



Comhairle Cathrach
Bhaile Átha Cliath
Dublin City Council

Dublin City Council

Weekly Planning List

15/20

(06/04/2020-09/04/2020)

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	2049/20
Application Type	Permission
Applicant	SDO Structures 14 Limited
Location	Chatham House, Chatham Street, Dublin 2 bounded to the south by Chatham Street, to the north by 4 Harry Street (Protected Structure), to the west by Balfe Street and to the east by Chatham Lane, Dublin 2
Registration Date	06/04/2020
Additional Information	Additional Information Received

Proposal: Permission for development at Chatham House, Chatham Street, Dublin 2 bounded to the south by Chatham Street, to the north by 4 Harry Street (Protected Structure), to the west by Balfe Street and to the east by Chatham Lane. The development will consist of the demolition of the existing three storey over basement building on the site and the construction of a 3,005 sq.m (GFA) six storey over basement mixed use building comprising an interactive multi-media exhibition area with associated offices, toilets and storage areas, plant areas, cycle parking (15 no. spaces) and bin storage areas in the basement; a multi-media exhibition and gallery area with an entrance from Chatham Street, an entrance lobby with entrances from Balfe Street and Chatham Lane and an ESB substation at ground floor; a multi-purpose conference and education space, meeting room, toilets and ancillary space at first floor; a total of 1425 sq.m (NFA) of office accommodation on the second, third, fourth and fifth floors with tiered roof terraces facing onto Chatham Street on the fourth and fifth floors; and 140 sq.m of solar photovoltaic ('PV') modules and a 160 sq.m plant area enclosure at roof level.

Area	Area 1 - South East
Application Number	2617/20
Application Type	Permission
Applicant	Telfer Limited
Location	26/27, South Great George's Street, Dublin 2
Registration Date	07/04/2020
Additional Information	

Proposal: PROTECTED STRUCTURE: RETENTION & PERMISSION: Permission for development at 26 & 27 South Great George's Street, Dublin 2 (Protected Structures). The development will include Retention of alterations, change of use; and works, as follows:- Retention of: - Replacement of non-original shopfronts to the South Great George's Street and Fade Street elevations; - Internal alterations at ground floor level in 26 and 27 including removal of non-original finishes and fittings and replacement with new floor, wall and ceiling finishes; - Removal of the non-original stairs to the basement level; - Ope in floor of No. 26 to accommodate a new escape stairs discharging towards George's Street. Change of use at basement and ground floor level of existing interlinked retail units to reception, lounge and restaurants with bars associated with the use of the entire building as a hotel with guest accommodation on the upper floors. Works at basement, ground and first floor levels, including: - Provision of kitchen and toilets in No. 26 and restaurant in No. 27 at basement level; - Provision of new floor wall and ceiling finishes throughout the basement level; - Provision of two new staircases accessing the ground floor from basement, with alterations to the non-original steel-reinforced-timber floor structure above; - Installation of fire-rated glazing to brick surrounded arch; - Blocking of ope in toilet area and creation of replacement fire-exit opening in the rear masonry wall; - Internal alterations at ground floor in No. 26 to provide for reception

bar and lobby in the front area, rear lounge area with rooflight over in No. 26; link to No. 27 via protected lobby to access stairs to accommodation level above; - Restaurant servery/bar and accessible toilet in No. 27, all with associated internal wall, ceiling and floor finishes; - Reconfiguration of first floor level of No. 27 to provide an additional 3 no. guest bedrooms in lieu of reception, common room and dining room; - All associated site works and services.

Area Area 1 - South East
Application Number 2623/20
Application Type Permission
Applicant Trinity College Dublin, Trinity Central / TBSI
Location Site located to the rear of Trinity College Dublin, Nos. 6-9 Leinster Street South, and fronting Leinster Lane to the south, Dublin 2, consisting substantially of the internal and external car park
Registration Date 09/04/2020

Additional Information

Proposal: PROTECTED STRUCTURE: The Provost, Fellows & Foundation Scholars and other Member of the Board of the College the Holy and Undivided Trinity of Queen Elizabeth near Dublin, intend to apply for Permission for development at this site located to the rear of Trinity College Dublin, Nos. 6-9 Leinster Street South and fronting Leinster Lane to the south, Dublin 2, consisting substantially of the internal and external car park. No. 6 Leinster Street South is a Protected Structure. The proposed development would consist of three new single storey modular type buildings (total floor area c. 303 sqm) for university use, associated storage/plant areas, boundary treatment, ancillary site works above and below ground, for a temporary period of five years. One building will be located on the external car park fronting Leinster Lane and the other two will be located within the existing internal car park.

