



Comhairle Cathrach
Bhaile Átha Cliath
Dublin City Council

Dublin City Council

Weekly Planning List

12/21

(22/03/2021-26/03/2021)

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 3 COMMERCIAL

Area Area 3 - Central
Application Number 2452/21
Application Type Retention Permission
Applicant Home Farm Football Club
Location Home Farm Football Club, St. Mobhi Road, Glasnevin, Dublin 9
Registration Date 23/03/2021

Additional Information

Proposal: RETENTION: The development consists of the retention of 1 no. coffee-truck (and associated standing/sitting area and use of existing refuse area) to operate as a facility for serving take-away coffee and snacks during the hours of 8am – 4pm Monday to Sunday. Retention permission is sought for a period of 3 years.

Area Area 3 - Central
Application Number 2464/21
Application Type Permission
Applicant The Local Café Limited
Location Unit 14, Block 3, Ballyboggan Business Centre, Dublin 11 D11 AK80
Registration Date 25/03/2021

Additional Information

Proposal: RETENTION: Retention is sought for the following items.

- 1) To retain the change of use from electrical warehouse , reception, office's and canteen area to a café incorporating kitchen area at ground floor level, small take away counter at ground floor level to front of unit and seating area at first floor level for café customer's only.
- 2) To retain the take away facility which is part of the overall change of use at ground floor of unit.
- 3) To retain the opening times of new café Monday to Thursday 8.30am until 5pm, Friday and Saturday 8.30am until 10pm inclusive.
- 4) All work has been carried out to Unit 14, Block 3, Ballyboggan Business Centre, Dublin 11, Eircode is D11 AK80.

Area Area 3 - Central
Application Number 2469/21
Application Type Permission
Applicant Swampside Ltd.
Location Tolka House, 8-10 Glasnevin Hill, Glasnevin, Dublin, D09 VH02
Registration Date 26/03/2021

Additional Information

Proposal: PERMISSION & RETENTION: Retention of existing single storey 95 sq.m. extension with pitched and hipped roof to side and rear, previously permissioned under Reg. Ref. 3104/14 and 3259/08, for Public House use and for the removal of 4 no. car park spaces to rear and 2 no. car park spaces to side providing external retail area of 120 sq.m. and 18 sq.m. respectively, protected by fixed frame tented structure and retractable wall mounted awnings and for proposed flat roofed walled enclosure of 19.70 sq.m. to rear for gas, keg and waste storage use.

Area Area 3 - Central
Application Number 2482/21
Application Type Permission
Applicant Patrick Simons
Location 159, North Circular Road (siding onto Ellesmere Avenue), Dublin 7
Registration Date 26/03/2021

Additional Information

Proposal: Permission sought for sub-dividing existing two storey end of terrace house into 1 no. 3 bedroom apartment at ground floor level (101.02 sqm) and 1 no. 3 bedroom apartment at first and attic floor levels complete with ground floor entrance hall (128.48 sqm). Construction works to include new two storey pitched roof extension to side (33.98 sqm), single storey flat roof extension to rear (17.54 sqm) with screened roof terrace over, raising floor and eaves level of rear two storey return to match existing house and new attic conversion complete with dormer roof extension to rear (27.70 sqm). There will be 1 no. new apartment entrance door within side/west elevation facing onto Ellesmere Avenue, new windows to front/side and rear elevations, velux roof windows to front and side elevations, complete with internal alterations and all associated site works.

Area Area 3 - Central
Application Number WEB1285/21
Application Type Permission
Applicant Melonmount Limited
Location River House, 21-25, Chancery Street, Dublin 7
Registration Date 22/03/2021

Additional Information

Proposal: To display advertisement for Installation of 1no. set of brand signage to consist of built up lettering with internal static halo illumination, affixed at high level to building facade of the new Hampton by Hilton hotel.

