



Comhairle Cathrach
Bhaile Átha Cliath
Dublin City Council

Dublin City Council

Weekly Planning List

17/19

(23/04/2019-26/04/2019)

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.

WEEKLY PLANNING LISTS

Article 27(2), Planning & Development Regulations 2001 (as amended)

(a) Under section 34 of the Act, the applications for permission may be granted permission, subject to or without conditions, or refused.

(b) It is the responsibility of any person wishing to use the personal data on planning applications and decisions lists for direct marketing purposes to be satisfied that they may do so legitimately under the requirements of the Data Protection Acts 1988 and 2003 taking account of the preferences outlined by applicants in their applications.

Article 31(g), Planning & Development Regulations 2001 (as amended)

(a) In deciding a planning application the planning authority, in accordance with section 34(3) of the Act, has had regard to submissions or observations received in accordance with these Regulations”

(b) It is the responsibility of any person wishing to use the personal data on planning applications and decisions lists for direct marketing purposes to be satisfied that they may do so legitimately under the requirements of the Data Protection Acts 1988 and 2003 taking account of the preferences outlined by applicants in their applications.

PLANNING INFORMATION SESSIONS

Qualified staff members are available by appointment to explain the content of **current** planning applications.

The service is being provided to assist members of the public and residents groups in understanding planning applications currently part of the planning process. The service is **not** intended to provide general planning advice or to assist in the drafting of submissions in relation to planning objections, observations and appeals.

All queries in relation to site specific planning guidance or pre-application discussion should be directed to the area planner, Planning Department, Block 4, Floor 3, Civic Offices, Wood Quay, Dublin 8.

Please contact the relevant area office number below to make an appointment and to ensure that the relevant documentation will be made available on the day of your visit.

Area	Contact Number	Meeting Location
Central Area	2222932	Civic Offices, Wood Quay, Dublin 8.
South Central Area	2225200	
South East Area	2225127	
North West Area	2225727	
North Central Area	222 8870	

Area 1 COMMERCIAL

Area Area 1 - South East
Application Number 2833/19
Application Type Permission
Applicant Carly Agencies Limited
Location 2, Anne Street South, Dublin 2, D02 KR65
Registration Date 23/04/2019

Additional Information

Proposal: The proposed development will consist of alterations and remodelling of the shop front at ground and first floor of existing building, including new signage.

Area Area 1 - South East
Application Number 2838/19
Application Type Permission
Applicant Cathy O'Brien
Location Orchard Lane, Ranelagh, Dublin 6 to the rear of No. 60 Ranelagh Road, Dublin 6
Registration Date 24/04/2019

Additional Information

Proposal: PROTECTED STRUCTURE: Permission for development at Orchard Lane, Ranelagh, Dublin 6 to the rear of No. 60 Ranelagh Road, Dublin 6. No. 60 Ranelagh Road is a Protected Structure. The development will consist of the demolition of a shed and the construction of a 3-bedroom mews dwelling on lands opening onto Orchard lane and all associated ancillary works above and below ground.

Area Area 1 - South East
Application Number 2844/19
Application Type Permission
Applicant Specialist Holiday Group Ireland
Location 16, Exchequer Street, Dublin, D02 NX68
Registration Date 24/04/2019

Additional Information

Proposal: PROTECTED STRUCTURE: Planning permission for the erection of new shopfront signage on the retained existing fascia of the above retail unit forming part of a protected structure.

Area Area 1 - South East
Application Number 2852/19
Application Type Permission
Applicant Triode Newhill LHP Limited
Location 3-5, Orwell Road, Dublin 6
Registration Date 26/04/2019

Additional Information

Proposal: Planning permission is sought for change of use from retail to Cafe/Restaurant with ancillary take-away use at ground floor at 3-5 Orwell Road, Dublin 6 D06 EK06.

Area Area 1 - South East
Application Number 2857/19
Application Type Permission
Applicant Atlas GP Limited
Location Apartments 7, 14, and 21 of The Brokerage, Townsend Street, Dublin 2
Registration Date 26/04/2019
Additional Information
Proposal: The development consists of the change of use of the three units to tenant amenity rooms. Proposed works relate to internal remodelling and fit out only.

Area Area 1 - South East
Application Number WEB1233/19
Application Type Permission
Applicant Donna McGrath
Location 34, Pembroke Lane, Ballsbridge, Dublin 4
Registration Date 26/04/2019
Additional Information
Proposal: PERMISSION & RETENTION: New porch and toilet to front and for retention of two-storey over basement mews house, as built.

Area 1 DOMESTIC

Area Area 1 - South East
Application Number 2102/19
Application Type Permission
Applicant Erica & Bryan Dalton
Location 6, Palmerston Road, Rathmines, Dublin 6
Registration Date 24/04/2019
Additional Information Additional Information Received
Proposal: PROTECTED STRUCTURE: The development will consist of the demolition of an existing non-original two storey extension to rear and the subsequent erection of a new part single storey/part two storey extension to rear/side including the partial removal of external walls to rear of main house & rear return to accommodate the extension; external modifications to include repointing the brick facades, refurbishment of existing windows and front door including fanlight; new window and door to lower ground floor level and new window at first floor level to existing side (south) elevation; replacement of the non-original window to the south side of the rear return at upper ground floor level with new escape window; replacement of non-original door to front porch at lower ground floor level; internal modifications to existing layout to include the original internal partitions in the rear return incorporating the removal of a bathroom at second floor return level and a new ensuite at first floor return level; a new ensuite at first floor level in main house; removal of non-original walls at first floor level in main house; replacement of non-original staircase & associated works at lower ground floor level; 2 no. new rooflights to single storey extension to rear; new conservation rooflight to side (south) existing return roof, widening of external gate

to side passage; general restoration & decoration works; and all associated site works to existing semi-detached three storey house.

Area Area 1 - South East
Application Number 2170/14/X1
Application Type Extension of Duration of Permission
Applicant Loretta Lambkin
Location 47, Londonbridge Road, Sandymount, Dublin 4
Registration Date 23/04/2019
Additional Information
Proposal: EXT. OF DUR.: For the provision of new vehicular entrance with new gates and parking provision for one in front garden.

Area Area 1 - South East
Application Number 2201/19
Application Type Permission
Applicant Roisin Owens
Location 65, Donnybrook Manor, Dublin 4
Registration Date 23/04/2019
Additional Information Additional Information Received
Proposal: Extensions at ground and first floor level to both the front and rear elevations, revised window layout to the side elevation, conversion of existing attic space to include a dormer window to the rear roof surface, 3 no. velux roof windows to the front roof surface and revised roof profile from a hip to a gable at attic floor level. All at 65 Donnybrook Manor, Dublin 4, D04 X6T1.

Area Area 1 - South East
Application Number 2823/19
Application Type Permission
Applicant RP Ranelagh Properties Ltd & Zara Kenny
Location 35, Mountpleasant Square, Mountpleasant Avenue Upper Ranelagh, Dublin 6
Registration Date 23/04/2019
Additional Information
Proposal: PROTECTED STRUCTURE: Planning permission for development consisting of a proposed single storey above ground rear extension of 31m² to basement and ground floor incorporated into the main house living accommodation with internal alterations to allow connectivity with proposed new extension with reduction of floor level in basement to provide adequate head height for habitable rooms which may require some underpinning of walls with demolition of a non-original single storey W.C. rear extension with demolition of original single-storey return along southern boundary (10.5m² in total) with reinstatement of boundary wall along laneway on southern boundary with alterations to existing rear boundary wall with associated site works.

Area Area 1 - South East
Application Number 2825/19
Application Type Permission
Applicant Deirdre O'Mahony & Tomas O'Dubhda
Location 26 Malone Gardens, Bath Avenue, Sandymount, Dublin 4
Registration Date 23/04/2019

Additional Information

Proposal: The development will consist of a single storey extension to the rear of the existing dwelling and all associated site, landscaping works and services.

