



Comhairle Cathrach  
Bhaile Átha Cliath  
Dublin City Council

# Dublin City Council

## **Weekly Planning List**

**08/21**

(22/02/2021-26/02/2021)

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** 2272/21  
**Application Type** Permission  
**Applicant** William Gilbert Treacey  
**Location** 79, Sandford Road, Ranelagh, Dublin 6  
**Registration Date** 23/02/2021

**Additional Information**

**Proposal:** Demolition of 350 sq.m. of existing commercial buildings.

Erection of a three storey apartment building, with 4 x one bed 57 sq.m. units at ground level, 2 x three bed 98 sq.m. units at first floor level, and 2 x two bed 76 sq.m. units at second floor level (Total 8 units).

Enclosed private terraces at first and second floor levels.

226 sq.m. of shared open space and 60 sq.m. of semi-private open space.

6 car parking spaces, 10 bicycle spaces and associated site works.

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**Area** Area 1 - South East  
**Application Number** 2273/21  
**Application Type** Permission  
**Applicant** Shaun Bhuiyan  
**Location** Unit 1, Goldstone Court, Clogher Road, Crumlin, Dublin 12  
**Registration Date** 23/02/2021

**Additional Information**

**Proposal:** Permission for the indefinite change of use from a dental surgery to a café with hot kitchen including the addition of a second entrance door and new external signage and all associated site works.

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**Area** Area 1 - South East  
**Application Number** 2274/21  
**Application Type** Permission  
**Applicant** Terenure College Rugby Football Club  
**Location** Lakelands, Greenlea Grove, Terenure, Dublin 6W  
**Registration Date** 24/02/2021

**Additional Information**

**Proposal:** Permission to erect a free standing ball stop net system and associated works along a portion (110 metres) of the northern boundary of a grass playing pitch at a 2.73 hectare site. The site is accessed from Greenlea Grove.

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**Area** Area 1 - South East  
**Application Number** 2277/21  
**Application Type** Permission  
**Applicant** Philip Anthony Halton  
**Location** Newbridge Mews, Rear 47 Tritonville Road, Dublin 4  
**Registration Date** 24/02/2021

**Additional Information**

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**Proposal:** The development will consist of a single two storey 3 bedroom mews house, containing 2 bathrooms, kitchen/dining area on the ground floor and a living area on the first floor. A pitched tile roof & a brick east and west façade and plaster façade to the south and north of the dwelling. There will be three roof lights and a rear and front garden, the front garden containing two parking spaces.

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**Area** Area 1 - South East  
**Application Number** 2296/21  
**Application Type** Permission  
**Applicant** Velorum Capital Investments Ltd.  
**Location** 2, Herbert Avenue, Merrion Road, Dublin 4  
**Registration Date** 26/02/2021  
**Additional Information**

**Proposal:** Permission for change of use from semi-detached two storey Dental Surgery to a 4 bedroom dwelling with living room, dining room, kitchen, family room and ancillary bathrooms and services, with off street car parking for two cars.

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**Area** Area 1 - South East  
**Application Number** 3676/20  
**Application Type** Permission  
**Applicant** Clopen Limited  
**Location** 39, 40, 41, 42 & 42A, Clanbrassil Street Upper, Dublin 8  
**Registration Date** 26/02/2021  
**Additional Information** Additional Information Received

**Proposal:** The development will consist of: 1) The demolition of existing buildings, structures and hardstanding areas on site except for northern boundary wall adjoining garden terrace; 2) The construction of a mixed-use development of 11 no. residential units with associated gardens and balconies/terraces comprising 1 no. 1-bedroom units, 3 no. 2-bedroom units, 1 no. 3-bedroom unit and 6 no. 4-bedroom units and 2 no. commercial units located in 2 no. blocks (Block 1 & Block 2); Block 1 comprises a 2-3 storey building at 39 Clanbrassil Street Upper accommodating 1 no. retail/retail services unit at ground floor (fronting onto Clanbrassil Street Upper), 1 no. 1-bedroom duplex apartment over the retail unit and 3 no. 2 bedroom, 2-storey terraced townhouses over parking garages extending along Orr's Terrace; 4) Block 2 comprises a 2-3 storey building at 40, 41, 42 & 42A Clanbrassil Street Upper accommodating 1 no. shop/retail services unit at ground floor level (fronting onto Clanbrassil Street Upper). 1 no. 3-bedroom duplex apartment over the retail unit and 6 no. 4-bedroom 3-storey terraced townhouses extending along Orr's Terrace; 5) All ancillary site development works, plant areas, refuse storage areas, bicycle storage areas, boundary treatment works and services.

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**Area** Area 1 - South East  
**Application Number** DSDZ2297/21  
**Application Type** Permission  
**Applicant** Prime GP4 Limited  
**Location** site of c. 0.14ha at No's 1-4 Martin's Terrace, Dublin 2 (D02DK03, D02TD56, D02XE14, D02YT10) and adjoining lands at corner of Macken Street and the new realigned Hanover Street East

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**Registration Date** 26/02/2021

**Additional Information**

**Proposal:** Planning permission for development at a site of c. 0.14ha at No's 1-4 Martin's Terrace, Dublin 2 (D02DK03, D02TD56, D02XE14, D02YT10) and adjoining lands at corner of Macken Street and the new realigned Hanover Street East. The development consists of the demolition of No's 1-4 Martin's Terrace and the redevelopment of the site to provide for a five storey building with set-back sixth storey level over 2 no. basement levels. The proposed building will comprise office use and 2 no. cafe/restaurant/retail units (and associated waste storage) at ground floor level. Ancillary office space, staff welfare, waste storage and bike parking facilities will be located at basement levels. Office access will be provided from Macken Street. Access to cafe/restaurant/retail units will be provided from Macken Street and the realigned Hanover Street East, respectively. Additional development includes the provision of solar PV panels and plant at roof-level together with associated plant screening; signage; attenuation tank; roof terrace at 5th floor level; hard and soft landscaping including along the former Hanover Street East; and all other associated site development and drainage works above and below ground. The application relates to proposed development within the North Lotts and Grand Canal Dock Strategic Development Zone planning scheme area. A Natura Impact Statement (NIS) will be submitted to the Planning Authority with the application.

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**Area** Area 1 - South East  
**Application Number** WEB1152/21  
**Application Type** Permission  
**Applicant** Chevas Securities Ltd  
**Location** Unit 1-2 Sandymount Village Centre, Sandymount Road, Dublin 4  
**Registration Date** 22/02/2021

**Additional Information**

**Proposal:** For change of use from existing first floor office units to a 1 bedroom apartment, including alterations to rear elevation to form new balcony detail and increased window opening, and all associated site works

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**Area 1**  
**DOMESTIC**

**Area** Area 1 - South East  
**Application Number** 2260/21  
**Application Type** Permission  
**Applicant** Wes Wallace  
**Location** 37, Northumberland Road, Dublin 4, D04 C1X3  
**Registration Date** 22/02/2021

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: The development will consist of alterations to existing front railings to provide new vehicular access and 1 no. off-street parking space and associated landscape works to front garden.

