



Comhairle Cathrach  
Bhaile Átha Cliath  
Dublin City Council

# Dublin City Council

## **Weekly Planning List**

**01/20**

(02/01/2020-03/01/2020)

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

## Area 1 COMMERCIAL

**Area** Area 1 - South East  
**Application Number** 2005/20  
**Application Type** Permission  
**Applicant** New Stadium DAC t/a Aviva Stadium  
**Location** Aviva Stadium, Lansdowne Road, Dublin 4, D04 K5F9  
**Registration Date** 02/01/2020

**Additional Information**

**Proposal:** Planning permission to replace 2 no. existing static signage to the western and eastern elevations with 2 no. new digital display signage, 25m (width) x 1.9m (height) x 300mm (depth) at western and eastern elevations of the existing stadium.

---

## Area 1 DOMESTIC

**Area** Area 1 - South East  
**Application Number** 2006/20  
**Application Type** Permission  
**Applicant** Siobhan Ryan & Kevin Kavanagh  
**Location** 23, Church Gardens, Rathmines, Dublin 6  
**Registration Date** 02/01/2020

**Additional Information**

**Proposal:** Permission to erect a two storey extension to the side & single storey extension to rear of my dwelling and replace existing road boundary railings & gates with new Bifold railings.

---

**Area** Area 1 - South East  
**Application Number** 2007/20  
**Application Type** Permission  
**Applicant** Brian McCreery  
**Location** 17 Elgin Road, Ballsbridge,, Dublin 4.  
**Registration Date** 02/01/2020

**Additional Information**

**Proposal:** PROTECTED STRUCTURE - The development will consist of a 10.5m<sup>2</sup> single storey rear extension, removal of a late twentieth-century internal wall at basement level, lowering the floor level of the basement rear return, reinstatement of an earlier internal door opening and partition to basement level. Reinstatement of an opening to the ground floor half landing, infilling a late-twentieth century internal door opening to the upper ground floor, removal of a late twentieth century rear balconette to the upper ground floor, addition of new partitions to the upper ground floor rear return, removal of a late twentieth-century partition at second floor level and reinstatement of the original second floor room proportions.

---

**Area** Area 1 - South East  
**Application Number** 2011/20  
**Application Type** Permission  
**Applicant** Elizabeth Halpenny & Damien Barnaville

---

**Location** 1, Oakfield Place, Wood Quay, Dublin 8 D08 A8XV, which is located at the corner of Oakfield Place and Lombard Street West , Dublin 8

**Registration Date** 03/01/2020

**Additional Information**

**Proposal:** Permission for proposed amendments to planning permission received on the 30th August 2019, Planning Reference No. 3094/19, including the proposed removal of existing chimney, proposed increase in height of 2 no. chimneys, proposed increase in height of two storey extension by 150mm, proposed increase in footprint of first floor extension to the south and west, proposed new screen over boundary wall to Oakfield Place , proposed change in finish to boundary wall to Oakfield Place from brick to render and proposed change in finish to first floor extension from high quality cladding to high quality cladding or brick.

---

**Area** Area 1 - South East

**Application Number** WEB1001/20

**Application Type** Permission

**Applicant** Jason Mc Nelis and Rebecca Horan

**Location** 24, Kenilworth Lane West, Rathgar, Dublin 6

**Registration Date** 02/01/2020

**Additional Information**

**Proposal:** We, Jason Mc Nelis & Rebecca Horan, intend to apply for:

Planning permission for development on site: 24 Kenilworth Lane West, Rathgar, D6.

The development will consist/consists of:

A two-storey timber frame structure extension to existing dwelling and fronts onto Kenilworth Lane West. The treatment of the external wall surface will be timber clad to harmonise with existing brick gable of the house using durable timber.

The design of the extension will achieve 'passive house' energy performance standards.

This includes a 60% pitched roof to accommodate an extra-large array of solar collectors on its south facing slope (both PV & thermal water heating panels), with a loft space to house solar plant, large buffer tank, heat recovery-ventilation-system and an air-to-water heat pump fitted on its rear flat roof.

The extension consists of snug living room and bathroom on first floor and accommodates an option of a porch and small foyer/sun-room at ground level.

Due to the limited size of the site the proposal makes best use of an open courtyard. This will be well landscaped and create a pleasant micro climate.