Area Area 1 - South East
Application Number 2829/19
Application Type Retention Permission
Applicant James Clerkin
Location 19, Curzon Street, South Circular Road, Dublin 8
Registration Date 23/04/2019

Additional Information

Proposal: RETENTION: Permission to retain the following, 1) reduced area of perimeter guarding on the rear roof and 2) new access on to the rear roof.

Area Area 1 - South East
Application Number 2830/19
Application Type Permission
Applicant Mr. & Mrs. Hickey
Location 20, Tyrconnell Park, Inchicore, Dublin 8
Registration Date 23/04/2019

Additional Information

Proposal: The development will consist of removal of part railings and hedge to front and the provision of a 3.6m wide vehicular entrance and associated on and off site ancillary development works.

Area Area 1 - South East
Application Number 2834/19
Application Type Permission
Applicant Tom Walsh & Freda O'Donnell
Location 172, Corrib Road, Terenure, Dublin 6W
Registration Date 23/04/2019

Additional Information

Proposal: Development to consist of demolition of flat roof shed (2m.sq), adjustment to gate at shared passage and construction of two-storey extension to rear consisting of ground-floor kitchen-dining-living room extension (32m.sq) with flat roof and roof-light plus first-floor bedroom (12m.sq) with flat roof, plus widening of vehicular access gateway to existing off street parking for one car plus landscaping and all associated works.

Area Area 1 - South East
Application Number 2835/19
Application Type Permission
Applicant Justin McKenna
Location 4, Killeen Road, Ranelagh, Dublin 6
Registration Date 24/04/2019

Additional Information

Proposal: PROTECTED STRUCTURE & RETENTION: Planning permission is sought for the retention of a single storey flat roof extension with floor area of 10m² to the rear of a two storey end-of-terraced dwelling, a 'Protected Structure' Ref. no. 4222 including minor internal alterations at 4 Killeen Road, Ranelagh, Dublin 6.

Area Area 1 - South East
Application Number 2846/19
Application Type Permission
Applicant Denise Stokes
Location 17, Emmet Street, Harold's Cross, Dublin 6
Registration Date 25/04/2019

Additional Information

Proposal: The proposed development comprises internal and external alterations, Inc. replacement of front door, 5 new Velux rooflights and construction of new 6m² single storey rear extension to 17 Emmet Street, a terraced property.

Area Area 1 - South East
Application Number 2854/19
Application Type Permission
Applicant Mary Stephenson
Location 14, Warner's Lane, Dublin 6
Registration Date 26/04/2019

Additional Information

Proposal: Permission is sought to erect a wall and gates along the front boundary line to 14 Warner's Lane, Dublin, D06 A2P9, for Mary Stephenson. The works are to include for: (a) The construction of a 2.5m high boundary wall, incorporating vehicular and pedestrian gates. (B) The removal of the existing boundary wall and gates, that are set back from the front boundary line, and (C) Ancillary contingent works.

Area Area 1 - South East
Application Number 4621/18
Application Type Permission
Applicant Gavan Ryan
Location 13, Grosvenor Square, Rathmines, Dublin 6
Registration Date 26/04/2019

Additional Information Additional Information Received

Proposal: RETENTION & PERMISSION: PROTECTED STRUCTURE: The development will consist of the retention of works - ground floor tanking system, raking out of the brick joints to the front facade and plasterboard slabbing to first floor level. Permission for new external sliding sash double glazed windows and doors, widening of door opening to the rear, completion of the repointing to the brick front facade and

stone steps, new heating system, hot and cold water system, electrical rewiring, dry lining of the external walls internally and general alterations, essential maintenance and refurbishment works to existing building and associated site works/boundary works including an electrical meter garden pier.

Area Area 1 - South East
Application Number WEB1219/19
Application Type Permission
Applicant Gerry Mac Mahon
Location 41, Fortfield Terrace, Rathmines, Dublin 6, D06 A098
Registration Date 23/04/2019

Additional Information

Proposal: The proposed development will consist of the conversion of the existing attic space into 2no. bedrooms and bathroom, new roof profile to side and rear of house to accommodate new bedrooms and will include 3no. Velux windows to the front of the house, together with minor internal modifications and associated site development works.

Area Area 1 - South East
Application Number WEB1221/19
Application Type Permission
Applicant Fiona McShane
Location 79, Sydney Parade Avenue, Sandymount, Dublin, D04 E4E7
Registration Date 23/04/2019

Additional Information

Proposal: The demolition of the existing single storey kitchen to the rear, widening of entrance gates to front, extension of 2 existing bedrooms to the rear and construction single storey extension to the rear and all associated site works.

Area Area 1 - South East
Application Number WEB1225/19
Application Type Permission
Applicant Harry And Laura Colley
Location 46, Park Drive, Dublin 6, D06 K5T6
Registration Date 23/04/2019

Additional Information

Proposal: The development will consist of renovation and upgrade works to include a garage conversion of 13msq and a new bay window of 1.2msq in lieu of the existing garage door with a further matching bay window of 1.2msq on opposite existing window, and a new extension to the rear of 22.7msq at ground floor. At first floor, to the rear over ground floor extension, there is an additional bay window to the rear of 1.4msq (for a total of 39.5msq additional floor area), and new windows and opes at first floor in lieu of existing, new timber windows throughout, 3 no. new rear facing rooflights to attic storage area and 3 no. new front facing rooflights to master suite at first floor, a ridge roof light and lightwell, and landscaping and ancillary works as required.

Area Area 1 - South East
Application Number WEB1226/19
Application Type Permission
Applicant Joe Kelly
Location 43, Tritonville Road, Sandymount, Dublin 4
Registration Date 23/04/2019
Additional Information
Proposal: Off street parking and ancillary related works.

Area Area 1 - South East
Application Number WEB1229/19
Application Type Permission
Applicant Treasa McInerney
Location 41, Durham Road, Dublin 4, D04 KH30
Registration Date 25/04/2019
Additional Information

Proposal: The demolition of existing single storey extensions (41sqm) to the side (east) elevation, and the construction of a new single-storey extension (38.5sqm) to the side (east) elevation.

Area 1 Decisions

Area Area 1 - South East
Application Number 0136/19
Application Type Section 5
Decision SPLIT DECISION(PERMISSION & REFUSAL)
Decision Date 23/04/2019
Applicant Kevin Desmond
Location 29, Heytesbury Street, Dublin 8
Additional Information

Proposal: EXPP: PROTECTED STRUCTURE: Removal of fibre-cement roof tiles at main 'M' shaped roof as well as return. Removal of badly damages valleys and associated rainwater goods. New Blue Bangor slates at Front, rear and return, New Spanish slates at internal roof slopes (slopes into central valley). New drain from central to rear facade downpipe. New cast aluminium rainwater goods. Remove 20th century PVC windows and replace with new timber sash windows. New windows to be installed in existing historic frames. Repairs to internal fabric damaged by roof leak: Splice rotted floorboards & joists with new timber, restoration of historic flat & ornamental plaster. Removal of damaged poured concrete floor at lower level, to be replaced with new poured concrete floor. Minimally invasive upgrades to plumbing and electrical services using existing service routes.

Area Area 1 - South East
Application Number 0145/19
Application Type Section 5
Decision ADDITIONAL INFORMATION
Decision Date 24/04/2019
Applicant United Arts Club

Location 3, Upper Fitzwilliam Street, Dublin 2

Additional Information

Proposal: EXPP: PROTECTED STRUCTURE: Paint Removal: Remove as much paint as possible without damaging existing plaster.

Repairs to Plaster: Make a two-piece mould of scroll supply & fit new scroll. Repair plasterwork after paint has been removed.

