



Comhairle Cathrach  
Bhaile Átha Cliath  
Dublin City Council

# Dublin City Council

## **Weekly Planning List**

**11/22**

(14/03/2022-16/03/2022)

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

<b>Area</b>	Area 1 - South East
<b>Application Number</b>	3036/16/X1
<b>Application Type</b>	Extension of Duration of Permission
<b>Applicant</b>	College Square GP3 Limited
<b>Location</b>	Site of 0.2925ha at Apollo House, Tara Street and 9-11 Townsend Street (incl. The long Stone Pub), Dublin 2
<b>Registration Date</b>	14/03/2022

### **Additional Information**

**Proposal:** EXT. OF DURATION: Apply for permission for development at a site of 0.2925ha at Apollo House, Tara St., Dublin 2 and 9-11 Townsend Street (Incl. The Long Stone Pub), Dublin 2. The site is bounded by Townsend St. to the south, Tara St. to the East, Hawkins House to the West and Poolbeg St. to the North. The proposed development consists of the demolition of the existing Apollo House located on Tara St. and Poolbeg St., and the Long Stone Pub on Townsend St., Dublin 2 and construction of a commercial office building ranging in height from 5 storey to 12 storeys (including one level of plant). The total gross floor area above ground of this building will be circa 16,205 sq.m. The ground floor includes office entrance and foyer of 245 sq.m, 2 no. café / restaurant / retail units (160 sq.m respectively) and 1 no. bar / café / restaurant unit of 460 sq.m. Access to the level basement will be via a ramp onto Townsend St., basement -2 contains 40 no. car parking spaces and associated plant and basement -1 contains 174 no. cycle spaces and associated shower & toilet facilities, plant area and 2 no. ancillary storage spaces of approx. 280 sq.m and 60 sq.m. cycle access to the basement will be via a dedicated, access controlled cycle stair accessed from the new civic space. Roof terraces are provided on the west and south elevation at tenth floor level, on the east elevations at eight floor level, on the west elevation at sixth floor level and on the south elevations at fifth floor levels. The development will also consist of a new civic space onto Poolbeg St. including proposed hard and soft landscaping features and boundary treatment to adjoining Hawkins House. The proposed development also includes for the provision of green roofs; retail / café / restaurant signage; a new ESB substation; associated site servicing (foul and surface water drainage and water supply); and all other associated site excavation and site development works above and below ground.

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<b>Area</b>	Area 1 - South East
<b>Application Number</b>	3196/21
<b>Application Type</b>	Permission
<b>Applicant</b>	Ciaran, Stephen & Oliver McGrath
<b>Location</b>	33-34 Dame Street, Dublin 2, D02 WY24
<b>Registration Date</b>	14/03/2022
<b>Additional Information</b>	Additional Information Received

**Proposal:** Planning permission for works as follows:

1. Change of use at 1st, 2nd, 3rd, 4th & 5th floor level from educational to office use, with material alterations to the internal layout;
2. Dame St. facade: new facing brick and stone cladding, new stone-clad shopfront, reconfiguration of existing window openings and installation of new windows and a new frameless glass balustrade to the 4th floor parapet wall;
3. Dame Lane facade: installation of new windows to the existing openings to the rear of No. 33 Dame St and extension of the existing rear staircase structure to serve the 5th floor level;
4. Removal of the existing mansard roof structure to No. 33 Dame St. and construction of a new 5th floor structure to Nos. 33 & 34 Dame St. ;
5. Construction of a new roof garden and pergola to the rear of the 5th floor level facing Dame

Lane.

No works are proposed internally to the ground or basement floor levels.

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**Area** Area 1 - South East  
**Application Number** 3512/22  
**Application Type** Permission  
**Applicant** BoVision  
**Location** Mulligan & Haines, 32, Dame Street, Dublin, 2  
**Registration Date** 14/03/2022

**Additional Information**

**Proposal:** The development will consist of alterations to the existing ground floor layout an existing Bar and Restaurant. The works will include a.) The relocation of the front main entrance to the north elevation. b.) Revised ground floor layout with amended entry to the basement c.) New escape door to the north elevation onto Dame Street from the basement with a minor increase in floor area. d.) All ancillary site works to facilitate the development.

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**Area** Area 1 - South East  
**Application Number** 3514/22  
**Application Type** Permission  
**Applicant** The Board of Management of Marist National School  
**Location** Marist National School, Clogher Road, Dublin 12, D12 YP98  
**Registration Date** 14/03/2022

**Additional Information**

**Proposal:** Permission for the construction of a single storey 2 classroom SEN base extension, (floor area approx. 438 sqm) the demolition of an existing play-shed annex which is connected to the original school block, together with the provision of a new standalone play-shed, new play areas and the reconfiguration of the existing car park layout, connections to services, together with all associated site works.

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**Area** Area 1 - South East  
**Application Number** 3522/22  
**Application Type** Permission  
**Applicant** C&D Clara Properties Ltd  
**Location** 120, Pembroke Road, Ballsbridge, Dublin 4, DO4 E7T1  
**Registration Date** 15/03/2022

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: The development will consist of change of use from office to residential use at level one (entrance level) and level 2 comprising 1- bedroom apartment on level 1 and 1-bedroom apartment on level 2. Removal of modern lobby to entrance hall at entrance level 1 and conversion of office toilets to shared laundry facility; amalgamation of 1 -bedroom apartments on level 3 and level 4 to 1 no. duplex, 3-bedroom apartment including the reintroduction of return stairs between levels. Alterations to rear return to include change of use from office use to residential use, removal of sub-standard modern era sunroom and creation of a triplex 1-bedroom apartment with two new floors at levels 2.5 and 3.5 and minor extension and alteration to north gable, including replacement of existing modern sub-standard external metal stairs with new metal stairs. All the above to include related alterations to layout and refurbishment of the interior structure, fire upgrade including provision of fire rated screen at level 1.5, new smoke

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vents at existing arched landing window and at roof level, refurbishment of existing roof lights at level 4, new service riser and general mechanical and electrical services installation including new boiler flues to rear elevations, and all ancillary works to include services to facilitate the development.

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**Area** Area 1 - South East  
**Application Number** 3527/22  
**Application Type** Permission  
**Applicant** Declan Swaine  
**Location** 42, Dolphin Road, Dublin 12  
**Registration Date** 15/03/2022

**Additional Information**

**Proposal:** The development will consist of (i) building an end of terrace 2 storey house to the side of the existing dwelling at 42 Dolphin Road, Dublin 12; (ii) providing a new vehicular entrance to the front of 42 Dolphin Road, Dublin 12 with access from Dolphin Road and (iii) all associated site and drainage works.