**Area 3
DOMESTIC**

Area Area 3 - Central
Application Number 2457/21
Application Type Permission
Applicant Elizabeth Henry and Brian Kelley
Location 176 Botanic Road, Glasnevin, Dublin 9, D09 H6X2
Registration Date 24/03/2021

Additional Information

Proposal: Planning permission is sought for alteration/extension of the existing two storey end of terrace house comprising construction of a new single storey extension to the rear, alterations to the existing two storey rear return including provision of a new pitched roof, provision of solar panels to the existing and proposed rear pitched roofs, with associated site development.

Area Area 3 - Central
Application Number 2458/21
Application Type Permission
Applicant Anthony Brady and Melissa Brady

Location 6 Clare Road, Drumcondra, Dublin 9, D09 F8X5
Registration Date 24/03/2021

Additional Information

Proposal: Planning permission is sought for alteration/extension of the existing two storey semi detached house comprising of construction of a new first floor side extension over existing kitchen/play area, extension of the existing hipped roof profile over the new extension, new attic conversion with new dormer window to the rear roof pitched, 3 no. rooflights to the front roof pitch, modification of the existing internal layout and fenestration and associated site development.

Area Area 3 - Central
Application Number 2467/21
Application Type Permission
Applicant Paul and Sinead Foran
Location 94, Shandon Park, Phibsboro, Dublin 7
Registration Date 25/03/2021

Additional Information

Proposal: The development will consist of: Construction of single storey rear extension 1no. rooflight. Conversion of attic to storage space with construction of new dormer window to rear. Construction of extension to existing garage with new flat roof and 1no. rooflight. Widening of existing vehicular access off rear laneway to existing garage. Internal modifications and all ancillary works.

Area Area 3 - Central
Application Number 2472/21
Application Type Permission
Applicant Eva McQuaid
Location 51, Charleville Avenue, North Strand, Dublin 3
Registration Date 26/03/2021

Additional Information

Proposal: The development will consist of: (a) Demolition of existing storey and a half rear annex and rear single storey outbuildings, (b) Construction of a replacement part two storey, part single storey, flat roof extension to the rear, (c) Refurbishment of existing dwelling using best conservation methods, (d) Convert part of existing attic into habitable accommodation and raise the head height in the attic by replacing the rear pitched roof with a flat roof, complete with rear first floor window, (e) Carry out all ancillary site works including the removal of existing tree to the rear of the property.

Area Area 3 - Central
Application Number 2481/21
Application Type Permission
Applicant David Crinion
Location 116, Botanic Avenue, Glasnevin, Dublin 9
Registration Date 26/03/2021

Additional Information

Proposal: Permission for an attic conversion to a bedroom with en-suite, to include a dormer roof construction to the side and a dormer roof construction to the rear, internal modifications and all associated site works.

Area Area 3 - Central
Application Number 3089/20
Application Type Permission
Applicant Thomas McNicholas
Location 11 Cabra Park, Phibsboro, Dublin 7
Registration Date 25/03/2021
Additional Information Additional Information Received
Proposal: RETENTION: The proposed area to be retained consists of the single storey ground floor extension with flat roof to the rear of the property (11.2m²) and associated reduction in private open space.

Area Area 3 - Central
Application Number 3985/20
Application Type Permission
Applicant Lee Kidd
Location 18, Liscannor Road, Cabra West, Dublin 7
Registration Date 26/03/2021
Additional Information Additional Information Received
Proposal: The development consists of a two-storey type extension to side & rear of existing dwelling, a single-storey extension to front of existing dwelling & to carry out minor internal alterations. Permission is also sought for the construction of a detached domestic shed & all associated site works.

Area Area 3 - Central
Application Number WEB1278/21
Application Type Retention Permission
Applicant Patrick & Josie McDermott
Location 57, Hampton Green, Navan Road, Dublin 7
Registration Date 22/03/2021
Additional Information
Proposal: RETENTION: The development consists of the retention of a single storey ground floor extension to side of an existing semi-detached house consisting of study and utility room and associated site works.

Area Area 3 - Central
Application Number WEB1280/21
Application Type Permission
Applicant Eamonn and Sheila Mitchell
Location 42, Cabra Drive, Cabra East, Dublin 7
Registration Date 22/03/2021
Additional Information
Proposal: Construction of a 77 sq.m Family Flat to the rear of existing dwelling.