Area Area 1 - South East
Application Number 0170/19
Application Type Social Housing Exemption Certificate
Decision Grant Social Housing Exemption Cert
Decision Date 25/04/2019
Applicant Folio Homes Ltd.
Location Vacant site at Le Vere Terrace (future No. 14), Rear of 4, Armstrong Street, Harold's Cross, Dublin 6

Additional Information

Proposal: SHEC: The development will consist of the demolition of an existing garden wall with gate; the construction of a new part two storey, part single storey dwelling with pitched roof to two storey section, including 2no. roof lights to rear and dormer window to front; parapet flat roof to single storey to rear and all ancillary site works.

Area Area 1 - South East
Application Number 0495/18
Application Type Section 5
Decision SPLIT DECISION(PERMISSION & REFUSAL)
Decision Date 26/04/2019
Applicant Irish Film Institute
Location 6, Eustace Street, Dublin 2
Additional Information Additional Information Received

Proposal: EXPP: PROTECTED STRUCTURE: It is intended to carry out repair works to roof and fire upgrading works to internal partitions and ceilings.

Area Area 1 - South East
Application Number 2006/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 23/04/2019
Applicant Kostas Efthymiou
Location 'Altona', 2, South Circular Road, & 55 Heytesbury Street, Dublin 8

Additional Information Additional Information Received

Proposal: PROTECTED STRUCTURE: Planning permission for development at 'Altona', No.2 South Circular Road, & No.55 Heytesbury Street, Dublin 8 - D08 DR60 (Building is a Protected Structure). The development will consist of:

(A) Renovation of existing ground floor and basement areas within No.2 South Circular Road, and No.55 Heytesbury Street for use as a dentists surgery, in continuation of the existing medical use of these areas.

(B) Renovation of existing residential areas throughout, on basement, ground, first, second and attic storage area levels, for continued use as a single family home.

(C) Addition of a two-storey over ground floor, bathroom extension to the north side of existing house, containing 2 no. new bathrooms.

(D) Removal of existing uPVC windows throughout and fitting of replacement historic replica windows.

(E) External works to existing external grassed area and external exposed basement areas/access, together with all associated site works.

Area	Area 1 - South East
Application Number	2217/14/X1
Application Type	Extension of Duration of Permission
Decision	ADDITIONAL INFORMATION (EXT. OF PERM)
Decision Date	24/04/2019
Applicant	Tramway Investment Holdings Limited
Location	17, Gilford Road, Sandymount, Dublin 4
Additional Information	
Proposal:	EXT. OF DUR.: Addition of a single storey ground floor extension of 148sqm to the front of the main building.

Area	Area 1 - South East
Application Number	2375/19
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	23/04/2019
Applicant	John Sheridan & Julieanne Hatton
Location	7, Merlyn Park, Ballsbridge, Dublin 4
Additional Information	
Proposal:	Planning permission is sought for (1) formation of bedroom & bathroom within existing roof space including dormer window to rear and roof window to front of main roof and internal alterations (2) formation of detached single storey garden room to rear garden & associated site works.

Area	Area 1 - South East
Application Number	2382/19
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	24/04/2019
Applicant	Vodafone Ireland Ltd
Location	294-298, Harold's Cross Road, Dublin 6W
Additional Information	

Proposal: Permission to erect 3 no. antenna (shrouded) and 1 no. dish together with associated telecommunications equipment and rooftop cabinets.

Area Area 1 - South East
Application Number 2384/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 24/04/2019
Applicant Lorcan Walshe & Susan Russell
Location 19, Brighton Gardens, Terenure, Dublin 6

Additional Information

Proposal: Permission is sought to construct single storey kitchen extension to rear.

Area Area 1 - South East
Application Number 2390/19
Application Type Retention Permission
Decision GRANT RETENTION PERMISSION
Decision Date 24/04/2019
Applicant Michael Stephens
Location 2, Charleston Mews, Mountpleasant Avenue Upper, Ranelagh, Dublin 6

Additional Information

Proposal: RETENTION: Retention permission for development at No. 2 Charleston Mews, Mountpleasant Avenue Upper, Ranelagh, Dublin 6. The development consists of the retention of the rear single storey extension with four associated rooflights to the existing two storey house and the conversion of the former garage into a living room. The replacement of the existing garage doors and all associated site works.

Area Area 1 - South East
Application Number 2393/19
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 25/04/2019
Applicant Irish Life Assurance PLC
Location Hambleden House, 19-26, Pembroke Street Lower adjoining, 53 Fitzwilliam Square North, Dublin 2

Additional Information

Proposal: PROTECTED STRUCTURE: Permission for development at Hambleden House (19-26 Pembroke Street Lower and 53 Fitzwilliam Square North, Dublin 2), a Protected Structure (RPS2848). The proposed development consists of the installation of an external platform lift on the Pembroke Street Lower frontage (from street/ground level to lower ground floor level) to facilitate disabled access to Hambleden House and comprises the following elements: 1) The removal of part of the existing railing and plinth on the Pembroke Street Lower frontage and its replacement with a new gate to match the existing railings. 2) The installation of an external platform lift behind existing railings and an adjacent lift access platform, accessed via the new gate. 3) The relocation of an existing dry riser from the west elevation (19-26 Pembroke Street Lower), to the south elevation (beside 53 Fitzwilliam Square North, Protected Structure RPS2848) to facilitate the installation of the platform lift and the adjacent lift access platform. 4) The relocation of an

existing entrance at the lower ground level to facilitate access to the interior of Hambleton House by wheelchair users and the replacement of the existing entrance with a new window; and 5) All associated site works above and below ground including raising part of the lower ground level adjacent to the new entrance by c. 420mm.

Area Area 1 - South East
Application Number 2395/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 25/04/2019
Applicant James Deeny
Location 25, Rostrevor Road, Rathgar, Dublin 6
Additional Information
Proposal: Permission to widen existing front vehicular site entrance at 25 Rostrevor Road, Rathgar, Dublin 6.

Area Area 1 - South East
Application Number 2396/19
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 25/04/2019
Applicant Friends First Life Assurance Co. DAC
Location 1, Coppinger Row, and 57 South William Street, Dublin 2

Additional Information

Proposal: PROTECTED STRUCTURE: Planning permission for the change of use of existing ground floor shop to cafe including new shopfront and signage, and change of use of existing first, second and third floor offices to educational use, at 57 South William Street, together with connections to allow the extension of existing restaurant at 1 Coppinger Row into the basement of 57 South William Street, in addition to the provision of a fire escape stair and associated structure connecting the rear of 57 South William Street and 1 Coppinger Row and provision of a new fire escape door to the facade of 1 Coppinger Row. All with associated works at 1 Coppinger Row and 57 South William Street, Dublin 2. 57 South William Street is a protected structure, RPS Ref. 8594.

Area Area 1 - South East
Application Number 2397/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 25/04/2019
Applicant Temple Bar Cultural Trust Ltd.
Location 1-5, Crampton Court, Temple Bar, Dublin 2
Additional Information

Proposal: Change of use of part of ground floor office to yard together with the removal of glazed roof over, construction of new separating wall to new yard incorporating access door & necessary ancillary works.

Area Area 1 - South East
Application Number 2399/19
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 25/04/2019
Applicant Anthony & Margaret Childs
Location Site to Rear of 15 Leeson Street Upper, accessed off Warner's Lane, Dublin D04 E6H6

Additional Information

Proposal: PROTECTED STRUCTURE: Permission for development at this site to rear of 15 Upper Leeson Street (a protected structure) accessed off Warner's Lane, D04 E6H6 for: Construction of a new three storey (the top floor in the attic level) mews house (164m²) with 2 no. enclosed carports to Warner Lane with open terrace over (32m²) screened with opaque glass and planting.

Area Area 1 - South East
Application Number 2401/19
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 25/04/2019
Applicant Rev. John Marchant
Location Church of St. Matthews, Irishtown Road, Dublin, D04 C753

Additional Information

Proposal: PROTECTED STRUCTURE: Permission for development at Church of St. Matthews, Irishtown Road, Dublin 4, D04 C7F3. The development will consist of the construction of a columbarium wall along the east boundary wall for the purpose of storing cinerary urns and associated paths, landscaping and seating. This development is within the curtilage of a Protected Structure, RPS No. 4007.

