



Comhairle Cathrach
Bhaile Átha Cliath
Dublin City Council

Dublin City Council

Weekly Planning List

32/19

(06/08/2019-09/08/2019)

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 2396/19
Application Type Permission
Applicant Friends First Life Assurance Co. DAC
Location 1, Coppinger Row, and 57 South William Street, Dublin
2
Registration Date 07/08/2019
Additional Information Additional Information Received

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 2409/19
Application Type Permission
Applicant New Grove Property Ltd
Location 23-24, Mountain View Avenue, Dublin 6 & rear of Nos.
226-230 Harold's Cross Road
Registration Date 09/08/2019
Additional Information Additional Information Received

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 3691/19

Application Type Permission
Applicant Kollect on Demand Ltd.
Location Circle K Belmont Service Station, 126, Sandford Road,
Ranelagh, Dublin 6, D06 W2C0
Registration Date 07/08/2019
Additional Information
Proposal: Permission for a pay-to-use waste portable compactor for dry recyclables and a pay-to-use portable waste compactor for residual waste and food waste.

Area Area 1 - South East
Application Number 3695/19
Application Type Permission
Applicant Ryans Public House
Location 91 and 92, Camden Street Lower, Dublin 2 and 1, 2 and
3, Camden Row, Dublin 8
Registration Date 07/08/2019

Additional Information

Proposal: PERMISSION & RETENTION: PROTECTED STRUCTURE: Nos. 91 and 92 Camden Street Lower and Nos. 1 and 2 Camden Row are protected structures. There are various buildings associated with these primary structures including link building between No. 92 Camden Street Lower and No. 1 Camden Row, three cottages, a former abattoir and laneway.

The proposed development comprises of amendments to the development permitted under Dublin City Council Reg. Ref. 2653/17 including:

(i) No. 91 Camden Street Lower (including cottages and abattoir to rear)(Butchers Pantry Delicatessen):

a. Permission - revised glazed lobby from Camden Street Lower, closing off stairwell, omission of rear seating area to cafe in rear return in lieu of new corridor to W/C and provision of finishing kitchen; provision of W/C in lieu of bin store in rear cottage; and revised layout at first and second floor.

b. Retention - Part enclosure of former abattoir area and new roof.

(ii) No. 92 Camden Street Lower and Nos. 1 and 2 Camden Row (Ryan's Public House) -

a. Retention - revised elevations including stone pilasters in lieu of cast-iron columns, revised bar counter; alteration to rear pub lobby and stair; omission of window and relocation of external door to Camden Row; revised toilet layout at first floor and additional toilets at second floor.

b. Permission - re-instatement of original staircase and rear room; and one no. rooflight in lieu of permitted four no.

(iii) No. 3 Camden Row -

a. Permission - revised zinc roof in lieu of glazed roof

(iv) All associated, ancillary and other minor works, including site development works and repairs to existing structures.

Area Area 1 - South East
Application Number 3696/19
Application Type Retention Permission
Applicant Farmer Browns Eatery Ltd.
Location Farmer Browns, 170, Rathmines Road Lower, Dublin 6
Registration Date 07/08/2019

Additional Information

Proposal: RETENTION: PROTECTED STRUCTURE: The development consists of a retractable demountable rectangular parasol at lower ground floor level to front.

Area Area 1 - South East
Application Number 3702/19
Application Type Permission
Applicant James Coyle
Location 1 Sydenham Road, Ballsbridge, Dublin 4
Registration Date 08/08/2019

Additional Information

Proposal: Permission sought for detached new two storey mews with roof light, external store to rear of private open space with 2 no. bicycle spaces, provide for 6 no. bicycle spaces to rear of main house private open space to replace Granted Permission Ref. 4481/17 for a two car garage and associated car parking spaces to main house at No. 1 Sydenham Road, Dublin 4.

Area Area 1 - South East
Application Number 3705/19
Application Type Permission
Applicant Carechoce (Parnell Rd) Ltd.
Location Menni House, Parnell Road, Dublin 12
Registration Date 08/08/2019

Additional Information

Proposal: Permission for an increase of 171.1m² (7961m² permitted to 8132.1m² proposed) to the permitted nursing home under Planning Ref. No. 3756/15, at the lands of Menni House, Parnell Road, Dublin 12. This amended proposal primarily allows for the building set back at its western end to comply with Condition No. 3 attached to the granted permission, which calls for removal of 8 No. single bedrooms, reconfiguration of the escape stairs and all subsequent revisions to affected areas. Permission is also sought for minor adjustments to finished floor levels, elevational changes, reduction of the basement parking provision, increase in total parking provision, increase in total parking provision from 65 to 70 spaces and reduction of bed spaces from 147 to 143 based on internal layout reconfiguration, new substation, revised landscaping design and all associated site works.

Area Area 1 - South East
Application Number 3710/19
Application Type Permission
Applicant Espirit Investments Ltd.
Location Car park adjacent to, 4, Herbert Place, Dublin 2

Registration Date 09/08/2019

Additional Information

Proposal: Planning permission for the construction of a new 5-storey 2,050 sq.m office building with a relocated vehicle access off Herbert Lane to 3 no. parking spaces and 20 cycle spaces, including a new sub-station at lower ground floor and with new railings, signage and a pedestrian access off Herbert Place to the upper ground floor, on a site within a Conservation Area currently used as a car park.

