



Comhairle Cathrach
Bhaile Átha Cliath
Dublin City Council

Dublin City Council

Weekly Planning List

04/23

(23/01/2023-27/01/2023)

All applications received will be considered by the Planning Authority to determine their validity in accordance with Planning and Development Regulations 2001. Any application pending validation listed hereunder, and subsequently declared to be invalid, will be detailed in the DECISIONS SECTION of the Weekly List in a subsequent publication.

Area 1 COMMERCIAL

Area Area 1 - South East
Application Number 3086/23
Application Type Permission
Applicant Truceside Ltd
Location 35 Harcourt Street, Dublin 2 (Protected Structure) extending to 35 Camden Place Dublin 2, (with connections to the yards (front & rear) of the Dean Hotel at 34 Harcourt Street/Camden Place, & to the rear block of the new hotel at No 36 Harcourt Street, Dublin 2.
Registration Date 23/01/2023

Additional Information

Proposal: PROTECTED STRUCTURE: Permission for the following at no 35 Harcourt Street, Dublin 2 (Protected Structure) extending to 35 Camden Place Dublin 2, (with connections to the yards (front and rear) of the Dean Hotel at 34 Harcourt Street/ Camden Place, and to the rear block of the new hotel at No 36 Harcourt Street (Protected Structure)/ Camden Place, Dublin 2): a) The demolition of late twentieth century single storey store-rooms to the rear, at no. 35 Camden Place street level; b) Change of use of the entire remaining premises from commercial use to Hotel; c) The construction of a four-storey building to the rear, abutting Camden Place and the rebuilding of the current ground level element of the block connecting the front and rear. d) General alterations including the following: provision of bathrooms, relocation of internal partitions, reinstatement of original 2nd to 3rd floor stairs, installation of building services, upgrading of fire resistance of doors and floors, repair of sliding sash windows, repair and repointing of brick façade, and recovering of roof. The entire to have 21 no bedrooms, spa, and restaurant, with service access via the rear yard of the Dean Hotel at No 34 Harcourt Street; interconnections in the new rear block, at four floor levels, to the rear block of new hotel at 36 Harcourt Street/Camden Place, Dublin 2; and external connection between the front basement area of Nos 35 and 34 Harcourt Street, Dublin 2.

Area Area 1 - South East
Application Number 3087/23
Application Type Permission
Applicant Robert Walsh
Location 2 Herbert Lane, Dublin 2, D02 EK18
Registration Date 24/01/2023

Additional Information

Proposal: PROTECTED STRUCTURE: Permission is sought for the change of use from commercial to residential of the two storey end of terrace mews building to form a new two storey, 3 bed mews dwelling. The proposed works comprise the part removal of existing front single storey extension, the construction of a two storey front extension with pitched roof (39m²) and first floor roof terrace two storey rear extension with a flat roof (42m²) , removal of two chimney stacks, raising the existing roof ridge level by 690mm, internal alterations and associated site & drainage works at 2 Herbert Lane, Dublin 2 a Protected Structure ref. no. 3730. On a site area of 138 sqm.

Area Area 1 - South East
Application Number 3095/23
Application Type Retention Permission
Applicant Milltown Inns Limited
Location Located at the Car Park adjoining The Dropping Well Public House, Classon's Bridge, Milltown Road, Dublin 6, D06 YK38
Registration Date 25/01/2023

Additional Information

Proposal: RETENTION: A 4-year temporary retention permission for development at a site of 0.14 hectares. The development for which a 4-year temporary retention permission for development is sought consists of a 'Meanwhile Use' development consisting of: a repurposed shipping container (c. 15 sq m) that operates as a café / coffee shop selling take-away tea, coffee and associated foods (during the hours of 0700-1900 Monday to Sunday); 2 No. temporary marquee structures; a waste collection point (2sq m); temporary suspension of 3 No. car parking spaces; and retention of associated signage. The 5 No. Signs to be retained consist of: Sign 01 fixed to the façade of the repurposed shipping container (4.57 sq m); Sign 02 -fixed to the facade of the repurposed shipping container (1.11 sq m); Sign 03 – fixed to the façade of the repurposed shipping container (0.876 sq m); Sign 04 - fixed to the side of the repurposed shipping container (1.83 sq m); and Sign 05 a sandwich board sign located to the front of the repurposed shipping container (2.72)sq m).

Area Area 1 - South East
Application Number 3101/23
Application Type Permission
Applicant QCC Properties Limited
Location 11, 11A & 12 York Road, Ringsend, Dublin 4, D04 NR79
Registration Date 26/01/2023

Additional Information

Proposal: Development at this circa 0.074 hectare site. The proposed development comprises amendments to permitted 7-storey, 26 no. unit residential development under Dublin City Council Reg.Ref. 2043/20 (ABP Ref.: 306887-20).

The development will consist of:

1. Increase in total building parapet height (c. 0.8 m from 21.911 m above ground level to 22.684 m above ground level), minor amendment (increase) to building footprint and associated siting, as well as associated amendments to lift overrun and smoke vent (to 24.340 m above ground level) at roof level.
2. Amendments to elevational materials, door / window extents and fenestration including replacement of 'hit & miss' brickwork with metal slatted screens at selected locations on elevations and projecting brick pattern on east and west elevations.
3. Minor alternations to internal layout and entrance at ground floor level resulting in a c. 70 sq.m increase in gross floor area.
4. Amendments to height, finishes and layout of rear single storey ancillary building (c. 100 sq.m).
5. All associated site works.

There are no changes to the total units permitted (26 no.).

Area Area 1 - South East
Application Number 3103/23
Application Type Permission
Applicant Farmer Browns Eatery Ltd.
Location 25A, Bath Avenue, Dublin 4
Registration Date 26/01/2023

Additional Information

Proposal: PREMISSION: The development consists of an amendment of condition No. 5 of Planning Permission Application No. 3528/21 to extend the operating hours from 8.00am-6.00pm to 8.00am-11.00pm and an A2 size wall mounted illuminated glazed display case on the front boundary.

Area Area 1 - South East
Application Number 4143/22
Application Type Permission
Applicant Pottinger Holdings Ltd
Location Mews Site to the rear of 26, Leeson Street Upper, Dublin 4, accessed via Sibthorpe Lane, (Dublin 6)
Registration Date 26/01/2023

Additional Information Additional Information Received

Proposal: PROTECTED STRUCTURE : The development will consist of the refurbishment of the existing two storey mews building, including the formation of a new dormer window to the front of the mews (addressing Sibthorpe Lane), two new rooflights to the rear roofscape, new fenestration throughout, widened ope to the rear elevation and new rear patio space, to accommodate a one-bed dwelling and all associated site works.