Area Area 3 - Central
Application Number WEB1281/21

Application Type Permission
Applicant Peter + Jean Mahon
Location 25, Millmount Avenue, Drumcondra, Dublin 9
Registration Date 22/03/2021
Additional Information

Proposal: The development will consist of the demolition of the existing rear boundary wall and gate accessed from Millbourne Avenue, the construction of a two storey structure comprising semi recessed garden level store below a Homebased Gym/ Rehabilitation room over, retain existing pedestrian access from Millbourne Avenue, and associated works.

Area Area 3 - Central
Application Number WEB1291/21
Application Type Permission
Applicant Orlaith Sheehy & Juan Bueso
Location 27, Auburn Street, Phibsboro, Dublin 7
Registration Date 23/03/2021
Additional Information

Proposal: The development will consist of a demolition of existing rear shed and rear extension and construction of a new single storey rear extension, a new rear dormer, internal alterations and associated site works.

Area Area 3 - Central
Application Number WEB1296/21
Application Type Permission
Applicant Robert and Pamela Kinch
Location 64, Priory East, The Priory, Dublin 7
Registration Date 24/03/2021
Additional Information

Proposal: The conversion of existing attic space to a storage area with dormer window to the rear elevation and a small velux rooflight to the front elevation.

Area Area 3 - Central
Application Number WEB1301/21
Application Type Permission
Applicant Graham O'Brien
Location 128, Abbey Drive, Riverston Abbey, Navan Road, Dublin 7
Registration Date 25/03/2021
Additional Information

Proposal: Conversion of existing attic space to play room / office area with dormer window to rear roof with internal modifications and associated site works.

Area Area 3 - Central
Application Number WEB1302/21
Application Type Permission
Applicant Robert and Pamela Kinch
Location 64, Priory East, The Priory, Dublin 7

Registration Date 25/03/2021

Additional Information

Proposal: The conversion of existing attic space to a storage area with dormer window to the rear elevation and a small velux rooflight to the front elevation.

Area Area 3 - Central
Application Number WEB1306/21
Application Type Permission
Applicant Orlaith Sheehy & Juan Bueso
Location 27, Auburn Street, Phibsboro, Dublin 7
Registration Date 25/03/2021

Additional Information

Proposal: The development will consist of a demolition of existing rear shed and rear extension and construction of a new single storey rear extension, a new rear dormer, internal alterations and associated site works.

**Area 3
Decisions**

Area Area 3 - Central
Application Number 2100/21
Application Type Permission
Decision REFUSE PERMISSION
Decision Date 23/03/2021
Applicant Ian Whelan
Location 58, Connaught Street, Dublin 7

Additional Information

Proposal: Planning permission for a new vehicular access driveway involving the re-modelling of existing railings and all associated site works.

Area Area 3 - Central
Application Number 2105/21
Application Type Permission
Decision GRANT PERMISSION
Decision Date 24/03/2021
Applicant National Standards Authority of Ireland
Location National Metrology Laboratory (NML), Griffith Avenue,
Dublin 11, D11 E527

Additional Information

Proposal: Permission is sought for development which will consist of: (a) Construction of new 228.24 sqm single storey flat roof extension to west elevation of existing detached 2 storey building (National Metrology Laboratory) to be clad in a new metal panel system to closely match existing to consist of storage area and 1 no. laboratory; (b) Forming of 2 no. x new opes to western elevation of existing building at ground floor level for access into new extension; (c) New external glazed canopy to front (1 no.) and to rear (1 no.) to new extension to closely match existing. (d) All associated landscaping works by the National Standards Authority of Ireland.

Area Area 3 - Central
Application Number 2108/21
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 24/03/2021
Applicant Connor Milroy
Location 14D, Poplar Row, Dublin 3, D03 TN29

Additional Information

Proposal: Planning permission is sought for the demolition of existing dwelling and site structures, and the construction of a 5 storey mixed used development consisting of: ground floor commercial/retail/café unit, with 8 no. one-bed apartments, which include balconies to the south and east elevations with roof terrace at roof level, with internal bike storage, refuse store, and pedestrian access from Poplar Row with associated landscaping and site works.