---

**Area** Area 1 - South East

**Application Number** WEB1622/19

**Application Type** Permission

**Applicant** Ashlyn Hannon

**Location** 17, Belmont Gardens, Donnybrook, Dublin 4, D04 E8N2

**Registration Date** 02/01/2020

**Additional Information** Additional Information Received

**Proposal:** Permission is sought for construction of new single storey extension (14sq.m) to rear with 1 no. rooflight; new flat roof to existing single storey extension to rear with 1 no. rooflight; attic conversion (46sq.m) with new dormer to rear; new solar panel to the existing roof to the front, modifications to existing fenestration to the rear; brick finish to replace existing timber fence on north-east boundary wall & all associated site works to an existing two storey semi-detached house at 17 Belmont Gardens, Donnybrook, Dublin 4, D04 E8N2.

---

## Area 1 Decisions

**Area** Area 1 - South East  
**Application Number** 0466/19  
**Application Type** Section 5  
**Decision** SPLIT DECISION(PERMISSION & REFUSAL)  
**Decision Date** 02/01/2020  
**Applicant** Sandford Parish Vestry  
**Location** Sandford Parish Rectory Sandford Close, Sandford Road,  
Ranelagh, Dublin 6  
**Additional Information** Additional Information Received

**Proposal:** EXPP: PROTECTED STRUCTURE: (1) rewiring electrical cable used in re-wiring of rectory in 1970's has been found to be defective. There is an urgent need to rewire the entire dwelling. (2) existing kitchen units (circa 1970's) require replacement together with cooker (electrical 1970's) and white goods. (3) shower tray and enclosure to be replaced at first floor level.

---

**Area** Area 1 - South East  
**Application Number** 0555/19  
**Application Type** Section 5  
**Decision** SPLIT DECISION(PERMISSION & REFUSAL)  
**Decision Date** 02/01/2020  
**Applicant** Peter MacNamara  
**Location** 87, Heytesbury Street, Dublin 8  
**Additional Information**

**Proposal:** EXPP: PROTECTED STRUCTURE: The scope of works is summarised in brief herewith: a) Re-roofing to include new natural slates, re-flashing of valleys and gutters etc., attic insulation on the flat. b) Chimney repairs, to include re-pointing of brick chimneys, re-haunching and replacement of broken flue pots. c) Repair and re-decoration of existing rainwater goods. d) Timber window repair to historic six-over-six panes, to include the upgrade to 'slimlite' double glazing. e) Re-pointing of the brick facades, to include 'Irish wiggling' to the front elevation. f) Re-render of lower ground floor front elevation. g) Structural repairs where necessary, to include localised timber splice repairs and localised masonry repair. h) Upgrade of the existing building services. i) Thermal upgrade of existing solid ground, to include new 'Glasscrete' floor build up and the re-instatement of existing floor slabs. j) Repair of existing internal lime plaster finish. k) Repair of existing historic decorative plaster elements.

---

**Area** Area 1 - South East  
**Application Number** 0577/19  
**Application Type** Social Housing Exemption Certificate  
**Decision** Grant Social Housing Exemption Cert  
**Decision Date** 02/01/2020  
**Applicant** Jill Twomey  
**Location** 34, Avenue Road, Dublin 8  
**Additional Information**

**Proposal:** SHEC: The demolition of existing workshop and the construction of a 3 storey 2 bedroom mews dwelling to include, off street parking all ancillary site works.

---

**Area** Area 1 - South East  
**Application Number** 2243/19  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 02/01/2020  
**Applicant** Adare LM Clinic Ltd.  
**Location** Mews to the rear of 4 Clare Street, Dublin 2, D02 VH36  
**Additional Information** Additional Information Received

**Proposal:** PROTECTED STRUCTURE: Permission for development to the mews building attached to the rear/north of 4 Clare Street, Dublin 2, D02 VH36, 4 Clare Street is listed as a protected structure in the Record of Protected Structures in the Dublin City Development Plan 2016-2022. The development will consist of change of use of the mews building to a 2-bedroom residence, to include minor internal and external alterations, together with the construction of a new single storey extension with first floor balcony on the extension flat roof to the rear of the mews building.

---

**Area** Area 1 - South East  
**Application Number** 2745/14/X1  
**Application Type** Extension of Duration of Permission  
**Decision** GRANT EXT. OF DURATION OF PERMISSION  
**Decision Date** 02/01/2020  
**Applicant** Maggie Sweetman and Gordon Kelley  
**Location** 23, Fitzwilliam Street, Ringsend, Dublin 4  
**Additional Information**

**Proposal:** EXT. OF DURATION: The development will consist of: 3-storey dwelling house with 2nd floor and roof terraces, home office on ground floor, 1 no. car parking space with access from Fitzwilliam Street.