Area 1 DOMESTIC

Area Area 1 - South East
Application Number 3085/23
Application Type Permission
Applicant Christopher Weeks and Niamh Geraghty
Location 29, Ormond Road South, Dublin 6, D06 A0X6
Registration Date 23/01/2023

Additional Information

Proposal: PEROTECTED STRUCTURE: PERMISSION: RPS Ref. 6113 The Development will consist of 1. Extension of existing storage area to side (west) elevation by 2.5 sqm at ground floor level, with finished floor level to match proposed kitchen extension to rear (north) elevation 2. Proposed single storey kitchen extension of 43.09 sqm to rear (north) elevation. 3. Extension of 9.62 sqm to rear (north) elevation at Upper Ground Floor Level 4. Roof lights to proposed single storey extension at ground floor level. 5. Replacement of existing uPVC windows at front with timber sash windows with slim double glazing. 6. Proposed Solar PV Panels at roof level, facing south. And all associated engineering and site works necessary to facilitate the proposed development.

Area Area 1 - South East
Application Number 3090/23
Application Type Permission
Applicant Rachel Garvey and Conor Fallon
Location 2 Shanid Road, Harolds Cross, Dublin 6W, D6W CV97
Registration Date 24/01/2023

Additional Information

Proposal: Permission for the demolition of single storey extension to rear (2.4 sq metres) and single storey kitchen to side (9 sq metres) together with partial demolition of single storey garage to side (12.1 sq metres). Construction of two storey extension to the side and rear (50.9 sq metres) of existing 2 storey house (73.4 sq metres).

Area Area 1 - South East
Application Number 3092/23
Application Type Permission
Applicant Eadbhard O'Dubhthaigh
Location 72, Ailesbury Road, Dublin 4
Registration Date 24/01/2023

Additional Information

Proposal: RETENTION: Permission for retention of fence erected to the east, north & west boundaries of rear garden to dwelling, comprising of galvanised posts painted white, dark brown composite timber panels, dark grey aluminium capping and measuring heights of 2.4m and 2.6m.

Area Area 1 - South East
Application Number 3099/23
Application Type Permission
Applicant Noel Sheil
Location 16, Shelbourne Road, Ballsbridge, Dublin 4, D04 X921
Registration Date 26/01/2023

Additional Information

Proposal: Proposed development comprises a part single storey, part two storey extension. It will comprise a single storey extension (flat roof) at the rear and create a courtyard at the rear of the ground flat. The double storey extension contains stairs which links the single storey extension to the existing building 1st floor flat. Alteration of layouts of both flats. Ground floor flat entrance to be set back and profile of sides of step altered.

Area Area 1 - South East
Application Number 3100/23
Application Type Permission
Applicant Thomas MacAleavey
Location 53, Terenure Road East, Rathgar, Dublin 6, D06 A6W7
Registration Date 26/01/2023

Additional Information

Proposal: PROTECTED STRUCTURE: Planning permission for the removal of the pedestrian gate and part of the front railing, the erection of two new automated entrance gates to form a new vehicular entrance at the front of the property to match the existing railings, and the refinishing of the front garden with pebble to create a parking and turning area for two cars to serve the house.

Area Area 1 - South East
Application Number 3104/23
Application Type Permission
Applicant Susan Stafford-Langan
Location 30, Mount Tallant Avenue, Terenure, Dublin 6W
Registration Date 26/01/2023

Additional Information

Proposal: The development will consist of the material alteration of the side elevation façade, involving the insulated rendering of this side elevation and all associated ancillary site works required.

Area Area 1 - South East
Application Number 3106/23
Application Type Permission
Applicant Dermot Barry
Location 8, Warwick Terrace, Sallymount Avenue, Ranelagh, Dublin 6, D06 FD72
Registration Date 26/01/2023

Additional Information

Proposal: PROTECTED STRUCTURE: Permission is sought for the removal of top level of existing extension to rear of house plus access stairs and replacement with new single storey construction in lieu with new access stairs, balcony overlooking rear garden and associated works.

Area Area 1 - South East
Application Number 3107/23
Application Type Permission
Applicant Tony and Ursula Duffy
Location 12, Rathdown Park, Terenure, Dublin 6W
Registration Date 26/01/2023

Additional Information

Proposal: Planning permission for the demolition of existing single storey structures to the rear of existing dwelling.

Area Area 1 - South East
Application Number 3109/23
Application Type Permission
Applicant Dr. Peter & Noreen Conlon
Location 8, Cowper Gardens, Rathmines, Dublin 6, D06X7V2
Registration Date 27/01/2023

Additional Information

Proposal: PERMISSION: The development will consist of the change of use of the front garage to living accommodation, including new windows to replace garage door, the widening of the vehicular entrance, the modification of the first floor window opes to the side of the house, the careful removal of the redundant chimney to the rear roof, the addition of six Velux roof lights (two to the side, and four to the rear), and the addition of solar panels to the rear roof, with all associated site works above and below ground.

Area Area 1 - South East
Application Number 3110/23
Application Type Permission
Applicant Richard Finnegan
Location 44, Beach Road, Sandymount, Dublin 4, D04 KW42
Registration Date 27/01/2023
Additional Information
Proposal: PERMISSION: To create off-street parking to front garden of existing dwelling, and associated works.

Area Area 1 - South East
Application Number 3112/23
Application Type Permission
Applicant LLiane Perdu-Rouhouse and Laurent Domergue
Location 184, Corrib Road, Terenure, Dublin 6W, D6W KT93
Registration Date 27/01/2023
Additional Information
Proposal: Permission for conversion of existing attic space comprising of modification of existing roof structure, new access stairs, 1no. roof window to the front and flat roof dormer to the rear.

Area Area 1 - South East
Application Number 3115/23
Application Type Permission
Applicant Anita and Tony McCarthy
Location Drynan, 4 Bushy Park Gardens, Rathgar, Dublin 6
Registration Date 27/01/2023
Additional Information
Proposal: PERMISSION: Widening the vehicle entrance gates to the property by 500mm.

Area Area 1 - South East
Application Number 4868/22
Application Type Permission
Applicant Pat & Fiona Sage
Location 132 Terenure Road West, Terenure, Dublin 6w
Registration Date 25/01/2023
Additional Information Additional Information Received
Proposal: Permission for the following :
1. a new single storey home office building in the rear garden,
2. placement of solar panels on rear section of main roof,
3. alteration of existing single storey side extension and building a new 2 storey side extension, ground floor section of 2 storey extension and existing single storey side extension will become a family flat unit,
4. construction of a new rendered block wall to front boundary of dwelling with entrance wing walls and erection of an entrance gate.