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**Area** Area 1 - South East  
**Application Number** 2262/21  
**Application Type** Permission

**Applicant** Roisin Kennedy  
**Location** 26 Neagh Road, Terenure, Dublin 6W  
**Registration Date** 22/02/2021  
**Additional Information**  
**Proposal:** Permission for a vehicular driveway entrance and pavement dish with associated site works.

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**Area** Area 1 - South East  
**Application Number** 2264/21  
**Application Type** Permission  
**Applicant** Michael & Sarah Connellan  
**Location** 19, Marlborough Road, Donnybrook, Dublin 4  
**Registration Date** 23/02/2021

**Additional Information**  
**Proposal:** PROTECTED STRUCTURE: The development will consist of: The demolition of the existing single storey return and outbuildings to the rear of the house, amendments to the internal layout at ground and first floor level and the construction of a single storey kitchen/dining extension (48M2) to the rear of the house, repair of existing features including gutters and repointing of front facade, a new single storey garden room (34m2) with access to the rear shared laneway, new front railings to match historic condition to incorporate automatic vehicular access gates and pedestrian gate, including all necessary siteworks.

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**Area** Area 1 - South East  
**Application Number** 2266/21  
**Application Type** Permission  
**Applicant** Mark Whelan and Irene Mullen  
**Location** 25 Ennis Grove, Sandymount, Dublin 4.  
**Registration Date** 23/02/2021

**Additional Information**  
**Proposal:** Permission for single storey extension and widen existing vehicular entrance and increase area for off street parking all to front. New smooth render finish on existing single storey extension to front to match new extension.

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**Area** Area 1 - South East  
**Application Number** 2275/21  
**Application Type** Permission  
**Applicant** Francis Eivers & Joanna Eivers  
**Location** 117, Strand Road, Sandymount, Dublin 4  
**Registration Date** 24/02/2021

**Additional Information**  
**Proposal:** Construction of new upper storey to existing rear return and construction of new non-habitable attic room above main house, proposing to raise existing ridge of main house from +12.71m to +13.8m with reflective glazing to front and rear and construction of two new rooflights to existing roof to front of main house.

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**Area** Area 1 - South East  
**Application Number** 3564/20

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**Application Type** Permission  
**Applicant** Julie Heaney  
**Location** 14, Beach Drive, Sandymount, Dublin 4, D04 CX76  
**Registration Date** 24/02/2021  
**Additional Information** Additional Information Received  
**Proposal:** The planning application is for the provision of an attic conversion and dormer window to the rear of existing property and all associated site works.

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**Area** Area 1 - South East  
**Application Number** 3911/20  
**Application Type** Permission  
**Applicant** Tadhg Molony  
**Location** 10, Lansdowne Hall, Sandymount, Dublin 4  
**Registration Date** 24/02/2021  
**Additional Information** Additional Information Received  
**Proposal:** Permission for internal house alterations, including a provision of a rear dormer structure and window, 2 front roof windows and repositioning of the existing chimney at the rear, all at an existing house.

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**Area** Area 1 - South East  
**Application Number** WEB1091/16/X1  
**Application Type** Extension of Duration of Permission  
**Applicant** Eamon MacGiolla Bhui  
**Location** 20, Victoria Street, & 20 Avenue Road, Portobello, Dublin 8  
**Registration Date** 22/02/2021  
**Additional Information**  
**Proposal:** EXT. OF DURATION: Demolition of existing flat roofed single-storey garage at the end of the rear garden facing Avenue Road and subsequent construction of a flat roofed two-storey building at the rear garden of the two-storey terraced dwelling. Works include the construction of a ground floor storage area & first floor home study & connection to existing services & all associated site development works on a 0.02 hectare site at 20 Victoria Street & 20 Avenue Road, Portobello, Dublin 8.

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**Area** Area 1 - South East  
**Application Number** WEB1153/21  
**Application Type** Permission  
**Applicant** Anne Cummins  
**Location** 7, Gilford Court, Sandymount, Dublin 4, D04 AE71  
**Registration Date** 22/02/2021  
**Additional Information**  
**Proposal:** The development will consist of the removal of the front door/ side screen & living room window and to relocate and replace the front door/ screen & living room window to align with the front face of the dwelling and to install 2 no. escape windows to the rear of the dwelling at first floor all together with the associated alterations to the internal layouts of the dwelling.

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**Area** Area 1 - South East  
**Application Number** WEB1158/21  
**Application Type** Permission  
**Applicant** Lisa and John Murray  
**Location** 20, Oaklands Drive, Rathgar, Dublin 6  
**Registration Date** 23/02/2021

**Additional Information**

**Proposal:** Widening of existing vehicular entrance, new brick piers, alterations to railings, new driveway gates and associated site works.

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**Area** Area 1 - South East  
**Application Number** WEB1159/21  
**Application Type** Permission  
**Applicant** Lisa and john Murray  
**Location** 20, Oaklands Drive, Rathgar, Dublin 6  
**Registration Date** 23/02/2021

**Additional Information**

**Proposal:** Widening of existing vehicular entrance, new brick piers, alterations to railings, new driveway gates and associated site works

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**Area** Area 1 - South East  
**Application Number** WEB1164/21  
**Application Type** Permission  
**Applicant** Edel Ryan  
**Location** 23, Tudor Road, Ranelagh, Dublin 6  
**Registration Date** 24/02/2021

**Additional Information**

**Proposal:** The development consists of: demolition of existing side passage sheds (44.9 sq.m); demolition of existing rear kitchen extension (7.3 sq.m); demolition of existing rear chimney; construction of single storey extension to rear and side of house (48.7 sq.m) and first floor extension to rear (3.3 sq.m); provision of rooflight to single storey extension; provision of external insulated render system to side and rear elevations; minor alterations to front elevation at ground floor level; accessibility works to provide universal access throughout the house, widening of existing driveway, and associated works.

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**Area** Area 1 - South East  
**Application Number** WEB1170/21  
**Application Type** Permission  
**Applicant** David O'Donovan  
**Location** 28, Cranfield Place, Sandymount, Dublin 4  
**Registration Date** 25/02/2021

**Additional Information**

**Proposal:** The development will consist of the provision of a vehicular entrance and gates to match the existing railing.

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**Area** Area 1 - South East  
**Application Number** WEB1175/21

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**Application Type** Permission  
**Applicant** Gerry Gallagher  
**Location** 48, Rathdown Park, Terenure, Dublin 6w  
**Registration Date** 25/02/2021

**Additional Information**

**Proposal:** The demolition of the existing single storey rear extension roof and construction of a single storey rear extension, internal alterations and associated site works.

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**Area** Area 1 - South East  
**Application Number** WEB1176/21  
**Application Type** Permission  
**Applicant** David & Anna Sheedy  
**Location** 22, Mayfield Road East, Terenure, Dublin 6w  
**Registration Date** 26/02/2021

**Additional Information**

**Proposal:** The demolition of existing garage to the side of existing house, the construction of part single storey/part two storey extension to the side of existing house, and for alterations to existing window/external door opes to the rear/side of existing house at ground floor.