Area Area 3 - Central
Application Number 2113/21
Application Type Permission
Decision GRANT PERMISSION
Decision Date 25/03/2021
Applicant Eirfreeze Ltd
Location Eirfreeze Ltd, Bond Road, Alexander Quay, Dublin 3

Additional Information

Proposal: The development will consist of c.235kWp (c.11.60m²) of roof mounted solar PV panels and all associated works.

Area Area 3 - Central
Application Number 2115/21
Application Type Retention Permission
Decision ADDITIONAL INFORMATION
Decision Date 25/03/2021
Applicant Michael Dever
Location 49, Cabra Road, Dublin 7

Additional Information

Proposal: RETENTION:PROTECTED STRUCTURE: Works for which Retention Permission is sought include demolition of pre-existing 2-storey return and construction of new 2-storey return, all to rear of original building along with all associated landscaping and site works..

Area Area 3 - Central
Application Number 2118/21
Application Type Permission
Decision GRANT PERMISSION
Decision Date 25/03/2021
Applicant Karen Benson
Location 231, Cabra Road, Dublin 7

Additional Information

Proposal: New pitched roof to cover over entire existing flat roof of 2-storey house and associated works.

Area Area 3 - Central
Application Number 2119/21
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 25/03/2021
Applicant Multidisciplinary Company Limited
Location 43 and 44, Arran Street East, Dublin 7

Additional Information

Proposal: Change of use of maisonette section of 44 Arran Street East to light industry (c.111 sq.m), associated internal alterations to entire premises, the ancillary use of part of the premises for display and retail sales of associated products and changes to the shopfront/ front elevation all at Nos. 43 and 44 Arran Street East, Dublin 7.

Area Area 3 - Central
Application Number 2129/21
Application Type Permission
Decision GRANT PERMISSION
Decision Date 25/03/2021
Applicant Stephen and Dawn Byrne
Location 129, St. Mary's Road, East Wall, Dublin 3

Additional Information

Proposal: Permission is sought for construction of two storey flat roof extension to rear of existing two storey terraced dwelling.

Area Area 3 - Central
Application Number 3697/20
Application Type Permission
Decision GRANT PERMISSION
Decision Date 23/03/2021
Applicant Margaret Kennedy
Location 52, Lower Dorset Street, Dublin 1

Additional Information Additional Information Received

Proposal: Planning permission for the change of use and sub-division of an existing two storey building from retail/commercial use to cafe/restaurant use at ground floor with relocated access door incorporating minor alterations to facade fronting onto Lower Dorset Street and residential use at first floor level, containing one no. 1 bedroom self-contained apartment with access from Belvidere Road, all wholly contained within an existing building.

Area Area 3 - Central
Application Number DSDZ2103/21
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 25/03/2021
Applicant Waterside Block 9 Developments Limited
Location Site of 0.921 ha at City Block 9, North Wall Quay and Mayor Street Upper, Dublin 1

Additional Information

Proposal: Permission for a ten-year permission for development totalling 66,718 sq m above and below ground on a site of 0.921 ha at City Block 9, North Wall Quay and Mayor Street Upper, Dublin 1. (The cumulative gross floor area above ground is 43,767 sq m; with three basement levels totalling 22,951 sq m (including 7,119 sq m at lower ground level).) The subject site is principally bounded by: Mayor Street Upper to the north; North Wall Quay to the south; Castleforbes Road to the west; and the residual City Block 9 lands of 1.029 ha to the east. The development site of 0.921 ha includes 0.071 ha of lands to facilitate the temporary provision of a pocket park at ground level pending redevelopment of the residual City Block 9 lands.

