



Comhairle Cathrach
Bhaile Átha Cliath
Dublin City Council

Dublin City Council

Weekly Planning List

10/22

(07/03/2022-11/03/2022)

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

Area 1 COMMERCIAL

Area Area 1 - South East
Application Number 3452/22
Application Type Retention Permission
Applicant Joe Somerville of JS Real Estate
Location 6 Crow Street, Temple Lane South, Dublin 2
Registration Date 07/03/2022

Additional Information

Proposal: PROTECTED STRUCTURE: RETENTION: Planning permission is sought for retention of retractable awning to front of building covering front entrance and windows when opened, retention also sought for advertising light in front window, approx. size 500mm and all associated site works.

Area Area 1 - South East
Application Number 3456/22
Application Type Permission
Applicant Carol Mahon
Location Site to rear of No 73 Durrow Road, Crumlin, Dublin 12
Registration Date 07/03/2022

Additional Information

Proposal: Planning permission for:

- A. 2 storey detached dwelling with dormer to rear;
 - B. New vehicular access to provide for off street parking and dishing of footpath to accommodate same;
 - C. Raising of side boundary to 1.8m accommodate amenity space to existing house;
 - D. All associated site works on site to rear.
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Area Area 1 - South East
Application Number 3457/22
Application Type Permission
Applicant Red Rock Pleasants Street Ltd.
Location 49-51 Pleasants Street, Pleasants House & 5 Pleasants Lane, Dublin 8
Registration Date 07/03/2022

Additional Information

Proposal: Planning permission for development on lands (c. 0.0744 ha) at 49-51 Pleasants Street (DO8 XHF2, D08 VN22, D08 EF24), Pleasants House (D08 F54N) & 5 Pleasants Lane (DO8 HY62), Dublin 8. The subject site is currently occupied by a two-storey unit with a café at ground floor and 1 no. apartment at first floor level at 49 Pleasants Street, 2 no. two-storey restaurant/café units at 50 and 51 Pleasants Street, a three-storey office building at Pleasants House and a two-storey former dwelling house, now in use as a commercial store, at 5 Pleasants Lane. The site is bounded by Pleasants Street to the south, Pleasants Lane to the east, O'Neill's Buildings (a laneway) to the west and by the 'Camden Hotel' to the north.

The development will consist of the demolition of existing structures on site and the construction of a five-storey over basement mixed use building (max. height 20.3m) comprising of office and retail/café/restaurant use (c. 3,518 sqm total GFA including basement of 564 sqm) with setbacks at 2nd & 4th floor levels.

The proposed development will comprise:

- Demolition of the existing buildings including 1 no. apartment unit at first floor level of 49 Pleasants Street and associated structures on site c. 973.4 sqm GFA;
- Construction of a five-storey (20.3m) over basement, mixed use building, consisting of retail/café/restaurant and office use with setbacks at 2nd and 4th floor levels on southern and western elevations;
- Provision of 2,120 sqm of office space on each floor from basement to 4th floor level and provision of a retail/café/restaurant unit on ground floor and basement level (258 sqm);
- The provision of 2 no. external terraces at 2nd floor level (11 sqm) and at 4th floor level (81.5 sqm) on the southern & western elevation;
- The provision of plant at basement and roof level;
- Provision of green roof at 4th floor and roof level;
- Provision of ESB substation, switch room at ground floor level;
- Provision of bicycle and electric scooter store to provide 38 no. bicycle spaces at basement level accessed via bike lift;
- All ancillary works to facilitate the development.

Area Area 1 - South East
Application Number 3459/22
Application Type Permission
Applicant Railway Union Sports Club
Location Railway Union Sports Club, Park Avenue, Sandymount, Dublin 4, D04 PF86
Registration Date 07/03/2022

Additional Information

Proposal: Planning permission for additional use of a sessional childcare service (Monday to Friday) within the existing single storey sports clubs sports and community facility (Planning Reg. Ref. 3129/17), a new external fenced play area and eco-garden planting area and all associated site works.

Area Area 1 - South East
Application Number 3464/22
Application Type Permission
Applicant Harry Beauchamp
Location 62, Pembroke Road, Ballsbridge, Dublin 4, D04 X466
Registration Date 08/03/2022

Additional Information

Proposal: PERMISSION & RETENTION: PROTECTED STRUCTURE: For development at this site (0.0296 hectares) within the existing 3-storey over basement property at 62 Pembroke Road, Ballsbridge, Dublin 4, D04 X466, at basement and ground floor levels only. The premises to which the proposed development primarily relates comprise the original rear return to the house at no. 62 Pembroke Road (RPS Ref. 6600).

The permission seeks for the retention of the constructed steel works to the rear of 62 Pembroke Road and further the proposal of an extension at both basement (25m²) and ground floor (30m²) levels to the rear of the building.

Permission is sought for the following works:

- The completion of an extension to the rear of the property over 2 levels (basement and ground floor).
- Refurbishment of the rear of the existing building at basement level, introduction of new doors between the existing building and proposed winter garden.

- Relocation of non-original window, and replacement of non-original doors.
- Works to rear garden including refurbishment and relocation of the original railings.

Retention is sought for the following works:

- Retention for structural works at basement level;
- Retention of new double doors to the rear return at ground floor level,
- Retention of works commenced prior to planning approval including the steel framing of the proposed extension.
- Kitchen at Basement level
- Staircase at Basement level.
- Change of use from Office to Residential at Basement and Ground floor levels.

Area Area 1 - South East
Application Number 3465/22
Application Type Permission
Applicant Fallon & Byrne Ltd.
Location Fallon & Byrne, 11-17, Exchequer Street, Dublin 2
Registration Date 08/03/2022

Additional Information

Proposal: The development will consist of: the provision of new canopies over ground floor windows; new awnings over first and second floor windows; 2 no. banner signs at high level; 2 no. projecting illuminated signs at ground floor level; new illuminated shop signage; and integrated up-lighting on building at first floor level.

Area Area 1 - South East
Application Number 3474/22
Application Type Retention Permission
Applicant Brooklyn Bars Limited
Location 1 Burgh Quay, Dublin 2
Registration Date 08/03/2022

Additional Information

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

Area Area 1 - South East
Application Number 3479/22
Application Type Permission
Applicant Bamboozle Ltd.
Location 5, Saint Andrew Street, Dublin 2
Registration Date 09/03/2022

Additional Information

Proposal: RETENTION & PERMISSION:PROTECTED STRUCTURE: Development at No. 5 Saint Andrew Street, Dublin 2 (a four storey over basement Protected Structure - Register of Protected Structures Ref. no. 7568).

The proposed development consists of:

- Retention planning permission for: the change of use of the first, second and third floors from office to residential use (3 no. c. 50 sq.m apartments, one at first floor level, one at second floor level, one at third floor level); and internal alterations to the Protected Structure associated with the change of use of the upper floors from office to residential use; and

-Planning permission for internal for fire safety related works at ground, first, second and third floor levels.

Area Area 1 - South East
Application Number 3488/22
Application Type Retention Permission
Applicant Joe Somerville of JS Real Estate
Location Glenogra, 64 Merrion Road, Dublin 4
Registration Date 10/03/2022

Additional Information

Proposal: RETENTION: Retention permission is sought for 2 no. single storey ancillary structures located in rear yard of Glenogra. Structure A is 27m² in area and structure B is 33m² in area, each structure ranges in height from 2.4m to 2.9m.