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**Area** Area 1 - South East  
**Application Number** 3530/22  
**Application Type** Permission  
**Applicant** Brenda Quinlan  
**Location** 1A Heytesbury Lane, Ballsbridge, Dublin 4  
**Registration Date** 15/03/2022

**Additional Information**

**Proposal:** Planning permission for the demolition of an existing two storey house with glass conservatory which is non-compliant with building regulations, site clearance and construction of a 2 storey dwelling house with a mansard roof and attic level accommodation (total 242.5 sqm). One off street car parking space, a new motorised gate to the front vehicular entrance, together with all associated ancillary site development and landscaping works.

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**Area** Area 1 - South East  
**Application Number** 3539/22  
**Application Type** Permission  
**Applicant** Lego Ireland Ltd.  
**Location** 41, Grafton Street, Dublin 2  
**Registration Date** 16/03/2022

**Additional Information**

**Proposal:** Planning permission for the amendment to an existing shopfront including the refacing of the existing fascia; painting of the existing shopfront frame with new solid panels either side of the existing entrance door and the installation of an illuminated sign mounted on the new fascia panel, together with all associated site works; all at 41, Grafton Street, Dublin 2, D02 WP63. This building is located within an architectural conservation area.

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**Area** Area 1 - South East  
**Application Number** 3545/22  
**Application Type** Permission  
**Applicant** Ginos Italian Ltd

**Location** 118 Grafton Street, Dublin 2  
**Registration Date** 16/03/2022

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: The development will consist of the change of use of the ground floor level (72.76 sq.m) from a retail tourist information shop to a retail gelato store selling gelato for consumption on and off the premises. Works also include modifications and upgrade works to the front existing signage.

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**Area** Area 1 - South East  
**Application Number** 3549/22  
**Application Type** Permission  
**Applicant** The Irish Film Institute  
**Location** 6, Eustace Street, Dublin 2, D02 PD85  
**Registration Date** 16/03/2022

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: The development will consist of:

1. The removal of the glazing, framing and valley gutters to the atrium roof.
  2. The installation of new glazing, framing and valley gutters to the atrium roof.
  3. The thermal and structural upgrades of the supporting steel structure to the atrium roof.
  4. The above works necessitate altering the roof profiles from 40 to 33 degrees. The ridge height is to remain as existing at 15.90m above ordnance datum.
  5. Modifications to the lift motor room on the adjacent flat roof to facilitate drainage front the new atrium roof.
- And all ancillary works.
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**Area** Area 1 - South East  
**Application Number** 3557/22  
**Application Type** Permission  
**Applicant** HECF One Clarendon Row 2 Sarl  
**Location** Chatham and King, Chatham Street, Dublin 2  
**Registration Date** 16/03/2022

**Additional Information**

**Proposal:** Planning permission for development at 'Chatham and King', Chatham Street, Dublin 2 bounded to the north by Chatham Street, to the south by the rear of The Gaiety Centre, King Street South, to the west by Clarendon Row and to the east by 6 Chatham Street and the Gaiety Theatre (Protected Structure).

The proposed development will consist of: 1) the change of use of the 3 no. food and beverage units at ground floor approved under register reference 4436/16 to retail use and the amalgamation of this floor space with the 2 no. approved retail units to form a single retail unit at ground floor; 2) the change of use of the approved retail floor space at upper basement level to food and beverage use; 3) alterations to the approved shopfronts at ground floor including the redesign of the approved entrance doors; the installation of a retractable accordion gate across the main shop entrance on the Chatham Street elevation; the installation of an additional two sets of double doors on the Chatham Street elevation; and the installation of new double doors to the basement on the Clarendon Row elevation; 4) the display of illuminated (backlit) signage (individual letters and logos) above the shopfronts on the Chatham Street and Clarendon Row elevations; 5) the installation of 12 no. projecting fixed fabric banner signs at first floor level (9 no. on the Chatham Street elevation and 3 no. on the Clarendon Row elevation); and 6) the installation of a projecting curved canopy over the main shop entrance on the Chatham Street elevation.

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**Area** Area 1 - South East  
**Application Number** 3990/21  
**Application Type** Permission  
**Applicant** Timothy McCormick  
**Location** 13, Ontario Terrace, Ranelagh, Dublin 6, D06 W573  
**Registration Date** 16/03/2022  
**Additional Information** Additional Information Received

**Proposal:** PROTECTED STRUCTURE: Planning permission is sought for works to facilitate provision of self-contained unit at basement level, including:

- Existing staircase (non-original) to be removed;
- Replacement of existing concrete floor with new insulated and damp proofed concrete floor;
- Damp proofing external walls;
- Install calstherm dry lining to external walls;
- Modify 2 no. existing internal door opes;
- Replace non-original internal doors;
- Replace existing plasterboard ceiling to basement with fireline board;
- Installation of new stud work partition separating kitchen from proposed living/dining room;
- Install new kitchen and bathroom;
- Provide new plumbing and electrical installations;
- Complete redecoration;
- Replace non-original window to basement rear return with new double doors to patio;
- Demolition of existing lean-to boiler house in rear garden (all at basement level) and replacement of first floor return window with door and provision of granite platform and steps from here to garden level;
- Landscaping works front and rear.

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**Area** Area 1 - South East  
**Application Number** WEB1223/22  
**Application Type** Permission  
**Applicant** Martin O'Brien  
**Location** 229A, Rathmines Road Upper, Rathmines, Dublin 6  
**Registration Date** 14/03/2022  
**Additional Information**

**Proposal:** Planning permission for a change of use of site 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.

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**Area** Area 1 - South East  
**Application Number** WEB1231/22  
**Application Type** Permission  
**Applicant** Kim O'Reilly  
**Location** 109, Stannaway Road, Kimmage, Dublin 12

**Registration Date** 16/03/2022

**Additional Information**

**Proposal:** The development will consist of the construction of new 2 storey 3 bedroom detached dwelling and associated site works, including the widening of the existing vehicular entrance at no. 109 Stannaway Road, Kimmage, Dublin 12, D12W8E8

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**Area** Area 1 - South East  
**Application Number** WEB1241/22  
**Application Type** Permission  
**Applicant** David Murphy & Kim O'Reilly  
**Location** 109, Stannaway Road, Dublin 12  
**Registration Date** 16/03/2022

**Additional Information**

**Proposal:** The development will consist of the construction of new 2 storey 3 bedroom detached dwelling and associated site works, including the widening of the existing vehicular entrance at no. 109 Stannaway Road.