The application relates to a proposed development within a Strategic Development Zone Planning Scheme area, located within City Block 9 as identified in the North Lotts & Grand Canal Dock Planning Scheme, 2014. The development will consist of the following:

1. Construction of 3 No. commercial office buildings (identified as four blocks (Blocks B1-B4)) ranging in height from 5-storeys to 9-storeys. The breakdown of accommodation is as follows: Block B1 is 7 storeys in height with a Gross Internal Area (GIA) of 9,409 sq m (excluding 1,681 sq m at lower ground floor level), with external accessible terraces and with roof-level terrace and extended access core; Blocks B2 and B3 are 5-9 storeys in height with a combined GIA of 25,640 sq m (excluding 3,486 sq m at lower ground floor level) (including a retail services unit of 147 sq m and a gallery / exhibition space of 224 sq m, both located at ground floor), with external accessible terraces and with roof-level terrace and extended access core; and Block B4 is 5-8 storeys in height with a GIA of 8,718 sq m (excluding 1,952 sq m at lower ground floor level) (including a retail services unit of 140 sq m located at ground floor), and with external accessible terraces with roof-level terrace and extended access core.
2. Construction of basement accommodation (22,951 sq m), accommodating: lower ground floor level (7,119 sq m) of office and ancillary accommodation; plant rooms (1,599 sq m); waste storage facilities (290 sq m); employee changing / drying / locker facilities (825 sq m); a bike repair area (40 sq m); a goods' storage area (298 sq m); double loading bay; 107 No. car parking spaces; 14 No. motorcycle parking spaces; and 570 No. bicycle parking spaces, with vehicular access provided by ramp from Castleforbes Road.
3. Development of a new western pedestrian lane from Castleforbes Road linking centrally with a new pedestrian lane through the centre of the overall City Block 9 site to North Wall Quay, with a second lane also linking to North Wall Quay to the east of Block B4.
4. Public realm improvements, to include the provision of a sculptural feature to the corner of North Wall Quay and Castleforbes Road. (Public realm works inclusive of parking and loading bays external to the planning application site boundary will be subject to agreement with Dublin City Council.)
5. All enabling and site development works, landscaping, lighting, services and connections, waste management, interim site hoarding, and all other ancillary works above and below ground including the use of secant piling permitted under Reg. Ref. DSDZ3779/17 and DSDZ3780/17 (as amended by DSDZ3042/19).

A Natura Impact Statement has been prepared in relation to the proposed development.

Area	Area 3 - Central
Application Number	WEB1067/21
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	23/03/2021
Applicant	Aoife NicPhilibin
Location	72, Leinster Avenue, North Strand, Dublin 3
Additional Information	

Proposal: Extension and alterations to existing two storey dwelling and all associated site works at

72 Leinster Avenue, North Strand, Dublin 3.

Development will consist of (i) removal of existing single storey rear extension (ii) the erection of new 11.5m² ground floor extension and 4m² first floor extension to rear of existing dwelling.

Area Area 3 - Central
Application Number WEB1075/21
Application Type Permission
Decision REFUSE PERMISSION
Decision Date 25/03/2021
Applicant Damian Kidd
Location 8, Martin Savage Park, Navan Road, Ashtown, Dublin 15
Additional Information

Proposal: For development consisting of construction of a new, detached three storey, 4 bed roomed house to side garden of existing dwelling, including retaining existing vehicular entrance; raising of front boundary wall to 1.8m and all associated site works; and for works to existing house to include the provision of a new vehicular entrance and driveway to front garden, a new 16m² single storey rear extension, internal alterations and all associated site works.

Area Area 3 - Central
Application Number WEB1081/21
Application Type Permission
Decision GRANT PERMISSION
Decision Date 25/03/2021
Applicant Ronan Farren
Location 20, Shandon Park, Dublin 7
Additional Information

Proposal: The development will consist of the demolition of the existing rear extension and the construction of a new, exempted rear extension, and the replacement of the existing rear first floor bathroom window with a new projecting window.

Area Area 3 - Central
Application Number WEB1263/21
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 22/03/2021
Applicant Marie Feirtear
Location 32, Millmount Avenue, Drumcondra, Dublin 9
Additional Information

Proposal: The development will consist of the demolition of the existing single storey kitchen to the rear of the house, replacing it with a new two storey extension, and conversion of the attic for use, together with all associated siteworks.

Area Area 3 - Central
Application Number WEB1273/21
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 22/03/2021
Applicant Melonmount Limited

Location River House, Chancery Street, Dublin 7

Additional Information

Proposal: Installation of 1no. set of brand signage to consist of built up lettering with internal static halo illumination, affixed at high level to facade of Hampton by Hilton Hotel.