Area Area 1 - South East
Application Number 2403/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 26/04/2019
Applicant Paula O'Brien
Location 62, Rathdown Avenue, Terenure, Dublin 6w

Additional Information

Proposal: The development will consist of: The demolition of an existing two storey dormer type bungalow and single storey garage. The construction of a new two storey house with a basement level and the provision of 6m² roof mounted solar panels.

Area Area 1 - South East
Application Number 2404/19
Application Type Retention Permission
Decision GRANT RETENTION PERMISSION

Decision Date 25/04/2019
Applicant Burger Better Limited T/A BuJo
Location 6A, Sandymount Green, Dublin 4, D04 XY70
Additional Information
Proposal: RETENTION: Retention permission to permit the consumption of food off the subject premises.

Area Area 1 - South East
Application Number 2407/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 26/04/2019
Applicant Sarah & Scott Morton
Location 17, Ranelagh Road, Ranelagh, Dublin 6, D06 FP82
Additional Information

Proposal: PROTECTED STRUCTURE: The development will consist of the alteration of the front boundary wall and railings for the provision of a vehicular entrance to accommodate 1 no. off street parking space in the front garden and all associated site development works, on a site area of 0.0075 ha.

Area Area 1 - South East
Application Number 2409/19
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 26/04/2019
Applicant New Grove Property Ltd
Location 23-24, Mountain View Avenue, Dublin 6 & rear of Nos.
226-230 Harold's Cross Road

Additional Information

Proposal: Permission is sought for developments of lands comprising the following properties: (i) Nos. 23-24 Mountain View Avenue; (ii) Adjoining unnamed property to the immediate south fronting on to Mountain View Avenue; and (iii) 2 no. unnamed properties (Eircodes D6WX361 & D6WH968) fronting on to Mountain View Avenue to the rear of Nos. 226-230 Harold's Cross Road. The site is bounded to the north and west by Mountain View Avenue, Dublin 6 and to the east by No. 14 Mountain View Avenue and Nos. 226-230 Harold's Cross Road. The development will consist of the following: (i) Demolition of 4 no. single storey light industrial/commercial units and 1 no. two storey dwelling; (ii) Construction of a 3 no. storey 7 no. bay hipped roof terrace block, with rooflights, to comprise of 4 no. three-bedroom townhouses, 3 no. two-bedroom apartments and 5 no. one-bedroom apartments. Each townhouse to be provided with 1 no. internalised parking space accessed from exiting laneway on Mountain View Avenue with private amenity space to include east-facing courtyard at ground floor level, east-facing terrace and west-facing balcony at first floor level and east-facing balcony at second floor level. Each apartment will be served by west-facing balcony/terrace and provided with access to service area with bin store, bicycle parking (23 no. spaces); car parking (3 no. spaces), and communal amenity space located at ground floor level; and (iii) boundary treatment, provision of new public footpath, SuDS drainage and all associated ancillary works necessary to facilitate the development.

Area	Area 1 - South East
Application Number	2411/19
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	26/04/2019
Applicant	Forefront Estates Limited
Location	35 Westland Row/35 Harcourt Row, Dublin 2

Additional Information

Proposal: PROTECTED STRUCTURE: Planning permission for refurbishment and repair, including new railing to front with granite plinth and paving and replacement with modern bay window, replacement of modern internal doors with period style fire doors, replacement of modern plywood floor in entrance hall with cream coloured limestone paving, insertion at ground floor of glass double doors in modern timber stud wall from entrance hall to front office, insertion of double doors between front and rear room at ground floor level to match doors at first floor, change of use of lower ground floor from place of worship to office, four storey extension on the rear above lower ground floor level, with roof garden at ground floor level, placement of skylights on rear and side slopes of main roof, removal of roller shutter to rear and replacement with timber sheeted doors, removal of roofing felt off mews and replacement with blue/black natural slate, insertion of leaded fan light over front door, works which have commenced to the rear, including ground works and steel supports and generally the replacement of modern timber and pvc window sash with period style sash windows and refurbishment of window shutters and removal of roller shutter to front at 35 Westland Row/35 Harcourt Row, Dublin 2, a protected structure.

Area	Area 1 - South East
Application Number	2412/19
Application Type	Permission
Decision	ADDITIONAL INFORMATION
Decision Date	26/04/2019
Applicant	Pembroke Partnership Limited
Location	The former Donnybrook Laundry at The Crescent, Donnybrook, Dublin 4, D04 R856 and No. 17 The Crescent, Donnybrook Road, Dublin 4 D04 A6Y7

Additional Information

Proposal: PROTECTED STRUCTURE: Permission for development on a site of approximately 0.26 hectares at the site of the former Donnybrook Laundry at the Crescent, Donnybrook, Dublin 4, D04 R856 and No. 17 The Crescent, Donnybrook Road, Dublin 4, D04 A6Y7. (A Protected Structure is located within the site: a chimney stack (RPS Ref. 8713) under the Dublin City Development Plan 2016-2022). The site is principally bounded by: the residential development 'Donnybrook Manor' and other terrace dwellings to the north; 'The Crescent' laneway (formerly known as Church Lane) a graveyard and Donnybrook Garda Station to the east; and by the lands associated with St. Mary's Convent to the south and west. The development will consist of the demolition of structures on site (1.166 sq.m gross floor area) other than: the chimney stack (Protected Structure RPS 8713; a two-storey building located at the south-eastern corner of the site identified as Building 03 on the Architects' drawings) (390 sq. m gross floor area); and No. 17 The Crescent, Donnybrook Road, Dublin 4, D04 A6Y7 (an existing two-storey terraced dwelling) (115 sq.m gross floor area). The development will also consist of the construction of a residential scheme arranged in 3 No. new three-four storey blocks with habitable attic accommodation (identified at Buildings 01, 02 and 04 on the Architects' drawings) (3,966 sq.m gross floor area) over basement (1,910 sq. m) and within the refurbished and adapted existing Building 03 (659 sq.m gross floor area) (with interventions to Building 03 including: provision of openings within the eastern, southern and western elevations to provide new windows and

access points; and provision of a new roof) providing 44 no. apartments (comprising 11 no. one-bedroom apartments, 27 no. two-bedroom apartments, 5 no. two-bedroom duplex apartments and 1 no. three-bedroom duplex apartment). The proposed development will also consist of the provision of: ancillary floor areas over all floor levels (ancillary space includes areas such as circulation cores (lifts and stairs) and plant areas throughout the building, etc.); a central atrium (including circulation areas at all floor levels) with a glazed roof; a roof garden on Building 02 (153 sq.m); private (including terraces and balconies), communal and public open space areas; residents' storage facilities; waste storage facilities; vehicular and pedestrian access / egress and associated circulation routes (including a ramp to basement level; 46 no. car parking spaces (including 3 no. accessible spaces) at basement level; 80 no. bicycle spaces; 2 no. motorbike spaces; electric vehicle changing points; an ESB substation and switchroom; boundary treatments (including sections of new boundary wall); the widening and improvement of the existing vehicular entrance to the property from The Crescent; revised car parking arrangement and landscape design to the front of No. 17 The Crescent; provision of artwork; lighting; all hard and soft landscaping; the provision of Sustainable Urban Drainage systems (SUDs); and all other associated site excavation, infrastructural and site development works above and below ground, including changes in level and associated retaining features, boundary treatment and associated site servicing (foul and surface water drainage and water supply).

