

Comhairle Cathrach
& Contae **Luimnigh**

Limerick City
& County Council

14th November, 2023.

To: The Cathaoirleach and each Member of the Metropolitan District of Limerick

Proposed Disposal of Land (0.038 hectares, 0.095 acres) at Michael Street, Limerick.



1. Introduction.

It is intended that the following proposed disposal of land (map and photos attached in this report) will be included on the Agenda for the January Full Council Meeting:

Disposal of land, Michael Street, Limerick, to Mr. Eamon Daly in the sum of €105,000.

2. Description and Location of the land.

The subject land is situated adjacent to Mr. Daly's property (directly to the rear), just off Michael Street, on the northern side of an access road serving the multi-storey euro car park. It is approximately 150 meters south of Charlotte's Quay and 300 meters northeast of O' Connell Street.

The surrounding area is inner city in character with a mix of existing commercial and residential properties, a historic cemetery and a multi-storey car park.

The land, as shown on the attached site map, comprises a small brownfield infill site extending to an area of approximately 0.038 hectares (0.095 acres).

The land is located within an area zoned "City Centre Area" in the Limerick City Development Plan 2022-2028, where the key objective is as follows: 'To protect, consolidate and facilitate the development of the City Centre commercial, retail, educational, leisure, residential, social and community uses and facilities'.

3. History of the Land.

The land was acquired as part of the Kings Island Abbey Area CPO 1989.

4. Key Elements of Proposal

The land as a standalone site has limited development potential. It is felt by the Executive that there is considerable merit in selling the land to the adjoining property owner given the potential in developing both the subject site and the adjoining property for potential housing, subject to planning.

Mr. Eamon Daly intends applying for planning permission to develop a number of apartment type housing units (approximately 20) at this location and a commercial unit a ground floor level. If the acquisition is approved, it is envisaged that the

planning process could take 12-18 months with a build time of an additional 24 months.

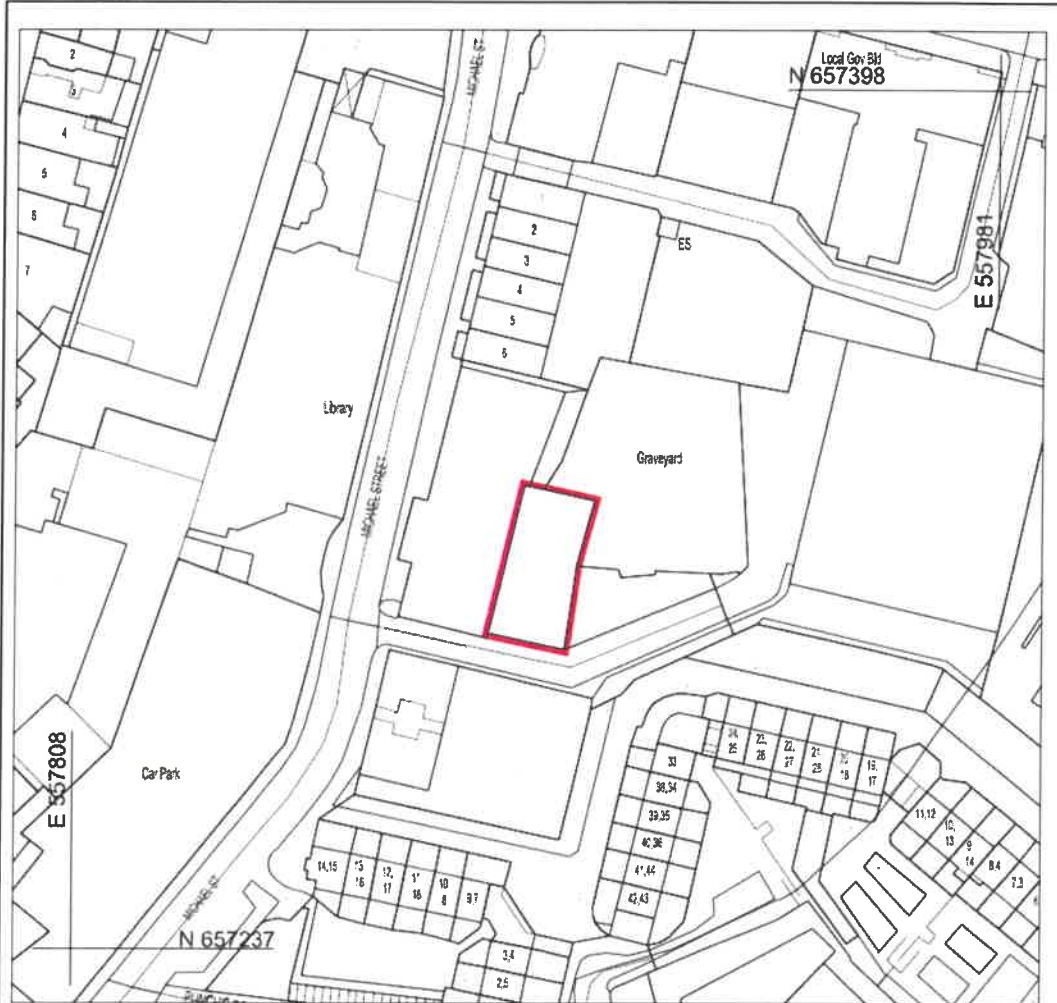
5. Executive Recommendation to Council.

The proposal before the Members is to note the proposed disposal of the land 0.038 hectares (0.095 acres) to Mr. Eamon Daly in the sum of €105,000.


Jayne Leahy,
Head of Property Management Department,
Rural, Community & Culture Development Directorate,
Limerick City & County Council,
Merchants Quay,
Limerick.

Appendix

Location Map – Property marked in red



Note: Site for proposed disposal at Michael St, Limerick highlighted in Red on the map, these lands form part of Limerick City and County Council's Folio's LK24704F and LK32080F and unregistered Area. Total area of lands for proposed disposal = 0.095Acres/0.038 Hectares



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<p>COPYRIGHT: The design and details shown on this drawing are applicable to their project only and may not be reproduced in whole or in part or be used for any other project or purpose without the written permission of Limerick City and County Council with whom copyright resides.</p> <p>DO NOT SCALE from this drawing. Use figured dimensions. Contractor to check all dimensions on site prior to commencement of works. Any discrepancies are to be referred to the ARCHITECT.</p>	<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th colspan="4">REVISIONS</th> </tr> <tr> <th style="width: 10%;">DATE</th> <th style="width: 10%;">REV. BY</th> <th style="width: 10%;">CH.</th> <th style="width: 70%;">DESCRIPTION</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> <td> </td> <td> </td> </tr> <tr> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>	REVISIONS				DATE	REV. BY	CH.	DESCRIPTION									<p>Limerick City and County Council Property & Community Facilities Barrow House, Michael St, Limerick</p> <p>DATE: 27/10/2023 SCALE: 1:1000 DRAWN: BB CHECKED: </p> <p>FILE REF: NA AG TYPE: Disposal</p>	<p>PROJECT: Michael St, Site</p> <p>STAGE: Transfer/Registration</p> <p>DRAWING TITLE: Proposed Disposal at Michael St.</p> <hr/> <p>DRAWING NO: AG5187</p> <p>SHEET SIZE: A4</p> <p>NO. OF SHEETS: 0</p>
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Photos of Property