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**Area** Area 1 - South East  
**Application Number** WEB5204/21  
**Application Type** Permission  
**Applicant** Tom Lyons  
**Location** Site at the rear of 62, Orwell Road, Rathgar, Dublin 6  
**Registration Date** 16/03/2022

**Additional Information** Additional Information Received

**Proposal:** The development will consist of the construction of a part single storey, part 2-storey 3 bedroom detached mews dwelling (c.174m<sup>2</sup>) with a pitched roof to rear of existing house, vehicular parking and all associated site works with access from Orwell Mews, of this site (c.490m<sup>2</sup>) at the rear of 62 Orwell Road, Rathgar Dublin 6 D06 DX21.

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**Area 1**  
**DOMESTIC**

**Area** Area 1 - South East  
**Application Number** 3518/22  
**Application Type** Permission  
**Applicant** Thomas O'Malley  
**Location** 30 Eaton Square, Terenure, Dublin 6W, D6W W973  
**Registration Date** 14/03/2022

**Additional Information**

**Proposal:** Planning permission consisting of alterations to the garage structure adjoining the laneway to the rear of site, raising the ridge height from its current level of 4.5m above ground level to a new height of 6m above ground level, accommodating a home office space at ground level and a mezzanine with storage above. Materials and finishes generally will match existing with the addition of a new zinc roof covering. A new window is to be provided at mezzanine level facing the public laneway.

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**Area** Area 1 - South East  
**Application Number** 3523/22  
**Application Type** Permission  
**Applicant** Steven Van Den Bergh  
**Location** 21, Raglan Lane, Ballsbridge, Dublin 4  
**Registration Date** 15/03/2022

**Additional Information**

**Proposal:** Permission sought for:

1. Construction of two storey extension to rear (consisting of single and two storey elements), with first floor to be partial dormer flat roof.
2. Reconfigure the front elevation including: re-align and widen front door and alter existing ground floor window to be new door opening, block-up existing 2 no. first floor windows and create 4 no. first floor windows (with raised cills and heads) with 2 no. semi-dormer gables roof design.
3. Remove existing walls to enable the proposed development.
4. Rooflights to front and rear of the existing roof.
5. Alter and extend outwards existing rear window, raise head to form partial dormer window.
6. Associated internal partitions alterations.

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**Area** Area 1 - South East  
**Application Number** 3534/22  
**Application Type** Permission  
**Applicant** Tadhg Geary  
**Location** 27, Ailesbury Road, Dublin 4  
**Registration Date** 15/03/2022

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: The development will consist of: (1) Conservation and repair works to external fabric consisting of (a) Stripping of roof; provision of new battens and breathable membrane; new leadwork to valleys and hips; re-slating in salvaged slates as far as possible with imported slates to make up shortfall; repairs (and replacement where necessary) to gutters and rainwater goods; repointing to chimney stacks, inclusive of replacement bricks where necessary; (b) Raking-out and re-pointing in lime mortar to external facing brickwork including localised replacement of bricks where necessary; (c) Repairs to external render, including stitching as may be required to make good cracks; (d) Repairs to sash windows to include draught stripping and cutting and splicing any rotten timber sections. (2) Material alterations consisting of: (e) Widening of the existing vehicular entrance gates on Ailesbury Road from 2637mm to 3277mm, inclusive of relocating 1 No. gate pier; reinstatement of existing railings, and extending width of existing gates; (f) Alteration to existing window ope on west (side) elevation at lower ground floor level to form a door ope; (g) Alteration to existing window ope to south (rear) elevation at lower ground floor level to provide French doors to rear garden; (h) Enlargement of existing ope between front and rear reception rooms at lower ground floor level; (j) Reconfiguration of second floor return to form en-suite to master bedroom, inclusive of removal of section of wall and existing door ope, formation of new door ope in new location and short flight of steps to connect to first floor level.

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**Area** Area 1 - South East  
**Application Number** 3555/22  
**Application Type** Permission  
**Applicant** John & Michele Keogan  
**Location** 19A, Greenfield Park, Donnybrook, Dublin 4  
**Registration Date** 16/03/2022  
**Additional Information**



**Proposal:** (a) Partial demolition of existing house; (b) Two-storey plus attic level pitched-roof extension to front; (c) Two-storey plus attic level part pitched-roof and part flat-roofed extensions to side (south-west); (d) Lift enclosure extension to side (north-east) on existing pitched roof; (e) Conversion of part of existing attic level; (f) 7 No. velux roof lights to pitched roofs; (g) 1 No. roof light/access hatch to flat roof,; (h) Increase in width of entrance and new gates; (j) car turntable to front garden; (k) Related site development and external works.

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**Area** Area 1 - South East  
**Application Number** WEB1220/22  
**Application Type** Permission  
**Applicant** Harriet Doig  
**Location** 48, Pigeon House Road, Ringsend, Dublin 4 D04 XA61  
**Registration Date** 14/03/2022

**Additional Information**

**Proposal:** Proposed new pedestrian access gate at no. 48 Pigeon House Road and new boundary railing between adjoining properties no. 48 and no. 47 Pigeon House Road, Ringsend Dublin 4.

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**Area** Area 1 - South East  
**Application Number** WEB1221/22  
**Application Type** Permission  
**Applicant** Laurance Nesbitt  
**Location** 47, Pigeon House Road, Ringsend, Dublin 4  
**Registration Date** 14/03/2022

**Additional Information**

**Proposal:** The development will consist of proposed new pedestrian gate, vehicle access and driveway to accommodate electric vehicle and charging point and new boundary railing between adjoining properties no.47and no.48. Pigeon House Road, Ringsend, Dublin 4.

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**Area** Area 1 - South East  
**Application Number** WEB1222/22  
**Application Type** Permission  
**Applicant** Patrick Twomey  
**Location** 5, Saint Broc's Cottages, Donnybrook, Dublin 4  
**Registration Date** 14/03/2022

**Additional Information**

**Proposal:** Increase ridge height to existing roof to incorporate attic conversion with dormer to rear and two storey extension to rear incorporating first floor north-east facing balcony and new pedestrian access to side

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**Area** Area 1 - South East  
**Application Number** WEB1233/22  
**Application Type** Permission  
**Applicant** Eamonn & Henrike Fallon  
**Location** 5, Albany Road, Ranelagh, Dublin 6  
**Registration Date** 16/03/2022

**Additional Information**

**Proposal:** The development consists of the

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(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.

