



Comhairle Cathrach
Bhaile Átha Cliath
Dublin City Council

Dublin City Council

Weekly Planning List

31/22

(01/08/2022-05/08/2022)

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 4602/22
Application Type Permission
Applicant Sweetmill Limited
Location 74 Baggot Lane, Dublin 4 to the rear of Protected Structure at 74 Pembroke Road
Registration Date 03/08/2022

Additional Information

Proposal: PROTECTED STRUCTURE: Permission for modifications to previously granted planning permission Ref: 3157/14/X1) at 74 Baggot Lane, Dublin 4, to the rear of Protected Structure at No.74 Pembroke Road, to include: removal of split-level section while maintaining the existing roof profile, reduction in size of proposed dwelling to a 2- bedroom house of 136sq.m., alterations to front elevation including set-back of façade to align with No.72 Baggot Lane, alterations to rear façade to include relocation of first floor balcony, additional rooflights (9no.) to main roof, all within the curtilage of the Protected Structure.

Area Area 1 - South East
Application Number 4607/22
Application Type Permission
Applicant Bashview Limited
Location 14-15, Trinity Street and 1-4A Dame Lane and fronting onto Saint Andrew's Lane, Dublin 2, D02 C58
Registration Date 03/08/2022

Additional Information

Proposal: The proposed development will consist of amendments to the previously permitted development granted under Dublin City Council Reg. Ref. 2421/20 and An Bord Pleanála Reg. Ref. ABP-309400-21. The proposed amendments include reconfiguration of the permitted development as follows: (i) Basement Level: Reconfiguration of the shape and structure of the basement level from that permitted, resulting in a reduction of the proposed area by c. 48.65 sqm to an overall c. 326.58 sqm. (ii) Ground Floor Level: Reconfiguration of the permitted ESB Substation/Switchroom (c. 14 sqm) to a Double Substation (c. 27.74 sqm) resulting in a relocation of the associated doorways to the north elevation onto Dame Lane; relocation of the main entrance doorway; reduction in the area for the permitted Restaurant from c. 447.8 sqm to c. 375.92 sqm; change of use of part of the permitted Office area to Café/Reception area c. 74.14 sqm. (iii) First to Eight Floor Levels: Reconfiguration of the internal core area to accommodate a unisex WC arrangement; an increase of the office areas on these floors by a total of c. 174.4 sqm; minor changes to the external façade to facilitate. (iv) Roof Level: Reconfiguration of the proposed roof level plant area to align with Passivhaus compliance, including the provision of 2 no. high efficiency Air Handling Units, resulting in a minor increase in height to c. 36.279m above ground (44.129m ODM, including lift overrun). (v) All associated site development works.

Area Area 1 - South East
Application Number 4612/22
Application Type Permission
Applicant Carroll Estates Dublin Ltd
Location Mews at Little Fitzwilliam Place to the rear of 33 Baggot Street Lower, Dublin 2
Registration Date 04/08/2022

Additional Information

Proposal: PROTECTED STRUCTURE: Permission is sought for material alterations to the existing two-storey mid-terrace mews office building (ridge height circa 7 meters above ground level) at Little Fitzwilliam Place to the rear of 33 Baggot Street Lower. The Mews was rebuilt in mid-20th Century and is within the curtilage of a protected structure, listed in the Dublin City Council Record of Protected Structures (RPS) No. 357. The application includes the following works: removal of existing corrugated asbestos sheets roof and replace with natural slate roof and reinstated to the original Mews ridge height (7.3 meters above ground level) to align with adjacent terrace buildings. Alterations to elevation to Little Fitzwilliam Place consisting of new door opening, new window opening and timber sliding sash at first floor, replacement of mid-20th C casement window with timber sliding sash at first floor. Removal of sand/cement render and replacement with lime harling coat finish. Construction of first floor single-storey extension (9.4 sqm) to rear to incorporate wc facilities and winter garden balcony at first floor. Internal alterations to include new access stairs at ground floor (5 sqm), re-organisation of first floor office area (39.6 sqm) featuring an open-plan office with new kitchenette. New mechanical and electrical works throughout.

Area Area 1 - South East
Application Number 4614/22
Application Type Retention Permission
Applicant Elvera Butler
Location 77 Haddington Road, Ballsbridge, Dublin 4
Registration Date 04/08/2022

Additional Information

Proposal: RETENTION PERMISSION for development consisting of a change of use from educational institution to domestic dwelling.

Area Area 1 - South East
Application Number 4616/22
Application Type Permission
Applicant Peter Cavanagh
Location 14 Oxford Road, Dublin 6, D06 PP71
Registration Date 04/08/2022

Additional Information

Proposal: The development will consist of : (1) change of use of ground floor from commercial to residential use; (2) demolition of garage to rear lane; (3) demolition of 1.5 storey rear return walls and roof; (4) removal of shopfront window and shutter, replaced with new windows in existing opening; (5) construction of a new rear, single storey 40m2 extension with pitched roof, consisting of new kitchen , dining area and bathroom; (6) construction of new dormer window to rear facing roof; (7) conversion of attic space to bedroom and en-suite; (8) construction of 6m2 external shed and garden wall to rear; (9) new rear window to stair landing; (10) construction of new fence, gate and landscaping to front garden; (11) provision for 1 no. on street parking place and EV charger to front of dwelling.