Area Area 1 - South East
Application Number 5032/22
Application Type Permission
Applicant Doreen Shivnen & Daire Hogan
Location 28, Wellington Road, Ballsbridge, Dublin 4, D04 E2R3
Registration Date 27/01/2023
Additional Information Additional Information Received
Proposal: PROTECTED STRUCTURE: The development will consist of alterations to the front and rear including repointing of the front elevation, replacement of non-original side door to the front lower level, addition of velux access hatch to the lower front roof, replacement of non-original windows and doors to the rear elevation, addition of external louvres, replacement of original windows to the rear elevation, alteration of window openings to the side of the rear annex, alteration of an internal partition to the lower level and associated conservation, repair and ancillary works to facilitate the development.

Area Area 1 - South East
Application Number WEB1039/23
Application Type Permission
Applicant Ann Phelan
Location 13, Temple Road, Dartry, Dublin 6 D06 E022
Registration Date 23/01/2023
Additional Information
Proposal: (1) Alterations to east wing consisting of modifications of existing bay window to front, demolition of rear bay window, 2no. single-storey extensions to rear connected by loggia, new entrance canopy and the enlargement of existing rooflight over kitchen, (2) three-storey extension to rear of main house, a new east window from bedroom at top floor, rooflights above, closing of existing void at rear stair half-landing and modification of associated existing 3-storey bay window to suit (3) alteration of existing ancillary family accommodation / garage to provide ground-floor accessible accommodation including a bedroom and utility extension to the rear and new rooflight (4) widening and alterations of existing vehicular entrances at Temple Road and Orchard Road.

Area Area 1 - South East
Application Number WEB1041/23
Application Type Permission
Applicant Alan & Emma Crawford
Location No. 36, Zion Road, Rathgar, Dublin 6 D06 KW68
Registration Date 25/01/2023
Additional Information
Proposal: The proposed development will consist of minor alterations to that of granted planning permission, under planning Ref: WEB 1086/21. Minor alterations consist of proposed window on side elevation (North). Including all associated site works.

Area Area 1 - South East
Application Number WEB1043/23
Application Type Permission
Applicant Ciara Lyster
Location 1, Cowper Road & Cowper Mews, Rathmines, Dublin 6 D06 X3Y1
Registration Date 26/01/2023

Additional Information

Proposal: PERMISSION: The development will consist of the following:

1. The construction of a new vehicular access gate to the front garden accessed from Cowper Road.
2. Dishing of footpath on Cowper Road to provide crossover to vehicular access gate.
3. Associated siteworks including the construction of new on-site driveway parking area.

Area Area 1 - South East
Application Number WEB1044/23
Application Type Permission
Applicant Gavin & Niamh Deans
Location 147, Templeogue Road, Terenure, Dublin 6W D6W XH34
Registration Date 26/01/2023

Additional Information

Proposal: The development consists of a single storey rear extension with general refurbishment and window replacement throughout, conversion of the existing attic with a new dormer window and rooflights to the rear, alterations to the landing window to the side and widening of the existing vehicle entrance to the front with associated site works.

Area Area 1 - South East
Application Number WEB1047/23
Application Type Permission
Applicant Eoghan Cosgrove
Location 48, Beech Hill Drive, Donnybrook, Dublin 4 D04 T2W1
Registration Date 27/01/2023

Additional Information

Proposal: The development will consist of the demolition of a rear single storey structure and garage to the side of the property. Relocation of existing side access to boundary of site, construction of two-storey extension to side of dwelling, a single storey extension to rear of dwelling. An attic conversion with dormer window to one side of the existing rear roof, the widening of existing vehicular access to the front of the property and all ancillary site development works

Area 1 Decisions

Area	Area 1 - South East
Application Number	0340/22
Application Type	Section 5
Decision	Grant Exemption Certificate
Decision Date	24/01/2023
Applicant	McArdle Carpentry & Building Contractors
Location	24, Chelmsford Road, Ranelagh, Dublin 6
Additional Information	Additional Information Received
Proposal:	EXPP: PROTECTED STRUCTURE: Upgrade of existing bathroom facilities in existing locations, utilizing existing service routes only; Upgrade of existing kitchenette facilities in existing locations utilising existing service routes only; Rewiring within existing service ducts and runs; Upgrade of electrical circuits; Replacement of existing electric radiators throughout; Provision of fire upgrade works to include compartmentalization of floors; Provision of fire rated door sets in place of non-original doors; Replacement of modern floor finishes throughout; Redecoration internally; Repaint lower ground floor front wall; Removal of overgrown vegetation throughout.

Area	Area 1 - South East
Application Number	0418/22
Application Type	Section 5
Decision	SPLIT DECISION(PERMISSION & REFUSAL)
Decision Date	25/01/2023
Applicant	Waterstones Booksellers Limited
Location	56-58, Dawson Street, Dublin 2
Additional Information	
Proposal:	EXPP: PROTECTED STRUCTURE: Minor refurbishment to existing timber shopfront, potential re-decoration. Repainting (same colour). Review of existing signage on storefront. Refurbishment/replacement of existing door furniture. Potential replacing of existing tiles to building front elevation. Replace lighting of the entrance soffit. Review floor in window display areas. Installation of timber panelling (Georgian style – painted finish) inside the display windows. New LED track lighting installed to soffits inside display windows. Ground Floor New LED lighting scheme throughout the ground floor. Minor repairs to restore existing ceiling. Removal of pre-existing goods lift. Existing grey bookcases removed, and replaced with Waterstones Oak system. Remove and replace existing counter. New rear of counter cabinets and display case. Construction of new storage cupboard to the rear of the counter – studwork to soffit, timber panelled (Georgian Style, painted finish) in the location of the removed goods lift on the ground floor. Refurbishment of pre-existing granite and timber flooring to the front store area. Installation of new branded coir entrance matting. New carpet to the left hand side of the shop on the ground floor. New Georgian panelling to the front of the front of the existing customer lift area. Removal of the pre-existing staff WC, to be repurposed as a new storage space.

Installation of slat wall area on stair to lower ground, to the west of the internal space.
 Removal of existing staircase linking both sides of the building, to be replaced with a ramp to assist with accessibility.
 New bookcases throughout on the ground floor.
 Full refurbishment of the pre-existing main timber staircase including a review of stair nosing.
 Full refurbishment of pre-existing timber landings on each floor.
 Refurbishment of pre-existing steel bannisters/balustrades.
 Refurbishment of pre-existing handrails.
 New book display lecterns to be installed in wall adjacent to main staircase.
 New carpet to be installed to the secondary rear staircase to the rear of the building and review of stair nosing.
 Review condition of pre-existing handrail and bannisters.

First Floor
 New LED lighting scheme throughout the floor.
 Minor repairs to restore existing ceiling.
 New carpet throughout.
 New Georgian panelling to the front of the front of the existing customer lift area.
 Removal of existing bookcases to create window seats.
 Removal of existing staircase linking both sides of the building, to be replaced with a ramp to assist with accessibility.