Area Area 1 - South East

Application Number 3711/19

Application Type Permission

Applicant Trebleside DAC

Location 37/38, Camden Row, Dublin 8, D08 T6N3 and Opium, 26 Wexford Street, Dublin 2, D02 HX93, 13/14 Liberty Lane, Dublin 8, D08 NF86

Registration Date 09/08/2019

Additional Information

Proposal: PERMISSION & RETENTION: Planning permission for alterations to the existing second floor rooftop smoking area to the east eliminating this as a smoking area and providing a roof to enclose the area at Opium. It is also applying for retention permission for the reduced and partially covered smoking area in the centre of the second floor of Opium and retention permission for (a) connections between 37/38 Camden Row and Opium, (b) change of use from keg room to seated area at 37 Camden Row, and (c) the use of the ground floor internal yard to the north of 37/38 Camden Row as a smoking / outdoor area.

Area Area 1 - South East

Application Number 3714/19

Application Type Permission

Applicant The Electricity Supply Board (ESB)

Location Poolbeg Generating Station, Pigeon House Road, Dublin 4

Registration Date 09/08/2019

Additional Information

Proposal: Planning permission for development on a c. 3 ha site located fully within the existing Poolbeg Generating Station, Pigeon House Road, Dublin 4 (Eircode D04 XD82), which is licenced by the Environmental Protection Agency (EPA) under an Industrial Emissions (IE) Licence [Ref. P0577-03]. The development will consist of a 75 MWe (electrical output) aero derivative gas fired turbine for the generation of electricity and will include the following elements: (a) c. 488 sq.m. turbine module building up to c. 15.5 m high (typically comprising a gas turbine platform, elevated air intake unit, vent air outlet, bleed valve plenum) with a c. 30 m high stack; (b) ancillary buildings comprising: (1) c. 60 sq. m., single storey welfare facilities building (2) c. 190 sq. m., single storey combined control / electrical room and fire suppression and compressed air system building (3) c. 50 sq. m., single storey electrical balance of plant (BoP) control room (4) c. 32 sq. m., 3.2 m high lube oil skid building (5) c. 128 sq. m., 6 m high gas compressor building and associated cooler (28 sq. m., 4 m high) (6) c. 15 sq. m., single storey de-mineralised water forwarding pumps building (7) c. 75 sq. m., single storey fire fighting pumps building (8) c. 15 sq. m., single storey liquid fuel forwarding skid building; (c) industrial / electrical plant comprising: (1) c. 11 sq. m., 2.5 m high station service transformer compound enclosed on three sides (2) c. 390 sq. m., 8.6 m high compound enclosed on three sides housing 2 transformers (3) c. 38 sq. m., 4 m high fin fan coolers (4) de-mineralised water tank (c. 12 m high, c. 1,541 cubic metre capacity) (5) raw/fire water tank (14 m

high, c. 2,044 cubic metre capacity) (6) c. 900 sq.m. bunded area containing a c. 9 m high liquid fuel tank (c. 579 cubic metre capacity) (7) c. 22 sq. m., c. 2.6 m high emergency diesel generator (8) fenced gas receiving station (c. 150 sq. m.) containing various items of industrial plant, elevated pipework, etc.; (d) c. 2.6 m high boundary and internal palisade fencing and gates; and (e) ancillary site clearance and development works including provision of areas of hardstanding and car parking, internal access roads, and connections to site services networks including: gas, liquid fuel, electrical, water supply, surface water drainage/attenuation, and wastewater. The primary access will be via the existing Poolbeg Generating Station entrance at Pigeon House Road with a temporary construction access via the existing entrance off the road immediately south of the site. Planning permission is being sought for a duration of 10 years. The proposed development is for the purposes of an activity requiring an application to the EPA for a licence under the Industrial Emissions Directive. A Natura Impact Statement (NIS) will be submitted to the Planning Authority with the application.

Area Area 1 - South East
Application Number 3717/19
Application Type Permission
Applicant Silver Bloom Ltd.
Location Jefferson House, 2, Eglinton Road, Donnybrook, Dublin 4
Registration Date 09/08/2019

Additional Information

Proposal: The development will consist of the demolition of the existing 5-storey office/residential building on site (the total area for demolition is 2,910 sqm) and the construction of a new residential scheme of 62 units on 11 floors over an existing and extended basement. The residential development will comprise 7 no. studio apartments, 22 no. 1-beds, 31 no. 2-beds and 2 no. 3-bed units all with balconies/terraces; resident amenity spaces including a meeting room, concierge and a gym will be provided at ground floor level. A total of 20 no. car parking spaces will be provided at basement level, including 1 no. wheelchair accessible space. A bin store, 2 no. motorcycle spaces and 72 no. bicycle spaces will also be provided at basement level with a further 22 no. bicycle spaces at ground floor level. The development shall be served via the existing vehicular access point from Eglinton Road, which is to be widened, along with a new pedestrian entrance from Eglinton Road/Donnybrook Road. The uppermost roof will have PV panels and 3 no. roof lights. The associated site and infrastructural works include provision for water services; foul and surface water drainage and connections; all landscaping works; boundary treatments and electrical services; including an ESB substation.