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<b>Area</b>	Area 1 - South East
<b>Application Number</b>	WEB1237/22
<b>Application Type</b>	Permission
<b>Applicant</b>	Caroline & James Forbes
<b>Location</b>	17, Gilford Drive, Sandymount, Dublin 4, D04 E9P1
<b>Registration Date</b>	16/03/2022

**Additional Information**

**Proposal:** The development will consist of a new single storey extension off the existing kitchen to the rear of the dwelling including all associated drainage & site development works.

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## Area 1 Strategic Housing Development

<b>Area</b>	Area 1 - South East
<b>Application Number</b>	SHD0006/22
<b>Application Type</b>	Strategic Housing Development
<b>Applicant</b>	1 Terenure Land Limited
<b>Location</b>	Carlisle, Kimmage Road West, Terenure, Dublin 12
<b>Registration Date</b>	16-Mar-2022

**Additional Information**

**Proposal:** Planning and Development (Housing) and Residential Tenancies Act 2016

Planning and Development (Strategic Housing Development) Regulations 2017

Notice of Strategic Housing Development Application to An Bord Pleanála

1 Terenure Land Limited intend to apply to An Bord Pleanála for permission for a Strategic Housing Development at a site at “Carlisle”, Kimmage Road West, Terenure, Dublin 12. The site is accessed from Kimmage Road West. It is located to the north and east of Ben Dunne Gym, south of Captain’s Road, west of Brookfield Green and east of Park Crescent.

The development will consist of the construction of 5 no. blocks (with blocks 4 and 5 linked throughout), ranging in height up to 6 storeys.

This will provide 208 no. residential units (104 no. 1 beds and 104 no. 2 beds). All residential units have associated private balconies/terraces to the north/south/east/west elevations.

Provision of 100 no. car parking, 484 no. cycle parking and 6 no. motorcycle spaces located at undercroft and surface level.

Vehicular/pedestrian/cyclist access is provided off Kimmage Road West via the existing Ben Dunne Gym access route.

All associated site development works, public open spaces, podium and ground level communal open space, landscaping, boundary treatments, plant and waste management areas, and services

provision (including ESB substations) will be provided. Upgrades to the Irish Water network along Kimmage Road West are also accommodated.

The application contains a statement setting out how the proposal will be consistent with the objectives of the Dublin City Council Development Plan 2016-2022.

The application contains a statement indicating why permission should be granted for the proposed development, having regard to a consideration specified in section 37(2)(b) of the Planning and Development Act, 2000, as amended, notwithstanding that the proposed development materially contravenes a relevant development plan or local area plan other than in relation to the zoning of the land.

The application may be inspected, or purchased at a fee not exceeding the reasonable cost of making a copy, during public opening hours at the offices of An Bord Pleanála and Dublin City Council. The application may also be inspected online at the following website set up by the applicant: [www.carlislehd.ie](http://www.carlislehd.ie).

Any person may, within the period of 5 weeks beginning on the date of receipt by An Bord Pleanála of the application and on payment of the prescribed fee of €20 (except for certain prescribed bodies), make a submission or observations in writing to An Bord Pleanála, 64 Marlborough Street, Dublin 1 or online at [www.pleanala.ie](http://www.pleanala.ie) relating to the implications of the proposed development, if carried out, for proper planning and sustainable development in the area or areas concerned, and the likely effects on the environment or the likely effects on a European site, as the case may be, of the proposed development, if carried out. Submissions or observations duly made will be considered by An Bord Pleanála in making a decision on the application. Such submissions or observations must also include the following information:

- (a) the name of the person, authority or body making the submission or observations, the name of the person, if any, acting on behalf of that person, authority or body, and the address to which any correspondence relating to the application should be sent,
- (b) the subject matter of the submission or observations, and
- (c) the reasons, considerations and arguments on which the submission or observations is or are based.

An Bord Pleanála may grant permission for the strategic housing development as proposed, or may grant permission subject to such modifications as it specifies in its decision, or may grant permission in part only, with or without any other modifications it may specify in its decision, or may refuse to grant permission for the proposed development. An Bord Pleanála may attach to a grant of permission such conditions as it considers appropriate.

Any enquiries relating to the application process should be directed to the Strategic Housing Development Section of An Bord Pleanála (Tel. 01-8588100).

A person may question the validity of a decision of An Bord Pleanála by way of an application for judicial review, under Order 84 of the Rules of the Superior Courts (S.I. No. 15 of 1986), in accordance with sections 50 and 50A of the Planning and Development Act 2000 (No. 30 of 2000), as amended. Practical information on the review mechanism can be found in the Judicial Review Notice on the An Bord Pleanála website: [www.pleanala.ie](http://www.pleanala.ie) or on the Citizens Information Service website: [www.citizensinformation.ie](http://www.citizensinformation.ie).

Important Note:-

The Strategic Housing Development (SHD) application documents available to view on Dublin City Council's website are for information purposes only. Please be aware that

submissions/observations regarding SHD applications must be made directly to An Bord Pleanala (ABP). Any such submissions /observations submitted to Dublin City Council will be returned to the sender which could result in you missing the deadline to submit to ABP. For information on how to make an SHD submission / observation to ABP (hard copy or online) please contact 01 8588100 or alternatively log onto [www.pleanala.ie](http://www.pleanala.ie).

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## Area 1 Large Scale Residential Development

<b>Area</b>	Area 1 - South East
<b>Application Number</b>	LRD6003/22
<b>Application Type</b>	Large Scale Residential Development – Stage 2
<b>Applicant</b>	Cairn Homes Montrose Limited
<b>Location</b>	Former RTE Lands at RTE Campus, Montrose, Stillorgan Road, Donnybrook, Dublin 4
<b>Registration Date</b>	09-Mar-2022

### **Additional Information**

**Proposal:** Construction of mixed use scheme consisting of 690 no. apartments (274 no. Build to Sell units and 416 no. Build to Rent units), and including Hotel, 17 no. Age Friendly Living Units, Childcare/crèche facility, Restaurant and café, Artisan food Shop, Residential Amenities and associate site works.