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## Area 1 Decisions

**Area** Area 1 - South East  
**Application Number** 0004/21  
**Application Type** Section 5  
**Decision** Grant Exemption Certificate  
**Decision Date** 26/02/2021  
**Applicant** Oliver Loomes and Judge Sarah Berkeley  
**Location** 8, Temple Villas, Rathmines, Dublin 6  
**Additional Information** Additional Information Received

**Proposal:** EXPP: PROTECTED STRUCTURE: Restoration of character, The replacement of inappropriate aluminium windows with correctly detailed painted timber vertical sliding sash windows.

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**Area** Area 1 - South East  
**Application Number** 0026/21  
**Application Type** Section 5  
**Decision** Grant Exemption Certificate  
**Decision Date** 22/02/2021  
**Applicant** Eric Fieldman  
**Location** 109, South Circular Road & Part 67 Clanbrassil Street  
Upper, Dublin, 8

**Additional Information**

**Proposal:** EXPP;For determination of Section 5 for change of use of the existing 1st & 2nd floor level office unit to a 3 bedroom dwelling in accordance with the requirments of Sl. 30 of 2018

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**Area** Area 1 - South East  
**Application Number** 0029/21  
**Application Type** Section 5  
**Decision** Grant Exemption Certificate  
**Decision Date** 23/02/2021  
**Applicant** COPA Property Holdings Limited  
**Location** Castlewood House, 39-41, Castlewood Avenue, Rathmines, Dublin, 6.

**Additional Information**

**Proposal:** EXPP: Painting of existing brick on the north elevation on Castlewood Avenue, Dublin 6

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**Area** Area 1 - South East  
**Application Number** 0042/21  
**Application Type** Section 5  
**Decision** Refuse Exemption Certificate  
**Decision Date** 25/02/2021  
**Applicant** Peter McGarry  
**Location** Beside 8, Beach Avenue, Sandymount, Dublin 4

**Additional Information**

**Proposal:** EXPP: Install a trailer of 6m behind timber boards/trellis, fully movable. The trailer will be 3m high and used for household storage by me. The site has been used for illegal dumping.

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**Area** Area 1 - South East  
**Application Number** 0055/20  
**Application Type** Section 5  
**Decision** Grant Exemption Certificate  
**Decision Date** 26/02/2021  
**Applicant** Matthew Langan  
**Location** 36, Sandford Road, Ranelagh, Dublin D06 WP65

**Additional Information** Additional Information Received

**Proposal:** EXPP: PROTECTED STRUCTURE: removal of internal secondary glazing, replacement of rotten timber sashes installed in 1977 on 3x top floor windows with new sashes to identical design.

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**Area** Area 1 - South East  
**Application Number** 2232/20  
**Application Type** Permission  
**Decision** WITHDRAWN ARTICLE 33 (NO SUB)  
**Decision Date** 24/02/2021  
**Applicant** Siobhan McGowan  
**Location** 9 Warren Street, Portobello, Dublin 8, D08 V5Y0

**Additional Information**

**Proposal:** Planning permission sought for Siobhan McGowan of 9 Warren Street, Portobello, Dublin 8, D08 V5Y0, partial demolition of ground floor rear extension, construction of a 2 storey extension at the rear and related internal modifications.

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**Area** Area 1 - South East  
**Application Number** 2242/21  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 22/02/2021  
**Applicant** James Coyle  
**Location** 1 Sydenham Road, Dublin 4  
**Additional Information**

**Proposal:** Planning permission sought to widen lane access and provide new car parking space to front garden.

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**Area** Area 1 - South East  
**Application Number** 2335/20  
**Application Type** Permission  
**Decision** WITHDRAWN ARTICLE 33 (NO SUB)  
**Decision Date** 24/02/2021  
**Applicant** Bond Street the Collective Ltd.  
**Location** Site at 10/10A Lansdowne Terrace, Shelbourne Road and Lansdowne Lane, Dublin 4

**Additional Information**

**Proposal:** The proposed development will consist of: The demolition of a 2-storey extension and part of a 2-storey return (approximately 78 sq.m) to the side of 10/10A Lansdowne Terrace, the removal of the existing walls to the front of the extension and the proposed construction of 1 no. 2-storey, 2 bedroom, own door dwelling (approximately 86.4 sq.m). The proposed dwelling will include all associated ancillary elements and an external garden to the rear at ground level (approximately 21 sq.m), associated landscaping, boundary treatments and all associated ancillary site development works.

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**Area** Area 1 - South East  
**Application Number** 2467/20  
**Application Type** Permission  
**Decision** WITHDRAWN ARTICLE 33 (NO SUB)  
**Decision Date** 24/02/2021  
**Applicant** Gourmet Burger Kitchen (Ireland) Ltd. T/A Gourmet Burger Kitchen  
**Location** Gourmet Burger Kitchen, 5 South Anne Street, Dublin D02 X750

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: Planning Permission for development at Gourmet Burger Kitchen, 5 South Anne Street, Dublin D02 X750 (Protected Structure). The development will consist of: (i) minor repair and improvement works to timber framed shopfront at ground floor level; (ii) replacement shopfront signage comprising 1 fascia level sign, 1 x projecting sign, 1 x hanging banner; (iii) paint work to timber shopfront; (iv) all ancillary works necessary to facilitate the development.

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**Area** Area 1 - South East  
**Application Number** 2800/20  
**Application Type** Permission

**Decision** GRANT PERMISSION  
**Decision Date** 23/02/2021  
**Applicant** Klairon Construction Limited  
**Location** Sandymount Avenue, Sandymount, Dublin 4  
**Additional Information** Additional Information Received

**Proposal:** 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 consists of the following:

- Demolition of existing wall fronting onto Sandymount Avenue and all associated site clearance;
- The construction of 58 no. apartments in a part three to part five storey building over basement;
- The proposed development includes 8 no. 1 beds, 48 no. 2 beds and 2 no. 3 beds;
- Balconies and private terraces are provided for all apartments (on the northern, western, southern and eastern elevations of the proposed building);
- Communal amenity space is proposed at ground level;
- Public open space with an area of 625sq.m. is proposed on the southern part of the site fronting onto Sandymount Avenue;
- Vehicular access will be provided from Sandymount Avenue into a basement level which will provide a total of 39 no. car parking spaces, bin storage, plant rooms and bike storage for 92 no. cycle parking spaces; and
- The development includes landscaping, boundary treatment, lighting, and all associated site works including underground foul and storm water drainage network and attenuation areas.

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**Area** Area 1 - South East  
**Application Number** 2878/15/X1  
**Application Type** Extension of Duration of Permission  
**Decision** GRANT EXT. OF DURATION OF PERMISSION  
**Decision Date** 23/02/2021  
**Applicant** Sheelin McSharry  
**Location** 85, Templeogue Road, Terenure, Dublin 6W  
**Additional Information**

**Proposal:** EXT. OF DUR.: Planning permission for development at a 0.34 hectare site located at No. 85 Templeogue Road, Dublin 6W. The proposed development comprises of the following:

Demolition of the existing two storey dwelling at No. 85 Templeogue Road;

The construction of a total of 30 no. residential units, comprising of the following:

2 no. semi-detached four bedroom houses of part two, part three storeys. The houses include a winter garden at second floor level;

Apartment Block A to comprise of a part three, part four storey development comprising of 22 no. apartment units, with a mix of 9 no. three bedroom apartments (including 1 no. duplex unit) and 13 no. two bedroom apartments. Block A includes a setback at second floor level from the north-east elevation and at third floor level from the south-east and north-east elevation. Winter gardens are proposed at all levels, a roof terrace is proposed at second floor level, and a balcony and roof garden is proposed at third floor level.