Area Area 1 - South East
Application Number 3718/19
Application Type Permission
Applicant The Provost Fellows, Foundation Scholars and other Members of the Board
Location Site, c 0.47 ha within the campus of Trinity College Dublin, Dublin 2
Registration Date 09/08/2019

Additional Information

Proposal: Permission for development (to be known as the E3 Learning Foundry) at this site, c0.47 ha within the campus of Trinity College Dublin, Dublin 2, consisting substantially of the area of the four-storey Biochemistry building fronting Parade Ground, two storey portacabin single storey Roberts Laboratory, glasshouses and ancillary single storey structures which has permission for the demolition and removal of

structures pursuant to Planning Ref. 3884/18. The development site will also include the Anatomy Annexe building, parts of the Zoology/Physiology and Anatomy/Chemistry buildings and part of Parade Ground. The development consists of: 1. New university building c. 7,256 sqm, fronting Parade Ground, ranging from 4 to 6 storeys over basement (c. 26m above ground level at the central lantern element of the building). The new building will connect to the rear of the Zoology/Physiology building at ground floor level. 2. Demolition of 2 storey Anatomy Annexe building c. 270 sqm and extensions to that building c. 135 sqm located adjacent to the Zoology and Anatomy / Chemistry buildings, creating a new landscaped plaza and providing a pedestrian connection between Parade Ground and College Park over part basement. 3. Demolition of accretions (additions) to rear of Zoology/Physiology building c. 270 sqm and consequent alterations to rear elevations with minor reconfiguration works at the interface between the existing building and proposed new development. 4. Creation of an external access to the north elevation of the Anatomy building and alterations to that elevation. 5. All ancillary works, including: bicycle provision (c. 360 spaces); attenuation tank; basement and rooftop plant; rooftop pv panels, greenhouse and terrace on roof of 4 storey element; landscaping and public realm works; drainage; signage; all related site development and excavation works above and below ground.

Area	Area 1 - South East
Application Number	WEB1476/19
Application Type	Permission
Applicant	NOC Ltd
Location	3, Ashfield Avenue, Ranelagh, Dublin, D06 CH60
Registration Date	07/08/2019
Additional Information	

Proposal: The change of use from a multi occupancy unit to a single dwelling. The construction of a part one storey, part two storey extension to the rear of the house. The conversion of an attic to storage space including a rooflight and dormer roof window to the rear. The replacement of aluminium windows to the front with timber sash windows. The rebuilding of walls in the rear return. A replacement front door.

Area 1 DOMESTIC

Area	Area 1 - South East
Application Number	3689/19
Application Type	Permission
Applicant	Deirdre McTigue & Steven McNamee
Location	3, Gulistan Cottages, Rathmines, Dublin 6
Registration Date	07/08/2019
Additional Information	

Proposal: Planning permission is sought for attic conversion with dormer projection to rear consisting of new bedroom, new internal alterations on ground floor consisting of wet-room and new lounge, and all associated site works.

Area	Area 1 - South East
Application Number	3690/19
Application Type	Permission
Applicant	Derek Tinsley & Cliona O'Broin

Location 76, Devenish Road, Kimmage, Dublin 12

Registration Date 07/08/2019

Additional Information

Proposal: Planning permission is sought for a part single part 2 storey extension to rear for bedroom use, enlargement of kitchen to rear, and additional internal changes and all associated site works.

Area Area 1 - South East

Application Number 3700/19

Application Type Permission

Applicant Mark Feighery

Location 139, Stillorgan Road, Donnybrook, Dublin 4

Registration Date 08/08/2019

Additional Information

Proposal: The development will consist of permission for modifications to previously granted planning permission 2326/19 including rear ground floor extensions of approximately 8 sqm to both houses and side elevational changes and all associated ancillary site works.

Area Area 1 - South East

Application Number 3712/19

Application Type Permission

Applicant Angela Hoban & Glenn Cahill

Location 66, Brighton Square, Rathgar, Dublin 6

Registration Date 09/08/2019

Additional Information

Proposal: The development will consist of the following:

- new single storey extension at ground floor to the rear (14 sqm) with associated roof terrace over (14 sqm),
 - external alterations including the replacement of windows throughout and the enlargement of existing openings to the rear,
 - general repair and refurbishment of the existing house (234 sqm) including the facades and roof,
 - new garden studio and store to the rear (32 sqm),
 - associated site works and ancillary works.
-

Area Area 1 - South East

Application Number 3713/19

Application Type Permission

Applicant Alan Thompson & Ciara Devine

Location 4, Carlisle Avenue, Donnybrook, Dublin 4

Registration Date 09/08/2019

Additional Information

Proposal: PROTECTED STRUCTURE: The development will consist of the demolition of the ground floor rear

extension and ground floor of the return and the construction of a new single storey rear extension, a new window and Velux to the return and with internal alterations to the ground and first floor, to the existing two storey terraced house with associated landscaping. The existing house is a protected structure.