Second Floor
 Expand entrance to existing back of house office – extend sales area into this space.
 New LED lighting scheme throughout.
 Minor repairs to restore existing ceiling.
 New carpet throughout.
 New Georgian panelling to the front of the front of the existing customer lift area.
 Removal of existing bookcases to create window seats.
 Install new balustrade to stair between level change and review stair nosing.

Lower Ground Floor
 New LED lighting scheme throughout.
 New carpet throughout.
 Minor repairs to restore existing ceiling.
 Existing electrical issues to be addressed.

Area	Area 1 - South East
Application Number	0419/22
Application Type	Section 5
Decision	Grant Exemption Certificate
Decision Date	25/01/2023
Applicant	Kate and Adam Bulmer
Location	10 Gilford Road, Sandymount, Dublin, 4
Additional Information	
Proposal:	EXPP: Proposed construction of a single storey extension to the rear of the existing property.

Area Area 1 - South East
Application Number 0420/22
Application Type Section 5
Decision ADDITIONAL INFORMATION
Decision Date 26/01/2023
Applicant McArdle Carpentry & Building Contractors
Location 138, Leinster Road, Rathmines, Dublin 6

Additional Information

Proposal: EXPP: PROTECTED STRUCTURE: (i) Upgrade of existing bathroom facilities in existing locations, utilising existing service routes only. (ii) Upgrade of existing kitchenette facilities in existing locations, utilising existing service routes only. (iii) Rewiring within existing service ducts and runs. (iv) Replacement of existing electric radiators throughout. (v) Provision of fire upgrade works - compartmentalisation of floors. (vi) Provision of fire rated door sets in place of non-original doors where noted. (vii) Replacement of modern floor finishes throughout. (viii) Redecoration internally. (ix) Repaint lower ground floor external walls. (x) Removal of graffiti to end gable by specialist.

Area Area 1 - South East
Application Number 0422/22
Application Type Social Housing Exemption Certificate
Decision Grant Social Housing Exemption Cert
Decision Date 26/01/2023
Applicant Santa Catalina Limited and Santa Cruz Limited
Location Trident House, 60, Claremont Road, Sandymount, Dublin 4

Additional Information

Proposal: SHEC: -Demolition of an existing outbuilding and 2 no. garden walls which partially subdivide the site to the rear of Trident House apartments;
-Development of 4 no. three storey houses (2 no. 3 bed houses each with 3 double bedrooms and 2 no. 4 bed houses each with 2 double bedrooms and 2 single bedrooms) above ground floor, with car parking and ancillary storage at ground floor level, all to the rear of the Trident House apartment building, associated private gardens and balconies and 4no. new pedestrian gates to the adjacent laneway along the western boundary of the site;
-Widening of the existing vehicular access on the eastern boundary of the site with vehicular access to the four houses along the eastern site boundary;
-A new enclosed bin store and meter room to the front of Trident House apartments to serve the existing apartments;
-Reconfiguration of surfaced areas to the front and rear of Trident House to provide 5no. car parking spaces (3no. to the front of Trident House and 2no. spaces to the rear of Trident house, one of which is an accessible space) and 4no. Sheffield bike parking stands and 1no. cargo bike stand (9 spaces) to the front of Trident House;
-Above and below ground services and site-wide landscaping work including the provision of 62.8sq.m of landscaped communal open space for the existing Trident House apartments.

Area Area 1 - South East
Application Number 3049/23
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 23/01/2023
Applicant Sarah Finn
Location Ashleigh, 2 Vergemount, Clonskeagh, Dublin 6, D06 R6K8

Additional Information

Proposal: Permission for the construction of a new two storey 3 bedroom dwelling house and all associated works accessed at the existing vehicular entrance and the provision of a new vehicular entrance.

Area Area 1 - South East
Application Number 3066/23
Application Type Retention Permission
Decision APPLICATION DECLARED INVALID
Decision Date 26/01/2023
Applicant Crumlin Lower Advancing Youth (C.L.A.Y.)
Location 31a Crumlin Road, Crumlin, Dublin 12, D12 VP99

Additional Information

Proposal: RETENTION PERMISSION: the development will consist/consists of retention permission for existing single storey detached multi-use structure (yoga, exercise, reading room, study, art space etc.) located to the west of existing C.L.A.Y. service building. The structure will be used ancillary to existing C.L.A.Y SERVICES on site and all associated site works.

Area Area 1 - South East
Application Number 3090/23
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 27/01/2023
Applicant Rachel Garvey and Conor Fallon
Location 2 Shanid Road, Harolds Cross, Dublin 6W, D6W CV97

Additional Information

Proposal: Permission for the demolition of single storey extension to rear (2.4 sq metres) and single storey kitchen to side (9 sq metres) together with partial demolition of single storey garage to side (12.1 sq metres). Construction of two storey extension to the side and rear (50.9 sq metres) of existing 2 storey house (73.4 sq metres).

Area Area 1 - South East
Application Number 3474/22
Application Type Retention Permission
Decision WITHDRAWN ARTICLE 33 (NO SUB)
Decision Date 23/01/2023
Applicant Brooklyn Bars Limited
Location 1 Burgh Quay, Dublin 2

Additional Information

Proposal: Retention planning permission sought to retain a single storey covered outdoor dining area to the front.

Area Area 1 - South East
Application Number 3947/22
Application Type Permission
Decision GRANT PERMISSION AND RETENTION PERMISSION
Decision Date 26/01/2023
Applicant John Pollock
Location 48, Mountpleasant Square, Dublin 6
Additional Information Additional Information Received
Proposal: PROTECTED STRUCTURE: PERMISSION & RETENTION: Planning permission for the following works: (a) construction of two-storey extension to the rear including rooflight, (b) retention of changes made to existing rear extension built on foot of planning permission No. 4002/05, except as they are in turn changed by the current proposal, (c) modifications to that existing rear extension including construction of new bay window, (d) installation of internal passenger lift in main house, (e) construction of external access ramp to front including modifying existing railings and plinth, (f) changing existing basement windows at front to doors, (g) moving the existing front external stairs to basement from the right to the left side including modifying existing railings and plinth, (h) construction of new internal stairs flight from first floor landing to existing rear extension at first floor, (j) modifying internal and external walls as indicated on plans.