Area Area 1 - South East
Application Number 4617/22
Application Type Permission
Applicant Terry Doyle
Location 47, Wellington Quay, Dublin 2
Registration Date 04/08/2022

Additional Information

Proposal: PROTECTED STRUCTURE: The existing building is three storey facing Wellington Quay with a two storey extension to the rear facing and set back from the adjoining Merchants Arch laneway. Permission is sought to change the use of the building from existing retail on ground floor level, storage at basement, first floor, first floor return and second floor levels to a licensed restaurant at ground floor level, kitchen/toilets at basement level and a guest house comprising 3 bedrooms at first floor, 2 bedrooms in an extension of the first floor return and 3 bedrooms at second floor level-total 8 No double bedrooms with en-suite bathrooms. Access to the restaurant will be as presently exists to the shop from both Wellington Quay and the laneway of Merchants Arch with minimal alterations to the existing shopfront and including a new fascia sign. Access to the guesthouse will be from the existing door on Wellington Quay which presently serves the upper floors. The building will be upgraded and refurbished internally with minimal external changes.

Area Area 1 - South East
Application Number 4627/22
Application Type Permission
Applicant H & M Hennes & Mauritz UK Limited
Location 23-27, College Green, Dublin 2
Registration Date 05/08/2022

Additional Information

Proposal: PROTECTED STRUCTURE: Development will consist of 2no. semi-transparent illuminated digital displays mounted internally behind the 2no. ground floor windows on the St. Andrews Street elevation of size measuring 1890mm wide x 2030mm high, 437mm above floor level. The development is located within a protected structure.

Area Area 1 - South East
Application Number 4628/22
Application Type Permission
Applicant CPFM Limited
Location Cafe 105, 105, Clonskeagh Road, Dublin 6, D06 A4N6
Registration Date 05/08/2022

Additional Information

Proposal: Development will consist of the construction of a new rear deck to an existing café. The works will include a) A new rear deck at ground floor level to facilitate outdoor seating b) Internal modifications to the ground floor to allow access to proposed rear deck c) Demolition of the lower ground floor entrance porch d) A new covered external lower ground floor area by virtue of the new rear ground floor deck e) All ancillary site works to facilitate this development.

Area Area 1 - South East
Application Number 4631/22
Application Type Permission
Applicant Crofttray Ireland Limited T/A Kingdon Of Sweets .
Location 15 Westmoreland Street, Dublin 2
Registration Date 05/08/2022

Additional Information

Proposal: PROTECTED STRUCTURE: Permission for removal of unauthorised ground floor shopfront fascia board and signage; installation of new ground floor shopfront fascia board and individually mounted non-illuminated acrylic lettering signage; painting of existing shopfront surround grey and all associated works. A structure included on the Dublin City Council's Record of Protected Structures (Reference: 8540) and located within the O'Connell & Environs Scheme of Special Planning Control (2016).

Area Area 1 - South East
Application Number DSDZ4613/22
Application Type Permission
Applicant Google Ireland (Limited)
Location The former Boland's Mill incorporating 33 & 34 Barrow Street together with 35A Barrow Street & 35 Barrow Street, Ringsend Road and Barrow Street, Dublin 4
Registration Date 04/08/2022

Additional Information

Proposal: PROTECTED STRUCTURE: Planning permission for development at a site of 1.098 ha known as the former Boland's Mill incorporating 33 & 34 Barrow Street together with 35A Barrow Street and 35 Barrow Street at Ringsend Road and Barrow Street, Dublin 4, bounded to the north by Ringsend Road, to the south by adjacent office development (Mason Hayes Curran ("South Bank House") and the Warehouse), to the east by Barrow Street and to the west by Grand Canal Dock. The application relates to the proposed development within a Strategic Development Zone Planning Scheme area. The site accommodates 4 protected structures including : Blocks A & B referred to as 1 Ringsend Road (RPS 7377); Block D comprising nos. 33 & 34 Barrow Street (RPS 483, 484); two storey brick gables of warehouses to south of Boland's Mill (the 'factory' building) (RPS 485). The subject application relates to the 'Factory Building (Building F) (RPS 485) only. The proposed development seeks amendments to the previously permitted development DSDZ3796/14 and as amended by DSDZ3264/17, DSDZ4111/17, DSDZ2986/18, DSDZ4618/18, DSDZ2623/19, DSDZ2679/19, DSDZ4835/19, DSDZ4334/19 and DSDZ3780/20. The proposed amendments relate to the 'Factory Building (Building F) only and will consist of: alterations of 2 no. ground floor windows at the western elevation to remove non-original concrete upstand and new glass balustrade installed; plant enclosure and replacement plant room door to louvre door at ground floor level; soft core opes in first floor slab for future servicing and service rises at first floor level; Roof cowls, inverted dormer for AHU plant, boiler flue and vent cowls at roof level.

Area 1 DOMESTIC

Area Area 1 - South East
Application Number 4173/21
Application Type Permission
Applicant Patrick Stephenson & Laura Scott
Location 15, Palmerston Road, Rathmines, Dublin 6, D06 H2C0
Registration Date 05/08/2022
Additional Information Additional Information Received

Proposal: PROTECTED STRUCTURE: The development will consist of the refurbishment and the restoration of the existing house (currently in two separate units) into a single family home, with works to include: i) reinstatement of stairs to basement ii) removal of non-original toilet and lobby extension at piano nobile level iii) alterations to ground floor to provide new family, utility, kitchen and double height living space iv) alterations to piano nobile level to include access from proposed office space to new library v) revisions to first floor to provide en-suite and family bathroom vi) re-servicing and decoration of the interior. Exterior works to include: a) construction of new external deck and screen with access from piano nobile level through existing dining room with new external stair to garden level; b) new paving to archway and forecourt to rear with new gate and screen to laneway c) two no. new access openings in existing garden wall d) two new freestanding porch structures to rear e) new solar photovoltaics at rear pitch of house f) removal of existing roof light and installation of new roof light to proposed dressing area at first floor.