---

**Area** Area 1 - South East  
**Application Number** 3493/14/X1  
**Application Type** Extension of Duration of Permission  
**Decision** GRANT EXT. OF DURATION OF PERMISSION  
**Decision Date** 02/01/2020  
**Applicant** Temple Inns Limited  
**Location** The Locksmiths Apartments at Nos. 45-47 Temple Bar; No 46 Temple Bar and, The Temple Bar Pub at, No. 47, Temple Bar, Dublin 2

**Additional Information**  
**Proposal:** EXT. OF DURATION: The proposed development will consist of: the removal of an existing two bedroom apartment (47 sq.m) at first floor level of no. 47 Temple Bar (accessed via No. 45 Temple Bar) to facilitate the provision of a double height space at the existing bar at ground floor level and an exposed loft at first floor level, also resulting in the enlargement of Apartment no. 2 at first floor level ( by 18 sq.m); and

---

the provision of 3 no. down lighters over the fascia of no. 46 Temple Bar. Part of the proposed development represents an amendment to Condition no. 4 of Reg.Ref.: 2972/13.

---

**Area** Area 1 - South East  
**Application Number** 4335/19  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 02/01/2020  
**Applicant** Irish Life Assurance PLC  
**Location** 112-113, Grafton Street, Dublin 2

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: Permission for development at 112-113 Grafton Street, Dublin 2 (Protected Structures) and located in the Grafton Street and Environs Architectural Conservation Area and subject to the scheme of Special Planning Control for Grafton Street and Environs. The development will consist of the following amendments to previously permitted Dublin City Council planning application reference no. 3518/15. 1) Modifications to the permitted basement level layout including a reduction in the permitted basement floorspace from 368 sqm to 183 sqm, the development of a new retaining wall to the rear of the existing basement, and the development of a new basement escape stairs will access to the ground floor level; 2) Modifications to the permitted ground floor layout including the omission of previously permitted stairs 'C' from the ground to the basement floor levels; the omission of an escalator and stairs 'B' from the ground to the basement level; the omission of previously approved stairs 'A' from the ground to the basement level; reconfiguration of an exit to the rear of the property as a result of the removal of stairs 'A', reconfiguration of the ground floor layout, and the replacement of a section of wall at the south western corner to the rear of the site (which was to be retained) with a new concrete structure. The modifications to the ground floor level will result in an increase of c.1sqm of gross floor space; 3) Modifications to the permitted rear elevation including introduction of additional brick at ground floor level to match the permitted brickwork as part of the reconfiguration of the area outside of the rear exit as a result of the removal of stairs 'A' and the replacement of a section of wall (which was retained under the permitted application) with a new concrete structure; and 4) Alterations to the side (south facing) elevation including: i) reconfiguration of a section of the south facing elevation at 1st and 2nd floor level retaining a section of the existing party wall at a low level, provision of additional zinc cladding, and the omission of a window in a staircore; and ii) the replacement of a section of wall (which was retained under the permitted application) with a new concrete structure at ground floor level.

---

**Area** Area 1 - South East  
**Application Number** 4341/19  
**Application Type** Permission  
**Decision** REFUSE PERMISSION  
**Decision Date** 03/01/2020  
**Applicant** Ciaran and Krisia O'Neill  
**Location** Grosvenor Lane to the rear of, 60, Leinster Road, Rathmines, Dublin 6

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: Planning permission for the construction of a 2-bed 81sqm apartment over a 1-bed 64sqm apartment in the rear garden of No. 60 Leinster Road, a Protected Structure. The two-storey development includes a screened first floor terrace, a rooflight and 2 no. car parking and cycle spaces with access to Grosvenor Lane. Works also include the retention and repair works to historic stone

works on boundary walls and all associated site works.

---

**Area** Area 1 - South East  
**Application Number** 4382/19  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 02/01/2020  
**Applicant** Eircom Ltd.  
**Location** On the public footpath at Merrion Street Lower,  
(opposite The Mont Clare Hotel), Dublin 2

**Additional Information**

**Proposal:** The development will consist of the replacement of the existing telephone kiosks with a new Telephone Kiosk with integral communication unit and a 1.53sq.metre digital advertising display. The proposed structure has an overall height 2.43m, a depth of 0.762m and a width 1.096m.