Apartment Block B to comprise of a three storey block of 6 no. two bedroom apartment units. A roof garden is proposed at roof level of Block B, winter gardens are proposed at first and second floor levels and terraces at ground floor level.

A single level basement beneath proposed Block A to comprise of 41 no. car parking spaces, 65 no. bicycle parking spaces, bin store, plant room and store, and a social/games room. An

additional 5 no. car parking spaces are provided at surface level.

The proposed development includes all associated and ancillary works, communal open space, hard and soft landscaping, access road, and associated works. Access to the proposed development will be provided from Templeogue Road.

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<b>Area</b>	Area 1 - South East
<b>Application Number</b>	2937/20
<b>Application Type</b>	Permission
<b>Decision</b>	GRANT PERMISSION
<b>Decision Date</b>	22/02/2021
<b>Applicant</b>	Smorgs (Ireland) Limited
<b>Location</b>	The Travelodge Hotel, Mercer Street Lower, Dublin 2
<b>Additional Information</b>	Additional Information Received

**Proposal:** The proposed development will consist of the following: (i) minor amendments to the ground floor elevations along Mercer Street Lower and York Street to include; (a) the removal of the existing canopy; (b) the over-cladding of the existing brickwork; (c) providing a new replacement glazed screen and canopy at the main front entrance on Mercer Street Lower; (d) providing new details to the configuration of existing windows and screens; (e) providing new fixed projecting awning; (f) new lighting. (ii) new bar-restaurant signage over existing entrance doors at Mercer Street Lower and York Street. (iii) a change of use of existing ground floor meeting room on York Street to become bar-restaurant.

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<b>Area</b>	Area 1 - South East
<b>Application Number</b>	3262/20
<b>Application Type</b>	Permission
<b>Decision</b>	REQUEST AI EXT OF TIME
<b>Decision Date</b>	22/02/2021
<b>Applicant</b>	Fareplay Energy Limited
<b>Location</b>	Martello Service Station, Sandymount, Dublin 4.
<b>Additional Information</b>	

**Proposal:** Planning permission will consist of:

- (i) car wash,
- (ii) car wash plan room,
- (iii) All associated revisions to site layout including relocation of existing services,
- (iv) all associated site development works.

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<b>Area</b>	Area 1 - South East
<b>Application Number</b>	3468/20
<b>Application Type</b>	Permission
<b>Decision</b>	GRANT PERMISSION
<b>Decision Date</b>	26/02/2021
<b>Applicant</b>	Flaxview Ltd
<b>Location</b>	Cranford Lodge, 188, Stillorgan Road, Dublin 4
<b>Additional Information</b>	Additional Information Received

**Proposal:** Permission for development at this c.0.07 ha site. The development will consist of the demolition of the existing 121 sq m habitable house and the construction of a 2 no. storey 491 sq m creche facility. The development will include the provision of internal circulation areas and all ancillary staff facilities and staff offices; plant; green roof; boundary treatments and landscaping;

signage and ancillary play area and all associated site works above and below ground. (A concurrent planning application will be lodged with Dun Laoghaire-Rathdown County Council in relation to the adjoining lands to the east, where vehicular access; landscaping; ancillary car and cycle parking, all serving the proposed creche, will be provided.)

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**Area** Area 1 - South East  
**Application Number** 3513/20  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 24/02/2021  
**Applicant** Krescent Living Ltd  
**Location** 25-27, Donnybrook Road, 1-3 The Crescent, Donnybrook, Dublin 4

**Additional Information** Additional Information Received

**Proposal:** Planning permission is sought for development comprising: (i) The demolition of the existing single storey buildings at 25-27 Donnybrook Road and Nos. 1-3 The Crescent, Donnybrook, Dublin 4; (ii) The construction of an 8-storey mixed-use development consisting of the following uses: (a) 49 no. build-to-rent apartments, comprising of 44 no. one-bed apartments and 5 no. two-bed apartments (access from 1-3 The Crescent) and served by Resident's Communal amenity area comprised of external 256sqm (including roof terraces at 4th and 5th floors); Residents internal amenity area comprised of 142sqm gymnasium at Ground Floor; (b) 231sqm retail space at Ground Floor (access from 25-27 Donnybrook Road). The development features 84 no. bicycle spaces; a refuse storage, a plant room and an ESB substation (all located at Ground Floor); landscaping and all associated site development works.

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**Area** Area 1 - South East  
**Application Number** 3582/20  
**Application Type** Permission  
**Decision** CLARIFICATION OF ADDITIONAL INFORMATION  
**Decision Date** 23/02/2021  
**Applicant** Patrick O'Neill  
**Location** 16, Gordon Street, Ringsend, Dublin 4  
**Additional Information** Additional Information Received

**Proposal:** Permission for the change of use of 55.6 sqm ground floor café to residential unit, removal of 1no. existing rooflight to rear single storey section, addition of bin storage with access from rear alleyway, associated internal alterations and elevational alterations and all associated site works.

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**Area** Area 1 - South East  
**Application Number** 3970/19  
**Application Type** Permission  
**Decision** WITHDRAWN ARTICLE 33 (NO SUB)  
**Decision Date** 22/02/2021  
**Applicant** Geraldine & John Hallinan  
**Location** 48, Killeen Road, Dublin 6

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: Permission to rebuild extension at 48 Killeen Road, Dublin 06 E9F9, a Protected Structure. The development will consist of rebuilding fire damaged 2

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storey Granny Flat extension to the side, single storey garage to the rear, rebuild of 2 storey stairwell enlarged to incorporate a utility room at ground floor and larger bathroom on first floor and all associated site works.

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**Area** Area 1 - South East  
**Application Number** 3982/20  
**Application Type** Permission  
**Decision** REFUSE PERMISSION  
**Decision Date** 23/02/2021  
**Applicant** Paddy Dunning  
**Location** 7 (Protected Structure), 8 and 8A, Crow Street, Dublin  
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**Additional Information**

**Proposal:** PROTECTED STRUCTURE: The development will consist of the construction of an additional floor to the existing roof level to accommodate a new 147.8 sq.m 3-bedroom apartment, stair and gantry walkway for roof access.

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**Area** Area 1 - South East  
**Application Number** 3991/20  
**Application Type** Permission  
**Decision** ADDITIONAL INFORMATION  
**Decision Date** 23/02/2021  
**Applicant** Paschal Naylor & Rossa Martin  
**Location** 17, Terenure Road East, Dublin 6

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: The development will consist of the construction of a single storey extension (16sq.m) to the rear, including:

- the reconstruction of 4 linear meters of the rear garden wall (between no. 15 and 17 Terenure Road East);
- modifications to the lower ground floor including the enlargement of existing opes;
- the removal and replacement of existing internal partitions;
- associated conservation, repair, ancillary works and site works to facilitate the development.