Area Area 1 - South East
Application Number 4597/22
Application Type Permission
Applicant Edward Fitzgerald
Location 22 Ranelagh Road, Ranelagh, Dublin 6, D06 ED96
Registration Date 02/08/2022
Additional Information

Proposal: PROTECTED STRUCTURE: (RPS: 6968) site area 0.0221 ha. The development will consist of : (a) change of use from multiple units to single family use, (b) removal of 20th century partitions and stair at lower ground floor level and reinstatement of original features removed or modified during previous works, (c) removal of non-original sand and cement render to front and rear elevations and replacement with lime based breathable render to selected colour, (d) cleaning and repointing of brickwork to front, (e) restoration of original features including historically correct 2 over 2 pane timber sash windows, provision for energy upgrade of all windows to conservation approved thin double glazing, restoration of all existing sliding sash windows and surrounds and replacement where only required, (f) replacement of non-original lower ground floor entrance front door and provision of a new door in period style, (g) careful removal of a non-original two storey extension to the rear of the property to provide access to, (h) the construction of a new kitchen/dining & family room, single storey extension with private roof terrace above to the rear of the property at lower ground floor level, (i) provision for the lowering of one window cill to the rear at upper ground floor level to provide door access to private terrace, (j) provision for new upper ground floor extension with existing access from half landing with flat green sedum roof, (k) provision for one small dormer extension to the rear to provide improved habitable height space to existing half landing room come new master bathroom at second floor level, (l) the careful removal and lowering of the non-original concrete floor slab at lower ground floor level by approx. 370mm to provide 2.4M clear head height in main access corridor & kitchen with improved ventilation & light throughout, (m) reinstatement of third bedroom habitable space by the realignment of one stud partition at second floor level, (n) various landscaping in rear garden including raised planters,

outdoor fireplace with chimney, single storey garden room with flat green sedum roof and pergola, (o) various landscaping to the front including disability access complaint steps - reuse of existing materials, (p) provision for two electric car charging points, (q) repair and refurbishment of surviving historic fabric within the main house including decorative plasterworks, joinery and staircase, (r) to include conservation of historic fabric, repair refurbishment, renovation, alterations and improvements to the existing buildings layouts, including all associated site works.

Area Area 1 - South East
Application Number 4611/22
Application Type Permission
Applicant Ciaran Bolger and Catherine Moran
Location 5 Leahy's Terrace, Sandymount, Dublin 4
Registration Date 04/08/2022

Additional Information

Proposal: The proposed development consists of demolition of exiting rear chimney stack, part demolition of existing two storey rear annexe construction of new single storey rear extension, reconstruction of part existing two storey extension and construction of additional floor over existing two storey rear elevation including ancillary site works.

Area Area 1 - South East
Application Number 4618/22
Application Type Permission
Applicant Paul Kennedy
Location 50, Lismore Road, Crumlin, Dublin 12, D12YKH4
Registration Date 04/08/2022

Additional Information

Proposal: The development will consist/consists of demolition of existing side passage wall and part demolition of existing hipped roof. The construction of a two storey pitched roof south and west facing side & rear extension (Total area 64sqm). Proposed new aluminium entrance canopy and timber cladding to East facing front elevation. Proposed new Velux style rooflight, Hard and soft landscaping; and all associated site development works above and below ground.

Area Area 1 - South East
Application Number WEB1709/22
Application Type Permission
Applicant Conor O'Donnell
Location 114, Harold's Cross Cottages, Dublin 6, D06 HX71
Registration Date 02/08/2022

Additional Information

Proposal: Planning permission is sought for: Addition of roof window to front to align with existing front window below that. Roof window to serve living room of single storey cottage.

Area Area 1 - South East
Application Number WEB1713/22
Application Type Permission
Applicant Claire McManus
Location 11, Portobello Quay, Portobello, Dublin 8
Registration Date 02/08/2022

Additional Information

Proposal: A new Velux skylight in attic.

Area Area 1 - South East
Application Number WEB1718/22
Application Type Permission
Applicant Chris & Donna Gibson
Location 17, Mornington Road, Dublin 6 D06 P827
Registration Date 03/08/2022

Additional Information

Proposal: Works to the rear comprising of demolition of existing ground-floor extension (23 sq.m) and single-storey bay with glazed lean-to roof (3.6 sq.m), plus, removal of ground window at side of return, plus, construction of new ground-floor single-storey extension (37sq.m), plus, reconstruction single storey bay (3.6 sq.m) with double doors, flat roof and parapet, plus, new double doors at ground-floor and repositioning of first-floor window-opening on side-elevation of rear return, plus all associated works

Area Area 1 - South East
Application Number WEB1720/22
Application Type Permission
Applicant Karen Dowling
Location 13, Keeper Road, Drimnagh, Dublin 12 D12 NX72
Registration Date 03/08/2022

Additional Information

Proposal: The proposed development consists of removal of existing single storey rear extension and replace with new 2 storey rear extension and all associated site works.

Area 1 Decisions

Area Area 1 - South East
Application Number 0135/22
Application Type Section 5
Decision Grant Exemption Certificate
Decision Date 03/08/2022
Applicant D.L. Builders
Location 42, Rathmines Road Lower, Dublin, 6
Additional Information Additional Information Received

Proposal: EXPP: PROTECTED STRUCTURE: Repairs to timber sash windows to the front and rear facades.

Area Area 1 - South East
Application Number 0141/22
Application Type Section 5
Decision Grant Exemption Certificate
Decision Date 03/08/2022
Applicant D.L Builders
Location 44, Rathmines Road Lower, Dublin 6
Additional Information Additional Information Received
Proposal: EXPP: PROTECTED STRUCTURE: Repairs including the replacement of some members within the painted timber sash windows to the front and rear facades.