The proposed development will provide a mixed-use scheme including 690 no. apartments comprising 274 no. Build to Sell units and 416 no. Build to Rent across 10 no. blocks:

- Block 01 (part 4 to 5 storey including plant) to max height 17.2m.
- Blocks 02, 03, 04 (part 5 to 8 storey including plant) to max height 26.3m.
- Block 05 (part 9 to 16 storey including plant) to max height 54.9m.
- Block 06 (part 4 to 6 storey including plant) to max height 20.45m.
- Block 07, 08, 09 (part 6 to 9 storey including plant) to max height 32.9m.
- Block 10 (3 storey including plant) to max height 11.9m.

The proposed scheme includes:

- 1 no. Hotel with 202 no. rooms and associated restaurant and ancillary facilities in Block 05;
- 17 no. Age Friendly Living units in Block 10;
- 1 no. Childcare/creche facility in Block 09;
- 3 no. Residential Amenity and concierge suites in Blocks 01, 06, 09;
- 1 no. Artisan food shop;
- 1 no. Restaurant and café;
- 7 no. substations; and all ancillary site development works.

The proposed development includes the demolition of the former RTÉ Sports and Social Club, all structures associated with the former Fair City set, extensions to Mount Errol and adjacent stable

building (a Protected Structure, RPS Ref. 7846), 1 no. shed and removal of 1 no. security hut to the northwest of the site and associated ancillary structures.

A change of use is sought for Mount Errol House (A Protected Structure, RPS Ref. 7846) from commercial offices and studios to a restaurant and coffee shop. It is intended to refurbish the associated stable building adjacent to Mount Errol to provide 1 no. artisan food shop.

The development delivers a new urban neighbourhood with c. 9,727 sq. m. of public open space across two main landscape areas within the Cairn landholding. Vehicular and pedestrian entrances to the site are provided via the new Stillorgan Road (R138) Airfield junction, which will be the main entrance to the proposed scheme, with pedestrian/cyclist access and limited vehicular access from Ailesbury Close to the serve the Age Friendly Living units in Block 10 and Mount Errol House and Stable building.

Two pedestrian/cyclist entrances are also provided to the south along the Stillorgan Road (R138) with 2 no. further pedestrian only entrances located between Blocks 7 and 8 and adjacent to the Stillorgan Road (R138) Airfield junction. A total of 453 no. basement car parking spaces and 33 no. surface parking spaces are provided together with 1,160 no. cycle parking spaces located at basement, surface level and within the public areas, and 20 no. motorcycle spaces at basement.

**\*\*\*Amendment to Week 10\*\*\***

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**Area 1**  
**Large Scale Residential Development**

<b>Area</b>	Area 1 - South East
<b>Application Number</b>	LRD6004/22
<b>Application Type</b>	Large Scale Residential Development – Stage 2
<b>Applicant</b>	1 Celbridge West Land Limited
<b>Location</b>	Fortfield Road, Terenure, Dublin 6w
<b>Registration Date</b>	16-Mar-2022
<b>Additional Information</b>	
<b>Proposal:</b>	Large- scale Residential Development of 384 residential units at Fortfield Road, Terenure, Dublin 6W..

The development will comprise a “Build to Rent” (BTR) apartment development consisting of 4 no. blocks ranging in height, up to 7 storeys over basement, and 21 semi-detached houses. The apartment development will provide for 363 no. apartments (comprising 15 studios, 166 1bed/2p, 176 2bed/4p and 6 3bed/5p); the row houses will include 4 no. 2bed/4p units and 17 no. 4 bed/7p units. All residential units are provided with private balconies or terraces. The BTR development will include Resident Support Facilities and Resident Services & Amenities. The development will also include car, cycle and motorcycle parking spaces, bins storage and plant areas. It incorporates vehicular, pedestrian and cyclist access from Fortfield Road. All associated site development works, open spaces, landscaping, boundary treatment and service provisions (including ESB substations).

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**Area 1**  
**Decisions**

<b>Area</b>	Area 1 - South East
<b>Application Number</b>	0004/22

**Application Type** Section 5  
**Decision** Grant Exemption Certificate  
**Decision Date** 15/03/2022  
**Applicant** Barry Wall  
**Location** 9, Herbert Place, Dublin 2  
**Additional Information** Additional Information Received  
**Proposal:** EXPP: PROTECTED STRUCTURE: Works include the replacement of existing non-original (steel & PVC) windows on the front and rear of the building with new single glazed timber (6 over 6) sliding sash windows and the refurbishment and draught proofing of one original sliding sash window.

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**Area** Area 1 - South East  
**Application Number** 0047/22  
**Application Type** Social Housing Exemption Certificate  
**Decision** Grant Social Housing Exemption Cert  
**Decision Date** 15/03/2022  
**Applicant** Stephen Ritchie  
**Location** Lands adjoining No. 5, Kimmage Grove, Kimmage, Dublin 6W  
**Additional Information**  
**Proposal:** SHEC: New end of terrace 2-storey, 2-bed house

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**Area** Area 1 - South East  
**Application Number** 0048/22  
**Application Type** Section 5  
**Decision** Refuse Exemption Certificate  
**Decision Date** 15/03/2022  
**Applicant** Aine Kelly Conway  
**Location** 35, Dartmouth Walk, Ranelagh, Dublin 6  
**Additional Information**  
**Proposal:** EXPP: 1. Change use of garage space to kitchen space - current space is 4.000m length x 2.995 width. 2. Change wooden garage door - to a brick wall and glass wooden window frame. The external wall will be clad with stone the same as the rest of the front of the house. Window will be 2.2 metres wide and 1.2 m length (similar to current window on left side of house).

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**Area** Area 1 - South East  
**Application Number** 0049/22  
**Application Type** Section 5  
**Decision** Grant Exemption Certificate  
**Decision Date** 15/03/2022  
**Applicant** Niamh Malone  
**Location** 9, Fortfield Terrace, Rathmines, Dublin 6  
**Additional Information**  
**Proposal:** EXPP: A single storey extension of 20.5sqm to the rear of the property, the conversion of the existing single storey attached garage and hall to residential use (19.5sqm) and all associated and ancillary works.