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**Area** Area 1 - South East  
**Application Number** 3993/20  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 23/02/2021  
**Applicant** Aidan O'Brien  
**Location** 33, Waterloo Lane, Ballsbridge, Dublin 4, D04 F9Y9

**Additional Information**

**Proposal:** Single-storey extension to rear, first floor extension to front and alterations to front elevation, attic conversion with alteration to the roof and amended vehicle and pedestrian access with associated site works.

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**Area** Area 1 - South East  
**Application Number** 3995/20

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**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 23/02/2021  
**Applicant** Brigante Investments Ltd.  
**Location** Corner site of c. 0.4 hectares at Nos. 44-53 Townsend Street, 33-39 Moss Street, 31-33 Gloucester Street South, and including Bracken's Lane, Dublin 2

**Additional Information**

**Proposal:** Permission for external signage to previously approved Hotel (DCC Plan Ref.No. 2711/17, ABP Ref. No.: PL29S.249415), located at the corner of Townsend Street and Moss Street forming part of the development on a site of c.0.4 hectares at Nos. 44-53 Townsend Street, 33-39 Moss Street, 31-33 Gloucester Street South, and including Bracken's Lane, Dublin 2.

The proposed external signage will consist a total of 5 no. illuminated signs at the corner of Gloucester Street and Moss Street; 2 no. located at street level, 2 no. located at 1st floor level and 1 no. located at parapet level.

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**Area** Area 1 - South East  
**Application Number** 3997/20  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 23/02/2021  
**Applicant** Pat O'Shea  
**Location** 28, Peter Place, Dublin 2, D02 AW67

**Additional Information**

**Proposal:** Demolition of existing brick and block wall and palisade fence within the curtilage of house, for vehicular access. Provision of hard standing for single car parking space adjacent to end of terrace house, accessible from Peter Place. Construction of 2 metre high fence with access gate enclosing rear of property.

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**Area** Area 1 - South East  
**Application Number** 3999/20  
**Application Type** Permission  
**Decision** ADDITIONAL INFORMATION  
**Decision Date** 23/02/2021  
**Applicant** Eircom Limited (t/a Eir)  
**Location** Good Counsel GAA Club, Davitt Road, Dublin 12, D12 AX61

**Additional Information**

**Proposal:** Planning permission to erect a 20m high stayed telecommunications mast, together with antennas, dishes and associated equipment all enclosed in security fencing at the grounds.

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**Area** Area 1 - South East  
**Application Number** 4001/20  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 23/02/2021  
**Applicant** Rushbell Ltd  
**Location** Unit 1 Drury Hall, 23, Stephens Street Lower, Dublin 2

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### Additional Information

**Proposal:** Planning permission for the change of use from cafe/retail to restaurant use, with associated new fascia signage, fascia lighting, internal refurbishment and fitout.

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**Area** Area 1 - South East  
**Application Number** 4007/20  
**Application Type** Permission  
**Decision** ADDITIONAL INFORMATION  
**Decision Date** 24/02/2021  
**Applicant** Esprit Investment Limited  
**Location** Site at car park adjacent to No.4, Herbert Place, and Herbert Lane, Dublin 2

### Additional Information

**Proposal:** Development at a site located at car park adjacent No. 4 Herbert Place and Herbert Lane, Dublin 2.

The proposed development consists of the following:

- (i) Provision of office development 1,657 sq.m of up to 5 storeys in height (including lower ground floor) with terrace at set back top floor.
  - (ii) Provision of two no. 2-bedroom apartments over 2-storeys accessed from Herbert Lane including private and communal open space in the form of courtyards, terrace and balcony.
  - (iii) All associated and incidental site development and infrastructural works including site clearance, plant, substation and PV panels, landscaping and bicycle parking.
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**Area** Area 1 - South East  
**Application Number** 4010/20  
**Application Type** Permission  
**Decision** REFUSE PERMISSION  
**Decision Date** 23/02/2021  
**Applicant** Pat Halpin  
**Location** 40, Park Avenue, Sandymount, Dublin 4

### Additional Information

**Proposal:** The development consists of the construction of 2 no. 2-bed apartments (one per floor) of appx 84 sqm each within the envelope of the original main house which is currently vacant and partially demolished, the retention of the front facade only, the demolition of the existing return, the lowering of the lower ground floor level and its extending to the front facade, creation of a lowered terrace 'area' to the front and the construction of a 4 bedroom part single storey, part 2 storey house (appx 128 sqm) to the rear of the garden, accessed via the existing side passage. Park Avenue is a residential conservation area.

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**Area** Area 1 - South East  
**Application Number** 4011/20  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 24/02/2021  
**Applicant** IPUT plc  
**Location** Site at former Wilton Park House, Gardner House and Lad Lane Apartments, Cumberland Road, and Wilton Place, Dublin 2 (bounded by Wilton Place to the

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southeast, Cumberland Road to the southwest and Lad Lane to the northwest)

### **Additional Information**

**Proposal:** Development amending previous permission (ABP 303706.19/DCC Reg, Ref. 3099/20), at the site on the former Wilton Park House, Gardner House and Lad Lane Apartments, Cumberland Road and Wilton Place, Dublin 2 (bounded by Wilton Place to the southeast, Cumberland Road to the southwest and Lad Lane to the northwest).

The previously permitted development (ABP 303706.19/ DCC Reg.Ref. 3099/20) described the new buildings as Nos. 2, 3 and 4 Wilton Park, up to 7 storeys high. This amendment application proposes changes to Nos. 3 and 4 Wilton Park. There is no change in overall height. The application includes facade changes (to the Wilton Place frontage) of Nos. 3 and 4 Wilton Park (including increased setbacks at ground and first floor level of c. 1.6 m and minor setbacks on floors above), addition of an external lightwell, omission of a double-height internal lightwell, extension of the permitted basement and realignment of the permitted pile wall (leading to an increase in basement area of c. 72 sq.m), increase in car parking spaces from 111 to 116 (with no reduction in bicycle spaces) and introduction of four columns (within the confines of the permitted site); all of the above leading to a total increase over the permitted gross floor area of c. 47 sq.m, and including all associated and ancillary development and site works above and below ground.

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<b>Area</b>	Area 1 - South East
<b>Application Number</b>	4013/20
<b>Application Type</b>	Permission
<b>Decision</b>	GRANT PERMISSION
<b>Decision Date</b>	24/02/2021
<b>Applicant</b>	Adrian & Caroline Duffy
<b>Location</b>	28, Garville Avenue, Rathgar, Dublin 6, D06 DR97

### **Additional Information**

**Proposal:** PROTECTED STRUCTURE (RPS No.:3155): The development will consist of amendments to previously granted permission 3152/18 to include:

- increase in floor area and height of extension to rear at lower ground floor level
- provision of overhang to rear terrace at lower ground floor level;
- reconstruction of external stair between ground and lower ground floor levels in new location to rear,
- modification of opening between family room and kitchen,
- relocation of kitchen and utility rooms,
- reconfiguration of non-original en-suite layouts,
- relocation of 2 no. original bedrooms doors and revised shower room layout, all at lower ground floor level,
- revised wardrobe layout to master bedroom at first floor level,
- modifications to non-original external steps to front at lower ground floor level,
- all associated ancillary, conservation, landscaping and site development works.