Area Area 1 - South East
Application Number WEB1481/19
Application Type Permission
Applicant Elizabeth Davison
Location 6, Glenayr Road, Rathgar, Dublin 6
Registration Date 09/08/2019
Additional Information
Proposal: Permission is sought to

1. Demolish single storey element to front of existing garage.
 2. Convert garage to habitable use and construct single storey bay window extension to front of converted garage.
 3. Widen vehicular entrance and associated landscaping.
-

Area 1 Decisions

Area Area 1 - South East
Application Number 0333/19
Application Type Section 5
Decision ADDITIONAL INFORMATION
Decision Date 07/08/2019
Applicant Braddock Estates Ltd.
Location 23, Leeson Street Upper, Dublin 2

Additional Information

Proposal: EXPP: PROTECTED STRUCTURE: clean and paint railings front and back, decorate doors and windows, interior decoration throughout, local parapet/valley flashings repairs, paint previously painted external walls, replace sanitary ware + finishes and kitchen fittings including floor and wall tiling

Area Area 1 - South East
Application Number 0337/19
Application Type Section 5
Decision Grant Exemption Certificate
Decision Date 07/08/2019
Applicant Stephens Green Hibernian Club
Location Stephens Green Hibernian Club, No. 9 St. Stephen's Green, Dublin 2

Additional Information

Proposal: EXPP: PROTECTED STRUCTURE: proposed works outlined as follows- (a) selected localised opening up works at second floor level to examine condition of lath and plaster ceilings at first floor level

(b) Conservation of existing lath and plaster ceilings at first floor level (small and large reading room, and private members room) primarily by means of installation of a ceiling restraint (tie) system from above, and localised crack repairs from below. In isolated areas a washer restraint system may be used from below as a last resort, where access is unavailable from above. Works will include the lifting of floor finishes/ floor boards at second floor level to facilitate access in the relevant areas. (c) carrying out a structural survey whilst floor voids are opened up at second floor level (d) installation of a localised water leak detection system within floor voids of existing ensembles at second floor level (first floor level floor void) (e) redecoration of ceilings and reinstatement of all finishes upon completion

Area Area 1 - South East
Application Number 0353/19
Application Type Social Housing Exemption Certificate
Decision Grant Social Housing Exemption Cert
Decision Date 07/08/2019
Applicant Brendan O'Mahoney
Location Site to rear of No. 74, Ranelagh Village, Dublin 6
Additional Information

Proposal: SHEC: Part of demolition of existing garage proposed two storey two bedroom mews dwelling within curtilage of existing Protected Structure.

Area Area 1 - South East
Application Number 2238/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 06/08/2019
Applicant The Moldovan Retail Store Ltd.
Location Moldova Shop, 135, Rathmines Road Lower, Dublin 6
Additional Information Additional Information Received

Proposal: Planning permission for part off-licence use in the existing retail unit.

Area Area 1 - South East
Application Number 2497/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 06/08/2019
Applicant ELM Capital Assets Ltd.
Location Lansdowne Wood, Lansdowne Road, Dublin 4
Additional Information Additional Information Received

Proposal: The development will consist of the provision of a new additional setback fifth floor (sixth storey) to accommodate 1 no. 3-bed penthouse apartment (GFA 194 sq.m) with two roof terraces; internal alterations to the central stairwell and lift to provide access to the fifth floor penthouse apartment; roofing over existing eastern terrace; and all ancillary and associated works. The proposed development would increase the height of the existing building; from a maximum height of 15.65m/19.4mOD (lift core 17.48m/21.23mOD) to 18.225m/21.975mOD (lift core 18.975m/22.725mOD).

Area Area 1 - South East
Application Number 2833/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 06/08/2019
Applicant Carly Agencies Limited
Location 2, Anne Street South, Dublin 2, D02 KR65
Additional Information Additional Information Received
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 2887/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 09/08/2019
Applicant Joe Brennan & Sheila Galvin
Location 42, Northumberland Road, Dublin 4
Additional Information A.I Article 35 Received
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 alterations to the basement layout including: the relocation of kitchen/ding area to rear of dwelling, modification of the front entrance/store area at this level to create a lobby and WC/bathroom, an amended stairs layout & omission of previously proposed glazed enclosure, provision of pantry. The modifications also include 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 3237/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 06/08/2019
Applicant Mr Finbarr Kelleher
Location 3 St. Mary's Terrace, Bath Street, Dublin 4, D04 W4A6
Additional Information
Proposal: Permission is sought for the following works: Demolition of existing single storey kitchen to the rear. Construction of new part single/part double storey rear extension. The proposed works comprise of new kitchen at ground floor level and a bedroom at first floor and all associated works.

Area Area 1 - South East
Application Number 3238/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 06/08/2019
Applicant Naomi Linehan

Location 8, Grosvenor Square, Rathmines, Dublin 6

Additional Information

Proposal: PROTECTED STRUCTURE: the development will consist of the installation of an ensuite bathroom at first floor in an existing room and associated works.

Area Area 1 - South East
Application Number 3244/19
Application Type Retention Permission
Decision REFUSE RETENTION PERMISSION
Decision Date 07/08/2019
Applicant Tim Boland
Location 5 & 6, Clarendon Mews, Lad Lane, Dublin 2

Additional Information

Proposal: RETENTION: Permission for development comprising retention of office use.