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**Area** Area 1 - South East  
**Application Number** 0054/22  
**Application Type** Social Housing Exemption Certificate  
**Decision** Grant Social Housing Exemption Cert  
**Decision Date** 16/03/2022  
**Applicant** Eoin Quinn & Jeremy Wales  
**Location** Lands to the side and rear of, 4, Chelmsford Close,  
Ranelagh, Dublin, 6

**Additional Information**

**Proposal:** SHEC: The construction of a new 2 storey 2 bedroom house to the side of the existing dwelling with pedestrian/cycling access to the front off Chelmsford Close and to the rear off Westmoreland Park, and the construction of a single storey extension to the rear of the existing dwelling. For the new house, two onsite bicycle spaces are proposed in lieu of a nonsite car parking space.

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**Area** Area 1 - South East  
**Application Number** 3072/22  
**Application Type** Permission  
**Decision** ADDITIONAL INFORMATION  
**Decision Date** 14/03/2022  
**Applicant** Tim Costello  
**Location** Site at Garville Road, to rear of 139 Rathgar Road,  
Dublin 6

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: planning permission for the demolition of existing non-original single storey 23 sq.m. garage and the erection of a new two storey detached house (plus attic room with dormer and velux windows to front), total area 107 sq.m. and associated works, including new pedestrian access to garden in existing boundary wall.

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**Area** Area 1 - South East  
**Application Number** 3074/22  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 14/03/2022  
**Applicant** Insterd Ltd.  
**Location** Ground Floor, Unit 2, The Oval, Shelbourne Road,  
Dublin 4

**Additional Information**

**Proposal:** The development will consist of a new spanning retractable canopy to the existing external side elevation seating area, replace existing entrance door with new glazed window panel at front elevation, replace existing glazed window panel with new entrance door at side elevation, new advertisement signage to the front and side fascia elevations, all associated site and ancillary works at this address in accordance with the plans as submitted.

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**Area** Area 1 - South East  
**Application Number** 3077/22  
**Application Type** Permission  
**Decision** GRANT PERMISSION

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**Decision Date** 14/03/2022  
**Applicant** Health Service Executive  
**Location** 113 Morehampton Road, Dublin 4

**Additional Information**

**Proposal:** Planning permission sought for repairs and re-pointing to facades facing Morehampton Road and Mount Eden Road including the two chimneys on these facades. Note this building is within the Belmont Avenue/Mount Eden Road and Environs Architectural Conservation Area.

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**Area** Area 1 - South East  
**Application Number** 3079/22  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 14/03/2022  
**Applicant** Tara Harrison  
**Location** 13, Fitzgerald Street, Harolds Cross, Dublin 6, D06 YH26

**Additional Information**

**Proposal:** Planning permission for the construction of a new single storey flat roof extension to the existing two storey terraced dwelling providing an additional 9 sqm to an existing rear annex and to include ancillary works.

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**Area** Area 1 - South East  
**Application Number** 3088/22  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 15/03/2022  
**Applicant** Martin Guilford & Rachel Clarke  
**Location** 245, Clogher Road, Crumlin, Dublin 12, D12 X909.

**Additional Information**

**Proposal:** Permission sought for new vehicular gate entrance at front of 245, Clogher Road, Crumlin, Dublin 12, D12 X909.

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**Area** Area 1 - South East  
**Application Number** 3097/22  
**Application Type** Retention Permission  
**Decision** GRANT RETENTION PERMISSION  
**Decision Date** 16/03/2022  
**Applicant** Jamie McMahan  
**Location** 32 St Endas Road, Terenure, Dublin 6

**Additional Information**

**Proposal:** Retention planning permission for single storey extension to rear to accommodate new living space and new bedroom to existing living space on ground floor.

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**Area** Area 1 - South East  
**Application Number** 3098/22  
**Application Type** Permission  
**Decision** GRANT PERMISSION

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**Decision Date** 15/03/2022  
**Applicant** Dunnedin Construction Co. Ltd.  
**Location** 7, St. Mary's Road, Crumlin, Dublin 12, D12 R7W8

**Additional Information**

**Proposal:** Planning permission sought for: 1. Construction of 1 no. 2 storey detached 4 bed dwelling house (139 msq) to existing side garden. 2. New vehicular entrance onto St. Mary's Road, to serve proposed dwelling. 3. Widening of existing vehicular gates from 2.25 to 3.0 metres. 4. All associated ancillary site works.

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**Area** Area 1 - South East  
**Application Number** 3101/22  
**Application Type** Permission  
**Decision** ADDITIONAL INFORMATION  
**Decision Date** 16/03/2022  
**Applicant** Strandmount Limited  
**Location** Charlemont Place, Dublin 2

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: Permission for development at a 0.1024 Ha site at Charlemont Place, Dublin 2, principally bounded by a commercial building (No. 21 Charlemont Place) to the south, the Green Line Luas track to the west, the 'Peter Place' residential dwellings to the north and the 'Hilton Mews', 'Harcourt Terrace/Harcourt Mews' residential dwellings and a commercial building (Charlemont House) to the east. The site incorporates a Protected Structure (a Spring Well).

The development will consist of amendments to the permitted aparthotel development as granted under Dublin City Council Reg. Ref. 3549/19 [An Bord Pleanála Case Reference PL29S.305585] and amended under Dublin City Council Reg. Ref. 3196/20, to include the following modifications: an additional 3 No. aparthotel bedrooms which will increase the number of bedrooms from 44 No. to 47 No.; omission of Basement Level -2 which provided a plant enclosure; internal modifications at all levels; provision of a lightwell to east elevation of the 2 No. additional bedrooms at Basement Level -1; relocation of bicycle parking at Basement Level -1; omission of 3 No. car parking spaces at Basement Level -1; provision of an external bin store at Basement Level -1; modifications to plant enclosure at Roof Level; provision of a ballasted guardrail (1.1 m high) at Roof Level; provision of a lift overrun which extends to 19.375 m; modifications to permitted signage on west elevation; modifications to permitted entrance canopy and associated signage facing south; elevational changes; modified landscaping; and all associated site and development works above and below ground. The total gross floor area of the permitted aparthotel development will be reduced from 1,737 sqm over basement level of 666 sq m to 1,711 sq m over basement level of 401 sq m.

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**Area** Area 1 - South East  
**Application Number** 3102/22  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 16/03/2022  
**Applicant** Clare Campbell  
**Location** 1A Saint Mary's Road, Ballsbridge, Dublin 4, D04RK80  
Abutting No1 Saint Mary's Road (a Protected,  
Structure)

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: The site is bounded by Saint Mary's Road, Eastmoreland

Place and Baggot Lane. The development will consist of alterations to previously approved planning ref: 3998/15 as follows:

1. Changes to proposed footprint and roof design of ground and 1st floor extensions,
2. Changes to internal layout
3. Changes to external finishes, window design and locations and boundary wall finishes.