Area Area 1 - South East
Application Number 4055/22
Application Type Permission
Decision GRANT PERMISSION
Decision Date 26/01/2023
Applicant Stephen Court Ltd
Location Stephen Court, 18-21, Saint Stephen's Green, Dublin 2, D02 N960
Additional Information Additional Information Received
Proposal: PROTECTED STRUCTURE : Planning permission for development at Stephen Court, 18-21 St. Stephen's Green, Dublin 2 (D02N960). The front of the site faces onto St. Stephen's Green and the rear onto Joshua Lane. Vehicular access is provided to the rear, from Dawson Street via Joshua Lane. The western and eastern boundaries on St. Stephen's Green are formed by No's. 17 and 22 St. Stephen's Green, respectively (both Protected Structures). The proposal includes development within the former curtilage of No. 17 St. Stephen's Green, a Protected Structure.
The proposal includes the demolition of all existing structures on site and the construction of new structures, as detailed below. Demolition:
-The demolition of the existing office development (c. 14,086 sq m. including a coffee shop) comprising 3 no. interlinked blocks ranging in height from 6 storeys (c.20m + setback penthouse floor) facing St. Stephen's Green, to 7 storeys (c. 23.2m + setback plant floor) at the rear;
and Construction:
- The construction of a new office development (c. 21,219 sq m), including an associated arts facility (c. 494 sq m) and retail outlet (c. 72 sq m), and, additionally, a new publicly accessible landscaped courtyard (c. 575 sq m).
The proposed development will range in height from 5 storeys (c. 20.6 m) on the St Stephen's Green frontage, through setback floors of 6 to 7 storeys (up to c. 28.75 m) to the rear, giving a maximum overall height, including rooftop plant, of c. 31.8 m. The scheme includes external terraces facing St Stephen's Green at 5th and 6th Floor levels. The existing 211 car spaces will reduce to 35 spaces, accommodated at basement level, accessed via Joshua Lane, with 6

additional car spaces provided for No.17 St. Stephens Green (with these accessed through an existing entrance on St. Stephens Green). 297 bicycle spaces will be provided, including 9 cargo bike spaces and 14 visitor spaces. The proposed development includes associated plant, landscaping and ancillary development and site works-above and below ground.

Area	Area 1 - South East
Application Number	4234/22
Application Type	Permission
Decision	REQUEST AI EXT OF TIME
Decision Date	26/01/2023
Applicant	Tim & Margaret Murphy
Location	42, Waterloo Road, Dublin 4

Additional Information

Proposal: PROTECTED STRUCTURE: RETENTION & PERMISSION: Partial demolition and modification of existing rear return. - New (flat roofed) extension at lower and upper ground floor levels. - Replacement and enlargement of projecting timber clad bathroom to rear at half landing between first and second floor levels. - Repairs to and partial replacement of northern boundary wall. - Minor elevational changes (opes modified). - Repairs to front entrance steps. - Repairs to and partial replacement of front door and surround. - New zinc roof and partial cladding of return. Planning permission for proposed new works: - New internal partitions (for bathrooms and ancillary spaces). - Re-instatement of missing portion of front boundary railings.

Area	Area 1 - South East
Application Number	4578/22
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	27/01/2023
Applicant	Westridge Milltown Limited
Location	'Dunelm', Rydalmount, Milltown Road, Dublin 6

Additional Information Additional Information Received

Proposal: Planning permission for a Build to Rent residential development on lands at 'Dunelm', Rydalmount, Milltown Road, Dublin 6. The site is located to the east of the Green Luas line, to the south of residential dwellings at No's 1 and 2 Rydalmount and east of the residential dwelling known as 'Kadiv' at Rydalmount, Milltown Road.

The proposed Build to Rent residential development will consist of the following:

- Demolition of the existing building (comprising the residential dwelling known as 'Dunelm') and structures on site;
- Construction of a Build-to-Rent (BTR) residential development, comprising 63 no. BTR apartments with a mix of 5 no. studio units, 27 no. 1 bed units, 30 no. 2 bed units and 1 no. 3 bed unit in two no. blocks (Block A and Block B), including resident support and amenity facilities;
- Block A, to the south of the site, comprises 55 no. BTR units, including 1 no. studio, 27 no. 1 bed units, 26 no. 2 bed units and 1 no. 3 bed units, in a part 4 to part 6 storey, over lower ground floor and basement level building (maximum of eight levels to Milltown Road). Resident support and amenity facilities are proposed at basement, ground and fifth floor level. Balconies are proposed on the northwest, southwest, southeast and northwest elevations;
- Block B, to the northwest of the site, comprises 8 no. BTR units, including 4 no. studio units and 4 no. 2 bed units, in a 4 storey building. Balconies are proposed on the south, east and north elevations. Block A and Block B will be connected by a bridge link at first to third floor level;
- The development includes ancillary resident support and amenity facilities for the BTR residential units, with a total floor area of 252.5 sq.m, including a large item storage area and a

bike and bin store at basement level, concierge/management area and foyer area at ground floor level and lounge/ residential function room at fifth floor level all within Block A and a pavilion communal amenity building to the north of Block A;

- The proposal includes communal open space at ground level and a communal roof terrace at fifth floor level of Block A;
- The basement level (Block A) contains 10 no. car parking spaces, 1 no. motorcycle space, 6 no. e-scooter spaces and 98 no. cycle spaces (including 2 no. cargo spaces). The basement level also includes bin storage, a storage room for apartments and cores. A generator room, sprinkler tank room and water storage tank room are proposed at lower ground floor level;
- The proposal includes 32 no. cycle parking spaces and 2 no. car parking spaces at surface level, accessed from the existing access road and a new vehicular access to the basement level from Milltown Road;
- The proposal includes associated public realm works to Milltown Road, including alterations to the existing footpaths/ public road, a new signalised junction incorporating advanced cycle stacking lanes in the westbound direction, set back of the existing road median, provision of a new signalised pedestrian crossing of Milltown Road, provision of an uncontrolled pedestrian crossing of the development access junction and associated signals, tactile paving and road markings;
- The proposal includes an ESB substation and associated set down area, landscaping, boundary treatment, PV panels, green roofs and a plant enclosure at roof level, site services and all associated site works necessary to facilitate the development.

Area	Area 1 - South East
Application Number	4771/22
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	26/01/2023
Applicant	Luhmann Dublin Ltd
Location	21 Fitzwilliam Place, Dublin 2
Additional Information	Additional Information Received

Proposal: PROTECTED STRUCTURE: (RPS No, 2774) Permission is sought for works to the lower ground floor to consist of the following: change of use of the lower ground floor from commercial to residential consisting of two residential units, comprising of one studio (52m²) and one 1-bedroom apartment (56m²). Internal works: internal alterations and provision of new lightweight partitions to form spaces necessary for residential use; replace existing non-historic doors with new fire rated doors; new mechanic and electrical services installations; new fittings and finishes internally. External works: replace existing mild steel stair within front light well with new stair to improve accessibility; remove cementitious render to front facade and facade to entrance at lower ground floor and re-render with breathable lime render; replace existing uPVC door and associated window with new glazed hardwood timber door and window to front entrance of lower ground floor; replace existing non-historic hardwood timber door with new glazed hardwood timber door to rear entrance of lower ground floor; remove existing external security bars from windows at lower ground floor; remove existing external security bars from windows at lower ground floor; removal of external boiler house to rear (5m²); re-positioning of lower level retaining wall at rear between car park area and sunken yard; new external accessible stair and ramp to rear providing access to 1-bedroom apartment; new hard and soft landscaping proposal; new bicycle parking spaces, new car parking spaces; new enclosed ventilated refuse stores and all associated site services. The proposal will result in residential use throughout the lower ground floor providing a studio apartment to the front and a one-bedroom apartment to the rear.