Area Area 1 - South East
Application Number 3496/22
Application Type Permission
Applicant The Congregation of the Holy Spirit
Location St. Michaels College, Ailesbury Road, Dublin 4.
Registration Date 10/03/2022

Additional Information

Proposal: PROTECTED STRUCTURE: planning permission for development will consist of a single storey poolhall to accommodate a 5 lane 25 metre swimming pool, two communal changing rooms, entrance lobby, storage, sanitary facilities, ancillary accommodation, photovoltaic panels on the roof and associated plant and drainage infrastructure. Site works consist of a new paved forecourt with 4 car parking spaces, the widening of the existing service road and the erection of a new fence to the north of the proposed poolhall to replace existing. All works are situated within the curtilage of a protected structure, St. Michaels House. A natura impact statement has been prepared in respect of the proposed development.

Area Area 1 - South East
Application Number 3501/22
Application Type Permission
Applicant Titleridge Limited
Location 33/34, Dame Street, Dublin 2
Registration Date 11/03/2022

Additional Information

Proposal: The development will consist of refurbishment and minor alterations of the existing shop fronts including concealed lighting and hand painted signage. This planning application is being submitted in response to Condition 2 of Grant of Permission of Planning Application 2185/21 Granted 30-Aug-2021.

Area Area 1 - South East
Application Number 3503/22
Application Type Permission
Applicant Grattan O'Brien
Location 18 Terenure Road North, Dublin 6w

Registration Date 11/03/2022

Additional Information

Proposal: Planning permission for a change of use of existing hair salon/retail unit (95.5sq.m) to off licence use, internal alterations to the ground floor layout, removal of existing shopfront and replace with a new shopfront including signage and all associated site and development works.

Area Area 1 - South East

Application Number 3505/22

Application Type Permission

Applicant David Wall

Location 96 Lansdowne Park, Ballsbridge, Dublin 4, D04 K5Y3, and within the curtilage of 18 Lansdowne Road, Ballsbridge, Dublin 4.

Registration Date 11/03/2022

Additional Information

Proposal: PROTECTED STRUCTURE: permission for the demolition of existing garden room and small annex and the addition of two, 3 storey townhouses with off street car parking, with charging points, by widening of existing vehicular access for the two proposed dwellings, landscaping front and rear and all associated building services and works. The proposed works area within the curtilage of a protected structure.

Area Area 1 - South East

Application Number 3509/22

Application Type Permission

Applicant Renmark Property Holdings Ltd.

Location 1, Ballsbridge Park, Ballsbridge, Dublin 4, D04 E5N4

Registration Date 11/03/2022

Additional Information

Proposal: The development consists of: the demolition of existing 5 storey, 4,105 sq.m. structure on site (formerly known as Zurich House) and the construction of an 8 storey over basement office building of c. 19,154 sq.m. The building will contain a double height entrance reception area at ground floor and set back upper floors and terraces.

The basement access/egress is via ramp from Ballsbridge Park. The basement will contain 44 no. car parking spaces, 3 no. of these are accessible, 276 no. bicycle parking spaces, 6 no. cargo/non-standard bike spaces and 22 no. scooter spaces. Changing rooms/showers, gym, bin stores, plant and attenuation tank are also contained within the basement. Green roof, solar panels, ESB substation, landscaping works and a new service access road onto Ballsbridge Park at the north of the site are proposed to be incorporated into the scheme.

Area Area 1 - South East

Application Number 3930/21

Application Type Permission

Applicant William Gilbert Treacey

Location 79, Sandford Road, Dublin 6, D06 CK83

Registration Date 08/03/2022

Additional Information Additional Information Received

Proposal: Planning permission for the following development:

- Demolition of 283 sq.m of existing commercial buildings,
- Erection of six, two-storey (plus attic) townhouses,
- 8 car parking spaces, and all associated site works (including drainage).

Area Area 1 - South East
Application Number 3933/21
Application Type Permission
Applicant Jason Investments
Location 12, Wicklow Street, Dublin 2, D02EC43
Registration Date 07/03/2022
Additional Information Additional Information Received

Proposal: Planning permission for a material change of use from office to retail use at first floor level, together with a single storey extension (retail, 45 sqm) located at first floor level to the rear, an extension of the basement level (retail, 12.8 sqm) to the rear together with a new staircase linking basement, ground and first floor levels with links into 4 Glendenning Lane to the rear of the property. A new shopfront on Wicklow Street with associated signage, all at 12 Wicklow St. Dublin 2.

Area Area 1 - South East
Application Number 4158/16/X1
Application Type Extension of Duration of Permission
Applicant The Board of Governors N.M.H
Location National Maternity Hospital, Holles Street, Dublin 2
Registration Date 09/03/2022
Additional Information

Proposal: EXT.OF DURATION: RETENTION: Permission for a temporary period of five years and retention permission for a temporary period of five years for development at this (0.7014 ha) site.

The development will consist of:

Permission for:

- (i) Provision of new extension (310 sq.m) to connect to existing hospital building over Holles Row and west of Meade's Terrace at second floor to expand the existing Labour & Delivery Unit (LDU) including ancillary rooms;
- (ii) Provision of glazed emergency access stair from ground to second floor to service the new extension;
- (iii) Demolition of existing shed and covered area (103 sq.m) at ground level to facilitate the extension;

Retention of: existing two storey temporary structure (210 sq.m) underneath proposed extension incorporating pathology laboratory at ground floor and engineering offices at first floor and screen wall previously permitted under Reg. Ref. 3629/07; and all ancillary and associated works.

Area Area 1 - South East
Application Number PWSDZ3469/22
Application Type Permission
Applicant Kilsaran Concrete
Location South Bank Road, Irishtown, Dublin 4
Registration Date 08/03/2022
Additional Information

Proposal: Planning permission for the continuation of use of an existing concrete batching plant

and associated facilities (previously granted under Reg. Refs. No 2482/19; 2209/13 & ABP Ref. No PL29S.241965; 1420/04 & ABP Ref. No. PL29S.207144) for a temporary period of five years at South Bank Road, Irishtown, Dublin 4. The application is located within the Poolbeg West Strategic Development Zone (SDZ) Planning Scheme area.

Area Area 1 - South East
Application Number WEB1201/22
Application Type Permission
Applicant Martin O'Brien
Location 229A, Rathmines Road Upper, Rathmines, Dublin 6 D06 H7F8
Registration Date 08/03/2022

Additional Information

Proposal: Planning permission for a change of use at 229A Rathmines Road Upper, Rathmines, Dublin 6, D06 H7F8 from commercial to residential. The permission will include the demolition of the existing 2 storey 86.9sqm office building and a single storey 49sqm workshop. It will include the construction of 2no. 2 storey, 3 bedroom flat-roofed dwellings (Unit 1 - 106.3sqm & Unit 2 - 110.5sqm) with stone cladding at ground floor level, smooth painted render finish at first-floor level, large expansive glazing with vertical timber louvres providing privacy, private first floor terraces (Unit 1 - 13.1sqm & Unit 2 - 13.4sqm) with glass balustrades. The permission will also include proposed rooflights, flat-roofed clerestories, a shared communal driveway with 1 no. car parking space per unit and all associated site services.

Area Area 1 - South East
Application Number WEB1208/22
Application Type Permission
Applicant Iskasinc Limited
Location 16, 17 & 18, Parliament Street & Corner of Essex Street, Dublin 2
Registration Date 10/03/2022

Additional Information

Proposal: The development will consist of provision of retractable wall mounted awnings to the West and South elevations to cover permitted external seating areas associated with the existing licensed premises

**Area 1
DOMESTIC**

Area Area 1 - South East
Application Number 3453/22
Application Type Permission
Applicant Stephen Quinn & Shirley Kwurue
Location 9, Nutley Park, Dublin 4, D04 A4TO
Registration Date 07/03/2022

Additional Information

Proposal: Development consisting of the demolition of existing garage/store rooms to side elevation, the demolition of existing lean-to/conservatory to rear, construction of new single storey side and rear extensions: new bay window to front elevation extension: new bathroom window to

rear elevation at first floor; removal of existing bathroom window to side elevation; replacement of 2no. velux windows with new dormer and window in existing attic room to rear roof elevation, facing east; widening of existing vehicular entrance gates to 3.2m by relocation of existing pillar; internal alterations and all associated site works.