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**Area** Area 1 - South East  
**Application Number** 3104/22  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 16/03/2022  
**Applicant** Elsa Gabriel  
**Location** 8, Bessborough Parade, Rathmines, Dublin 6, D06 ER04  
**Additional Information**  
**Proposal:** PROTECTED STRUCTURE: The development will consist of the following works to protected structure no. 754: attic conversion and new attic stair, alteration to door of master bedroom and first floor landing area and addition of 3 no. rooflights to rear roof slope of main house.

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**Area** Area 1 - South East  
**Application Number** 3105/22  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 15/03/2022  
**Applicant** Eoin Goulding  
**Location** 107, Rathgar Road, Dublin 6  
**Additional Information**  
**Proposal:** The development will consist of: 1. Material change of use from retail shop to restaurant use to ground floor.

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**Area** Area 1 - South East  
**Application Number** 3107/22  
**Application Type** Permission  
**Decision** REFUSE PERMISSION  
**Decision Date** 16/03/2022  
**Applicant** Valerie Eivers  
**Location** 16, Adelaide Road, Dublin 2  
**Additional Information**  
**Proposal:** PROTECTED STRUCTURE: Planning permission for the provision of a driveway for vehicular access. The development will consist of removal of portion of front boundary railings and associated plinth, removal of non-original concrete paving slabs on front garden and replacement with permeable gravel finish, dishing of public footpath to Dublin City Council specification, and all ancillary site works, to facilitate 3000mm wide vehicular access for off-street parking.

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**Area** Area 1 - South East  
**Application Number** 3108/22  
**Application Type** Permission

**Decision** GRANT PERMISSION  
**Decision Date** 16/03/2022  
**Applicant** Adrian O'Callaghan and Eleanor Faul  
**Location** 43, Eglinton Road, Donnybrook, Dublin 4, D04 F5H0  
**Additional Information**

**Proposal:** The development consist of the demolition of a single storey rear extension, removal of two rear chimneys at main roof level, the extension in width at rear ground floor of original kitchen, the extension in width, replacement of flat roof with pitched roof and new windows openings on three sides of existing rear first floor bedroom extension, alterations to side and rear windows and door openings at ground floor level, garage conversion replacement of front garage door with window over wall and associated site works.

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**Area** Area 1 - South East  
**Application Number** 3113/22  
**Application Type** Retention Permission  
**Decision** ADDITIONAL INFORMATION  
**Decision Date** 15/03/2022  
**Applicant** Finbar McGrath  
**Location** 22, DodderView Cottages, Ballsbridge, Dublin 4

**Additional Information**  
**Proposal:** RETENTION: The development consists of the retention of the existing two-storey extension to the rear of the existing property including alterations to previously approved planning ref. 3133-14.

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**Area** Area 1 - South East  
**Application Number** 3116/22  
**Application Type** Permission  
**Decision** ADDITIONAL INFORMATION  
**Decision Date** 16/03/2022  
**Applicant** The Trustees of The Society of Jesus, "The Jesuit House of Studies"  
**Location** The Jesuit House of Studies, c. 0.347 ha site at Milltown Road, Dublin 6

**Additional Information**  
**Proposal:** Planning permission for the development will consist of the construction of a two-storey archive storage and office building with c.765 sq. of combined floorspace provided including the following : (i) a reception area, an oratory, an archive storage room, research reading room, offices, storage rooms, staff canteen, toilets, shower, passenger lift, audio room and ancillary space; (ii) rooflights, photovoltaic panels and lift over-run at roof level; (iii) 9 no. parallel car parking bays along the existing roadway with the existing fence relocated to the site boundary and 15 no. new cycle parking spaces; (iv) residual car parking, hard and soft landscaping, heat pump and all associated site development works.

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**Area** Area 1 - South East  
**Application Number** 3122/22  
**Application Type** Permission  
**Decision** REFUSE PERMISSION  
**Decision Date** 16/03/2022

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**Applicant** Madeleine Sheridan & Pat O'Neill  
**Location** Swanbrook House, Bloomfield Avenue, Donnybrook, Dublin 4, D04 K3V9

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: planning permission for development will consist / consists of internal alterations at first floor level, formation of a new attic room and ancillary spaces including new stairs (36 sq.m.) over the existing lower returns at the rear (south) face of the house. Erection of metal lattice screening above the boundary wall facing Bloomfield Avenue.

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**Area** Area 1 - South East  
**Application Number** 3129/22  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 16/03/2022  
**Applicant** Nick Kelly and Niamh Hyland  
**Location** 24, Grosvenor Square, Rathmines, Dublin 6, D06 HK11

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: Works to include the replacement of concrete beam with new concrete beam and supports at rear garden wall, replacement of existing metal gate with new motorised metal gate, granite lime mortar repairs to existing rear garden wall and all associated site development works.

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**Area** Area 1 - South East  
**Application Number** 3433/22  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 14/03/2022  
**Applicant** Dublin Bus  
**Location** Dublin Bus Depot, Ringsend Road, Ringsend, Dublin 4

**Additional Information**

**Proposal:** The development will consist of a free standing single storey ESB Sub-Station and MV switch room (approx. 63 sq m) to the side boundary of the site, (southern side) and all associated site works.

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**Area** Area 1 - South East  
**Application Number** 3452/22  
**Application Type** Retention Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 15/03/2022  
**Applicant** Joe Somerville of JS Real Estate  
**Location** 6 Crow Street, Temple Lane South, Dublin 2

**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.

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**Area** Area 1 - South East  
**Application Number** 3462/22  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 15/03/2022  
**Applicant** Dympna Morrow  
**Location** 89, Heytesbury Street, Dublin 8

**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.

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**Area** Area 1 - South East  
**Application Number** 3465/22  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 15/03/2022  
**Applicant** Fallon & Byrne Ltd.  
**Location** Fallon & Byrne, 11-17, Exchequer Street, Dublin 2

**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.

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**Area** Area 1 - South East  
**Application Number** 3472/22  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 16/03/2022  
**Applicant** Peter Twomey and Hanna Botelho Karhunnen  
**Location** 40 Heytesbury Street, Dublin 8

**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.

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**Area** Area 1 - South East  
**Application Number** WEB1208/22  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 14/03/2022  
**Applicant** Iskasinc Limited  
**Location** 16, 17 & 18, Parliament Street & Corner of Essex Street, Dublin 2

**Additional Information**

**Proposal:** The development will consist of provision of retractable wall mounted awnings to the

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West and South elevations to cover permitted external seating areas associated with the existing licensed premises

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**Area** Area 1 - South East  
**Application Number** WEB1220/22  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 16/03/2022  
**Applicant** Harriet Doig  
**Location** 48, Pigeon House Road, Ringsend, Dublin 4 D04 XA61  
**Additional Information**  
**Proposal:** Proposed new pedestrian access gate at no. 48 Pigeon House Road and new boundary railing between adjoining properties no. 48 and no. 47 Pigeon House Road, Ringsend Dublin 4.