Area	Area 1 - South East
Application Number	2414/19
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	26/04/2019
Applicant	Joe McGinley
Location	Vacant site at corner of Richmond Street South, Dublin 2 and Lennox Street, Dublin 8

Additional Information

Proposal: The development will consist of alterations to previously approved development Reg. Ref. 4638/17 at the corner of Richmond Street South, Dublin 2 and Lennox Street, Dublin 8. The proposed alterations are as follows: omission of approved basement level gym (678sq.m) and provision of a cultural/recreational space, as defined under Appendix 21 of the Dublin City Council Development Plan 2016-2022, to consist of a multipurpose events space including cinema, exhibition space, conference centre (and associated meeting rooms) and ancillary facilities (toilets, storage, etc.). The development will also include minor alterations to the approved ground floor and basement floor plans and all other ancillary works necessary to facilitate the development.

Area	Area 1 - South East
Application Number	2415/19
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	26/04/2019
Applicant	Atlas GP Trading Limited
Location	Apollo House, Tara Street (D02 N920 9-11 Townsend St. (incl. The Long Stone Pub) (D02 FE00) College House, Nos. 2-3 Townsend St., (D02 F990) and the Screen Cinema, 16

Additional Information

Proposal: Permission for development at a site of 0.5 ha at Apollo House, Tara Street (D02 N920) 9-11 Townsend St. (incl. The Long Stone Pub (D02 FE00) College House, Nos. 2-3 Townsend Street, (D02 F990) and the Screen Cinema, 16-19 Hawkins Street (D02 DP65), Dublin 2. The site is bounded by Townsend St. to the South, Tara St. to the East, Hawkins St. to the East, Hawkins House to the North and West and Poolbeg St. to the North. The development consists of the amendment of previous permissions relating to 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) as follows: 1. The proposed development consists of the amalgamation and re-organisation of the permitted basements and floor levels of both buildings and the removal of the permitted car lifts onto Townsend St. as permitted for the redeveloped College House site. The combined, two-level, basement will be accessed from a single ramp onto Townsend St. Cycle access to the basement will be via a dedicated access controlled cycle lifts accessed from Townsend St.; an additional 25 cycle spaces are proposed in the basement, in addition to a relocation of some surface level cycle parking at ground level. Reconfiguration of the permitted core layouts, from basement -2 to upper levels, including roof, in both buildings and amendments to associated site servicing (foul and surface water drainage and water supply). 2. Alterations to the permitted ground floor layouts of College House and Apollo house to include: increased office entrance foyer of College House and additional retail/cafe/restaurant unit onto the internal block of 121sq.m. Amalgamation and increase of permitted retail/cafe/ restaurant units in Apollo House and College House to single unit of 1198sq.m (with potential to subdivide into up to 3 individual units). Revisions to elevations at ground floor level as a result of reduction in external plant and basement access. Consolidation and relocation of permitted 2 no. substations into 1 no. substation onto Tara St. and 1 no. substation onto Townsend St. Increased office entrance foyer of Apollo House onto Tara St. and Poolbeg St. and minor increase in the size of permitted cafe/retail/restaurant unit on the new internal route to 161sq.m. 3. Increase in permitted space at -1 level of Apollo House to 505sq.m and removal of internal fire escape stair core. 4. Overall minor increase in retail floorspace of 222sq.m and office floorspace 563sq.m resulting from these proposed alterations.

Area	Area 1 - South East
Application Number	2417/19
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	26/04/2019
Applicant	Frank Fitzgerald
Location	64, Wilfield Road, Sandymount, Dublin 4

Additional Information

Proposal: Planning permission to widen an existing pedestrian access and create a vehicular access to the front garden. Including the partial removal of the front boundary railings & plinth, & provision of new gates and associated works.

Area	Area 1 - South East
Application Number	2584/19
Application Type	Permission
Decision	APPLICATION WITHDRAWN
Decision Date	24/04/2019
Applicant	Stephen Thompson
Location	52, Dartmouth Square South, Ranelagh, Dublin 6

Additional Information

Proposal: PROTECTED STRUCTURE: permission for development consisting of the construction of a two storey pitched roof family flat, detached from the main house, ancillary to the use of the main house, at the rear of the garden facing onto the laneway incorporating a parking space off the lane, a bedroom and ensuite at ground floor level and a living and kitchen at first floor level to rear of existing house.

Area Area 1 - South East
Application Number 2702/19
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 23/04/2019
Applicant Vodafone Ireland Ltd
Location The Molesworth Building, 10-11, Molesworth Street, (Formerly 10-14, Molesworth Street), The Frederick Buildings, South Frederick Street, and No's 35-37 Setanta Place, Dublin 2

Additional Information

Proposal: Permission to erect 3 no. antenna and 2 no. microwave dishes together with associated equipment upon the rooftop.

Area Area 1 - South East
Application Number 2720/19
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 23/04/2019
Applicant Joe Brennan & Sheila Galvin
Location 42, Northumberland Road, Dublin 4

Additional Information

Proposal: PROTECTED STRUCTURE: The development consists of: Modifications to previously approved extension and alterations under planning ref: 4247/18. The modifications consist of an enlarged single storey extension to rear of dwelling at basement floor level and the provision of a WC in former utility room area under front stair flight; the provision of a fire rated glazed screen under the existing main stairs and alteration of the half-stair flight in ground floor entrance hall.

Area Area 1 - South East
Application Number 2758/19
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 26/04/2019
Applicant Strand Trust Ltd.
Location 7 & 8, Pembroke Gardens, Rear of Pembroke Road, Dublin 4

Additional Information

Proposal: PROTECTED STRUCTURE: Planning permission for internal and external refurbishment works, including a rear flat-roofed rear extension.

Area Area 1 - South East
Application Number 2813/19
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 24/04/2019
Applicant Anne Parsons
Location 7, Seapoint Terrace, Strand Street, Dublin 4

Additional Information

Proposal: Planning permission for works to the existing 2-storey over basement building to include the conversion and change of use of basement and ground floors to new yoga facility while maintaining the existing residential one-bedroom apartment at first floor level, together with the demolition of existing single-storey builders material storage sheds to the rear (north) and construction of new single storey yoga studio structure and courtyard garden to the rear (north) with a single storey link to existing building and construction of new single-storey extension to the side (east) of existing main structure to give a total new build area of 254 sqm. All with associated services at 7 Seapoint Terrace, Strand Street, Irishtown, Dublin 4.

Area Area 1 - South East
Application Number 3847/18
Application Type Permission
Decision GRANT PERMISSION
Decision Date 23/04/2019
Applicant Eve O'Toole
Location 15, Castlewood Park, Rathmines, Dublin 6

Additional Information Additional Information Received

Proposal: PROTECTED STRUCTURE; Change of use from four bedsit units to a single two-storey family dwelling to include the following works;

Removal of a side lean to shed abutting neighbouring boundary; Demolition of a rear return lean to bathroom; The construction of a new two storey extension to the north side; Modifications of openings in the rear return side and rear elevations; A new roof to the side single storey rear return; A hidden roof light to the main roof; A hidden roof light to the rear return; Internal alterations; A new door opening in the north elevation at first floor level; Enlargement of the existing bathroom; Widening of the existing opening at half landing; A new door opening in the north elevation at ground floor level; A new double door opening from rear reception to rear return; Widening of existing opening at hall to rear return; Insertion of cloakroom and W.C. under the hall stairs; The removal of internal walls to rear return; The forming of internal light well in the rear return; The general refurbishment ; The renewal of building services; External landscape works.

Area Area 1 - South East
Application Number 4658/18
Application Type Permission
Decision GRANT PERMISSION
Decision Date 25/04/2019
Applicant Knockanore Properties UC
Location 20 Merrion Road,, Ballsbridge,, Dublin 4.