Area Area 1 - South East
Application Number 3462/22
Application Type Permission
Applicant Dympna Morrow
Location 89, Heytesbury Street, Dublin 8
Registration Date 07/03/2022

Additional Information

Proposal: PROTECTED STRUCTURE: PERMISSION & RETENTION: The development will consist of permission for internal upgrade works to the front store room to create a new utility room and a new door opening between the existing kitchen and the new utility room. Retention permission is also applied for retention of an ensuite bathroom in the rear return.

Area Area 1 - South East
Application Number 3472/22
Application Type Permission
Applicant Peter Twomey and Hanna Botelho Karhunnen
Location 40 Heytesbury Street, Dublin 8
Registration Date 08/03/2022

Additional Information

Proposal: PROTECTED STRUCTURE: Permission for development consisting of internal renovations, renewal of electrical, plumbing and heating installations and replacement of modern timber windows with new replica sash windows with slim-profile double glazing.

Area Area 1 - South East
Application Number 3476/22
Application Type Permission
Applicant Niall Corish & Elaine Keenan
Location 71 Leinster Road, Rathmines, Dublin 6
Registration Date 08/03/2022

Additional Information

Proposal: PROTECTED STRUCTURE: planning permission for the following works: alteration to basement level internal layout with formation of a new screen wall to the stairwell, new kitchen layout, provision of folding door to the existing rear snug, reconfiguration of utility and basement entrance area, removal of non original ceiling mouldings and cornicing in the kitchen area, alterations to the glazing and fabric of the existing single storey extension to the rear, alterations to the roof light over the rear return at first floor level, provision of a conservation roof light providing maintenance access to the main roof valley, provision of a glazed canopy to the side passageway, replacing the steel side gate with a new solid timber door, application of a render finish to a section of exposed rubble stone to the side wall, replacement of glazing to the front door fan light with a double glazed obscured glass, infill of redundant door facing onto the side passageway and provision of a 20sqm garden room to the rear.

Area Area 1 - South East
Application Number 3478/22
Application Type Permission
Applicant Elvi Larsen & James Bourke
Location 4, Vavasour Square, Dublin 4, D04 DH74
Registration Date 09/03/2022

Additional Information

Proposal: A proposed new 11.7 sq.m conservatory/glasshouse extension to the rear of the existing dwelling with associated site works.

Area Area 1 - South East
Application Number 3507/22
Application Type Permission
Applicant Nicola Cochrane and Eddie Daly
Location Old Elm Lawn, 63 Serpentine Avenue, Sandymount, Dublin 4, D04H4X2
Registration Date 11/03/2022

Additional Information

Proposal: The development will consist of demolition of existing single story extensions to north and east of existing house, demolition of existing storage shed located on west boundary of the site, and construction of new single-story extension to the east comprising kitchen dining space, and new single story extension connecting the existing house to the existing prefabricated temporary structure, comprising circulation space, storage and bathroom. The development includes a balcony to the front, overlooking the front garden of the property to the north, new door at first floor level in location of existing window, and new windows at ground floor level facing to north and east.

Area Area 1 - South East
Application Number 3739/21
Application Type Permission
Applicant Margaret Masterson and Diarmuid O'Neill
Location 56 Palmerston Road, Rathmines, Dublin 6, D06 K2K4
Registration Date 11/03/2022

Additional Information Additional Information Received

Proposal: PROTECTED STRUCTURE: The development will consist of:

The remodel and extension of an existing three-storey terraced house with two-storey rear return. The works include for the provision of a 50M2 two-storey extension to the rear. Works to the existing house include;

Garden Level: Removal of section of rear wall, modifications to layout of hallway, removal of building fabric to form new opening between front and rear primary rooms, modifications to rear return door ope to garden.

Upper Ground Floor Level: modification of existing opening at rear wall of main house to the rear return, removal of building fabric to form a new ope to rear wall of rear return, removal of non-original partitions in primary rooms, removal of non- original bathroom at rear return.

First Floor Level: removal of existing partition walls, the provision of 2 no. en suite bathrooms.

Attic Level: removal of non-original window to attic half landing (rear) to facilitate reinstatement of original string course, new partitions to attic to provide office space and storage, 2 no. roof lights at attic level to be enlarged and the addition of 1 no. new rooflight (rear)

External: Brick facade repointing (front), refurbishment of existing windows, reinstatement of cast iron railings, New vehicular access and parking space to rear.

Fabric of the existing building: Due to the building suffering fire damage, subsequently not being watertight, and the building being unoccupied for many years there is significant dry and wet rot. Throughout all floors it will be necessary to replace any timbers affected by dry and wet rot. This will involve replacement of structural timbers and original joinery as necessary and as described in the planning documents and drawings.

The two-storey extension to the rear will comprise a Kitchen/Living/Dining area at garden level and additional bedroom / office to upper ground floor level, with 2 no. rooflights to the lower roof level. With all associated site works above and below ground. 56 Palmerston Road is a protected structure.

Area Area 1 - South East
Application Number WEB1194/22
Application Type Retention Permission
Applicant Roisin Curley
Location 3, Gilford Avenue, Sandymount, Dublin 4, D04 DH29
Registration Date 07/03/2022
Additional Information

Proposal: RETENTION: The development consists of the retention of a single storey domestic extension to the rear of the main house and including a skylight extending to a height of 5.22m. Retention permission is also sought for a window and glazed door with glazed side panel facing the northern site boundary at ground floor level.

Area Area 1 - South East
Application Number WEB1195/22
Application Type Permission
Applicant Charis Hughes
Location 19, Saint Brendan's Cottages, Irishtown, Dublin 4, D04 E677
Registration Date 08/03/2022
Additional Information

Proposal: Planning permission for the following:

- (a) part single part two storey extension to rear of existing dwelling house,
- (b) minor internal modifications,
- (c) connection to existing services and all associated development works at 19 Saint Brendan's Cottages, Irishtown, Dublin 4. Eircode D04 E677

Area Area 1 - South East
Application Number WEB1198/22
Application Type Permission
Applicant Eamonn & Henrike Fallon
Location 5, Albany Road, Dublin 6
Registration Date 08/03/2022
Additional Information

Proposal: The development consists of the:

- (1) construction of a basement (166.9 sq m) extension underneath the ground to the rear (south) of the property and
- (2) construction of a ground floor extension (15.9 sq m) to facilitate a link to the basement to the rear of the property.

The development will also include landscaping; skylights; and all associated site and development works above and below ground.