Area Area 1 - South East
Application Number 0170/22
Application Type Section 5
Decision Grant Exemption Certificate
Decision Date 03/08/2022
Applicant The Royal College of Surgeons in Ireland
Location 123 St. Stephen's Green, Dublin 2
Additional Information Additional Information Received
Proposal: EXPP: PROTECTED STRUCTURE: Necessary structural repairs to the roof of the Council Room in the RCSI comprising removal of existing slate coverings, installation of new structural steel members, suspension of existing domed ceiling structure from new steelwork, localised repairs to existing structural timberwork, and re-covering of roof with exiting slate coverings Works to also include specialist conservation repairs to historic plasterwork of Council Room ceiling including redecoration.

Area Area 1 - South East
Application Number 0213/22
Application Type Social Housing Exemption Certificate
Decision Grant Social Housing Exemption Cert
Decision Date 02/08/2022
Applicant MG Developments Ltd
Location 23-24, Mountain View Avenue and rear of No's 226-230
Harold's Cross Road, Dublin 6W
Additional Information
Proposal: SHEC: Construction of 7 no. 3 bed townhouses

Area Area 1 - South East
Application Number 0218/22
Application Type Social Housing Exemption Certificate
Decision Grant Social Housing Exemption Cert
Decision Date 04/08/2022
Applicant Eoin Foyle and Oda O'Carroll
Location Rere of 11, Charleville Road, Rathmines, Dublin 6, D06
Y2RO
Additional Information
Proposal: SHEC: New news dwelling house with new pedestrian entrance on Charleville Road.

Area Area 1 - South East
Application Number 0219/22
Application Type Section 5
Decision Grant Exemption Certificate
Decision Date 04/08/2022
Applicant Sadhbh O'Brien
Location 5, Prince Arthur Terrace, Rathmines, Dublin 6, D06 E7R0

Additional Information

Proposal: EXPP: The planned works consist of reinstating 8 historically appropriate windows at the property, replacing aluminium windows currently in place. The new windows will match the design of the original windows installed at the property, which are still intact in neighbouring properties on the terrace.

Area Area 1 - South East
Application Number 3661/22
Application Type Permission
Decision GRANT PERMISSION
Decision Date 03/08/2022
Applicant Quantum Rock Unlimited Company
Location Unit 19/20 Royal Hibernian Way, Dawson Street, Dublin 2

Additional Information Additional Information Received

Proposal: Permission for a material change of use from retail to cafe/deli of the approved unit No. 19/20, Royal Hibernian Way, Dawson Street, Dublin 2 (as permitted under reg. ref. 3643/16) with no alterations to shop front (as approved under reg. ref. 3744/17).

Area Area 1 - South East
Application Number 3755/22
Application Type Permission
Decision GRANT PERMISSION
Decision Date 05/08/2022
Applicant Highbury Lane Properties
Location 1, Fitzwilliam Place, Dublin 2

Additional Information Additional Information Received

Proposal: Protected Structure : Development will consist of the renewal of all electrical installations and associated fixtures. 1 Fitzwilliam Place is listed in Dublin City Council's Record of Protected Structures - Ref no. 2754

Area Area 1 - South East
Application Number 3887/21
Application Type Permission
Decision GRANT PERMISSION
Decision Date 02/08/2022
Applicant Le Favre Merrion Holdings Limited
Location Nos 39-43, Merrion Square East (Protected Structures),
D02 NP96, D02 R997 with frontage to Stephen's Place,
Dublin 2.

Additional Information Additional Information Received

Proposal: PROTECTED STRUCTURE: The proposed development will consist of: (i) Restoration works to the brick façade on the west facing elevation of the protected structures including repair, re-pointing and consolidation of the brickwork and the replacement of window reveals with lime feathered reveal; (ii) (a) a new external disabled access platform lift at the western elevation of No. 41 Merrion Square providing accessibility from street level to the basement of No. 41 (b) new external stair to replace existing to allow access to proposed platform lift; (iii) (a) replacement of existing external door with new window to facilitate conversion of existing lobby at ground-floor rear of No. 39 Merrion Square to WC (b) removal of section of wall below existing window to facilitate new double door external access; (iv) provision of new double doors at rear basement level of No. 40 Merrion Square between existing windows providing access to external courtyard; and (v) The development also includes all landscaping; boundary treatments; SuDS drainage and all ancillary works necessary to facilitate the development.

Area Area 1 - South East
Application Number 4012/21
Application Type Permission
Decision GRANT PERMISSION
Decision Date 03/08/2022
Applicant Ian Craigie
Location 20, Oakley Road, Ranelagh, Dublin 6
Additional Information Additional Information Received

Proposal: PROTECTED STRUCTURE: The development will consist of the demolition of a section of the rear return walls at garden level and ground floor level, and the construction of a part single storey, part two storey extension to the rear, internal alterations, the reconfiguration of two bathrooms and the installation of a utility room in the existing house, and associated site works.

Area Area 1 - South East
Application Number 4174/22
Application Type Permission
Decision GRANT PERMISSION
Decision Date 02/08/2022
Applicant Dominic and Bernadette Purcell
Location 64, Rathdown Park, Terenure, Dublin 6
Additional Information

Proposal: Permission is sought for new single storey extension to rear of existing two storey semi detached house.

Area Area 1 - South East
Application Number 4180/22
Application Type Retention Permission
Decision REFUSE RETENTION PERMISSION
Decision Date 02/08/2022
Applicant Suesey Street and No. 25 Limited
Location Suesey Street, 26, Fitzwilliam Place, Dublin 2

Additional Information

Proposal: RETENTION PERMISSION : Development will consist of the retention of the roller box and canopy over the stairway to basement on northwest front elevation facing onto Fitzwilliam Place.