Area Area 1 - South East
Application Number 3247/19
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 07/08/2019
Applicant Nottub Limited
Location The Button Factory, Temple Bar Music Centre, Curved Street, Dublin 2

Additional Information

Proposal: PROTECTED STRUCTURE: Planning permission for development at The Button Factory, Temple Bar Music Centre, Curved St., Dublin 2. Part of Temple Bar Music Centre includes No. 11 Temple Lane South, a protected structure. The development will consist of the addition of a filled in floor at first floor level (127.4 m2) subdividing the existing auditorium into two event spaces; alterations to existing stairs from ground to first floor; and associated minor alterations.

Area Area 1 - South East
Application Number 3248/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 07/08/2019
Applicant Hazel Kilpatrick
Location Site adjacent to, 6, The Laurels, Terenure Road West, Dublin 6W

Additional Information

Proposal: Permission for development for a detached two storey dwelling house & associated site works.

Area Area 1 - South East
Application Number 3249/19
Application Type Retention Permission

Decision GRANT PERMISSION AND RETENTION PERMISSION
Decision Date 07/08/2019
Applicant Michael & Deirdre Conroy
Location 77C & 77D, Orwell Road, Rathgar, Dublin 6

Additional Information

Proposal: PERMISSION & RETENTION: Permission for retention of alterations/additions to the fenestration, changes in floor levels, reduction in extent of units, changes to eaves levels and ridge level and to the drainage layout and alterations to internal layouts etc. to those granted under permission Reg. Ref. no. 3368/14 (ABP PL29S.244731) and permission for foul connection to existing manhole on Orwell Road and all associated site works.

Area Area 1 - South East
Application Number 3267/19
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 08/08/2019
Applicant Mark Legge, John O'Leary & Ruvann Kavanagh
Location corner of 75a, Leeson Street Upper and Swan Place, north Morehampton Square, Dublin 4

Additional Information

Proposal: The development will consist of the demolition of the existing single-storey commercial building, change of use to residential, and the construction of a terrace of three, three-storey, two-bedroom dwelling houses with a total gross internal floor area of 295.2m² (98.4m² per unit). The terrace has a maximum parapet height of 9 metres with set-backs to the upper level on the Leeson Street Upper, Swan Place and Morehampton Square facades. The provision of private open space is accommodated for each house at the upper level, with three individual loggias facing Swan Place and a planted terrace addressing Leeson Street Upper. No vehicular parking is to be required but two bicycle parking spaces are located within each unit. Bin storage is also accounted for within each unit, externally accessed. A new one metre wide footpath is to be created along the full length of the Swan Place facade, for public use, allowing pedestrian access to each of the three dwellings and to Swan Place generally. All associated hard landscaping and site works are to be included.

Area Area 1 - South East
Application Number 3272/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 09/08/2019
Applicant The Royal Dublin Society
Location Shelbourne Hall, RDS, Merrion Road, Ballsbridge, Dublin 4

Additional Information

Proposal: Planning permission is sought for the installation of 175kW of solar pv panels and all associated works on the roof of the Shelbourne Hall.

Area Area 1 - South East
Application Number 3273/19

Application Type Permission
Decision GRANT PERMISSION
Decision Date 09/08/2019
Applicant Rachael and Peter Hanahoe
Location 1, Simmonscourt Castle, Simmonscourt Road, Dublin 4,
D04 H1W7

Additional Information

Proposal: Planning permission is sought for the demolition of an existing bungalow and replacement with a new two storey dwelling house with associated site works and 2 no. off street car parking spaces.

Area Area 1 - South East
Application Number 3275/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 09/08/2019
Applicant Designated Activity Company
Location 1, Central Plaza, Dame Street, Dublin 2, D02 P656

Additional Information

Proposal: Permission for development at a site of 0.28 ha at 1 Central Plaza, Dame Street, Dublin 2 , D02 P656. The site is bound by Dame Street to the south, existing Annex building and Commercial Buildings to the east, Cope Street to the north and Fownes Street Upper to the west. The development consists of a minor amendments to permitted development at -2, -1 and ground floor levels, as permitted under Plan. Reg. Ref.: 3620/17 (ABP Reg. Ref.: PL29S.300063) and amended under Plan. Reg. Ref.: 4566/18 as follows:
1. The application includes amendments to the permitted cafe/restaurant and retail units and plant/back of house areas as follows: Retention of a portion of the existing -1 level floor slab (as permitted to be removed under parent permission), an increase in floorspace at -2 of Unit A and subdivision of part of the -1 level to form an individual cafe unit (Unit A2) with a GFA of 59sq.m with entrance and frontage onto permitted lower plaza at -1 level, resulting in an overall increase in floorspace of Unit A from 1000sq.m to 1138sq.m. Reconfiguration of Unit C resulting in a decrease in floorspace from 119sq.m to 93sq.m, Reconfiguration of Unit E, at ground and -1 floors, resulting in an increase in floorspace from 201sq.m to 282sq.m, Reconfiguration of Unit F resulting in a decrease in floorspace from 36sq.m to 27sq.m, Reconfiguration of plant and back of house areas at -1 and -2 to include reconfiguration of the bin storage zone at -1 basement, staff welfare facilities (15sq.m) access from the lower plaza area at -1, relocation of the proposed ICT room (25sq.m) to the western perimeter at -1, relocation of inclusion of a "remote storage" room at -1 (23sq.m), relocation of sprinkler tanks from western perimeter to -2 basement. 2. Minor changes to the elevations of ground floor on the north and west elevations of the Tower Building and all elevations of the lower plaza at -1 level. 3. Relocation of permitted external stairs onto Fownes Street Upper.