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**Area** Area 1 - South East  
**Application Number** WEB1231/22  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 16/03/2022  
**Applicant** Kim O'Reilly  
**Location** 109, Stannaway Road, Kimmage, Dublin 12  
**Additional Information**  
**Proposal:** The development will consist of the construction of new 2 storey 3 bedroom detached dwelling and associated site works, including the widening of the existing vehicular entrance at no. 109 Stannaway Road, Kimmage, Dublin 12, D12W8E8

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## Area 1 Appeals Notified

**Area** Area 1 - South East  
**Application Number** 4066/21  
**Appeal Type** Written Evidence  
**Applicant** Brendan Galvin  
**Location** 37 Oakley Road, Ranelagh, Dublin 6, D06 Y681  
**Additional Information**  
**Proposal:** PROTECTED STRUCTURE: The development will consist of an extension (23m<sup>2</sup>) and alterations to the existing detached garden room, at rear (33m<sup>2</sup>) to provide a detached garden room / greenhouse, (total 56m<sup>2</sup>).

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**Area** Area 1 - South East  
**Application Number** 4133/21  
**Appeal Type** Written Evidence  
**Applicant** Carol Underwood & Patricia Hussey  
**Location** 63, Rathmines Road Upper, Rathmines, Dublin 6  
**Additional Information**  
**Proposal:** Planning permission for development to the rear of this site. The development will consist of: a) the demolition of the existing sheds; b) the subdivision of the site and the construction

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of 2no. 162sqm part three-storey part one-storey semi-detached houses with three bedrooms each; c) enhancement of the vehicular entrance fronting onto Stone Mews including parking for two cars; d) associated site works and landscaping.

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## Area 1 Appeals Decided

**Area** Area 1 - South East  
**Application Number** 2040/21  
**Appeal Decision** REFUSE RETENTION PERMISSION  
**Appeal Decision Date** 14/03/2022  
**Applicant** Hugh Courtney  
**Location** Smyth's Pub, 10, Haddington Road (rear onto Percy Place), Dublin 4

**Additional Information** Additional Information Received

**Proposal:** PERMISSION AND RETENTION PERMISSION: for the development consists of :

1. retention of outdoor enclosed seating area and branded advertising to canopy & screens at front of premises (Haddington Road entrance),
  2. permission for the provision of new high level facade signage to front of premises (Haddington Road entrance)
- 

**Area** Area 1 - South East  
**Application Number** 3396/21  
**Appeal Decision** GRANT PERMISSION  
**Appeal Decision Date** 15/03/2022  
**Applicant** David & Ann Charles  
**Location** 18, Merrion View Avenue, Ballsbridge, Dublin 4, D04P9H9

**Additional Information**

**Proposal:** The development will consist of the demolition of a small one storey return to the rear of the terraced property and its replacement with a new two-storey pitched roof extension with roof lights. General reconfiguration of interior layout and all associated site works.

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**Area** Area 1 - South East  
**Application Number** 2828/21  
**Appeal Decision** GRANT PERMISSION  
**Appeal Decision Date** 10/03/2022  
**Applicant** Kevin Mahony and Genevieve Ryan  
**Location** 2A, Doris Street, Ringsend, Dublin 4

**Additional Information** Additional Information Received

**Proposal:** Planning permission is being sought for (i) the demolition of an existing single story extension to the rear of the building. (ii) and the construction of a two storey extension to the rear of the dwelling, the conversion of the attic space to include a dormer window and raising the existing ridgeline by 250mm and incorporating 2no. velux type roof lights to the front elevation, and all associated site works.

\*\*\*Amendment to Week 10\*\*\*

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# Dublin City Council

## SOCIAL HOUSING EXEMPTION CERTIFICATES

11/22

(14/03/2022-16/03/2022)



**Area** Area 1 - South East  
**Application Number** 0085/22  
**Application Type** Social Housing Exemption Certificate  
**Applicant** Mr Declan Swaine  
**Location** 42, Dolphin Road, Dublin 12  
**Registration Date** 15/03/2022  
**Additional Information**  
**Proposal:** SHEC: End of terrace 2-storey house

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# Dublin City Council

## SECTION 5 EXEMPTIONS

11/22

(14/03/2022-16/03/2022)

**Area** Area 1 - South East  
**Application Number** 0084/22  
**Application Type** Section 5  
**Applicant** Emma Woolnough  
**Location** 116, Grafton Street, Dublin 2, D02 RR59.  
**Registration Date** 14/03/2022

**Additional Information**

**Proposal:** EXPP: PROTECTED STRUCTURE: This is an existing retail unit which Lush the retailer currently occupies. The unit comprises of a ground floor and basement level. Floors above are not part of the applications tenancy. The ground floor is used as sales floor and basement as staff ancillary area.

The proposed works are as follows:

Exterior works - No works proposed to the exterior as part of this Section 5 application. There is a separate Planning Application currently submitted for signage to the front of the building.

Ground floor - Internal re painting of walls and ceilings. All flooring, ceiling and services to be retained.

Basement - Internal re painting of walls and ceiling. New resin impregnated latex screed flooring in basement. Currently no flooring in-situ. Ceiling and services to be retained.

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**Area** Area 1 - South East  
**Application Number** 0086/22  
**Application Type** Section 5  
**Applicant** Claire McManus  
**Location** 11, Portobello Quay, Portobello Harbour, Portobello, Dublin, D08 v668  
**Registration Date** 15/03/2022

**Additional Information**

**Proposal:** EXPP: Proposed new bathroom with Velux window and stira retractable stairs to access. The bathroom will contain a bath only. It is not a habitable room and not accessed via a fixed staircase.