---

**Area** Area 1 - South East  
**Application Number** DSDZ4334/19  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 03/01/2020  
**Applicant** Google Ireland Limited  
**Location** Site of 1.098ha known as The Former Boland's Mill  
incorporating 33 & 34 Barrow Street together with 35A  
Barrow Street & 35 Barrow Street at Ringsend Road and  
Barrow Street, Dublin 4

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: Planning permission for development at a site of 1.098 ha known as The former Boland's Mill incorporating 33 & 34 Barrow Street together with 35A Barrow Street & 35 Barrow Street at Ringsend Road and Barrow Street, Dublin 4, bounded to the north by Ringsend Road, to the south by adjacent office development (Mason Hayes Curran ("South Bank House") and the Warehouse), to the east by Barrow Street and to the west by Grand Canal Dock. The application relates to a proposed development within a Strategic Development Zone Planning Scheme area. The site accommodates 4 protected structures including: Block B referred to as 1 Ringsend Road (RPS 7377); Block D comprising nos. 33 and 34 Barrow Street (RPS 483, 484): two-storey brick gables of warehouses to south of Boland's Mill (the 'factory' building) (RPS 485). This application does not include any works to the protected structures on the site. The proposed development seeks amendments to the permitted basement under Reg. Ref. DSDZ3796/14 and as amended under Reg. Ref. DSDZ4111/17 comprises the following:

- Reconfiguration of basement layout to provide for an increase in the storage and waste areas associated with the permitted office use, reduction in car parking spaces and revised internal layout of basement levels -1 and -2;
- Reduction of car parking spaces allocated to the commercial office accommodation from 79 no. to 4 no. resulting in a total of 68 no. car parking spaces. (46 no. residential spaces, 18 no. Mason Hayes and Curran Spaces and 4 no. Commercial Office spaces);
- Reconfiguration of bicycle parking layout. There is no change in the number of cycle parking spaces permitted at 359 no.
- Provision of waste lift from basement level -2 to ground floor of Tower 2 building;
- Amendments to northern elevation of Tower 2 addressing "Lighthouse Lane" otherwise known as

"The Avenue" to accommodate the proposed waste lift including the provision of new access doors and all ancillary works necessary to facilitate the proposed development.

---

**Area** Area 1 - South East  
**Application Number** WEB1650/19  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 02/01/2020  
**Applicant** Tadhg & Isabel Cotter  
**Location** 77A, Bushes Lane, Grosvenor Villas, Dublin 6

**Additional Information**

**Proposal:** Ground floor extension to rear, restyling of front and rear elevations including addition of new dormer and roof window to replace open terrace to the front and new dormer to replace roof windows to the rear (all at existing first floor level), related internal and external work and also addition of roadside gates to enclose frontage at 77A Bushes Lane, Grosvenor Villas, Dublin D06 C5T9 for Tadhg & Isabel Cotter.

---

**Area** Area 1 - South East  
**Application Number** WEB1655/19  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 03/01/2020  
**Applicant** Sean Murphy  
**Location** 10, Morehampton Terrace, Donnybrook, Dublin 4

**Additional Information**

**Proposal:** Dublin City Council – Planning permission is sought for 1. demolition of existing two storey rear extension (circa. 33sq m), 2. construction of new two storey rear extension to the existing house (circa.41sq m extension), 3. internal alterations, 4. widening of existing rear boundary gate (existing: 910mm, proposed: 1400mm) and ancillary works at No.10 Morehampton Terrace, Dublin 4, D04 A3Y4 for Sean Murphy and Sinead Doherty.

---

**Area** Area 1 - South East  
**Application Number** WEB1661/19  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 02/01/2020  
**Applicant** Caoimhe Nic Allabroin & Cathal Funge  
**Location** 54, Priory Road, Harrolds Cross, Dublin 6w

**Additional Information**

**Proposal:** We, Caoimhe Nic Allabroin & Cathal Funge seek planning permission for the demolition of the existing attached garage and the construction of a single storey ground floor extension to the side and rear of existing dwelling including window modifications at first floor level on the gable wall along with the associated site works at No 54 Priory Road, Harrolds Cross, Dublin 6W, D6W EK11.

---

**Area** Area 1 - South East  
**Application Number** WEB1743/19  
**Application Type** Permission

---



**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 02/01/2020  
**Applicant** Gourmet Burger Kitchen (Ireland) Ltd.  
**Location** Gourmet Burger Kitchen, 5, Anne Street South, Dublin 2

**Additional Information**

**Proposal:** (i) minor repair and improvement works to timber framed shopfront at ground floor level (ii) new shopfront signage comprising 1 x replacement fascia level sign, 1 x hanging banner 1 x hanging sign and 1 x menu holder (iii) paint to work timber shopfront (iv) all ancillary works necessary to facilitate the development.