Area Area 1 - South East
Application Number 3279/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 09/08/2019
Applicant Clare & Robin Gahan
Location 5, Coulson Avenue, Rathgar, Dublin 6
Additional Information

Proposal: Permission for development at this site and backing onto unnamed laneway. The development will consist of the following works: The demolition of existing single storey extension and existing single storey garage structure at rear of site, the construction of a new single storey extension to rear with two new doors onto rear lane for pedestrian access only, new metal clad dormer window to existing attic at rear, enlargement of existing attic level dormer window to front with new metal cladding, new Velux rooflight to front, along with all associated site works.

Area Area 1 - South East
Application Number 3284/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 09/08/2019
Applicant ESB Commercial Properties Ltd.
Location 13-30, Fitzwilliam Street Lower, Dublin 2

Additional Information

Proposal: Planning permission for development at a site at Nos 13-30 Fitzwilliam Street Lower, Dublin2 including most of a city block bounded by Fitzwilliam Street Lower, Mount Street Upper, James's Street East and Baggot Street Lower. The proposed development comprises minor modifications to the development permitted on site under An Bord Pleanala Reference PL29S.244492 (Dublin City Council Reg. Ref. 3052/14) currently under construction as amended by Dublin City Council Reg. Refs. 4428/17; 2059/18 and 3385/18. The proposed development comprises a c.3.7 m high wooden pergola structure (c. 12.2 m x c. 5.7 m) and minor revisions to permitted hard and soft landscaping treatments located at the fifth floor roof terrace serving Block 6 (located at roof level of Block 6A) of the permitted development. The proposed development also includes a new access door in the eastern elevation of the permitted fifth floor fronting onto the permitted roof terrace.

Area Area 1 - South East
Application Number 3297/19
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 06/08/2019
Applicant Galen Bales
Location site to rear of 2, Swanville Place, Rathmines, Dublin
6

Additional Information

Proposal: Permission to construct a detached 2-storey dwelling & associated works.

Area Area 1 - South East
Application Number 3478/19
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 07/08/2019
Applicant Top Up Hospitality Limited
Location 32, Camden Street Lower, Dublin 2

Additional Information

Proposal: Permission to amend a previously approved ground floor street elevation on the site of no.32

Camden Street Lower, Dublin 02 on behalf of Top Up Hospitality Limited. The proposed new shopfront design is an amendment to the existing approved planning application ref.3898/18 and includes minor adjustments to the fenestration configuration, building height, materiality and signage details.

Area Area 1 - South East
Application Number 3582/19
Application Type Retention Permission
Decision APPLICATION DECLARED INVALID
Decision Date 08/08/2019
Applicant Railway Union Sports Club
Location Railway Union Sports Club, Park Avenue, Sandymount, Dublin 4

Additional Information

Proposal: RETENTION: The development will consist of retention permission for the reduction in area of a single storey pavilion from 353.5m² to 302.1m², (reduction in area of Community room by 3m² and training room by 10.8m²) and the addition of an access door to the west elevation and all associated site works to previously granted permission reg. ref. 3129/17.

Area Area 1 - South East
Application Number 3597/19
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 07/08/2019
Applicant Sinead Tilly
Location 76 Derrynane Gardens, Sandymount, Dublin 4

Additional Information

Proposal: The development will consist of the demolition of the existing double & single storey extensions to the rear of the existing dwelling and the construction of a two storey domestic rear extension consisting of a kitchen/dining room at ground floor and two bedrooms at first floor. All these works to be carried out at no. 76 Derrynane gardens, Sandymount, Dublin 4.

Area Area 1 - South East
Application Number 4377/18
Application Type Permission
Decision GRANT PERMISSION
Decision Date 08/08/2019
Applicant Paul Munsanje
Location Belmont House, 70 Belmont Avenue, Donnybrook, Dublin 4

Additional Information Additional Information Received

Proposal: PROTECTED STRUCTURE: Permission for development at Belmont House, Belmont Avenue, Donnybrook, Dublin 4 (Protected Structure). The development will consist/consists of the demolition of the single storey side extensions and the part single, part two storey extension at the rear of the main house; the construction of a two storey extension to the side and a two storey extension at the rear of the main house. Works will also include internal alterations, new roof lights and all associated roof, site, drainage and landscaping works.