Area Area 1 - South East
Application Number WEB1199/22
Application Type Permission
Applicant Laura Sherry
Location 69, Sandymount Road, Dublin 4 D04 X658
Registration Date 08/03/2022

Additional Information

Proposal: The development consist of the demolition of existing single storey extension to side and rear to facilitate the construction of a new two storey extension to the side and rear of dwelling and part single storey to the rear. The existing roof is to include new rooflights and solar panels to the rear, internal modifications and connection to all main site services and associated works

Area Area 1 - South East
Application Number WEB1204/22
Application Type Permission
Applicant Ailsa Zircher
Location 11, Home Villas, Donnybrook, Dublin 4
Registration Date 09/03/2022

Additional Information

Proposal: Planning permission for a ground floor and first floor extension to the rear of a two storey terraced house at 11 Home Villas, Donnybrook, Dublin 4. The proposed development will consist of the construction of a ground floor full width extension and first floor full width pitched roof extension with balcony. The proposed ground floor extension measures 11m2 and first floor extension measures 10 m2 to give a total extension area of 21m2 (total gross house area including existing house is 75 m2). The proposed development will also consist of general remedial works to the ground and first first floor layouts including new bathroom at ground floor with reworking of plan and removal of sections of ground and first floor existing house rear walls, proposed new rooflights to existing flat roof to rear, ground floor courtyard and associated site works.

Area Area 1 - South East
Application Number WEB1209/22
Application Type Retention Permission
Applicant Roisin Curley
Location 3, Gilford Avenue, Sandymount, Dublin 4 D04 DH29
Registration Date 09/03/2022

Additional Information

Proposal: RETENTION: The development consists of the retention of a single storey domestic extension to the rear of the main house and including a skylight extending to a height of 5.22m. Retention permission is also sought for a window and glazed door with glazed side panel facing the northern site boundary at ground floor level.

Area Area 1 - South East
Application Number WEB1210/22
Application Type Retention Permission

Applicant Roisin Curley
Location 3, Gilford Avenue, Sandymount, Dublin 4 D04 DH29
Registration Date 10/03/2022

Additional Information

Proposal: The development consists of the retention of a single storey domestic extension to the rear of the main house and including a skylight extending to a height of 5.22m. Retention permission is also sought for a window and glazed door with glazed side panel facing the northern site boundary at ground floor level.

Area Area 1 - South East
Application Number WEB1212/22
Application Type Permission
Applicant Brian and Joanne Lee
Location 16, Windmill Avenue, Crumlin, Dublin 12
Registration Date 10/03/2022

Additional Information

Proposal: To construct a single storey extension to the side of existing semi-detached dwelling with new vehicle access to the front.

Area Area 1 - South East
Application Number WEB1218/22
Application Type Permission
Applicant Richard Hogan
Location 9, Eaton Road, Terenure, Dublin 6w Dublin D6W VR02
Registration Date 11/03/2022

Additional Information

Proposal: A new dormer window to existing converted attic space to rear of existing dwelling and all associated site works.

Area 1 Decisions

Area Area 1 - South East
Application Number 0015/22
Application Type Section 5
Decision SPLIT DECISION(PERMISSION & REFUSAL)
Decision Date 09/03/2022

Applicant Marist Education Authority
Location 89-92, Leeson Street Lower, Dublin 2

Additional Information

Proposal: EXPP: PROTECTED STRUCTURE: Proposed works include for the remedial and refurbishment works to the roof and windows at both the front and rear.

Area Area 1 - South East
Application Number 0033/22
Application Type Social Housing Exemption Certificate
Decision Grant Social Housing Exemption Cert

Decision Date 07/03/2022
Applicant Daniel O'Connell
Location 64, Grosvenor Square, Rathmines, Dublin 6

Additional Information

Proposal: SHEC: The development will consist of the construction of a single new 2-storey, 1-bedroom mews house with garden accessed via Grosvenor Lane at the rear of the existing property, including the demolition of an existing garage and all ancillary works. 64 Grosvenor Square is a Protected Structure. (RPS no. 3401)

Area Area 1 - South East
Application Number 0037/22
Application Type Section 5
Decision Grant Exemption Certificate
Decision Date 09/03/2022
Applicant Dermot Sheehan
Location 50, Kimmage Grove, Dublin 6W, D6W W663

Additional Information

Proposal: EXPP: 1. It is proposed to construct a sloped pvc roof and wooden frame over the side passage between No. 50 Kimmage Grove and the boundary wall for rear of Aideen Place. 2. There is a pre-existing gate on the side passage, it's the triangular wooden frame and pvc roof that will be added. 3. The length of the house is 8m, the passage is 0.8m wide. 4. The exemption is class 3 of the regulations (awning in the curtilage less than 25m²) is considered to apply.

Area Area 1 - South East
Application Number 0038/22
Application Type Section 5
Decision SPLIT DECISION(PERMISSION & REFUSAL)
Decision Date 09/03/2022
Applicant WIP Retail Ireland Ltd
Location 20, Exchequer Street, Dublin 2

Additional Information

Proposal: EXPP: PROTECTED STRUCTURE: Remove existing spiral staircase at ground/basement level, block up floor at ground floor level, general fit out of retail shop with fixtures and fittings.

Area Area 1 - South East
Application Number 0041/22
Application Type Social Housing Exemption Certificate
Decision Grant Social Housing Exemption Cert
Decision Date 10/03/2022
Applicant Simon Hederman and Therese McGlacken
Location 92, Waterloo Lane, Ballsbridge, Dublin 4, D04 Y8C8

Additional Information

Proposal: SHEC: Demolition of a two-storey mews house, construction of mainly two-storey and part three storey semi-detached mews house with rooflights.

Area Area 1 - South East
Application Number 0042/22
Application Type Section 5
Decision Refuse Exemption Certificate
Decision Date 11/03/2022
Applicant Kerril & Louise Burke
Location Castleton, 13 Sandymount Green, Sandymount, Dublin 4
Additional Information
Proposal: EXPP: Replacement of single glazed sash windows with matching painted hardwood, double-glazed sash windows to original part of Castleton.

Area Area 1 - South East
Application Number 0381/21
Application Type Section 5
Decision SPLIT DECISION(PERMISSION & REFUSAL)
Decision Date 07/03/2022
Applicant David Mahon
Location 36, Rathmines Road Upper, Rathmines, Dublin 6
Additional Information Additional Information Received
Proposal: EXPP: PROTECTED STRUCTURE: It is proposed to carry out some opening works on the building in order to ascertain the condition of the substructure. The purpose of this investigation is to better understand the works necessary for the future refurbishment and adaptation of the building for which planning permission will be sought at a later date.

Area Area 1 - South East
Application Number 0425/21
Application Type Section 5
Decision Grant Exemption Certificate
Decision Date 08/03/2022
Applicant D. L. Builders
Location 43, South Circular Road, Dublin 8
Additional Information Additional Information Received
Proposal: Proposed Works

- Decoration of the already painted rendered walls to rear of the house
- Decoration of the front door and surrounds
- Decoration of the interiors throughout
- Replacement of Kitchen cabinets and worktops to existing Kitchenettes
- Replacement of sanitary ware to existing shower rooms
- Lifting of floorboards in First Floor rooms in order to lay-in proprietary fire rating mats between joists to improve the Fire Rating.

Area Area 1 - South East
Application Number 2541/16/X2
Application Type Extension of Duration of Permission
Decision GRANT EXT. OF DURATION OF PERMISSION
Decision Date 09/03/2022
Applicant Philip & Gemma De Barra
Location 67, Garville Avenue Upper, Rathgar, Dublin 6

Additional Information

Proposal: EXT. OF DURATION: EXT. OF DURATION: Planning permission to build a 2 storey house with 2 1/2 storey return.