Area Area 1 - South East
Application Number 3743/19
Application Type Permission
Applicant Davy Platform ICAV acting on behalf of its sub fund Elm Real Estate Investments
Location Elmpark Green, Merrion Road, Dublin 4
Registration Date 08/04/2020
Additional Information Additional Information Received

Proposal: The development will consist of:

- Part 3, part 4, part 5, part 7 and part 9 storey residential building providing for 73 no. apartments (1 studio; 10 1-bed; 56 2-bed and 6 3-bed units) with terraces, balconies and winter gardens to south, east and west elevations;
 - The proposed residential development is located immediately south of the existing 'The Links' building which is situated to the west of the overall campus;
 - Revisions to basement layout resulting in the provision of an additional 52 no. car parking spaces and 73 no. bicycle parking spaces; bin storage and access cores to service the residential development;
 - Provision of playground and associated landscaping to west of 'The Links' building;
 - All associated works, site development, landscaping, utilities infrastructure, temporary construction works, plant and PV panels.
-

Area Area 1 - South East
Application Number 3760/19
Application Type Permission
Applicant Kateo Investments Ltd.
Location JJ Smyth's Pub, located at 12, Aungier Street, and the corner of Longford Street Little, Dublin 2
Registration Date 07/04/2020
Additional Information Additional Information Received
Proposal: PERMISSION & RETENTION: Permission for modifications to elevations of previously approved permission reg. ref. 3390/18 including: (i) the addition of a bust of the poet Thomas Moore and (ii) reinstatement of a plaque indicating the birthplace of Thomas Moore to the Aungier Street elevation and Retention Permission for (i) changes to external finishes and signage; (ii) alteration of type and position of windows and doors and (iii) the removal of 3 no. windows from the Longford Street Little elevation.

Area Area 1 - South East
Application Number 4055/19
Application Type Permission
Applicant Peter Crowley
Location Cranmer Lane, on lands to the rear of No.82, Haddington Road, Dublin 4
Registration Date 07/04/2020
Additional Information Additional Information Received
Proposal: The proposed development comprises the construction of a new 218 sq.m. Terraced mews house and associated site development works. The proposed house is three storeys tall, and set-back approximately 9.4 metres from Cramer Lane, save for a single-storey extension to the front that flanks an entrance courtyard accommodating 1no. off-street parking space. The proposed accommodation comprises: Ground floor - entrance hall, utility/cloakroom, accessible WC, kitchen/dining and living room; First floor - 2no. Bedrooms and 2no. En-suite bathrooms; Second floor - 1no. Bedroom, 1no. Study/studio space and 1 no. bathroom. The proposed development also includes associated foul and surface water connections to the public drainage system. This planning application is being submitted concurrently with a separate application for a change from offices to residential use of No. 82 Haddington Road, which is also within the ownership of Mr. Peter Crowley.

Area 1 DOMESTIC

Area Area 1 - South East
Application Number 2613/20
Application Type Permission
Applicant Patrick McHugh
Location 2, Ashfield Road, Ranelagh, Dublin, 6
Registration Date 07/04/2020
Additional Information
Proposal: Permission is sought for development consisting of the demolition of existing two storey rear kitchen with bedroom and bathroom over, existing single storey utility, existing chimney and existing single storey outbuilding and the provision of a new two storey rear extension with setback first floor, rooflight, new garage wall and new garage roof and new roof covering to the side passage at No. 2 Ashfield Road,

Ranelagh, Dublin 6, D06 YD77. The new extension will adjoin the neighbouring rear extension and consist of a ground floor kitchen, living room, utility room & garage, first floor bathroom and bedroom and first floor roof terrace and associated landscaping. Existing vehicular access to Mornington Road is to be maintained. The existing house is to be upgraded to current standards, with replacement of external windows and to consist of a new bedroom layout to the first floor.