Area	Area 1 - South East
Application Number	DSDZ3268/19
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	08/08/2019
Applicant	DHG Dalton Limited
Location	Clayton Hotel and No's 3-5, Cardiff Lane, Dublin 2

Additional Information

Proposal: The development will consist of: 1) demolition of No's 3-5 Cardiff Lane and construction in their place of an extension to the existing hotel consisting of: a) basement plantroom; b) ground floor cafe, hotel service area with delivery access / street set-down and redirected escape corridor; c) 1st floor extension to permitted Conference Centre (Ref: DSDZ2599/18); d) eight floors of bedrooms - total 88 rooms; 2) an additional five bedrooms at new 8th floor level above existing hotel; 3) replacement of cafe as permitted by DSDZ2599/18 with additional 'break-out' space; 4) amendments to original hotel to a) relocate glazed enclosure of main hotel entrance to increase area of reception; b) addition of new service lift in existing lift core; c) new service access corridor / on street delivery set-down; d) redirected fire escape / exit and e) conversion of existing meeting rooms to 5 bedrooms; and 5) new signage to permitted scheme DSDZ2599/18. This application relates to land within the North Lotts and Grand Canal Docks Strategic Development Zone.

Area	Area 1 - South East
Application Number	PWSDZ3270/19
Application Type	Permission
Decision	ADDITIONAL INFORMATION
Decision Date	08/08/2019
Applicant	Becbay Ltd & Fabrizia Developments Ltd
Location	Former Irish Glass Bottle (IGB) & Fabrizia Sites, Poolbeg West, Dublin 4

Additional Information

Proposal: Permission for development at a site forming part of the former Irish Glass Bottle and Fabrizia sites, Poolbeg West, Dublin 4. The application site is located within the Poolbeg West Strategic Development Zone (SDZ) Planning Scheme 2019 area. The proposed development will consist of: streets, transportation, water services and utilities infrastructure; public realm and public amenity spaces; and, temporary landscaping of a school site, to facilitate Phase 1 development as provided for under the approved Poolbeg West SDZ Planning Scheme. The site extending to approximately 4.3 ha forms part of the former Irish Glass Bottle and Fabrizia sites at Poolbeg West, Dublin 4, and is bound to the north west by Sean Moore Road, to the north east by South Bank Road, to the south east by Dublin Port lands and Dublin Bay, and to the south west by Sean Moore Park. A 10 year permission is sought. The following elements of the proposed development relate to streets and junctions proposed within the Poolbeg West SDZ Planning Scheme:

- Central Boulevard extending approximately 425m in length from Sean Moore Road to The Promenade (Coastal Park), including a new signal-controlled junction with Sean Moore Road. The landscaped Central Boulevard will accommodate dedicated vehicular (including public transport), cycling and pedestrian facilities, and on-street car parking and cycle parking facilities.

- A local Street (Home Zone) parallel to and south-west of Central Boulevard, in two sections either side of Village Green, linked by a pedestrian/cyclist connection across Village Green, both sections are approximately 200m in length. This landscaped Local Street will accommodate dedicated vehicular, cycling and pedestrian facilities, and on-street car and cycle parking facilities. This street will include a junction to Sean Moore Road to accommodate pedestrian and cycling access only.
- 2 no. Local Streets (Home Zones) forming the north-west and south-east edges of the proposed Village Green, both approximately 175m in length, connecting Village Green to Central Boulevard at Neighbourhood Square.
- 2 no. Side Streets connecting the Central Boulevard to the Local Street parallel to and south-west of the Central Boulevard, with one continuing to Coastal Link, 70m and 130m in length, respectively.
- A connection from the southernmost Side Street to The Promenade, being part of Coastal Link, 87m in length.

The following aspects of the proposed development relate to public amenity spaces and public realm infrastructure works proposed within the Poolbeg West SDZ Planning Scheme.

- Part of Coastal Park measuring 0.8ha. The park incorporates a Promenade of 0.3 ha from the boundary of the site with Sean Moore Park to north east of the Central Boulevard and connects with the existing route leading to Irishtown Nature Park and Poolbeg Lighthouse. Works include localised reprofiling of existing boundary berm and creation of a Dog Park (580 sqm) at the north-eastern end of The Promenade and to the north east of Central Boulevard.
- Village Green measuring 0.9ha extending south west from the Central Boulevard.
- Part of Neighbourhood Square (0.15ha), at the intersection with Village Green and Central Boulevard, in anticipation of its future extension north-eastwards.
- Landscaping, including planting, street furniture and lighting on all streets and public amenity spaces included within this application boundary, in accordance with the Infrastructure and Public Realm Masterplan for the overall Irish Glass Bottle and Fabrizia sites included with this planning application.

The following aspects of the proposed development relate to water services and utilities infrastructure works proposed within the Poolbeg West SDZ Planning Scheme:

- Potable, surface and waste water services infrastructure will be provided under the proposed streets and amenity spaces and connecting to the existing infrastructure network.
- The waste water network will connect to the existing 375mm diameter gravity sewer at the Sean Moore Road roundabout, discharging to the Ringsend Pump Station.
- The surface water drainage system within the site will connect via bio-retention tree pits and SUDs measures to the existing surface water outfall to the east of the site.
- Utilities infrastructure including power, district heating and telecommunications infrastructure, traffic signalling ducting and associated above ground installations.

The development will also include for: earth works, excavation and the remediation of material within the application boundary; construction of new access roads and public spaces built up over existing ground and associated signage and signalling temporary hoarding to internal and external boundaries; and, the temporary landscaping of the school site identified in the Planning Scheme. The proposed development includes for all development and site works ancillary to the above development. This application will be accompanied by an Environmental Impact Assessment Report (EIAR) and a Natura Impact Statement (NIS).