Area Area 1 - South East
Application Number 4185/22
Application Type Permission
Decision GRANT PERMISSION
Decision Date 03/08/2022
Applicant Marks and Spencer (Ireland) Ltd
Location Marks And Spencer, 15-20 Grafton Street, 1-7 Duke Street, 2 Duke Lane, Dublin 2

Additional Information

Proposal: PROTECTED STRUCTURE : Development at this site No.15-20 Grafton Street, no.1-7 Duke Street, no.2 Duke Lane, Dublin 2, located within an architectural conservation area. Numbers 15-20 Grafton Street and no.1 Duke Street are noted as 'Protected Structures' (RPS Ref: 3243, 2394). The development will consist/consists of: 1. Specialist conservation and restoration works to the west (Grafton Street) south (Duke Street) and east (Duke Lane) facades as follows: No.15-17 Grafton Street: Repairs and cleaning to existing plaster detailing at 2nd floor level. No.18 Grafton Street: Cleaning of brickwork / cornice to remove soiling, repair damaged/spalled bricks and repoint in hydraulic lime at 2nd floor level. No.19-20 Grafton Street: Cleaning to existing plaster detailing, removal of soiling at 2nd floor level and proposed new lead protection at capping level. No.1 Duke Street: Cleaning of soiling on flat render sections at 1st floor and 2nd floor. No.2-4 Duke Street: Cleaning of soiling to facade, capping and cills, removal of vegetation, repairs to cracks around windows at 1st and 2nd floor level and repointing of cappings. No.5, 6, 7 Duke Street and no.2 Duke Lane: Removal of cracked and blown cementitious render sections at 1st and 2nd floor level with replacement in hydraulic lime render. Repairs to plaster moulds around windows, repairs to cills, repainting, repointing of joints in cappings and proposed new lead protection at capping level. General repairs to existing timber sash windows throughout, as required, with like for like details. 2. Material alteration at No.1 Duke Street consisting of the installation of a modern replica 'midshipman' statue in place of the original statue (removed for its protection and conservation) and relocation of the conserved original statue internally, all in accordance with appropriate conservation methodology.

Area Area 1 - South East
Application Number 4192/22
Application Type Permission
Decision GRANT PERMISSION
Decision Date 04/08/2022
Applicant Jennifer McGinley
Location 1 Cambridge Villas, Rathmines, Dublin 6, D06 XY28

Additional Information

Proposal: PROTECTED STRUCTURE: Permission for a single storey extension to the rear of the existing single-storey extension, integrated into the existing boundary stone wall with Cambridge Road; replacement of the non-original block work at the top of the same boundary wall with timber fence, substitution of the non-original external render on north and east elevations of the original building with a lime base render, refurbishment of the existing original windows,. the conversion of a window opening into a door at ground floor of the existing extension, solar panels on the inner side of the rear roof and all the associated works all for the provision of a dwelling and ancillary family accommodation at the address.

Area Area 1 - South East
Application Number 4194/22
Application Type Permission
Decision REFUSE PERMISSION
Decision Date 04/08/2022
Applicant Airside Estates Ltd
Location Rear 10 Leinster Road, Dublin 6, D06 R594

Additional Information

Proposal: PROTECTED STRUCTURE: Permission is sought for the demolition of the single storey store at the end of the rear garden onto Louis Lane and the construction of a part single and part two storey mid-terrace house to the rear of the site opening onto Louis Lane including a rear terrace at first floor level and all ancillary works at rear.

Area Area 1 - South East
Application Number 4196/22
Application Type Permission
Decision REFUSE PERMISSION
Decision Date 02/08/2022
Applicant Rev. Fr. Andrew O'Sullivan
Location Church Of The Three Patrons, 48 Rathgar Road, Dublin 6, D06 KF38

Additional Information

Proposal: The development will consist of alterations to the existing three recess on north elevation comprising the removal of existing rendered columns pediment and other rendered embellishments and their replacement with profiles of columns and pediments in flat cor-ten steel and making good to existing wall render.

Area Area 1 - South East
Application Number 4207/22
Application Type Permission
Decision GRANT PERMISSION
Decision Date 05/08/2022
Applicant Robert Ryan
Location Coach House, rear of 151 Leinster Road, Rathmines, Dublin D06 YD53

Additional Information

Proposal: PROTECTED STRUCTURE: The development will consist of : (a) the construction of a new single storey extension with flat roof to the side, front and rear of the existing two storey detached dwelling, (b) all associated site, landscaping , drainage and ancillary works.

Area Area 1 - South East
Application Number 4234/22
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 04/08/2022
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 4243/22
Application Type Permission
Decision REFUSE PERMISSION
Decision Date 04/08/2022
Applicant Acragar Ltd
Location 40, 41, 42, and 42A Clanbrassil Street Upper, Dublin 8

Additional Information

Proposal: Permission for the development at this site seeks modifications to the previously approved permission DCC Reg. 3619/20 (ABP - 309667-21). Modifications are to include the addition of 3 no. extra units achieved by the way of internal changes to the third floor and an additional floor to the previously granted Block 2 bringing the total no. of floors of the building from 4-storey to 5-storey and increasing the total units in the proposed development from 24 no. units which consisted of 17 no. one-bed, 7 no. two-bed to 27 no. units consisting of 19 no . one-bed, 7 no. two-bed, 1 no. 3-bed and addition of residential bin store. All associated signage, site works, drainage, street lighting and landscaping are as per the previously granted scheme.

Area Area 1 - South East
Application Number 4528/22
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 02/08/2022
Applicant Verdure Montessori Ltd
Location Leeson Park Creche & Montessori, Garden Level, 39
Leeson Park, Ranelagh, Dublin 6 D06 CX63

Additional Information

Proposal: PROTECTED STRUCTURE: the development will consist of an increase in the number of childcare spaces for children aged 0-5 years from the previously approved 25 spaces (planning reference 3295/02) to a maximum of 32. There will be no physical modifications or changes to the existing building or site.