Additional Information Additional Information Received

Proposal: Planning Permission is sought for the demolition of the existing two storey office and restaurant

building (2,368m²) and the erection of a part 4, part 6 storey (over two storeys of basement) building with a GFA of 10,395m², comprising office (net area 5,481m²) and restaurant (net area 455m²) use, parking, substation and ancillary accommodation and works. The building takes the form of two distinct blocks (a north and south block) which are linked by a central stair and lift core. The south block, fronting Merrion Road, extends to a height of 17.075m. The north block extends to a height of 25.1m. The development comprises the following: at Basement Level -2: 9 car parking spaces, services and plant; at Basement Level -1: 26 car parking spaces, secondary offices, restaurant back of house, general storage and cycle parking / facilities; at ground floor level: at entrance lobby, office space and restaurant space; at first, second, and third floors: office space and ancillary facilities; at fourth floor: office space and a roof terrace (on the southern side of the proposed building); at fifth floor office space and ancillary facilities; at roof level above the north block: photovoltaic panels are proposed. Vehicular and cycle access to the basement is proposed from Ballsbridge Park via the existing access. The entrances to the office space are from Ballsbridge Park and Merrion Road. The entrance to the proposed restaurant is to the south off Merrion Road. the adjoining building at 32 Merrion Road is a Protected Structure. Landscaping is proposed around the site incorporating seating areas both in public areas and in association with the restaurant. 1 disabled parking space and 2 drop off spaces are proposed at ground level. An ESB substation is proposed to the north-west corner of the site near the entrance. And all associated works.

Area	Area 1 - South East
Application Number	4758/18
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	26/04/2019
Applicant	Charlemont Regeneration DAC
Location	Tom Kelly Road / Charlemont Street, Dublin 2
Additional Information	Additional Information Received

Proposal: The development will consist of amendments to Block 1 which forms part of a previously permitted development DCC Reg. Ref. 3742/10 (ABP ref. PL29S.238212), as subsequently amended by planning permission DCC Reg. Ref. 4443/16, and DCC Reg. Ref. 3735/18. There are no amendments from basement through to fourth of the previously permitted development DCC Reg. Ref. 3735/18. The following is a breakdown of the proposed amendments to the fifth floor and proposed additional levels. Specific changes to each floor are as follows: Fifth Floor - proposed amendment to the footprint of the previously permitted fifth floor; Sixth Floor - proposed additional floor and terrace; Seventh Floor - proposed additional floor and terrace on four sides; Roof Plant Room Plan - reduction in the overall footprint of the overall roof plant room plan; and Roof Plan - reduction in the overall footprint of the overall roof plan. The proposed amendments to Block 1 will provide for a building of 8 no. storeys (inclusive of ground, 1st, 2nd, 3rd, 4th, 5th, 6th, 7th) of a total gross floorspace of 23,279 square metres (excluding basement) and 29,574 square metres (including basement), with an overall building height of 32.80m from ground level (excluding plant, atrium and lift overrun above). The proposed changes will result in amendments to the overall floor areas for the following uses: Office - from approved 17,064 square metres to proposed 22,233 square metres. The proposed works are all within a site area of 3,168 sqm (0.3168ha).

Area	Area 1 - South East
Application Number	WEB1039/14/X1
Application Type	Extension of Duration of Permission
Decision	GRANT EXT. OF DURATION OF PERMISSION
Decision Date	24/04/2019

Applicant Carole Ridge
Location 4, Bushfield Terrace, Donnybrook, Dublin 4

Additional Information

Proposal: EXT. OF DUR.: The development will consist of demolition of the existing lean-to single storey rear domestic extension & construction of a two storey pitched roof rear domestic extension with a flat green roof area to provide additional living accommodation at ground floor & an additional bedroom at first floor with alterations to the existing house including the provision of a rooflight to the rear & construction of a vehicular access opening with a gate off Bushfield Terrace to provide a hard landscaped car park space to the front of the house and all associated site works.

Area Area 1 - South East
Application Number WEB1112/19
Application Type Retention Permission
Decision GRANT RETENTION PERMISSION
Decision Date 23/04/2019
Applicant Celie O'Connell and Michael Nicell
Location 159, Rosary Terrace, Stella Gardens, Irishtown, Dublin 4, D04 RW72

Additional Information

Proposal: RETENTION: Permission is sought for retention of development consisting of modifications to previously approved development (under Register Reference 2392/03) to include reduced floor area to single storey rear extension, all to existing single storey mid terrace dwelling.

Area Area 1 - South East
Application Number WEB1219/19
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 26/04/2019
Applicant Gerry Mac Mahon
Location 41, Fortfield Terrace, Rathmines, Dublin 6, D06 A098

Additional Information

Proposal: The proposed development will consist of the conversion of the existing attic space into 2no. bedrooms and bathroom, new roof profile to side and rear of house to accommodate new bedrooms and will include 3no. Velux windows to the front of the house, together with minor internal modifications and associated site development works.

Area Area 1 - South East
Application Number WEB1655/18
Application Type Permission
Decision GRANT PERMISSION
Decision Date 23/04/2019
Applicant Bronwyn Thomson & Paki Smith
Location 24, Pigeon House Road, Ringsend, Dublin 4, D04 HH98
Additional Information Additional Information Received

Proposal: Demolishing the existing single storey extension to the rear, construction of a new 2 storey extension to the rear including raising the existing roof ridge height to match eastern adjoining property for

first floor extended attic accommodation with 2 No. velux roof-lights to the front, and all associated site works.

Area 1 Appeals Notified

Area	Area 1 - South East
Application Number	2165/19
Appeal Type	Written Evidence
Applicant	Friends First Life Assurance Company DAC
Location	43 & 44, Clarendon Street, Dublin 2

Additional Information

Proposal: The development will consist of temporary change of use to short term letting for 6 no. existing apartments (4 no. 1 bedroom and 2 no. 2 bedroom) occupying the top 3 floors of the existing 5 storey building at No. 43 & 44 Clarendon Street, Dublin 2. No physical works are proposed as part of this development.

Area	Area 1 - South East
Application Number	3656/18
Appeal Type	Written Evidence
Applicant	Miro Hotel 2 Limited
Location	Nos. 33-36, Dawson Street and associated rear buildings, Dublin 2, Nos. 34-36 Anne's lane, Dublin 2 and Joshua House, 1-3 Joshua Lane, Dublin 2

Additional Information

Additional Information Received

Proposal: PROTECTED STRUCTURE: Planning permission is sought by Miro Hotel 2 Limited for a new hotel and RIAC headquarters at the following sites at: Nos. 33-34 Dawson Street, No.s 1-3 Joshua Lane (Joshua House), the RIAC carpark (former squash court), No. 34 Anne's Lane (under the ownership of the RIAC) and No. 35-36 Dawson Street and No. 35-36 Anne's Lane (under the ownership of Miro Hotel 2 Limited), Dublin 2. The site is bounded to the north by No. 37 Dawson Street, to the south by Joshua Lane and Nos. 8-9 St Stephen's Green, to the east by Dawson Street and to the west by Anne's Lane. There are four Protected Structures listed on the current Record of Protected Structures in Dublin within the site boundary including: No. 33 Dawson Street (2263), No. 34 Dawson Street (2264), No.35 Dawson Street (2265), No. 36 Dawson Street (2266).

The development will consist of the following:

Demolitions:

Dawson Street:

- Removal of existing contemporary canopies, signage, balconies and awnings to the front facade of No. 35 & 36 Dawson Street and repair of existing protected structures.
 - Removal of part of existing window section to front façade of No. 33 Dawson Street to form new front entrance door within existing opening to the RIAC.
-

Central Courtyard:

- Removal of existing partition wall to carpark to the rear of No. 34 Dawson Street.
- Demolition of existing contemporary first floor extensions to the rear of No. 33-34 Dawson Street (RIAC) above existing carpark and repair of existing protected structures.
- Demolition of existing 2- storey contemporary hotel extension (c. 840sqm) and associated steel transfer structure and plant above existing single storey halls to the rear of Nos. 35-36 Dawson Street and repair of existing protected structures.
- Removal of existing contemporary roof and associated 3 level car park structure to former squash court to the rear of No. 8 Stephen's Green.