Area	Area 1 - South East
Application Number	WEB1346/19
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	07/08/2019
Applicant	Tony and Madge Fay
Location	35, Derrynane Gardens, Bath Avenue, Dublin 4, D04 H278
Additional Information	
Proposal:	For a new vehicular access and off-street car parking to the front garden.

Area	Area 1 - South East
Application Number	WEB1347/19
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	08/08/2019
Applicant	Bill Sheridan and Una McCullagh
Location	16, Sandymount Castle Park, Sandymount, Dublin 4
Additional Information	
Proposal:	1/ Construction of a new single storey porch extension and 2 storey extension to front and side 2/ Lowering of cill to existing front reception window 3/ Construction of a single storey extension and dormer extension to rear 4/ Increase of existing vehicular entrance width to 3.6M 5/ New rooflight to front all together with associated site and landscape works.

Area 1 Appeals Notified

Area	Area 1 - South East
Application Number	4220/18
Appeal Type	Written Evidence
Applicant	Vivian Healy
Location	21, Beach Road, Sandymount, Dublin 4
Additional Information	Clarification of Add. Information Recd.
Proposal:	Construct detached single storey dwelling in rear garden & widen existing front vehicular entrance.

Area 1 Appeals Decided

Area Area 1 - South East
Application Number 0180/19
Appeal Decision APPEAL WITHDRAWN
Appeal Decision Date @09/08/2019
Applicant Three Ireland (Hutchison) Ltd.
Location Trinity Hall, Dartry Road, Dublin 6
Additional Information

Proposal: EXPP: PROTECTED STRUCTURE: Installation of telecommunications equipment on the roof of building one in accordance with Class 31 (k) and (f).

Area Area 1 - South East
Application Number 3302/18
Appeal Decision GRANT PERMISSION
Appeal Decision Date @06/08/2019
Applicant Minister for Education & Skills
Location Muckross Park, Donnybrook, Dublin 4
Additional Information Additional Information Received

Proposal: PROTECTED STRUCTURE: Planning permission for development on a site of c. 0.52 ha located at Muckross Park, Donnybrook, Dublin 4. The development will consist of the provision of a temporary, two-storey primary school (c.1,459 sq m gross floor area), comprising 12 no. classrooms and ancillary teacher and pupil facilities, located to the east of the existing Convent premises, north of the Muckross Park College complex, within Muckross Park. The proposed development is within the curtilage of Muckross Park House, a Protected Structure (RPS Ref. 4967). The development will also consist of the demolition of the existing 4 No. storey UCD Muckross Halls building (1748 sq m); the provision of new temporary vehicular and pedestrian access and egress arrangements to the proposed temporary school via Mount Eden Road; internal circulation and drop-off arrangements serving the site; surface car parking; a shared vehicular/pedestrian/cycle route within the site; internal pathways; bicycle and scooter parking; bin storage; landscaping and hard and soft play areas. The development will include minor revisions to the existing site boundary to Mount Eden Road to facilitate the new entrance and exit arrangements and a new 1.8m boundary wall between the proposed temporary school and the existing convent. The development will also include piped infrastructure and ducting; plant; site landscaping; signage; changes in level and all associated site development and excavation works above and below ground. No work is proposed to the protected structure as part of this application. Temporary permission for a period of 3 years is being sought.

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	



Dublin City Council

SECTION 5 EXEMPTIONS

32/19

(06/08/2019-09/08/2019)

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 Area 1 - South East
Application Number 0363/19
Application Type Section 5
Applicant Allister Coyne
Location 41, Cowper Road, Rathmines, Dublin, 6
Registration Date 06/08/2019

Additional Information

Proposal: EXPP: The proposed minor modifications to previously permitted development (Dublin City Council Reg. Ref. 3672/18) consist of:

1. Reduction of parapet heights of the main portion of permitted extension;
2. Internal modifications to the previously granted extension along with associated external footprint modifications;
3. Modification to positions and geometry of permitted roof lights over the extension;
4. Modification of the levels of the finished floor level in the permitted extension;
5. Realignment of the concrete canopy to the rear of the extension;
6. Relocation of proposed new window to rear elevation of the existing house;
7. Separation distances of permitted extension alignment relative to a boundary with a No. 40 Cowper Road.

Area Area 1 - South East
Application Number 0368/19
Application Type Section 5
Applicant Allister Coyne
Location 41, Cowper Road, Rathmines, Dublin, 6
Registration Date 09/08/2019

Additional Information

Proposal: EXPP: The proposed development consists of provision of: 1. new amenity shed structure with tiled roof and external finishes

2. associated landscaping works.

Area Area 1 - South East
Application Number 0369/19
Application Type Section 5
Applicant Equitas Properties Limited
Location Mount Argus Monastery, Kimmage Road Lower, Dublin 6w
Registration Date 09/08/2019

Additional Information

Proposal: EXPP: PROTECTED STRUCTURE: Whether the use of the residential accommodation wing at

Mount Argus Monastery for supported living accommodation is or is not development and is or is not exempted development.