Area Area 1 - South East
Application Number 4541/22
Application Type Retention Permission
Decision APPLICATION DECLARED INVALID
Decision Date 02/08/2022
Applicant Farmer Browns Eatery
Location 170 Rathmines Road Lower, Dublin 6

Additional Information

Proposal: PROTECTED STRUCTURE: RETENTION PERMISSION of vent to the kitchen extractor hood and planning permission to erect a proposed flat metal plastic coated enclosure to vent to the rear. The development consists of retention permission of 1500mm high metal vent to kitchen extractor hood and planning permission for proposed 1650mm high flat metal plastic coated enclosure to vent on roof of existing single storey kitchen to rear of house.

Area Area 1 - South East
Application Number 4556/22
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 02/08/2022
Applicant Shelbourne Greyhound Stadium Limited
Location Shelbourne Park Greyhound Stadium, South Lotts Road,
Dublin 4

Additional Information

Proposal: Development includes the demolition of existing turnstile pavilion and other minor demolitions, construction of partial extension over existing roof terrace at the third floor level, change of use/extension of use at ground floor level to provide for exhibition space, offices, sports bar / restaurant and coffee shop inclusive of outdoor seating and external landscaping and elevation upgrades to main entrance and stadium building inclusive of signage and lighting together with internal modifications throughout.

Area Area 1 - South East
Application Number 4557/22
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 03/08/2022
Applicant Josh and Anne Linton
Location 2, Rathdown Villas, Terenure, D6W HC96

Additional Information

Proposal: The construction of new double storey extension to the rear, new dormer window at first floor to the front, widening of existing front entrance, stand alone bike shed in back garden and single storey stand alone spa room, studio and tool shed at rear of back garden and associated works. The proposed works to the dwelling will consist of new kitchen/family room, bedroom extension with walk in wardrobe and en suite and study area .

Area Area 1 - South East
Application Number 4567/22
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 03/08/2022
Applicant Interncom R&D Unlimited Company
Location Seagrave House (No's. 19-20 Earlsfort Terrace) Dublin 2 (D02 EN84) and Davitt House (No. 65 Adelaide Road) Dublin 2 (D02 TW27)

Additional Information

Proposal: Planning permission for development at a site formerly known as Seagrave House (No's. 19-20 Earlsfort Terrace) Dublin 2 (D02 EN84) and Davitt House (No. 65 Adelaide Road) Dublin 2 (D02 TW27). The site abuts No. 18 Earlsfort Terrace, Dublin 2 (D02 HR23) a Protected Structure (RPS 2421) and is bounded by Earlsfort Terrace, Adelaide Road and to the rear by Hatch Place. The proposed development consists of the installation of planters and landscaping and/or tables and chairs on the permitted terraces at floors 4,5 and 6 (terraces were permitted on the parent permission for development on the site under Reg. Ref. 3040/17 (ABP 300914-18), as amended under Reg. Ref. 3984/19 (ABP 306061-19) and Reg. Ref. 3440/21) including use of floor 5 and 6 terraces (used as maintenance at present) as staff terraces. The terraces are located on the north, east, south and west elevations. No increase in floor space or the size of the permitted terraces is proposed. The application includes all associated and ancillary development and site works above and below ground.

Area Area 1 - South East
Application Number 4571/22
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 04/08/2022
Applicant The Board of St Patrick's Cathedral
Location Saint Patrick's Cathedral, Saint Patrick's Close,
Dublin 8

Additional Information

Proposal: PROTECTED STRUCTURE: Development will consist of (1) Removal of galvanised metal window guards from outside face of 4no. south porch windows (2) Removal of external storm glazing from 3no. south porch windows (3) Cleaning, repair and conservation works to 3no. south porch windows involving temporary removal to allow works to be undertaken and (4) Returning, re-fixing of 3no. glazed windows without storm glazing or window guards. The Cathedral is a Protected Structure.

Area Area 1 - South East
Application Number 4586/22
Application Type Retention Permission
Decision APPLICATION DECLARED INVALID
Decision Date 05/08/2022
Applicant Andrew and Orla Gillen
Location 1A Rathgar Place - Mews to rear of no. 162 Rathgar
Road, Dublin 6

Additional Information

Proposal: PROTECTED STRUCTURE RPS REF. 7125: RETENTION PERMISSION for retention of and extension to existing end of terrace derelict coach house to provide a 3 bedroom mews dwelling. The works include conversation and upgrade of existing coach house in order to provide off street car parking space and new staircase at ground floor, 4 no. new window openings to the elevation facing Rathgar Place, reinstatement of first floor with bedroom at first floor level, reinstatement of slated pitched roof structure at a level 550mm above original. Extension to rear of coach house to include glazed lightwell separating the existing coach house structure from the new extension and a new two storey green flat roofed structure to provide kitchen and living space at ground floor level and 2no. bedrooms at first floor level with associate ancillary accommodation within the coach house structure. Site works to include drainage works and hard and soft landscaping to rear garden area and a new 1.8m high stone boundary wall seperating the mews dwelling and garden from the garden of no.162 Rathgar Road.