---

**Area** Area 1 - South East  
**Application Number** WEB1744/19  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 03/01/2020  
**Applicant** Steven Van den Bergh  
**Location** Site to rear of 155-157 Merrion Road, Ballsbridge, Dublin 4

**Additional Information**

**Proposal:** Permission is sought to 1. Construct single storey dwelling (with part basement). 2. Widen existing pedestrian gateway to side lane. 3. Drainage services on lane to connect to existing public drain. 4. Surface water soakaway and landscaping at Site to rear of 155-157 Merrion Road, Ballsbridge, Dublin 4.

---

**Area** Area 1 - South East  
**Application Number** WEB1746/19  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 03/01/2020  
**Applicant** Gourmet Burger Kitchen (Ireland) Ltd.  
**Location** Gourmet Burger Kitchen, Unit 1, Temple Bar Square, Temple Bar, Dublin 2

**Additional Information**

**Proposal:** (i) minor repair and improvement works to frame of shopfront at ground floor level (ii) new shopfront signage comprising 1 x replacement fascia level sign, 2 x replacement hanging sign (iii) all ancillary works necessary to facilitate the development.

---

## Area 1 Appeals Notified

**Area** Area 1 - South East  
**Application Number** 4133/19  
**Appeal Type** Written Evidence  
**Applicant** Mark & Anne Ryan  
**Location** 22, Temple Road, Dartry, Dublin 6

**Additional Information**

**Proposal:** Permission for development consisting of demolition of existing single storey porch and garage extension side gable wall of existing house and single storey garden room to rear and its replacement with a new part 2 storey and part single storey extension to front, side and rear of existing house providing new

side access to rear, garage on ground floor, new entrance porch, kitchen utility and living room extension with new over head master bedroom, ensuite and dressing room on first floor. Works will also include the provision of a new dormer window to the existing converted attic together with a new shower room and store within the roof space of the proposed side extension. Works will include new windows, internal alterations and all associated site works and drainage including widening of the existing vehicular entrance.

---

**Area** Area 1 - South East  
**Application Number** 4138/19  
**Appeal Type** Written Evidence  
**Applicant** John McCarthy  
**Location** 16, Cullenswood Park, Ranelagh Village, Dublin 6

**Additional Information**

**Proposal:** RETENTION & PERMISSION: Permission is sought for retention of minor departures from approved plans at dwelling (DCC Plan Ref: 2960/16, An Bord Pleanála Ref: PL29S.246883) and for completion of brick finish to west elevation, at the 2-storey, one-bedroomed, detached dwelling 16 Cullenswood Park, Ranelagh, Dublin 6, D06 F6Y3.. The modifications include minor increase in height and length, minor re-positioning of dwelling westward, minor revisions to floor plans, fenestration, garden boundaries and brick-finish.

---

**Area** Area 1 - South East  
**Application Number** 4142/19  
**Appeal Type** Written Evidence  
**Applicant** James Coyle  
**Location** 1 Sydenham Road, Ballsbridge, Dublin 4

**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.

---

## Area 1 Appeals Decided

**Area** Area 1 - South East  
**Application Number** 4626/18  
**Appeal Decision** GRANT PERMISSION  
**Appeal Decision Date** 02/01/2020  
**Applicant** The Leahy Trust  
**Location** 22A Palmerston Park and Richmond Avenue South, Dublin 6

**Additional Information** Additional Information Received

**Proposal:** Planning permission for the demolition of an existing single storey dwelling and outhouses and construction of 3 No. terraced , two storey, four bed houses with attics, including 3 no. roof lights to House 1, 5 no. rooflights to Houses 2 and 3 and PV panels to each house. The development shall provide 6 no. cycle spaces and includes associated service connections, site works and landscaping. Vehicular and pedestrian access will comprise new entrances to each house from Richmond Avenue with a shared pedestrian gate onto Palmerston Park in the position of the current main gate.

---



Comhairle Cathrach  
Bhaile Átha Cliath  
Dublin City Council

# Dublin City Council

## SECTION 5 EXEMPTIONS

01/20

(02/01/2020-03/01/2020)

**Area** Area 1 - South East  
**Application Number** 0005/20  
**Application Type** Section 5  
**Applicant** Mauro Fiorio PLA & Diorgia De Maio  
**Location** 18, Oakley Square, Dublin 6  
**Registration Date** 03/01/2020

**Additional Information**

**Proposal:** EXPP: single storey flat roof extension to the rear of the house totalling 26.5 sqm.

---