Anne's Lane:

- Demolition of existing 2- storey contemporary hotel extension at 2nd & 3rd floor level to Anne's Lane above existing single storey coach house to the rear of No. 35 Dawson Street and repair of existing protected structure.
- Demolition of contemporary external wall, louvres and entrance signage to existing single storey coach house to the rear of No. 35 Dawson Street.
- Demolition of contemporary 4-storey over basement hotel extension to Anne's Lane to the rear of No. 36 Dawson Street.
- Removal of ground floor shutters, contemporary 1st floor balcony and signage to existing brick building at No.36 Anne's Lane to the rear of No. 36 Dawson Street.

Joshua Lane:

- Removal of existing pitched roof to be rebuilt at a higher level.
- New opening and door formed in gable wall to link into No. 33 Dawson Street.

Construction of:

Dawson Street:

- Construction of a new front entrance and entrance canopy to No. 33 Dawson Street (RIAC).
- Construction of a new hipped slate roof to No. 33 Dawson Street (RIAC).
- Installation of 2 No. new external lifts to the rear façade of No. 33 & 34 Dawson Street.
- Construction of a new glazed atrium to the rear façade of No. 33 & 34 Dawson Street (c. 150m²).
- Refurbishment of No. 33 & 34 Dawson Street to provide RIAC members area with associated staff, store, plant and toilet facilities and hotel accommodation.

- Refurbishment of No. 35 & 36 Dawson Street to provide hotel accommodation with associated refuse and other stores, servicing areas and access from Anne's Lane at basement level, retention of existing restaurant unit (c. 410m²) and existing retail unit (c.39m²) at basement level. Retention of existing bar unit in No. 36(c. 450m²) with associated restaurant/bar stores, servicing areas, toilets, staff facilities.
- New glazed pitched roof to the rear of No. 35 Dawson Street at ground level.
- New opening and link door from rear hall to the new atrium at No. 33 + 34 Dawson Street.
- New opening and link from 1st - 3rd floor formed from No. 34 Dawson Street to No. 35 Dawson Street.
- Change of use of 3rd floor of Nos. 33-34 Dawson Street from a Language School to hotel bedrooms.

Joshua Lane:

- Construction of a single storey glazed walkway link above existing first floor link at the RIAC Carpark Entrance to Joshua Lane connecting No. 33 Dawson Street and Joshua House.
- Construction of a new raised roof and walls to Joshua House to provide improved ceiling height.
- Refurbishment of interior to Joshua House to provide reconfigured kitchen and administrative facilities for the RIAC.

Central Courtyard:

- Retention of existing car park (31 car parking spaces) and access points at Joshua Lane and Anne's Lane at ground level.
- Construction of new basement level under the footprint of existing carpark to the rear of No. 33-34 Dawson Street. New Basement level to provide new RIAC carpark with 30 car parking spaces, plant, cold water storage tank, staff areas, stores and escape stairs.
- Construction of a new 5-storey over ground building (19.4 metres above ground level) supported by steel columns and suspended above existing ground level car park to the rear of No.33- 34 Dawson Street and the two halls to the rear of No. 35-36 Dawson Street. New building to provide hotel bedrooms, lift and escape stair.
- Construction of a new 4-storey building over car park at ground level supported independently of existing walls with a new steel and concrete structure, within existing boundary walls of former squash court to the rear of No. 8 St. Stephen's Green. New building to provide hotel bedrooms, lift and escape stair.

Anne's Lane:

- Construction of a new 4-storey building over ground to the rear of No. 36 Dawson Street. New building to provide hotel bedrooms, lift, escape stair and service entrance.

- Construction of 3 new storeys with plant enclosure in roof over, supported independently by steel columns above the existing single storey coach house to Anne's Lane, to the rear of No. 35 Dawson Street including 2-storey glazed link walkway at level 3 & 4 connecting to proposed building in central courtyard above existing car park. New building to provide hotel bedrooms.
- New service passage at basement level formed beneath No. 35 Anne's Lane.

The proposed development will consist of :

- 117 Bedrooms
- 61 No valet car spaces in existing ground floor car park and proposed basement car park
- 12 No bicycle spaces
- Access and exit points from Dawson Street, Anne's Lane and Joshua Lane.
- Dormer windows at fifth floor level of proposed new hotel building.
- Provision of new stair/lift cores and circulation areas throughout.
- Provision of green roofs.
- Repair of front and rear facades to No.s 33- 36 Dawson Street and Anne's Lane.
- Pedestrian accesses to hotel, bar/restaurant units and services via Dawson Street and Anne's Lane;
- Provision for service access to Anne's Lane.
- A total gross internal area of c.8501.33m²;
- All associated site development works, services provision, landscaping, boundary treatments works.

Area	Area 1 - South East
Application Number	4106/18
Appeal Type	Written Evidence
Applicant	Sawbridge Ltd.
Location	The Swan Centre, Rathmines Road Lower / Castlewood Avenue, Rathmines, Dublin 6
Additional Information	Additional Information Received

Proposal: The development will consist of:

- The demolition of existing pitched glazed roof over mall
- The construction of a new entrance door from Castlewood Terrace into a re-configured access corridor, stair core and goods lift

- The construction of a new 331sq.m storage space at first floor level adjacent to Castlewood Terrace, accessed from the extended existing stair core; and a new goods lift and stair core from reconfigured service yard
- The extension of the existing stair and lifts core in order to connect all levels from existing, parking space up to new second floor, and a new glazed link connecting both existing and new stair cores to the east
- The construction of a new glazed link corridor around the existing glazed 'dome' over shopping mall to link the access corridor to new gym and office building
- The construction of a new gym and office structure on the second floor (roof level) of the existing shopping centre. The new structure will increase the overall height of the building to part three storeys and part five storeys in height
- The new proposal includes for a roof terrace of 224sq.m at third floor level, and a roof terrace 31sq.m at fourth floor level, both onto Rathmines Road Lower
- The front facade of the existing buildings on to Rathmines Road Lower will be re-clad in pale grey brick above ground floor level to create a new three storey scale to the street
- Existing fire escape stairs to the north and south of the proposal will be upgraded, internalised and improved to facilitate the development
- All associated site works.

The total area of the proposed development is 3832sq.m. The total site area is 14582sq.m. and is bounded by Rathmines Road Lower, Castlewood Lane and Castlewood Avenue.

Area 1 Appeals Decided

Area	Area 1 - South East
Application Number	3157/18
Appeal Decision	APPEAL WITHDRAWN
Appeal Decision Date	@25/04/2019
Applicant	Wave Point Ltd.
Location	21, Ship Street Great, Dublin 8
Additional Information	Additional Information Received

Proposal: Permission for amendments to previously approved Grant of Permission (ref 2701-16 & PL29S.247947). The development consists of the remodelling of external facades along with internal alterations, which comprise: a) Re-organisation of the upper ground and lower ground floor levels, such that the bar and restaurant open out to the rear garden at lower ground level, to include a glazed 'garden room' extension, and the resultant relocation of bedrooms to the upper ground level at rear, with omission of the raised external restaurant deck; re-arranged entrance lobby and cafe to the front at upper ground level, with the entrance and lobby repositioned to the south, with a new entrance to the north end to provide a separate access to the lower ground bar and restaurant. b) Re-organisation of the bedroom floors (1st to 5th), to include the provision of 9 no. additional bedrooms, with 192 sq.m of additional floor area, over these floors; the projecting bay window to the east boundary of all floors is omitted; c) Re-

organisation of the top bedroom floor (6th), with the omission of bedrooms so as to accommodate enclosed plant areas; omission of 1 bedroom, and reduction in floor area of 23 sq.m; the projecting bay window to the east boundary is omitted; d) elevational changes to accommodate the above, including the use of pre-dominantly brick cladding, with pressed-metal cladding to the 5th & 6th floors, in lieu of previously proposed render, black zinc, natural zinc, reglit glass panels and aluminium cladding panels. A decorative back-lit corten steel wall is proposed to announce the access route to the historical site to rear. Bedroom terraces are proposed at 1st floor overlooking the garden (to 5 bedrooms), and at 5th and 6th floors overlooking the street (to 4 bedrooms). The gross floor area of the development is 5739sq.m, an increase of 250sq.m. 134 bedrooms are proposed, a net increase of 10 over approved. The overall footprint, height and mass of the building has been retained, with minimal alterations thereof.