Area Area 1 - South East
Application Number DSDZ3330/22
Application Type Permission
Decision GRANT PERMISSION
Decision Date 02/08/2022
Applicant Google Ireland (Limited)
Location Site of 1.098 ha known as The former Boland's Mill
incorporating 33 & 34 Barrow Street together with 35A
Barrow Street & 35 Barrow Street at Ringsend Road and
Barrow Street, Dublin 4

Additional Information

Additional Information Received

Proposal: PROTECTED STRUCTURE: Planning permission for development at a site of 1.098 ha

known as The former Boland's Mill incorporating 33 & 34 Barrow Street together with 35A Barrow Street & 35 Barrow Street at Ringsend Road and Barrow Street, Dublin 4, bounded to the north by Ringsend Road to the south by adjacent office development (Mason Hayes Curran ("South Bank House") and the Warehouse), to the east by Barrow Street and to the west by Grand Canal Dock. The application relates to a proposed development within a Strategic Development Zone Planning Scheme Area. The site accommodates 4 protected structures including; Block B referred to as 1 Ringsend Road (RPS 7377); Block D comprising nos. 33 and 34 Barrow Street (RPS 483, 484); two-storey brick gables of warehouses to south of Boland's Mill (the 'factory building') (RPS 485). The subject application relates to Block B (1 Ringsend Road (RPS 7377) only. The proposed development seeks amendments to the previously permitted development DSDZ3796/14 and as amended by DSDZ3264/17, DSDZ4111/17; DSDZ2986/18; DSDZ4618/18, DSDZ2623/19, DSDZ2679/19, DSDZ4835/19; DSDZ4334/19 and DSDZ3780/20. The proposed amendments relate to Building B only and will consist of :- Internal reconfiguration of permitted office layouts across all floor levels within Building B; - Internal modifications to the building comprising of a new internal opening to accommodate a lift door at fourth floor level of Building B2; - Extension of the permitted mezzanine level in Building B4 at 2nd floor level c. 13sq.m; - Extension of the permitted mezzanine level in Building B2 at 4th floor level c. 77 sq.m and associated structure support columns at third floor level; - New ventilation cowls at roof level and new ventilation vents within 2 no. existing window openings at 3rd floor level and one door opening at ground floor level (southern elevation).

Area	Area 1 - South East
Application Number	DSDZ4213/22
Application Type	Retention Permission
Decision	ADDITIONAL INFORMATION
Decision Date	03/08/2022
Applicant	Calibrate Real Estate Ltd.
Location	Underground Car Park, Block A, Grand Canal Square, Grand Canal Quay, Dublin 2

Additional Information

Proposal: RETENTION PERMISSION for development of interior works in underground car park not affecting the external appearance of the car park. (a) relocation of office to new position creating 2 no. new parking spaces, (b) reduction in size of granted plant room to create 3 no. new parking spaces, (c) new store area to rear of existing stairwell removing 2 no. granted parking spaces, (d) net result in 3 no. new parking spaces, (e) new white lining parking layout allowing for one way system and increasing parking spaces from the granted 150 spaces to a total of 162 spaces and all associated site development works. The application relates to a proposed development within a Strategic Development Zone Planning Scheme Area.

Area	Area 1 - South East
Application Number	DSDZ4573/22
Application Type	Permission
Decision	APPLICATION DECLARED INVALID
Decision Date	04/08/2022
Applicant	Niamh Greaney, Auveen Greaney & Dearbhil Greaney
Location	Unit 3/4, Block D, Bulter's Court,77, Sir John Rogerson's Quay, Dublin 2

Additional Information

Proposal: The development will consist of the change of use of this unit from coffee shop to office, with internal alterations to facilitate this change of use and all associated site works necessary to

facilitate the development. This application relates to land within the North Lotts and Grand Canal Docks Strategic Development Zone.

Area Area 1 - South East
Application Number WEB1417/22
Application Type Retention Permission
Decision GRANT RETENTION PERMISSION
Decision Date 05/08/2022
Applicant Anthony Robinson
Location 43, Clanbrassil Street Upper, Dublin 8 D08 RX59
Additional Information Additional Information Received
Proposal: RETENTION: Retention planning permission for the following development at 43 Clanbrassil Street Upper (Ground level), Dublin 8, D08RX59: Change of use of parking area (18.8 sq.m.) to outdoor cafe terrace (including associated timber fencing and pergola structure).

Area Area 1 - South East
Application Number WEB1548/22
Application Type Retention Permission
Decision GRANT RETENTION PERMISSION
Decision Date 02/08/2022
Applicant Judy and Philip Doran
Location 263, Kildare Road, Dublin 12
Additional Information
Proposal: The development consists of a porch to the front of the property, the construction of a single-storey extension to the rear of the property as well as the construction of two small sheds to the rear of the property.

Area Area 1 - South East
Application Number WEB1709/22
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 03/08/2022
Applicant Conor O'Donnell
Location 114, Harold's Cross Cottages, Dublin 6, D06 HX71
Additional Information
Proposal: Planning permission is sought for: Addition of roof window to front to align with existing front window below that. Roof window to serve living room of single storey cottage.

Area 1 Appeals Notified

Area Area 1 - South East
Application Number 3310/22
Appeal Type Written Evidence
Applicant Evan O'Donnell
Location Rear of 7 Old Mountpleasant, Ranelagh, Dublin 6, fronting onto Oxford Lane
Additional Information Additional Information Received
Proposal: Permission sought for demolition of existing semi-detached dormer house of area c.55 sqm and construction of a new two storey house of area c.140 sqm, with associated site works and landscaping, all on a site of area c.168 sqm located at the rear of 7 Old Mountpleasant, Ranelagh, Dublin 6, fronting onto Oxford Lane.