Area Area 1 - South East
Application Number 2966/21
Application Type Permission
Decision REFUSE PERMISSION
Decision Date 08/03/2022
Applicant Michael Gilbert
Location 25 Fitzwilliam Lane, Dublin 2 which was originally part of the curtilage of 25 Baggot Street Lower, Dublin 2 which is a Protected Structure (RPS Ref. No. 349)

Additional Information Additional Information Received

Proposal: PROTECTED STRUCTURE:

- a) Construction of a new three storey detached dwelling with a floor area of 162.7 sq.m. The proposal includes a covered driveway, 1 No. covered carparking space for new residential unit, bin store, cycle store and entrance to dwelling at ground floor level, living accommodation at first and second floor levels with a new terrace (11.6 sq.m.) at first floor level to the rear.
- b) 2 No. carparking spaces will be retained for existing commercial building at 25 Baggot Street Lower and access will be provided through covered driveway and private open space to the rear of new dwelling. New sliding vehicular gate to separate private open space of proposed dwelling from carparking for existing commercial building.
- c) Elevational Alterations to existing boundary wall to Fitzwilliam Lane including the removal of existing brickwork (not original fabric) from on top of the existing random stone boundary wall which will be retained, protected and consolidated as necessary. Existing vehicular entrance width will be retained and fitted with new vehicular gate with pedestrian gate within.
- d) Other existing boundary walls will be retained, protected and consolidated as necessary.
- e) All associated site & landscaping works

Note that there are no works proposed to 25 Baggot Street Lower, Dublin 2, which is a Protected Structure (RPS Ref No. 349), as part of this application.

Area Area 1 - South East
Application Number 3004/21
Application Type Permission
Decision GRANT PERMISSION
Decision Date 09/03/2022
Applicant Maghoy Ltd
Location Leeson Lounge, 147-148, Leeson Street Upper, Dublin 4
Additional Information Additional Information Received

Proposal: PROTECTED STRUCTURE: Permission for alterations to existing buildings. The alterations include change of use and internal alterations at first, second and third floor levels of 148 Leeson Street Upper from first floor lounge and second floor kitchen/ residential bedroom, third floor vacant/ storage, to one no. 1 bedroom apartment and one no. 2 bedroom duplex apartment with 2 no. velux roof lights in bathrooms at 3rd floor level. Internal alterations to layouts of existing 1 no. 2 bedroom apartment and 2 no. 1 bedroom apartments creating 3 no. 1 bedroom apartments at 147 Leeson Street Upper. Alterations to existing bar at ground floor comprising removal of existing 1970s interior and refit of pub interior, refurbish existing toilets and provide new raised seating area, alterations to basement to include new kitchen and staff facilities including reducing

floor levels to achieve ceiling height of 2.4 m and provision of an alternative exit from basement by means of reopening disused cellar hatch, new ventilation supply and extract ductwork to proposed kitchen area. Removal of non-original rendered masonry panels and fenestration at ground level and provision of new shopfront with new entrance and fire exits. Refurbishment and upgrade of sash windows and oriel windows and replacement of non-original windows and repainting of facade (147). Demolition of rear return store rear 148 (first floor) and reinstatement of original window and general fire upgrade and conservation works.

Area	Area 1 - South East
Application Number	3028/22
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	07/03/2022
Applicant	Charlemont Leisure Investments Limited
Location	Site of c. 0.57 Ha at Hilton Dublin Hotel, Charlemont Place, Dublin 2

Additional Information

Proposal: The site is bounded by the Luas Green Line to the north-east and east; 'Harcourt Green' residential development to the north-west; 'Charlemont Exchange' to the west and Charlemont Place and the Grand Canal to the south.

The development will consist of modifications to permissions DCC Reg.Ref.: 2209/16 / ABP PL29S.246976; 4804/19 / ABP PL29S.306822; 3622/19 and 2661/18; and to the existing hotel as follows:

- Change of use of ground floor area of the permitted, rear (northern) hotel block from meeting rooms (and ancillary areas) to 16 no. additional hotel bedrooms, with associated changes to circulation and ancillary areas.
- Omission of permitted single-storey circulation area, between the existing block and permitted rear block with overall reduction in floor area of permitted ground floor by c. 226 sq.m.
- Relocation and redesign of permitted lifts and ancillary areas at ground floor to 6th floors of the rear permitted block, redesign of permitted corridor link between blocks at 1st floor, and provision of new corridor links between blocks at 2nd to 5th floors, with associated alterations to existing/ permitted bedrooms resulting in a net increase of 2 additional hotel bedrooms at upper floors.
- The total number of hotel bedrooms as a result of the above changes will increase to 313 (an increase of 18 no. hotel bedrooms from that previously permitted/ existing (295 no.)).
- Provision of additional laundry room at basement level with reconfiguration/ relocation of car and cycle parking (74 no. car parking spaces in total provided) and permitted plant room/ ancillary areas.
- All associated internal and elevational alterations, site and services works.
- No changes are being proposed to the permitted heights of the hotel building.
- The remainder of development to be carried out in accordance with permissions DCC Reg. Ref.: 2209/16 / ABP PL29S.246976; 4804/19 / ABP PL29S.306822; 3622/19; and 2661/18.

Area	Area 1 - South East
Application Number	3044/22
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	09/03/2022
Applicant	Carmel Higgins
Location	1, Herbert Court, Morehampton Lane, Dublin 4, D04 X2VO
Additional Information	

Proposal: Planning permission for the following: a) Demolition of existing 5 sqm rear extension. b) New 20 sqm ground floor rear extension. c) New 9 sqm first floor rear extension c) New 7 sqm ground floor front extension f) All associated/ancillary site development works.

Area Area 1 - South East
Application Number 3051/22
Application Type Permission
Decision GRANT PERMISSION
Decision Date 09/03/2022
Applicant Carsara Inns Ltd.
Location 34, 35-36 & 37, Pembroke Street Lower, Dublin 2

Additional Information

Proposal: The development will consist of amendments to previously granted planning application no 3327/20 comprising: addition of setback penthouse level/fifth storey containing 1no. 2 bed apartment (81.7sqm) to four storey building (as approved under ref 3327/20), internal modifications to common stairwell at third floor and alterations to elevations to accommodate the re-design and addition of fifth storey.

Area Area 1 - South East
Application Number 3055/22
Application Type Permission
Decision GRANT PERMISSION
Decision Date 10/03/2022
Applicant Shane and Wendy Lowry
Location 1, Orwell Park Square, Orwell Road, Dublin 6, D06 D475

Additional Information

Proposal: The development will consist of: A) The construction of a new rear single storey extension to the north side with associated roof light. B) Proposed single storey shed to the west side. C) Proposed infill of existing window openings to the west side at ground floor level. D) Modifications to the existing internal layouts. E) The widening of the existing vehicular entrance together with all associated landscaping, boundary and site works.

Area Area 1 - South East
Application Number 3056/22
Application Type Permission
Decision GRANT PERMISSION
Decision Date 10/03/2022
Applicant Kerri Brogan & Ciaran Curley
Location 35 Bath Avenue, Sandymount, Dublin 4, D04 WK19

Additional Information

Proposal: The development will consist of:

- Demolition/removal of the existing ground floor and first floor non original rear additions (80.9 sqm);
 - The construction of 121.6 sqm part one & two storey flat roof extension to the rear of the existing house, consisting of a kitchen-dining-sitting room downstairs and one bathroom, one bedroom with walk-in wardrobe and en-suite upstairs;
 - The on-going maintenance of the building;
 - Sundry works required to accommodate the above.
-

Area Area 1 - South East
Application Number 3059/22
Application Type Permission
Decision GRANT PERMISSION
Decision Date 10/03/2022
Applicant Grace Healthcare
Location Terenure Nursing Home, 122/124 Terenure Road West,
Terenure, Dublin, 6WPW58

Additional Information

Proposal: Planning permission for upgrade/ modifications to the north elevation and carpark area only of the existing nursing home at 122/124 Terenure Road, West, Terenure, Dublin 6W PW58, consisting of the following: (A) demolition of existing lean to roof over front entrance porch; (B) new single storey flat roof glazed entrance lobby of 8 sq.m. and new accessible ramp access; (C) removal of existing front window to kitchen to be replaced with new access doors; (D) modification of 2 no. existing windows to form new single double height window to stairwell; (E) new brick cladding & Tudor style gable boarding to front of no. 124; (F) modifications to car parking layout at no.122 to facilitate a new accessible parking space adjacent to entrance; (G) modification to existing vehicular access at no. 122 to provide new pedestrian gate and safe pedestrian access route to building entrance; (H) new louvred screen to open area to the front of kitchen; (I) new contained bin store to west boundary and (J) all associated site works above and below ground.