Area	Area 1 - South East
Application Number	4070/18
Appeal Decision	GRANT PERMISSION
Appeal Decision Date	23/04/2019
Applicant	Broadfield Development Limited
Location	Site at Pembroke Row, known as 5/5A, Lad Lane, Dublin 2

Additional Information

Proposal: Planning permission is sought for a variation to previously approved application (Reg. Ref. 2952/17) for a development of a new building containing a ground floor restaurant with 25 residential apartments overhead on a site at Pembroke Row, known as 5/5A Lad Lane, Dublin 2. Permission is now sought for a change of use of the ground floor, 434sq.m.. in extent, approved for restaurant use, to that of an Enterprise Centre. Permission is also sought to extend the ground floor by 452sq.m. to the rear to be used as part of the Enterprise Centre. The total floor area of the Enterprise Centre will be 886sq.m. and will have ancillary landscaping. The centre will provide 15 bicycle spaces and showering facilities at basement level. The amenity open space to serve the approved apartments will be amended as a consequence.

Area	Area 1 - South East
Application Number	4312/18
Appeal Decision	APPEAL WITHDRAWN
Appeal Decision Date	@25/04/2019
Applicant	Luxor Investments Limited
Location	Radisson Blu Royal Hotel, Golden Lane, Dublin 8

Additional Information

Proposal: Planning Permission for an extension to the existing Sky Bar at level 7 of the Hotel. The site is bounded to the north by a surface car park, to the south by Golden Lane, to the east by Woodchester House, Le Pole House and 21 Ship Street Great and to the west by Chancery Lane. The development consists of the extension to the existing sky bar at 7th floor level of 250sqm of additional floor area, modifications to the existing stairs on Golden Lane, ancillary facilities to serve the venue and set-back landscaped terraces to the north, east and south.

Area Area 1 - South East
Application Number WEB1451/18
Appeal Decision GRANT PERMISSION
Appeal Decision Date @25/04/2019
Applicant Katie Guardianelli
Location 24, Wilfield Park, Sandymount, Dublin 4
Additional Information Additional Information Received
Proposal: Conversion of garage to habitable room and a first floor extension on the rear.

Area Area 1 - South East
Application Number 3272/18
Appeal Decision GRANT PERMISSION
Appeal Decision Date 18/04/2019
Applicant Davy Target Investments ICAV
Location Site to the rear of Waterloo Exchange at the corner of Waterloo Road and Fleming's Place, Dublin 4
Additional Information Additional Information Received

Proposal: The proposed development consists of site clearance works including the partial demolition of a car park structure at ground and podium level and the incorporation of the existing vehicular accesses at ground level, including the ramped access leading to podium level (both off Fleming's Place) within the proposed development. The proposed office building ranges in height between 1- and 5- storeys above basement level with a total Gross Floor Area (GFA) of 3,460.5sq.m (above ground floor level). An ESB sub-station and two Switch Rooms are proposed at ground floor level accessed off Fleming's Place to the south. Vehicular access serving the proposed development is also provided off Fleming's Place through the continued use of an existing ground level vehicular access leading to two (2) car lifts that service the basement level that provides 24 car parking spaces and 1 motor-cycle parking space. A total of 29 bicycle parking spaces is provided at ground floor level together with staff shower facilities. A south-east facing roof terrace is provided at third floor level facing Waterloo Road. Pedestrian access to the proposed building is provided at ground floor level along the Waterloo Road frontage leading to reception facilities and the main stair/lift core. Public realm improvements at ground level to the front of the proposed building along the Waterloo Road frontage include the removal of 6 no. trees and hard and soft landscaping of the area to include the provision of 4 no. new planters, timber benches, disabled platform lift together with all associated site works.

*****Amendment to Week 16/19*****

Area Area 1 - South East
Application Number 3764/18
Appeal Decision REFUSE PERMISSION
Appeal Decision Date 18/04/2019
Applicant Strandmount Limited
Location Charlemont Place, Dublin 2
Additional Information Additional Information Received
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 'Peters 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: a 43 No. bedroom part two to part seven storey (over a part double basement) aparthotel (2,743 sq m); 10 No. ancillary basement car parking spaces; vehicular access to the basement car park via the existing ramp to the west; pedestrian access via the existing laneway at the south-east of the site; a screened roof terrace (facing north, east and west) at fourth floor level; bicycle parking; hard and soft landscaping; loading bay; boundary treatments; plant; and all associated site development works above and below ground.

*****Amendment to Week 16/19*****

WEEKLY PLANNING LISTS

Article 27(2), Planning & Development Regulations 2001 (as amended)

(a) Under section 34 of the Act, the applications for permission may be granted permission, subject to or without conditions, or refused.

(b) It is the responsibility of any person wishing to use the personal data on planning applications and decisions lists for direct marketing purposes to be satisfied that they may do so legitimately under the requirements of the Data Protection Acts 1988 and 2003 taking account of the preferences outlined by applicants in their applications.

Article 31(g), Planning & Development Regulations 2001 (as amended)

(a) In deciding a planning application the planning authority, in accordance with section 34(3) of the Act, has had regard to submissions or observations received in accordance with these Regulations”

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PLANNING INFORMATION SESSIONS

Qualified staff members are available by appointment to explain the content of **current** planning applications.

The service is being provided to assist members of the public and residents groups in understanding planning applications currently part of the planning process. The service is **not** intended to provide general planning advice or to assist in the drafting of submissions in relation to planning objections, observations and appeals.

All queries in relation to site specific planning guidance or pre-application discussion should be directed to the area planner, Planning Department, Block 4, Floor 3, Civic Offices, Wood Quay, Dublin 8.

Please contact the relevant area office number below to make an appointment and to ensure that the relevant documentation will be made available on the day of your visit.

Area	Contact Number	Meeting Location
Central Area	2222932	Civic Offices, Wood Quay, Dublin 8.
South Central Area	2225200	
South East Area	2225127	
North West Area	2225727	
North Central Area	222 8870	



Dublin City Council

SOCIAL HOUSING EXEMPTION CERTIFICATES

17/19

(23/04/2019-26/04/2019)

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Area Area 1 - South East
Application Number 0189/19
Application Type Social Housing Exemption Certificate
Applicant Ciara Roche
Location 54, Nephin Road, Dublin 7, D07 PKF1
Registration Date 23/04/2019

Additional Information

Proposal: SHEC: Three no. two and three storey dwellings, one 3 bedroom and two 4 bedroom dwellings and associated external works.

Area Area 1 - South East
Application Number 0191/19
Application Type Social Housing Exemption Certificate
Applicant Cathy O'Brien
Location Orchard Lane, Rear of 60, Ranelagh Road, Ranelagh,
Dublin 6
Registration Date 24/04/2019

Additional Information

Proposal: SHEC: Demolition of shed and construction of 3 bedroom mews dwelling.



Dublin City Council

SECTION 5 EXEMPTIONS

17/19

(23/04/2019-26/04/2019)

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Area Area 1 - South East
Application Number 0190/19
Application Type Section 5
Applicant Paul Howard
Location 6 & 8, Larkfield Park, Harolds Cross, Dublin 6W
Registration Date 23/04/2019

Additional Information

Proposal: EXPP: Remove chimney stacks from both 6 & 8 Larkfield Park. Fit solar panel system to create passive energy efficient homes.