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<b>Area</b>	Area 1 - South East
<b>Application Number</b>	4015/20
<b>Application Type</b>	Permission
<b>Decision</b>	GRANT PERMISSION
<b>Decision Date</b>	23/02/2021
<b>Applicant</b>	Ronan Crinion & Johnny Marcelin
<b>Location</b>	73A, Pembroke Lane, Ballsbridge, Dublin 4

### **Additional Information**

**Proposal:** Alteration of front facade of house to include removal of existing bay window at first floor level and new double height window and replacement of existing rooflight with dormer window to existing converted attic to front of house.

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**Area** Area 1 - South East  
**Application Number** 4018/20  
**Application Type** Permission  
**Decision** REFUSE PERMISSION  
**Decision Date** 24/02/2021  
**Applicant** Roebuck General & Advisory Ltd  
**Location** 14, Lad Lane, Dublin 2

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: Permission for development of lands (0.2465 hectares) at No. 14 Lad Lane, Dublin 2. The site falls within the curtilage, and to the rear of a Protected Structure at No. 14 Fitzwilliam Square East, Dublin 2. The development will consist of the demolition of a contemporary 2 No. storey mews dwelling house (140sqm) and the construction of a 2 No. storey mews building (233 sqm) containing 3 No. apartments comprising 2 No. one bed apartments (53 sq m and 51 sq m) and 1 No. two bed apartment (92 sq m). The development also includes balconies and terraces facing south-east and north-west; bicycle store; bin store; green roofs; hard and soft landscaping; boundary works; plant and all other ancillary works above and below ground.

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**Area** Area 1 - South East  
**Application Number** 4019/20  
**Application Type** Retention Permission  
**Decision** GRANT RETENTION PERMISSION  
**Decision Date** 23/02/2021  
**Applicant** Sarah Murphy  
**Location** 43, Palmerston Road, Rathmines, Dublin 6

**Additional Information**

**Proposal:** PROTECTED STRUCTURE & RETENTION: Retention Permission for development consisting of, at basement level, changing a window to a door in the kitchen area, changing a non-original door back to a window in the wc under the stairs, forming an open and double doors between the kitchen and sitting room and at ground floor level, changing a non-original door back to a window on the half landing leading to the first floor, changing a pantry to a wc including at first floor level, changing a bedroom to a family bathroom, changing a small bathroom to a store/hotpress.

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**Area** Area 1 - South East  
**Application Number** 4026/20  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 25/02/2021  
**Applicant** Patricia Carroll & Jonathan Lynch  
**Location** 52, Leeson Park, Ranelagh, Dublin 6

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: Provision of new vehicular access and off-street parking

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including modification of cast iron railings, gates, landscaping and all ancillary and associated works. This application relates to a Protected Structure.

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**Area** Area 1 - South East  
**Application Number** 4030/20  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 25/02/2021  
**Applicant** Mulligans of Sandymount Ltd.  
**Location** 86/88, Sandymount Road, Dublin 4

**Additional Information**

**Proposal:** Planning permission is sought for:

- 1) Part removal of existing shopfront windows and entrance doors and;
  - 2) construction of a new shop front with relocated entrance doors, new folding windows and associated works, all located at 86/ 88 Sandymount Road, Dublin 4, which is located in the Sandymount Architectural Conservation Area.
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**Area** Area 1 - South East  
**Application Number** 4032/20  
**Application Type** Permission  
**Decision** REFUSE PERMISSION  
**Decision Date** 25/02/2021  
**Applicant** Richard Hogan  
**Location** 68, Rathmines Road Lower, Dublin 6

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: Vehicular access and off-street parking to front with gates to match existing railings.

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**Area** Area 1 - South East  
**Application Number** 4035/20  
**Application Type** Permission  
**Decision** SPLIT DECISION(PERMISSION & REFUSAL)  
**Decision Date** 25/02/2021  
**Applicant** Emer Shields & Carl Egan  
**Location** 2, Mander's Terrace, Ranelagh, Dublin 6

**Additional Information**

**Proposal:** PROTECTED STRUCTURE:1) Subdivision (change of use) of existing two-storey over basement terraced house into 2 no. separate dwelling units: main dwelling reduced to upper ground and first floor three-bedroom unit, with lower ground floor two-bedroom unit ancillary to existing dwelling; both with own door access front door;  
2) Alterations to existing openings to front facade (lower ground floor) and rear facade (upper ground floor);  
3) Alterations to modern lower ground floor extension to rear;  
4) Construction of new upper ground floor extension to rear, to included terrace and access to rear garden;  
5) Demolition of existing mews structure at rear of site;  
6) Construction of 1 no. new two-storey two bedroom detached mews dwelling unit at rear of site, ancillary to existing dwelling, including first floor terrace to south, rooflight to east, and access to

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rear garden of main house, with own door access via lane shared by residents of Mander's Terrace and 38-40 Charleston Road;

7) Complete with all associated site works and landscaping, to include rainwater harvesting tank, geothermal heat pump and locally adjusted ground levels.

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**Area** Area 1 - South East  
**Application Number** 4039/20  
**Application Type** Permission  
**Decision** ADDITIONAL INFORMATION  
**Decision Date** 25/02/2021  
**Applicant** Lane Properties Limited  
**Location** Site to the rear of 46/48, Pembroke Road, Dublin 4

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: 2 no. mews dwellings to the rear. The development will consist of:

- 1) The demolition of boundary wall and piers onto Baggot Lane;
- 2) Construction of two no. 3-bedroom mews dwellings of 146 sq.m and 147 sq.m respectively, consisting of two-storey onto Baggot Lane and 3 storey to the rear;
- 3) Provision of first floor level terrace to the rear and second floor level terrace to Baggot Lane;
- 4) Provision of a carport to front and enclosed garden to the rear of each mews;
- 5) Separation of the mews site area from the larger overall site to the rear of 46-48 Pembroke Road, resulting in the reduction of the existing car spaces;
- 6) Extinguishment of 1 no. car space on Baggot Lane;
- 7) All associated site works.

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**Area** Area 1 - South East  
**Application Number** 4239/19  
**Application Type** Retention Permission  
**Decision** WITHDRAWN ARTICLE 33 (NO SUB)  
**Decision Date** 22/02/2021  
**Applicant** WK Catering Ltd  
**Location** Hang Dai, 20 Camden Street Lower, Dublin 2

**Additional Information**

**Proposal:** RETENTION: the development to be retained comprises the construction of a single storey food store extension (c. 19.8m<sup>2</sup>) at 1st floor level on rear of building; the change of use of former store area at 1st floor level to restaurant/bar space (21.3m<sup>2</sup>); and existing illuminated signage (c.0.4m<sup>2</sup>) on front elevation.