Area Area 3 - Central

Application Number WEB1291/21

Application Type Permission

Decision APPLICATION DECLARED INVALID

Decision Date 25/03/2021

Applicant Orlaith Sheehy & Juan Bueso

Location 27, Auburn Street, Phibsboro, Dublin 7

Additional Information

Proposal: The development will consist of a demolition of existing rear shed and rear extension and construction of a new single storey rear extension, a new rear dormer, internal alterations and associated site works.

Area Area 3 - Central

Application Number WEB1296/21

Application Type Permission

Decision APPLICATION DECLARED INVALID

Decision Date 25/03/2021

Applicant Robert and Pamela Kinch

Location 64, Priory East, The Priory, Dublin 7

Additional Information

Proposal: The conversion of existing attic space to a storage area with dormer window to the rear elevation and a small velux rooflight to the front elevation.

**Area 3
Appeals Notified**

Area Area 3 - Central

Application Number 3409/20

Appeal Type Written Evidence

Applicant Kenneth Large

Location 17-21, Church Street East, East Wall, Dublin 3

Additional Information Additional Information Received

Proposal: The proposed development consists of the demolition of an existing 2 storey industrial/office building (331 sq m) and the construction of a 4 and 5 story block of apartments totalling 772 sq m (including roof garden) on a site of 267 sq m consisting of 1 no. studio apartment; 5 no. 1 bedroom apartments; 3 no. 2 bedroom apartments; balconies on the rear elevation at 1st to 4th floor levels; 18 no bicycle spaces; all associated site works and utility connections.

**Area 3
Appeals Decided**

None



Dublin City Council

SOCIAL HOUSING EXEMPTION CERTIFICATES

12/21

(22/03/2021-26/03/2021)

Area	Area 3 - Central
Application Number	0117/21
Application Type	Social Housing Exemption Certificate
Applicant	Patrick Simons
Location	159, North Circular Road, Dublin 7
Registration Date	26/03/2021

Additional Information

Proposal: SHEC; Proposed sub-dividing existing two storey end of terrace house into 1 no. 3 bedroom apartment at ground floor level (101.02 sqm) and 1 no. 3 bedroom apartment at first and attic floor levels complete with ground floor entrance hall (128.48 sqm). Construction works to include new two storey pitched roof extension to side (33.98 sqm), single storey flat roof extension to rear (17.54 sqm) with screened roof terrace over, raising floor and eaves level of rear two storey return to match existing house and new attic conversion complete with dormer roof extension to rear (27.70 sqm). There will be 1 no. new apartment entrance door within side/west elevation facing onto Ellesmere Avenue, new windows to front/side and rear elevations, velux roof windows to front and side elevations, complete with internal alterations and all associated site works.



Dublin City Council

SECTION 5 EXEMPTIONS

12/21

(22/03/2021-26/03/2021)

Area Area 3 - Central
Application Number 0107/21
Application Type Section 5
Applicant Dublin city council Planning & Property Development Dept
Location 1, North Circular road, Dublin 7
Registration Date 24/03/2021

Additional Information

Proposal: EXPP; Whether alterations made to the front elevation of the property including the erection of a pedestrian access onto the public footpath is exempted development

Area Area 3 - Central
Application Number 0114/21
Application Type Section 5
Applicant Bernard Seymour
Location Apartment 38, Collins Square, Benburb Street, Dublin 7
Registration Date 26/03/2021

Additional Information

Proposal: EXPP: General refurbishment works to a twenty year old apartment. The elements on which we are applying for Section 5 guidance are as follows: i) A small extension of the existing bathroom to allow for the provision of a shower alcove. The extension is out onto an existing roof terrace and will not be visible from the street. It is proposed that the extension will be timber framed construction and clad in vertical zinc panels to match the existing treatment. The total area of the proposed extension will be only 1.5m² but it will make a significant difference to the planning and usability of the bathroom. ii) The replacement of a single aluminium framed glass door with double doors to allow for better access onto the terrace.