Area Area 1 - South East
Application Number 5072/22
Application Type Permission
Decision GRANT PERMISSION
Decision Date 24/01/2023
Applicant Bartra Property (Merrion Road) Limited
Location 98, Merrion Road, Dublin 4
Additional Information Additional Information Received
Proposal: Permission for development to amend a permitted Build-to-Rent Shared Living Residential Development. The development will principally consist of amendments to the elevations and roof profile of the permitted scheme (DCC Reg. Ref. 3019/20; ABP Ref:PL29S.308936), principally comprising a change from a pitched roof with overhanging eaves to a flat roof, providing an increase in height to the recessed top level by 145 mm, increasing from 15.660 metres (plus lift overrun) to 15.805 metres (plus lift overrun); and the provision of a double-height facade treatment at the entrance on the Merrion Road/south-west elevation. Other minor changes include; the addition of a ventilation grille to windows and changes to windows sizes throughout the scheme; the provision of an aluminium spandrel panel under the windows at lower ground floor level on the north-east, north-west and south east elevations; the provision of two additional windows at lower ground floor level and one additional window in the staircore at fourth floor level on the north-western elevation; the replacement of a window with a ventilation grille at ground floor level on the north-eastern elevation; the provision of brise soleil at third and fourth floor levels; general minor facade amendments; amendments to the internal layout at lower ground floor level; the provision of plant; the provision of signage; and all associated changes above and below ground.

Area Area 1 - South East
Application Number 5256/22
Application Type Permission
Decision REFUSE PERMISSION
Decision Date 24/01/2023
Applicant Alan White & Katie O'Brien
Location 16, Melvin Road, Terenure, Dublin, D6W Y060
Additional Information
Proposal: Permission is sought to widen the entrance for vehicular access and off street parking and all ancillary works necessary.

Area Area 1 - South East
Application Number 5261/22
Application Type Permission
Decision GRANT PERMISSION
Decision Date 24/01/2023
Applicant Emma Jane and Barry McNally
Location 27 Terenure Road West, Terenure, Dublin 6W
Additional Information
Proposal: Permission is sought to form new vehicular entrance and driveway for off-street car park space at front and to omit existing car park space and close up vehicular entrance at rear.

Area Area 1 - South East
Application Number 5262/22
Application Type Permission
Decision GRANT PERMISSION
Decision Date 24/01/2023
Applicant The Governor and Company of the Bank of Ireland
Location Bank of Ireland, College Green, Dublin 2

Additional Information

Proposal: PROTECTED STRUCTURE: The development will consist of general upgrade and repair work to the building as follows:

1. Internal fire upgrade works to include fire stopping, upgrading doors and provision of additional internal doors,
2. Enlarge existing window on north elevation facing into rear courtyard to form new fire escape door,
3. Repair of external fabric to include roofs, repointing work, repair & some replacement of windows and roof lights,
4. Revised layouts and alterations to some internal spaces at ground and first floor levels, to include mechanical ventilation,
5. Additional toilets at ground and second floor levels,
6. Two new nameplates and letter boxes to front entrance gates,
7. Services upgrade work to include installation of new mechanical plant area of 70m² to rear courtyard, solar PV panels to flat roofs, total area 113m², mechanical ventilation and associated ductwork, rewiring, replacement of redundant fittings, emergency lighting and fire alarm and associated builder's work,
8. Remove existing stone infill and create new timber entrance door at Foster Place portico,
9. New finishing kitchen at ground floor level,
10. Upgrade existing lift off East Hall to provide access from ground floor to basement,
11. Other minor reordering works,
12. Redecoration.

The building is a Protected Structure.

Area Area 1 - South East
Application Number 5265/22
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 25/01/2023
Applicant Brian Woods
Location 36 & 37, Avenue Road, Portobello, Dublin 8

Additional Information

Proposal: The development will consist of:- Demolition of existing commercial buildings on site; Construction of a residential development of 3 no. terraced houses comprising 1 no. 2-bedroom, 2 storey dwelling and 2 no. 3-bedroom, 2-3 storey dwellings; Private amenity space (gardens) to rear at ground floor and private terraces to front and rear at 2nd floor level; All ancillary site development works and services.

Area Area 1 - South East
Application Number 5270/22
Application Type Permission
Decision GRANT PERMISSION
Decision Date 26/01/2023
Applicant Jack A. Fagan
Location 17, Fade Street & Drury Street, Dublin 2, D02DW32,
D02X273, D02E771, D02FW68

Additional Information

Proposal: PROTECTED STRUCTURE: The development will consist of: Facade restoration including stabilization, facade cleaning and repair of brickwork and terracotta elements, repointing in a lime based joint, sash window restoration including slimlite double glazing also minor roof, flashings, gutter repairs and associated ancillary works.

Area Area 1 - South East
Application Number 5272/22
Application Type Permission
Decision GRANT PERMISSION
Decision Date 26/01/2023
Applicant National University of Ireland
Location 49, Merrion Square East, Dublin 2

Additional Information

Proposal: PROTECTED STRUCTURE: Conversion of the existing ground floor WC to become a print room. Works will comprise the removal of an internal wall, minor alterations in layout, renewal of finishes, amended building services and alterations to the existing glazing.

Area Area 1 - South East
Application Number 5275/22
Application Type Permission
Decision GRANT PERMISSION AND RETENTION PERMISSION
Decision Date 26/01/2023
Applicant Niall O'Callaghan
Location 76, Wilfield Road, Sandymount, Dublin 4

Additional Information

Proposal: RETENTION & PERMISSION: Retention permission for 1) the removal of an existing front boundary railing and plinth with associated pedestrian access gate to the front garden, and 2) the creation of a vehicular access to the front garden exiting onto Wilfred Road, Sandymount, Dublin 4 and planning permission to 3) reinstate a pedestrian gate and railings to match the existing front garden boundary, 4) to install vehicular access gates to the front boundary.

Area Area 1 - South East
Application Number 5277/22
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 26/01/2023
Applicant Bartra Property (Rathmines) Limited
Location 3, Ardee Road, Rathmines, Dublin 6

Additional Information

Proposal: Permission for development to amend a permitted Build-to-Rent Shared Living Residential Development at a c. 0.076 Ha site at No. 3 Ardee Road, Rathmines, Dublin 6. The development will principally consist of minor amendments to the permitted scheme (DCC Reg. Ref. 3567/19; ABP Ref: 305659-19) , principally comprising an increase in the size of the basement by 22 sq m from 400 sq m to 422 sq m ; an increase in height to the lift overrun by 625 mm; elevational changes including relocated window positions on the eastern elevation from first to sixth floor levels and changes to materials; amendments to the internal layout at basement and ground floor levels; amendments to the waste and cycle area along the northern boundary; and all associated changes above and below ground.