Area Area 1 - South East
Application Number 3060/22
Application Type Permission
Decision GRANT PERMISSION
Decision Date 10/03/2022
Applicant Fergal Brady
Location 20, Baggot Street Upper, Dublin 4, D04 C7D0

Additional Information

Proposal: PROTECTED STRUCTURE: Permission for development will consist of change of use of the existing ground floor sandwich bar/expresso bar to a fast casual restaurant and associated development to include replacement signage and a replacement motorised canopy to the front elevation to the premises which is a protected structure (Record of Protected Structures reference 450).

Area Area 1 - South East
Application Number 3062/22
Application Type Permission
Decision GRANT PERMISSION
Decision Date 10/03/2022
Applicant College Green Hotel Ltd.
Location 40/41, Westmoreland Street; 1-2, 5 College Street,
Dublin 2

Additional Information

Proposal: PROTECTED STRUCTURE: The development will consist of the following: Change of use from bank to restaurant with associated internal and external works including the following: Removal of alterations to internal elements of the former, contemporary bank layout (including removal of glazed screens and other partitions) and provision of new partitions/internal doors to

facilitate a restaurant layout that includes a concierge, bar area, dining areas, servery/drop off area, kitchen, WC's, staff/back of house areas, storage/plant at ground floor and basement level - 1. Provision of entrance/window signage (7 no. totalling c.2.5 sqm), upgrade of existing main entrance door (on Westmoreland Street) and installation of a new window (to replace existing timber screen) to left (north) of main entrance. All associated site development and services provision including ductwork.

Area Area 1 - South East
Application Number 3065/22
Application Type Permission
Decision GRANT PERMISSION
Decision Date 10/03/2022
Applicant Tom & Yvonne Ryder
Location 69, Larkfield Gardens, Harold's Cross, Dublin 6W
Additional Information
Proposal: Permission for replacement of existing hipped roof with a gable roof and conversion of attic space to a study with minor internal works to dwelling.

Area Area 1 - South East
Application Number 3356/22
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 08/03/2022
Applicant David Wall
Location 96 Lansdowne Park, Ballsbridge, Dublin 4 and within the curtilage of 18 Lansdowne Road, Ballsbridge, Dublin 4

Additional Information
Proposal: PROTECTED STRUCTURE: Permission for: the demolition of existing garden room and small annex and the addition of two, 3 storey Townhouses with off street car parking, with charging points, by widening of existing vehicular access for the two proposed dwellings, landscaping front and rear and all associated building services and works. The proposed works are within the curtilage of a protected structure.

Area Area 1 - South East
Application Number 3413/22
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 11/03/2022
Applicant Lorraine and Joseph Lyons
Location 65, Highfield Road, Rathgar, Dublin 6, D06 Y5C6, with frontage onto Templemore Avenue.

Additional Information
Proposal: PROTECTED STRUCTURE:
The development will consist of:
1. Demolition of existing single storey garage structure, trellis and garden wall to rear;
2. Part demolition of boundary wall, removal of 2no. vehicular entrances and provision of new pedestrian entrance /gate all onto rear / side on Templemore Avenue.

3. Construction of a new part single part two storey detached guest annex / ancillary accommodation to rear of main house with 3no. rooflights on rear facing roof and 2no. mini dormers on front facing roof;
4. All associated site, landscaping and drainage works.

Area Area 1 - South East
Application Number 3440/22
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 10/03/2022
Applicant Pratham Ltd.
Location 255, Crumlin Road, Crumlin, Dublin 12
Additional Information
Proposal: Permission for a 23m2 single story extension to existing restaurant kitchen to rear of Swaad Restaurant.

Area Area 1 - South East
Application Number 3616/21
Application Type Permission
Decision GRANT PERMISSION
Decision Date 07/03/2022
Applicant Eamonn Kennedy
Location 8A, Parnell Road, Harold's Cross, Dublin, 12. (Corner of Parnell Road and Greenmount Lane)
Additional Information Additional Information Received
Proposal: Permission for demolition of existing part single story and part two storey extension and construction of a new two storey extension all to the rear of 8A Parnell Road, Harold's Cross, Dublin 12.

Area Area 1 - South East
Application Number 3684/21
Application Type Permission
Decision GRANT PERMISSION
Decision Date 08/03/2022
Applicant College Square GP3 Ltd
Location Site of 0.64 ha at former Apollo House, Tara Street, Dublin 2, 9-15 Townsend Street & 31-33 Tara Street, incl. former Long Stone Pub & Brokerage Apartment Building; former College House, Nos. 2-3 Townsend Street, former Screen Cinema, 16-19 Hawkins
Additional Information Additional Information Received
Proposal: We, College Square GP3 Limited, intend to apply for permission for development at a site of 0.64 ha at the former Apollo House, Tara Street (DO2 N920); 9-15 Townsend Street and 31-33 Tara Street, incl. The former Long Stone Pub (D02 FE00) and the Brokerage Apartment Building; the former College House, Nos. 2-3 Townsend Street, (D02 F990), and the former Screen Cinema, 16-19 Hawkins Street (DO2 DP65), Dublin 2. The site is bounded by Townsend Street to the South, Tara Street to the East, Hawkins Street to the West, Hawkins House to the North and West and Poolbeg Street to the North.

The development consists of amendments and additions to the previously permitted redevelopment of the former College House and the former Screen Cinema (DCC Reg. Ref: 3637/17, ABP Ref: PL29S.300709) and the former Apollo House (DCC Reg. Ref.: 3036/16, ABP Ref: PL29S.247907) and as amended by DCC Reg. Ref.: 2415/19, DCC Reg. Ref.: 4170/19, ABP Ref: PL29S.306335 and DCC Reg. Ref.: 2583/20 as follows:

1. The proposed development consists of amendments to the permitted basement -2 layout including the increase in car parking from 39 spaces to 55 spaces (allowing for 5. No car sharing spaces, 5 No. car spaces for shared commercial and residential use and 6 No. car spaces for the commercial offices) and designation of areas within the basement for cargo bikes, e-bikes/e-scooter parking and charging facilities.

2. The proposed development also includes for an additional floor of development in the permitted build-to-rent residential accommodation building increasing permitted overall scheme height from 21 storeys (78.95 m above street level) to 22 storeys (82.1 m above street level) and increasing the no. of residential units from 54 no. build-to-rent units (45 no. 1 bedroom and 9 no. 2 bedroom) to 58 build-to-rent no. units (48 no. 1 bedroom and 10 no. 2 bedroom). The proposed development also includes for a relocation of the permitted communal internal residential amenity space from the proposed 21st floor (previously permitted 20th floor) to the 11th floor including conversion of roof area at 11th floor, on the southern elevation of the residential building, into external landscaped residential amenity space. The proposed amendments results in a total of 4 additional residential units.

