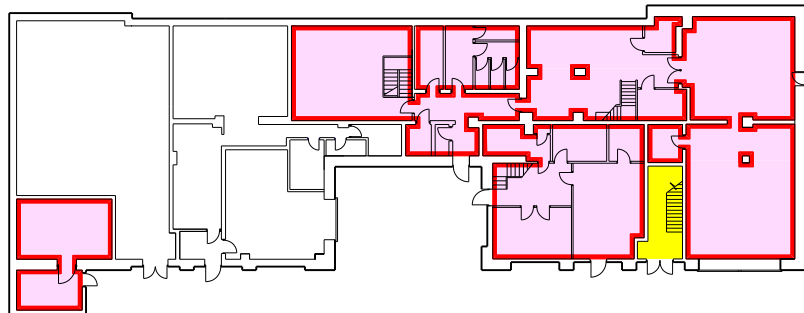
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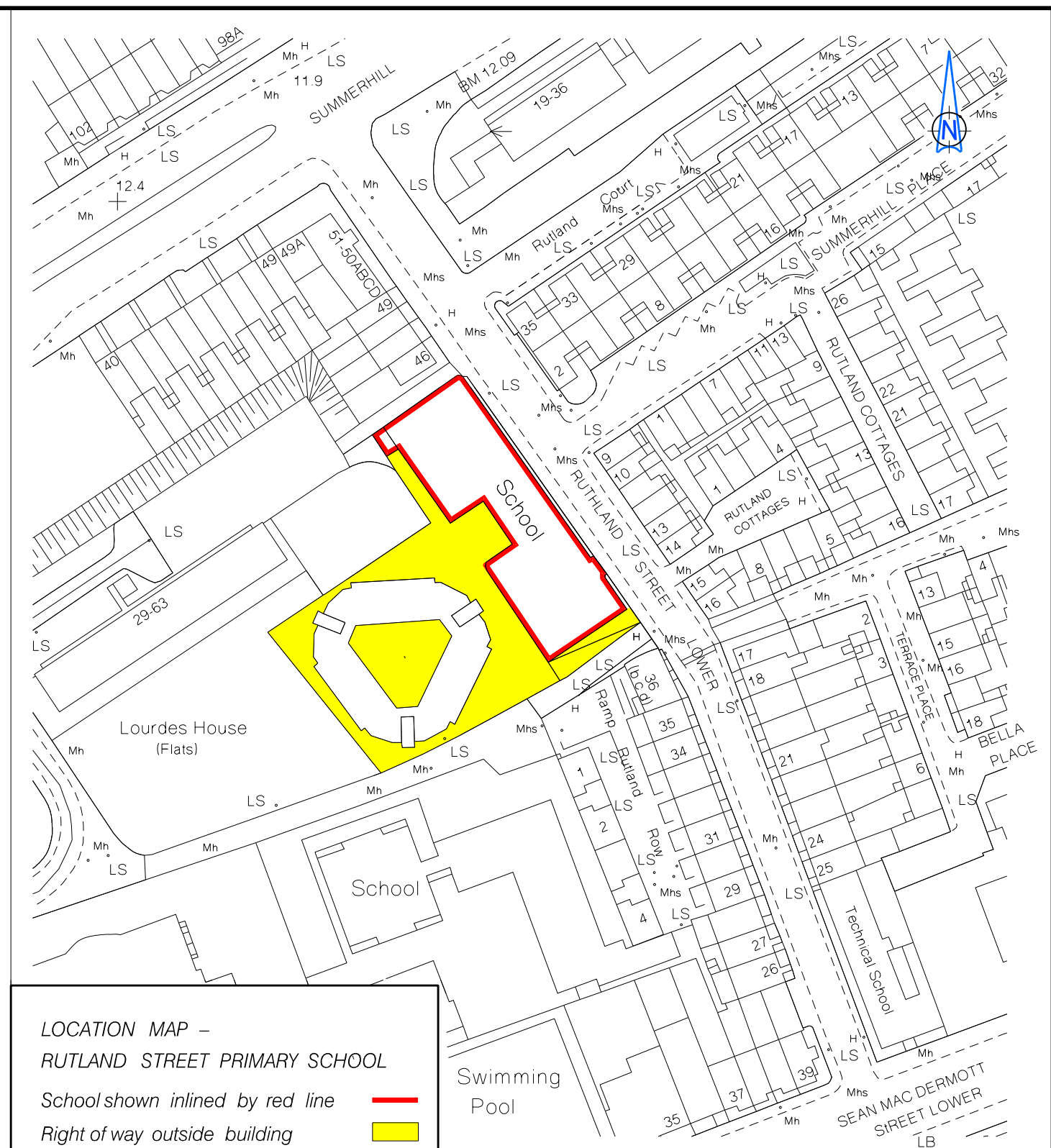
GROUND FLOOR PLAN



LOWER GROUND FLOOR MEZZANINE PLAN



LOWER GROUND FLOOR PLAN



LOCATION MAP –
 RUTLAND STREET PRIMARY SCHOOL
 School shown inlined by red line
 Right of way outside building

Swimming
 Pool

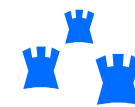
RUTLAND STREET LOWER, PRIMARY SCHOOL

DUBLIN CITY COUNCIL TO LOURDES YOUTH AND COMMUNITY SERVICES

GRANT OF LICENCE

LICENCE AREA

RIGHT OF WAY WITHIN BUILDING



Dublin City
 Baile Átha Cliath

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

M. PHILLIPS
 CITY ENGINEER

Date	By	Revisions :
4-5-2010	FC	Ground floor plan to be renamed as lower ground floor plan
		First floor plan to be renamed to lower ground floor mezzanine plan
		Second floor plan to be renamed to ground floor plan
29-8-2013	FC	Right of way at ground floor plan amended

SURVEYED /
 MADE BY
 FC

DATE
 24-2-2010

O.S.REF. 3198-21

SCALE INDEX No.

1000

17865

CODE C 3