Area Area 1 - South East
Application Number 5279/22
Application Type Retention Permission
Decision SPLIT DECISION(RETENTION PERMISSION)
Decision Date 27/01/2023
Applicant Ducalla Limited
Location Bunsen, 97 Ranelagh, Saint Peter's, Dublin 6, D06 A0K7

Additional Information

Proposal: RETENTION: The development consists of: 1. Portion of ground floor area (30m2) change of use from storage to kitchen area to the rear of the unit. 2. Advertisement signage and projecting Signage (0.891 m2) to the front fascia elevation and all associated alterations to the shop front, 1no. awning to the front fascia elevation with advertisement at the lower section of awning (1.43m2), 3. Ventilation louvre to rear elevation with ventilation system for kitchen area on roof area.

Area Area 1 - South East
Application Number 5280/22
Application Type Permission
Decision REFUSE PERMISSION
Decision Date 24/01/2023
Applicant Edel O'Connor
Location 16, Leeson Park, Dublin 6

Additional Information

Proposal: PROTECTED STRUCTURE: Permission for the construction of a 166 sqm two-storey detached building containing a "granny-flat", at first floor level and a car garage/garden store/entrance hall/w.c. at ground floor level, to the rear of, and ancillary to, her home at No. 16 Leeson Park, Dublin 6, (a Protected Structure), and accessed via the back garden and a private, unnamed, lane to the rear (west) of her property.

Area Area 1 - South East
Application Number 5282/22
Application Type Permission
Decision REFUSE PERMISSION
Decision Date 26/01/2023
Applicant JP Dairy Developments Limited
Location The rear of 4 to 16 Saint Brendan's Cottages, Dublin 4

Additional Information

Proposal: The development will consist of the demolition of the 3 existing vacant shed units and the construction of 3 two-storey, two-bedroom plus study mews Houses with existing access from Saint Brendan's Cottages including 3 off street carparking spaces.

Area Area 1 - South East
Application Number 5285/22
Application Type Permission
Decision GRANT PERMISSION
Decision Date 27/01/2023
Applicant Gas Networks Ireland
Location Footpath adjacent Brookfield Green, Kimmage, Dublin 12

Additional Information

Proposal: Permission to install a 1.8m x 1.42m x 0.51m (HxLxW) above ground natural gas pressure reduction cabinet and an accompanying 3.25m high vent stack with all ancillary services and associated site works.

Area Area 1 - South East
Application Number 5288/22
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 23/01/2023
Applicant Jackie & Edmond Moloney
Location 28, Gilford Road, Sandymount, Dublin 4

Additional Information

Proposal: Demolition of an existing single storey ground floor extension and out-building to side and rear and the construction of a part single storey and part two storey extension to the rear and side with alterations to existing internal layouts at ground, first and second floor levels of the existing three-storey dwelling and all associated site works.

Area Area 1 - South East
Application Number 5290/22
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 26/01/2023
Applicant Anne O'Neill
Location 8, Price's Place, Dublin 6, D06 VH68

Additional Information

Proposal: Alterations and extension including part removal of existing structure located at 8 Prices Place Dublin 6 D06 VH68, to form a new residential mews dwelling, comprising the construction of a 160.6 sqm three bed two storey mews with access on to Prices Place Dublin 6. All within a previously separated site, formerly part of 8 Mount Pleasant Square Dublin 6, a protected structure. On a site area of 158 sqm including all associated site works and services.

Area Area 1 - South East
Application Number WEB1033/23
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 26/01/2023
Applicant Lorraine McCloskey
Location 2, Nutley Road, Dublin 4 D04 N1K2

Additional Information

Proposal: Permission for development at No. 2 Nutley Road, Dublin 4, D04 N1K2. The development will consist of demolition of an existing single storey extension to the rear, demolition of shed to the rear and construction of a single storey extension to the rear, demolition of existing flat roofed single storey annex to the front, and construction of a two storey extension to the front, demolition of existing roof and construction of replacement pitch roof with roof lights to the front and sides and flat roof dormer to the rear, construction of garden room to the rear (south-east) of the site, amendments to all elevations, internal alterations and all associated site works.

Area Area 1 - South East
Application Number WEB2049/22
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 23/01/2023
Applicant Leslie & Maureen Cowan
Location 48, Brighton Square, Rathgar, Dublin 6, D06 R3K7

Additional Information

Proposal: The development will consist of: demolition of existing single storey side garage and the construction of a new three storey house (154 sq.m) with integrated garage to the side of the existing house, and associated works.

Area Area 1 - South East
Application Number WEB2053/22
Application Type Retention Permission
Decision GRANT RETENTION PERMISSION
Decision Date 26/01/2023
Applicant Colette McLaren
Location 17, Tritonville Road, Dublin 4, D04 YH74

Additional Information

Proposal: RETENTION: The development consists of Retention Permission for the removal of a window in the front facade at Lower Ground Level and the replacement of same with double doors.

Area Area 1 - South East
Application Number WEB2055/22
Application Type Permission
Decision REFUSE PERMISSION
Decision Date 27/01/2023
Applicant Siobhan Corcoran & Michael Timmons
Location 8, Olney Crescent, Terenure, Dublin 6w

Additional Information

Proposal: The development will consist of the demolition of the existing shed, partial demolition of the front and side boundary wall and the construction of a new detached, two-story, two-bedroom house, a single-storey shed, new boundary wall, new vehicular access, 1no. parking space, associated SUDS drainage and hard and soft landscaping.

Area Area 1 - South East
Application Number WEB2062/22
Application Type Permission
Decision GRANT PERMISSION
Decision Date 27/01/2023
Applicant Barry Fitzgerald
Location 140, Corrib Road, Terenure, Dublin 6w, D6W YY84

Additional Information

Proposal: Planning Permission to construct an extension to the rear which is part 1-storey and part 2-storey and to make minor alterations to existing side elevation.

Area 1 Appeals Notified

Area	Area 1 - South East
Application Number	5152/22
Appeal Type	Written Evidence
Applicant	Mourneview Construction Ltd
Location	346, Kildare Road, Dublin 12, D12 X06N
Additional Information	

Proposal: Demolition of the existing shed to the rear and for part modifications, upgrade and a 2 storey rear extension to the existing bungalow with dormer windows converting it into 2 No. semi detached 3 bedroom Part M/ wheelchair accessible dwellings suitable for elderly living. We also seek permission for the construction of 2 new No. semi-detached 2 storey 3 bedroom dormer Part M / wheelchair accessible dwellings suitable for elderly living. All 4 units will be part single storey with the bungalow's styles to the front and part 2 storey to the rear. All with dormer windows to the rear and reduced dormer windows facing the front proportionality hidden by the proposed single storey elements. The construction of shared disability parking spaces at the front with allocated shared bin store and bike store and miniature community garden to the rear. All with associated site works.