Area Area 1 - South East
Application Number 2615/20
Application Type Permission
Applicant Adam May
Location 21, Mountpleasant Avenue Lower, Ranelagh, Dublin 6
Registration Date 07/04/2020

Additional Information

Proposal: PROTECTED STRUCTURE: Planning Permission for the removal of an existing store/shed and construction of a new store/shed, of area c. 22 sq.m and height 3.0m, to the rear of 21 Mountpleasant Avenue Lower, Ranelagh, Dublin 6, Eircode D06 K128, which is a Protected Structure.

Area Area 1 - South East
Application Number 2619/20
Application Type Permission
Applicant Christopher and Phyllis O Neill
Location 18, Beechhill Drive, Donnybrook, Dublin 4
Registration Date 08/04/2020

Additional Information

Proposal: Planning permission is sought to demolish existing side garage, and to erect a new two storey granny flat extension (90m²) to the side and front of existing dwelling house and single storey front porch (3m²) onto existing dwelling, and all associated site services and landscaping works.

Area Area 1 - South East
Application Number 2624/20
Application Type Permission
Applicant Ross & Jeanne Murphy
Location 12, Carlisle Avenue, Dublin 4
Registration Date 09/04/2020

Additional Information

Proposal: PROTECTED STRUCTURE: Permission is being sought for a single-storey extension to the rear and side, internal alterations and associated external works at 12 Carlisle Avenue, Dublin 4, a protected structure.

Area Area 1 - South East
Application Number WEB1187/20
Application Type Permission
Applicant James & Avril Byrne
Location 56A, Rutland Grove, Crumlin, Dublin 12

Registration Date 06/04/2020

Additional Information

Proposal: New ground floor extension to side/rear to consist of family ancillary accommodation, with internal modifications and associated site works.

Area Area 1 - South East
Application Number WEB1191/20
Application Type Permission
Applicant John and Leah McKenna
Location 56, Claremont Road, Sandymount, Dublin 4
Registration Date 07/04/2020

Additional Information

Proposal: We, John and Leah McKenna, intend to apply for planning permission for development at no. 56 Claremont Road, Sandymount, Dublin 4, consisting of the following principal elements-

1. Demolition of non-original single storey extension to side of existing property.
 2. Construction of new two storey extension to side of existing house.
 3. Construction of new extension to rear of one, two and three stories.
 4. Attic conversion including new dormer window to rear.
 5. New rooflights to existing roof and solar panels to roof of new dormer.
 6. New single storey Garden Room to end of rear garden.
 7. Widening of existing vehicular entrance to front of property.
 8. New hard and soft landscaping to the entire site.
 9. All associated drainage and site development works.
-

Area Area 1 - South East
Application Number WEB1193/20
Application Type Permission
Applicant Pieter Lemstra & Margaux Kenny
Location 13, Merton Drive, Ranelagh, Dublin 6
Registration Date 08/04/2020

Additional Information

Proposal: The development will consist of: Construction of first floor over garage extension with hipped roof tied to match existing. 1no. window at first floor level to front elevation. 1no. rooflight to existing front roof façade and 2no. rooflights to south roof façade. Proposed conversion of existing attic space to include 1no. dormer window to the rear. Internal modification and all ancillary works.

**Area 1
Decisions**

None

**Area 1
Appeals Notified**

None

Area 1 Appeals Decided

Area	Area 1 - South East
Application Number	4228/19
Appeal Decision	GRANT PERMISSION
Appeal Decision Date	@09/04/2020
Applicant	Val Lonergan
Location	20, Saint John's, Sandymount, Dublin 4

Additional Information

Proposal: Permission for development comprising of a) demolition of conservatory to the side, b) construction of new part single storey, part two storey extension to the rear and side and c) sundry other alterations to existing single storey end-terraced house.