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**Area** Area 1 - South East  
**Application Number** WEB1002/21  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 26/02/2021  
**Applicant** Emily Gibson and Fiachra Sweeney  
**Location** 69, South Hill, Dartry, Dublin 6

**Additional Information**

**Proposal:** Demolition of: garage; stores; chimneys to side and rear; existing single-storey extensions to side and rear. Construction of: 2-storey extension to side, single-storey extension to

rear, two dormer windows to rear roof. Changes to: porch roof and window/door openings to front elevation. All associated drainage and landscaping works and widening of vehicular entrance

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**Area** Area 1 - South East  
**Application Number** WEB1007/21  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 25/02/2021  
**Applicant** Hugh Wallace & Martin Corbett  
**Location** No. 13, Williams Place South, Portobello, Dublin 8

**Additional Information**

**Proposal:** The application relates for works at this site at No. 13 Williams Place South, Portobello, Dublin 8. The works will consist of:

1. Elevational amendments & interior alterations to existing 2-storey terraced dwelling house.
  2. Demolition of single storey elements & replacement of same with single storey extension to rear and 2-storey extension at front elevation.
  3. 2nd floor utility & storage space added.
  4. Elevational amendments & interior alterations.
  5. Associated site works.
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**Area** Area 1 - South East  
**Application Number** WEB1139/21  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 22/02/2021  
**Applicant** Maypole Enterprises Ltd.  
**Location** 65, William Street South, Dublin 2

**Additional Information**

**Proposal:** Permission for development comprising (a) Change of Use from Office to Residential at Third Floor level only, (b) associated internal alterations to existing structure at Third Floor level only, (c) construction of new storey above existing Roof level thereby creating a new two bedroom duplex apartment at Third and proposed Fourth Floor level with external balcony set back from existing parapet to front elevation, thereby creating a four storey over Basement level structure and (d) all associated site works including compliance with SuDS requirements for surface water attenuation and disposal at 65 William Street South, Dublin 2.

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**Area** Area 1 - South East  
**Application Number** WEB1143/21  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 22/02/2021  
**Applicant** Chevas Securities Ltd  
**Location** Unit 1-2 Sandymount Village Centre, Sandymount Road, Dublin 4

**Additional Information**

**Proposal:** For change of use from existing first floor office units to a 1 bedroom apartment, including alterations to rear elevation to form new balcony detail and increased window opening, and all associated site works

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**Area** Area 1 - South East  
**Application Number** WEB1153/21  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 24/02/2021  
**Applicant** Anne Cummins  
**Location** 7, Gilford Court, Sandymount, Dublin 4, D04 AE71

**Additional Information**

**Proposal:** The development will consist of the removal of the front door/ side screen & living room window and to relocate and replace the front door/ screen & living room window to align with the front face of the dwelling and to install 2 no. escape windows to the rear of the dwelling at first floor all together with the associated alterations to the internal layouts of the dwelling.

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**Area** Area 1 - South East  
**Application Number** WEB1158/21  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 25/02/2021  
**Applicant** Lisa and John Murray  
**Location** 20, Oaklands Drive, Rathgar, Dublin 6

**Additional Information**

**Proposal:** Widening of existing vehicular entrance, new brick piers, alterations to railings, new driveway gates and associated site works.

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**Area** Area 1 - South East  
**Application Number** WEB1159/21  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 25/02/2021  
**Applicant** Lisa and john Murray  
**Location** 20, Oaklands Drive, Rathgar, Dublin 6

**Additional Information**

**Proposal:** Widening of existing vehicular entrance, new brick piers, alterations to railings, new driveway gates and associated site works

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**Area** Area 1 - South East  
**Application Number** WEB1986/20  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 25/02/2021  
**Applicant** Mr. John Finucane  
**Location** 10, Harty Place, Dublin 8

**Additional Information**

**Proposal:** Single storey extension to rear, attic conversion with dormer window to rear incorporating raising of ridge line and rooflight to front

**Area** Area 1 - South East  
**Application Number** WEB1988/20  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 25/02/2021  
**Applicant** Amy Holmes  
**Location** 15, Captain's Avenue, Dublin 12  
**Additional Information**  
**Proposal:** Attic store upgrade with dormer window on rear.

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## Area 1 Appeals Notified

**Area** Area 1 - South East  
**Application Number** 2915/20  
**Appeal Type** Written Evidence  
**Applicant** Dublin St. Patricks Properties B.V.  
**Location** 36 Bride Street, Dublin 8, D08 AX62 and Molyneux House, 67-69, Bride Street, Dublin 8, D08 C8CN

**Additional Information** Additional Information Received

**Proposal:** Planning permission for development at a c. 0.1918 ha site at 36 Bride Street, Dublin 8, D08 AX62 and Molyneux House, 67-69 Bride Street, Dublin 8, D08 C8CN. The development will consist of the following; 1) The demolition of an existing single-storey pitched roofed light industrial building (c. 480sqm) and a 2/4/5-storey office building including the remaining external walls and roof of Molyneux Chapel (c. 2,639sqm); 2) The construction of a 247-room hotel building comprising of a part 4-storey, part 5-storey brickwork and polyester-powder coated framed glazed block facing Bride Street and a nine storey brickwork and polyester-powder coated framed glass block at the corner of Bride Street and Peter Street. A total of 14 disability accessible bedrooms are included; 3) The proposed building has a total height of 31.856m above ground (+44.41m ODM, including lift overrun), stepping back at 4th, 5th and 6th floor levels with a gross floor area of c. 8,326 sqm (including basement of c. 261 sqm); 4) The retention of a 4-storey brick facade element to Bride Street to create an 'art-link' open air gallery space at ground floor level and the insertion of a linked gallery 'Stephenson Room' at 2nd floor level; 5) Polyester powder-coated steel entrance gates, cycle parking stands both inside and outside gates and hard and soft landscaping elements and external seating to the existing terrace courtyard at the northern boundary of the site; 6) A ground floor 'Living Room' foyer area will include a bar and servery, check-in pods, soft seating areas and meeting rooms, toilets and back of house areas with links to the open air gallery and landscaped terrace courtyard. This area will span the entire width of the building on Bride Street and include side hung glazed terrace doors as well as a draught lobby with 2 no. sets of bi-parting automated doors; 7) An electrical sub-station located at ground floor on the Peter Street facade; 8) An existing part basement area is proposed to be retained for plant; 9) Rooftop plant areas above both 5th floor and 9th floor areas will be screened with polyester powder-coated louvered metal panels; 10) Artwork poem at 3rd, 4th and 5th floor levels to brickwork panel to Bride Street corner of the Peter Street facade; 11) 2 no. signage panels at 9th floor level to brick panels; 12) All other engineering and associated site development works.