Area Area 1 - South East
Application Number 3420/22
Appeal Type Written Evidence
Applicant Klairon Construction Limited
Location Sandymount Avenue, Sandymount, Dublin 4.
Additional Information Additional Information Received
Proposal: Full planning permission for development on a site at Sandymount Avenue, Sandymount, Dublin 4. The site is bound to the west and north by the grounds of Enable Ireland Sandymount Centre; to the east by residential properties along Gilford Road and Sandymount Avenue and to the south by Sandymount Avenue. The proposed development will consist of alterations and extension of the permitted residential development permitted under Reg. Ref. 2800/20 and ABP Ref: 309742/21. The proposed development comprises the following:
- alterations, internal reconfiguration, and extension to the permitted residential block A.02 from ground to third floor level to provide 5 no additional residential units (2 no. 1 beds and 3 no. 2 beds); - provision of a new 2 storey residential block, Block A.03, comprising 6 no. apartment units (4 no. 1 beds and 2 no. 2 beds); - the proposed alterations and additional block A.03 increase the total number of residential units from 58 to 69 no. units. The overall proposed unit mix is 14 no. 1 beds, 53 no. 2 beds and 2 no. 3 beds; - the proposed modifications include the addition of a new landscaped courtyard to cater for the additional residential units; - minor alterations to the permitted basement layout to provide a total of 130 no. cycle spaces; - no change is proposed to the permitted block A.01; - the development includes visitor cycle parking, landscaping, boundary treatment, lighting and all associated site works; - the proposed development includes an extension of the development boundary of permission Reg. Ref. 2800/20 and ABP Ref: 309742/21, to accommodate the proposed alterations and extension of the permitted residential development.

Area Area 1 - South East
Application Number 3932/22
Appeal Type Written Evidence
Applicant Hibernia REIT plc
Location Former Scruffy Murphy's Public House, 1/2 Power's Court, Dublin 2, D02 EK50

Additional Information
Proposal: Permission for development on a site of 0.052 ha at Former Scruffy Murphy's Public House, 1/2 Power's Court, Dublin 2, D02 EK50. The site is bounded by Verschoyle Place to the north, Power's Court and Warrington Place to the south east and existing Verschoyle Court

residential development to the west and south. The proposed development consist of the demolition of the former Scruffy Murphy's Public House and the construction of 2 to 6 storey (height of 18.9m to parapet and 19.7m to top of roof plant) residential development consisting of 15 no. units (5 no. studios, 6 no. 1 beds, 4 no. 2 beds). The residential units area located on all floors with the primary access from Verscholyle Place. The 15 no. units are provided as 5 no. studios, 6 no. 1 beds, 4 no. 2 beds. 3 of the 2 bed units area provided as maisonette units provided over ground and first floor with own door access from the street. External balconies and/or terraces are provided for all units on all elevations from first to fourth floor levels. Bike storage and bin storage is provided at ground level with a single level basement provided for plant. The development will also include for upgrades to the public realm treatment of existing small plaza between Verschoyle Place and Power's Court and associated surrounding footpaths. The proposed development also includes for the provision of green roofs, plant at roof level, PV panels at roof level, building signage, associated site servicing (foul and surface water drainage and water supply) and all other associated site excavation and site development works above and below ground.

Area	Area 1 - South East
Application Number	3965/22
Appeal Type	Written Evidence
Applicant	Paolo Maggioni
Location	Elm Lodge, 65, Serpentine Avenue, Sandymount Dublin 4
Additional Information	
Proposal:	Development will consist of a rear single storey extension to the existing house, new pedestrian access gate and an increase in height of existing brick wall to the front, and all associated site works.

Area 1 Appeals Decided

Area	Area 1 - South East
Application Number	2527/21
Appeal Decision	GRANT PERMISSION
Appeal Decision Date	@02/08/2022
Applicant	James Meagher
Location	6-8, Church Avenue, Dublin 6, D06 P2T7
Additional Information	Additional Information Received
Proposal:	Permission for the construction of 3 no. residential dwellings (Total area c. 447.3 sqm), consisting of 3 no 3 bed townhouses (Two storey plus attic/ three storey), all with associated private garden and screened terrace at first floor level to the rear, off-street car parking with access from Church Avenue, landscaping works, site services and associated site development works.



Comhairle Cathrach
Bhaile Átha Cliath
Dublin City Council

Dublin City Council

SOCIAL HOUSING EXEMPTION CERTIFICATES

31/22

(01/08/2022-05/08/2022)

Area Area 1 - South East
Application Number 0258/22
Application Type Social Housing Exemption Certificate
Applicant Kevin Moloney and Catherine Weafer
Location Side of Cois Cuan, 45A, Pigeon House Road, Dublin 4,
D04 V4F3
Registration Date 05/08/2022
Additional Information
Proposal: SHEC: Erection of 2 No 2 storey 3 bedroom dwelling houses and associated site works.



Dublin City Council

SECTION 5 EXEMPTIONS

31/22

(01/08/2022-05/08/2022)

Area Area 1 - South East
Application Number 0207/22
Application Type Section 5
Applicant Avaglan Ltd
Location Rear of 3, Ely Place Upper, Dublin 2
Registration Date 05/08/2022

Additional Information Additional Information Received

Proposal: EXPP: PROTECTED STRUCTURE: 1. Replacement of decayed timber doors with new similar painted timber panel doors. 2. Replace modern corrugated roof and rafters with new corrugated metal roof and rafters. Existing brickwork will be retained and there will be no removal of historic fabric. Wall plates will be mechanically fastened to existing walls using stainless steel bolts (not visible from the exterior). 3. Provide new valley gutter to replace existing valley gutter. The gutter will be formed out of treated timber and plywood and covered in lead or similar material falling to existing cast iron downpipe and drain to be retained and repaired as necessary.

Area Area 1 - South East
Application Number 0248/22
Application Type Section 5
Applicant National Univesity of Ireland
Location 49 Merrion Square East, Dublin 2
Registration Date 02/08/2022

Additional Information

Proposal: EXPP: PROTECTED STRUCTURE: Alteration and Conversion of an existing WC to become a print room.

Area Area 1 - South East
Application Number 0253/22
Application Type Section 5
Applicant The Provost Trinity College
Location Printing House, Trinity College, Dublin, 2
Registration Date 02/08/2022

Additional Information

Proposal: EXPP,PROTECTED STRUCTURE, Roof & facade Repairs & cleaning & reinstatement of original historic openings, sash windows and demolitions of non-historic internal fitout and services