Area	Area 1 - South East
Application Number	3851/21
Application Type	LAW
Decision	City Council - Approved
Decision Date	07/03/2022
Applicant	Dublin City Council, Community, Recreation and Economic Services
Location	The site (also known as the Donnybrook Graveyard) is bound by Donnybrook Road to the northeast, The Crescent to the east and south, Donnybrook Garda station to the northwest with residences adjoining the western boundary, Dublin 4.

Additional Information

Proposal: Planning and Development Act 2000 (as amended)

Planning and Development Regulations 2001 (as amended) - Part 8

Applicant: Dublin City Council, Culture, Recreation and Economic Services.

Location: The site is bound by Donnybrook Road to the northeast, The Crescent to the east and south, Donnybrook Garda station to the northwest with residences adjoining the western boundary, Dublin 4.

Proposal: Pursuant to the requirements of the above, notice is hereby given of proposed development by Dublin City Council at the existing graveyard (also known as Donnybrook Graveyard) at the above location; a recorded monument DU018- 016011.

The proposed development will comprise the following:

- Installation of three stone columbarium walls close to the main entrance as a pilot project
- Upgrade of existing pathways and hardstandings.
- Installation of handrails to existing concrete steps inside gate to improve access.
- Installation of new interpretative signage close to entrance.

- All associated site works and soft landscaping.

The proposals will provide improved access and interpretation at the historic graveyard, the installation of columbarium walls will re-establish its community role, providing a valuable public service.

The Local Authority has concluded following a preliminary examination that there is no real likelihood of the proposed development having significant effects on the environment and therefore an EIA is not required.

Plans and Particulars of the proposed development may be inspected by appointment or purchased at a fee not exceeding the reasonable cost of making a copy for a period of 4 weeks from 12th November 2021 during public opening hours at the offices of Dublin City Council, Public Counter, Planning and Property Development Department, Block 4, Ground Floor, Civic Offices, Wood Quay, Dublin 8, Monday - Friday 9.00hrs to 16.30hrs. The Plans and Particulars will also be available to view online at consultation.dublincity.ie.

A submission or observation in relation to the proposed development, dealing with the proper planning and sustainable development of the area in which the development would be situated, may be made, in writing, to the Executive Manager, Planning and Property Development Department, Dublin City Council, Civic Offices, Wood Quay, Dublin 8, before 16.30hrs on 23rd December 2021.

Area	Area 1 - South East
Application Number	DSDZ3029/22
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	07/03/2022
Applicant	Hibernia Reit Plc
Location	Central Quay, Sir John Rogerson's Quay, Dublin 2
Additional Information	
Proposal:	Permission for development at this site Central Quay, Sir John Rogerson's Quay, Dublin 2.

The application relates to development within the North Lotts and Grand Canal Dock Strategic Development Zone.

The Development will consist of the installation of a roof mounted solar photovoltaic panels to include all ancillary works and services.

Area	Area 1 - South East
Application Number	WEB1030/22
Application Type	Retention Permission
Decision	GRANT RETENTION PERMISSION
Decision Date	11/03/2022
Applicant	Scott & Victoria Langley
Location	56, Neagh Road, Terenure, Dublin 6w
Additional Information	
Proposal:	RETENTION: The retention of a front porch, rear single storey ground floor extension, rear first floor extension, roof light and stove flue on the rear roof slope and garden structure.

Area	Area 1 - South East
Application Number	WEB1031/22

Application Type Permission
Decision GRANT PERMISSION
Decision Date 11/03/2022
Applicant John Fitzgerald
Location 203, Crumlin Road, Crumlin, Dublin 12

Additional Information

Proposal: Partial demolition of an existing single storey extension and shed to the rear. Construction of a new two storey extension to the rear. Provision of a new 4m vehicular entrance and permission for dishing of public footpath. All associated ancillary site works to the existing dwelling at 203 Crumlin Road

Area Area 1 - South East
Application Number WEB1182/22
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 08/03/2022
Applicant Patrick Twomey
Location 5, Saint Broc's Cottages, Donnybrook, Dublin 4

Additional Information

Proposal: Increased ridge height to existing roof to incorporate attic conversion with dormer to rear and two storey extension to rear.

Area Area 1 - South East
Application Number WEB1187/22
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 08/03/2022
Applicant Eamon & Henrike Fallon
Location 5, Albany Road, Dublin 6, D06 K4H0

Additional Information

Proposal: The development consists of the
(1) construction of a basement (166.9 sq m) extension underneath the ground to the rear (south) of the property and
(2) construction of a ground floor extension (15.9 sq m) to facilitate a link to the basement to the rear of the property.
The development will also include landscaping; skylights; and all associated site and development works above and below ground.

Area Area 1 - South East
Application Number WEB1189/22
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 08/03/2022
Applicant Micheal McKittrick and Laura Sherry
Location 69, Sandymount Road, Sandymount, Dublin 4 D04 X658

Additional Information

Proposal: The development consist of the demolition of existing single storey extension to side and rear to facilitate the construction

of a new two storey extension to the side and rear of dwelling and part single storey to the rear. The existing roof is to include new rooflights and solar panels to the rear, internal modifications and connection to all main site services and associated works

Area Area 1 - South East
Application Number WEB1194/22
Application Type Retention Permission
Decision APPLICATION DECLARED INVALID
Decision Date 09/03/2022
Applicant Roisin Curley
Location 3, Gilford Avenue, Sandymount, Dublin 4, D04 DH29

Additional Information

Proposal: RETENTION: The development consists of the retention of a single storey domestic extension to the rear of the main house and including a skylight extending to a height of 5.22m. Retention permission is also sought for a window and glazed door with glazed side panel facing the northern site boundary at ground floor level.

Area Area 1 - South East
Application Number WEB1198/22
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 10/03/2022
Applicant Eamonn & Henrike Fallon
Location 5, Albany Road, Dublin 6

Additional Information

Proposal: The development consists of the:

- (1) construction of a basement (166.9 sq m) extension underneath the ground to the rear (south) of the property and
- (2) construction of a ground floor extension (15.9 sq m) to facilitate a link to the basement to the rear of the property.

The development will also include landscaping; skylights; and all associated site and development works above and below ground.

Area Area 1 - South East
Application Number WEB1201/22
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 10/03/2022
Applicant Martin O'Brien
Location 229A, Rathmines Road Upper, Rathmines, Dublin 6 D06 H7F8

Additional Information

Proposal: Planning permission for a change of use at 229A Rathmines Road Upper, Rathmines, Dublin 6, D06 H7F8 from commercial to residential. The permission will include the demolition of the existing 2 storey 86.9sqm office building and a single storey 49sqm workshop. It will include the construction of 2no. 2 storey, 3 bedroom flat-roofed dwellings (Unit 1 - 106.3sqm & Unit 2 - 110.5sqm) with stone cladding at ground floor level, smooth painted render finish at first-floor

level, large expansive glazing with vertical timber louvres providing privacy, private first floor terraces (Unit 1 - 13.1sqm & Unit 2 - 13.4sqm) with glass balustrades. The permission will also include proposed rooflights, flat-roofed clerestories, a shared communal driveway with 1 no. car parking space per unit and all associated site services.

Area Area 1 - South East
Application Number WEB1209/22
Application Type Retention Permission
Decision APPLICATION DECLARED INVALID
Decision Date 10/03/2022
Applicant Roisin Curley
Location 3, Gilford Avenue, Sandymount, Dublin 4 D04 DH29
Additional Information

Proposal: RETENTION: The development consists of the retention of a single storey domestic extension to the rear of the main house and including a skylight extending to a height of 5.22m. Retention permission is also sought for a window and glazed door with glazed side panel facing the northern site boundary at ground floor level.