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**Area** Area 1 - South East  
**Application Number** 3300/20  
**Appeal Type** Written Evidence  
**Applicant** IPUT Plc

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**Location** Wilton Square, Dublin 2 and adjacent Public Roads

**Additional Information** Additional Information Received

**Proposal:** IPUT plc intend to apply for a seven-year planning permission for development at lands comprising Wilton Square, Dublin 2 and adjacent public roads. The proposed development involves amendments to indicative road works previously permitted under ABP 303706.19 and revised proposals for Wilton Square (the park), previously refused permission under ABP 303706.19. The proposed development includes the following elements: Wilton Square: (c.0.62 ha). The proposed development includes closure of an existing entrance and path leading from Wilton Terrace to the park fountain (including closing the existing gate and grassing over the path); creation of a new entrance and pathway from Wilton Terrace to the fountain to match its historic position (including the creation of an opening in the existing railings and plinth wall); restoration of the historic fountain in its current location; creation of two new entrances to the park (one from Wilton Terrace and one from Wilton Place, including the creation of new openings in the existing railings and plinth wall); removal of some low-level planting and trees and introduction of new low-level planting and trees; installation of new park furniture; installation of wayfinding lighting and all associated and ancillary development and site works above and below ground. Adjacent public roads: (c0.21 ha). The proposed development includes works to the adjacent public roads, including sections of Wilton Place, Wilton Terrace, Cumberland Road and Lad Lane. These works include road resurfacing and reconfiguration, changing Wilton Place (from Cumberland Road to the LinkedIn corner) to a one-way traffic system (northwards from Cumberland Road to LinkedIn); removal of 16 on-street car parking spaces (12 from Wilton Place, 3 from Lad Lane and 1 from Cumberland Road), reconfiguration of the Wilton Terrace/Cumberland Road/Wilton Place road junction, provision of pedestrian crossing areas, provision of three loading bays (one on Cumberland Road, one on Lad Lane and one on Wilton Place); all of the preceding to include all associated and ancillary development and site works above and below ground.

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**Area** Area 1 - South East

**Application Number** 3801/20

**Appeal Type** Written Evidence

**Applicant** JD Wetherspoon PLC

**Location** 1-5 Camden Street Upper, 49-51 Camden Street Lower, Dublin 2, Grantham Place, Dublin 8

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: RETENTION: Retention permission on lands at No's 1, 2, 3, 4 and 5 Camden Street Upper and No's 49, 50 and 51 Camden Street Lower and all associated sites to the rear addressing Grantham Place, Dublin 2 (including 12 Grantham Place). No's 1, 2, 3, 4 and 5 Camden Street Upper and No's 50 and 51 Camden Street Lower are Protected Structures. The development to be retained consists of:

- Addition of "Keavan's Port" in individual fascia mounted lettering with warm white LED halo illumination as the name of the establishment above the main entrance door to the front elevation of 49 Camden Street Lower.
- Addition of 1 no. amenity board, non-illuminated, to the front elevation of 49 Camden Street Lower, to the right side of the main entrance.
- Addition of 1 no. free standing internally illuminated menu board to the right of the main entrance at 49 Camden Street Lower.
- Addition of 1 no. aluminium wall plaque, non-illuminated, to the left side of main entrance of 49 Camden Street Lower.
- Addition of "Wetherspoon" in individual wall mounted lettering with no illumination above second floor level to the front elevation of 49 Camden Street Lower.
- Addition of "Teach Tabhairne" in sign written lettering directly on to white wash wall with no illumination above first floor level to the front elevation of 49 Camden Street Lower.



- Addition of 1 no. projecting sign, internally illuminated with a warm white LED, to the front elevation of 49 Camden Street Lower immediately above fascia level.
- Addition of “Keavan’s Port Hotel” in individual lettering on fascia panel with warm white LED halo illumination above the hotel entrance door to the front elevation of 5 Camden Street Upper and addition of non-illuminated black sign written text “Wetherspoon Est. 1979” applied to the white render wall to the left of hotel entrance door of 5 Camden Street Upper, and
- All associated glazing, lighting and shopfront treatments including granite entrance, railings and bridge details to entrances at No. 49 Camden Street Lower and 5 Camden Street Upper.

## Area 1 Appeals Decided

<b>Area</b>	Area 1 - South East
<b>Application Number</b>	WEB1516/20
<b>Appeal Decision</b>	GRANT PERMISSION
<b>Appeal Decision Date</b>	@25/02/2021
<b>Applicant</b>	Bill Sheridan and Una McCullagh
<b>Location</b>	16, Sandymount Castle Park, Sandymount, Dublin 4
<b>Additional Information</b>	Additional Information Received
<b>Proposal:</b>	1) Construction of a new single storey porch extension and a single storey garage conversion to front and side
	2) Lowering of cill to existing front reception window
	3) Construction of a single storey extension and dormer extension to rear
	4) Increase of existing vehicular entrance width to 3.6M
	5) 2 new rooflights to front, all together with associated site and landscape works.



# Dublin City Council

## SOCIAL HOUSING EXEMPTION CERTIFICATES

08/21

(22/02/2021-26/02/2021)

**Area** Area 1 - South East  
**Application Number** 0070/21  
**Application Type** Social Housing Exemption Certificate  
**Applicant** Paul McGarry & Olga Bogdan  
**Location** 10, Ashfield Road rere, mews site to Mornington Road,  
Ranelagh, Dublin, 6  
**Registration Date** 24/02/2021  
**Additional Information**  
**Proposal:** SHEC;2 storey, 2 bed 96sqm Mews House & Assoc, works to rear of site with Existing  
Access for family use, with Pedestrian Access to side of new dwelling to shared rear garden

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**Area** Area 1 - South East  
**Application Number** 0071/21  
**Application Type** Social Housing Exemption Certificate  
**Applicant** William Gilbert Treacey  
**Location** 79, Sandford Road, Dublin 6  
**Registration Date** 23/02/2021  
**Additional Information**  
**Proposal:** SHEC; 3 Storey apt building 4, 1 bed unit at ground floor level ,2 three bed unitsat first  
floor level and 2 two bed units at 2nd floor level

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# Dublin City Council

## SECTION 5 EXEMPTIONS

08/21

(22/02/2021-26/02/2021)

**Area** Area 1 - South East  
**Application Number** 0069/21  
**Application Type** Section 5  
**Applicant** Maura Byrne & Patrick Cody  
**Location** 86, Rathgar Road, Dublin 6  
**Registration Date** 23/02/2021

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: EXPP: The proposal of works to the basement are as follows: 1. Subdivide the existing kitchen-dining to provide home office. Build stud partition with sliding door to form access corridor and block up access to utility. 2. Build accessible WC and shower opening to corridor. Build stud partition with sliding door. Link all waste and services to existing foul waste running front to back. 3. Relocate existing kitchen-dining functions to the combined return/garden room and inner room at rear of the basement. Remove existing sliding door and stud partition between the inner room and the garden room. 4. Insert kitchen units. Form new ope to utility from new kitchen. 5. Replace glass roof of the garden room, and structure as required. 6. Investigate raised floor where there is evidence of damp, and water ingress. Remediate as required. 7. Minor improvement and upgrade to the rear facade (non-original). Block up the small slit windows and replace the existing rear window in the return as the opening light is not functioning.

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**Area** Area 1 - South East  
**Application Number** 0074/21  
**Application Type** Section 5  
**Applicant** Cathal McKeown  
**Location** 223, Sundrive Road, Crumlin, Dublin 12  
**Registration Date** 23/02/2021

**Additional Information**

**Proposal:** EXPP: Propose to widen the existing vehicular entrance from current width of 256cm to 440cm by removing the central pillars. Replace existing footpath, grass and sandstone paving with tarmacadam, creating a larger parking space to allow car to be brought closer to front door.