Area 1 Appeals Decided

Area	Area 1 - South East
Application Number	2124/21
Appeal Decision	GRANT PERMISSION
Appeal Decision Date	27/01/2023
Applicant	Margaret Keane
Location	21, Belgrave Square South, Rathmines, Dublin 6
Additional Information	Additional Information Received

Proposal: PROTECTED STRUCTURE: The development will consist of the construction of a mews house to the rear of No. 21 Belgrave Square South which will face onto and be accessed from the existing unnamed mews laneway to the rear and Belgrave Avenue to the side. The development will include the demolition of the existing single storey shed and rear boundary wall to Belgrave Avenue and the unnamed laneway and the construction of a new 152 sqm, two-storey with partial set back third storey three-bedroom mews house. The mews house is set back from the existing laneway boundary and consists of a garage and bin store accessed off the unnamed laneway, one bedroom with en-suite bathroom, WC, study and rear garden on the ground floor level, kitchen/dining room/ living room on the first floor level, and two bedrooms with a shared bathroom and 1 no. screened external terrace on the partial second floor level, roof lights and sundry associated minor works.

Area Area 1 - South East
Application Number 3030/21
Appeal Decision GRANT PERMISSION
Appeal Decision Date 23/01/2023
Applicant Enda Woods
Location 63, Highfield Road, Rathgar, Dublin 6, D06 T9D0

Additional Information

Proposal: PROTECTED STRUCTURE: Planning permission for modifications to a previous grant of permission Reg. Ref. 2649/20 (for a new three-storey, 4-bedroom, semi-detached dwelling). Modifications to include a new screened 30 sqm balcony/terrace to the proposed flat roof to the rear (north) at first floor together with internal modifications to WC, circulation and habitable room arrangements, all with associated works and site services.

Amendment From Week 03/23

Area 1 Appeals Notified

Area Area 1 - South East
Application Number 5059/22
Appeal Type Written Evidence
Applicant Kay McKiernan
Location 52, Tritonville Road, Sandymount, Dublin 4, D04 Y762

Additional Information

Proposal: RETENTION & PERMISSION: The development will consist of a two-storey rear extension, the reconfiguration, refurbishment of the existing five apartments which form at present: 1 No. two-bedroom apartment, 2 No. one-bedroom studios, 1 No. two-bedroom apartment and 1 no. three-bedroom apartment, with the new proposal comprising 5 No. one-bedroom apartments, to comply with current design standards for apartments, additional windows and doors, private amenity spaces to include three balconies, a refuse storage area, a bicycle parking bay, off-street parking, demolition of a chimney breast, the retention of a vehicular entrance, and all ancillary works necessary to facilitate the development.



Dublin City Council

SOCIAL HOUSING EXEMPTION CERTIFICATES

04/23

(23/01/2023-27/01/2023)

Amendment From Week 03/23

Area Area 1 - South East
Application Number 0025/23
Application Type Social Housing Exemption Certificate
Applicant Joseph Dunne
Location Rathgar Avenue, Dublin 6 D06X3T0 which is to the rear of 27, 28 & 29 Rathgar Avenue and adjoins Rathgar Villas
Registration Date 19/01/2023

Additional Information

Proposal: SHEC: The demolition of existing single storey light industrial shed, the subsequent construction of 2 no. 3 storey, 4 bedroom semi-detached houses, with front and rear roof terraces, all associated site & landscaping works and new vehicular access from Rathgar Villas.

Area Area 1 - South East
Application Number 0026/23
Application Type Social Housing Exemption Certificate
Applicant EWR Rathgar Ltd
Location 27a, Rathgar Avenue, Dublin 6 D06T0X6 which is to the rear of No's 27,28 & 29 Rathgar Avenue and adjoins Rathgar Villas
Registration Date 19/01/2023

Additional Information

Proposal: SHEC: Demolition of existing single storey vehicle workshop, the subsequent construction of 4 no. 3 storey, 4 bedroom terraced houses, with roof terraces to front and rear, associated site & landscaping works and new vehicular access from Rathgar Villas

Area Area 1 - South East
Application Number 0027/23
Application Type Social Housing Exemption Certificate
Applicant Ross Dunne
Location 27, Rathgar Avenue, Dublin 6 D06T0X6 which is to the rear of No's 27, 28 & 29 Rathgar Avenue and adjoins Rathgar Villas
Registration Date 19/01/2023

Additional Information

Proposal: SHEC: The partial demolition of existing single storey vehicle workshop and the subsequent construction of a 3 storey, 4 bedroom end of terrace house, with front and rear roof terraces, all associated site and landscaping works and a new vehicular access from Rathgar Villas



Dublin City Council

SECTION 5 EXEMPTIONS

04/23

(23/01/2023-27/01/2023)

Area Area 1 - South East
Application Number 0021/23
Application Type Section 5
Applicant Three Ireland (Hutchinson) Limited
Location 15 Pembroke Street Lower, Dublin 2
Registration Date 23/01/2023

Additional Information

Proposal: EXPP: PROTECTED STRUCTURE: It is proposed to remove the existing 3 no. facade mounted antennas, ground mounted cabinet at the rear of the building and ancillary equipment thereto.

Area Area 1 - South East
Application Number 0022/23
Application Type Section 5
Applicant Tomkins and Co.
Location 5, Dartmouth Road, Ranelagh, Dublin 6
Registration Date 25/01/2023

Additional Information

Proposal: EXPP: PROTECTED STRUCTURE: Repointing the chimney and western boundary wall.

Area Area 1 - South East
Application Number 0023/23
Application Type Section 5
Applicant Martin Ryan
Location 134, Harold's Cross Road, Dublin 6W, D6W YE28.
Registration Date 25/01/2023

Additional Information

Proposal: EXPP: The development will consist of a single storey flat roof extension to the existing detached single storey pitched roof/flat roof dwelling. The extension floor area is c. 10m2.

Area Area 1 - South East
Application Number 0031/23
Application Type Section 5
Applicant Failte Ireland
Location St. Andrew's Church, St. Andrew's Street, Dublin 2
Registration Date 27/01/2023

Additional Information

Proposal: EXPP: PROTECTED STRUCTURE: The intention is to repair the external envelope of the building for the purposes of making it weather tight and addressing ongoing water penetration into the building. It is our opinion that these works do not constitute development which has a material impact on the subject building and believe that the proposed works are exempted development. We therefore request a section 5 declaration to confirm this.