Area 1 Appeals Notified

Area Area 1 - South East
Application Number 4007/21
Appeal Type Written Evidence
Applicant Jenny Anne Corkery and Cillian McGovern
Location Rear of 13 Emorville Avenue, Portobello, Dublin 8, D08 R22W
Additional Information

Proposal: The development will consist of proposed amendments to previously approved planning application Ref: WEB1496/21. Proposed amendments include; the addition of a low pitched zinc roof and rooflight to accommodate a non habitable storage room (area 7sqm) and modifications to the east facade to include an additional false window.

Area Area 1 - South East
Application Number WEB5189/21
Appeal Type Written Evidence
Applicant Aine Grogan & Padraic Lyons
Location 19, Westfield Road, Harold's Cross, Dublin 6w D6W X772
Additional Information

Proposal: The development will consist of the partial demolition, modification and widening of the existing front railings and pedestrian gate to create a new vehicular entrance to accommodate provision of off-street parking to the front of the house and an electric car charging point, with associated landscaping and site works.

Area Area 1 - South East
Application Number WEB5148/21
Appeal Type Written Evidence

Applicant James Alex Doran
Location 50, Grosvenor Lane, Rathmines, Dublin 6

Additional Information

Proposal: The development will consist of the partial demolition of the existing rear wall and roof, and the erection of a part first floor, part two storey extension to the rear of the existing end of terrace dwelling house, including one new rooflight at ground floor level and two new rooflights at first floor level.

Amendment to Week 09/22

Area Area 1 - South East
Application Number WEB5149/21
Appeal Type Written Evidence
Applicant David Ryan
Location 49, Grosvenor Lane, Rathmines, Dublin 6

Additional Information

Proposal: The development will consist of the partial demolition of the existing rear wall and roof, and the erection of a part first-floor, part two-storey extension to the rear of the existing terraced dwelling house, including one new rooflight at ground floor level and two new rooflights at first floor level.

Amendment to Week 09/22

Area 1
Appeals Decided

Area Area 1 - South East
Application Number 3378/21
Appeal Decision REFUSE PERMISSION
Appeal Decision Date @10/03/2022
Applicant Louise Etchingham
Location 45, Oaklands Park, Ballsbridge, Dublin 4

Additional Information

Proposal: Planning permission for a vehicular access exiting onto Oaklands Park to the front of existing dwelling house.



Dublin City Council

SOCIAL HOUSING EXEMPTION CERTIFICATES

10/22

(07/03/2022-11/03/2022)

Area Area 1 - South East
Application Number 0081/22
Application Type Social Housing Exemption Certificate
Applicant Martin O'Brien
Location 229A, Rathmines Road Upper, Dublin 6
Registration Date 10/03/2022

Additional Information

Proposal: SHEC: Change use of site from commercial to residential, Demolish existing office and workshop and construct 2 no. 2 storey 3 bedroom flat roof residential dwellings.



Dublin City Council

SECTION 5 EXEMPTIONS

10/22

(07/03/2022-11/03/2022)

Area Area 1 - South East
Application Number 0071/22
Application Type Section 5
Applicant Kieran McDermott
Location 40, Rathmines Road Lower, Dublin, 6
Registration Date 07/03/2022

Additional Information

Proposal: EXPP: PROTECTED STRUCTURE: Repairs to replacement timber sash windows to the front and rear facades and repairs to some original timber sash windows to the rear facade.

Area Area 1 - South East
Application Number 0073/22
Application Type Section 5
Applicant Society of Chartered Surveyors Ireland
Location Basement Floor, 38, Merrion Square East, Dublin 2
Registration Date 08/03/2022

Additional Information

Proposal: EXPP: PROTECTED STRUCTURE: The following works are proposed to be carried out to the property at basement level only both internally and externally:

Externally at Basement Level (Front External Entrance):

- Cleaning down of the front elevation at basement level only. Cleaning will consist of use of warm water and a soft bristle brush only.
 - Cleaning down of the existing flagstone paving at basement level only. Cleaning will consist of use of warm water and a soft bristle brush only to remove any moss growth to prevent slips, trips or falls.
 - Removal of all vegetation growth to the existing flagstone paving. This will include allowance for hacking out existing pointing to enable and ensure that all roots are removed. Upon removal, all areas to be carefully re-pointed with a lime based mortar. Profile and colour to match existing.
 - Removal of the existing modern security railings to the two front windows at basement level. Railings are a modern installation. New security railings shall be installed to the windows which are similar in profile to the existing railings on the rear of the property. Railings to be sympathetic to the elevation. All previous fixing holes shall be filled. Materials and colour to match existing.
 - Removal of the existing modern security gate to the entrance door at basement level. The security gate is a modern installation. A new security gate shall be installed to the door which is sympathetic to the elevation. All previous fixing holes shall be filled. Materials and colour to match existing.
 - Cleaning down of the railings to the front elevation and handrail to the stairs to the basement level entrance. Cleaning will consist of use of warm water and a soft bristle brush only. Remove loose and defective sections of paintwork to the railings, shot blast sections were necessary, prime and redecorate.
 - Redecoration of the rendered walls at basement level only with suitable external paint to match existing.
 - The replacement of the existing modern entrance door to the basement level. The existing door is significantly decayed and not operating efficiently. A new painted solid timber panel door shall be installed to allow safe entrance to the basement level. The new door shall be consistent with similar doors used in the Merrion Square locality at basement level.
 - The replacement of the existing modern timber exit door to the rear yard at basement level. The existing door is significantly damaged and not operating efficiently. A new painted timber solid security door shall be installed at basement level to the rear.
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- All windows at basement level to be decorated with no. coats of good quality paint (white).

Internal at Basement Level Only:

The following is a list of indicative works to be carried out to the building internally at basement level only. The proposed renovation/redecoration works are confined to the basement level of the SCSI HQ building.

The renovation works largely consist of:

- Redecoration works including paint to the ceiling, walls and joinery.
- Installation of wall and floor tiles to the sanitary facilities.
- Renewal of existing modern doors with new doors.
- Modification of the existing modern wall panelling.
- Installation of a floor levelling compound to ensure level floors are provided throughout.
- Installation of floor finishes.
- Installation of acoustic materials to one room.
- Installation of new full height walls with glazing to provide a separate computer-hub space within the main open plan area.
- Installation of electrical fittings, audio visual fittings and lighting.
- Renewal of sanitaryware.
- Installation of new fire alarm and emergency lighting to the basement level to be interconnected with the existing system. All cabling/trunking to be surface mounted.

This work will not impact on historic fabric or result in the loss of historic features, fittings or fabric - thus the works would not have a negative impact on the character or significance of the protected structure.

Area	Area 1 - South East
Application Number	0074/22
Application Type	Section 5
Applicant	The Board of the Dublin Dental Hospital
Location	Dublin Dental University Hospital, Lincoln Place, Dublin 2, D02 F859.
Registration Date	08/03/2022

Additional Information

Proposal: EXPP: PROTECTED STRUCTURE:

All 86 windows are to be repainted, have the existing putty replaced and a new draught system inlaid. Tenons to be repaired on all windows except WS27 and W108. Boxends and casings to be replaced on 14 windows, W309-W313, WS21-WS25, WS27-WS29, W111. Sashes to be replaced for two windows, W308 and WS29. Meeting rails to be repaired on W303.

Historic glazing found in 12 windows, W308, WS30, WS52, W208, WS20, WS45, WS46, WS48, WSO2 - WS04, WS06 - WS08 and WS35 will be retained, and all works done will be carried out with appropriate skill and care.