



Comhairle Cathrach
Bhaile Átha Cliath
Dublin City Council

Dublin City Council

Weekly Planning List

05/20

(27/01/2020-31/01/2020)

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 2122/20
Application Type Retention Permission
Applicant Amarition Ltd.
Location 34, Lennox Street, Dublin 8
Registration Date 27/01/2020

Additional Information

Proposal: RETENTION: Permission for the change of use from arts / cultural use to cafe use on the ground floor of 34 Lennox Street, Dublin 8 with a GFA of 43 sq.m, including shopfront signage and all ancillary site works.

Area Area 1 - South East
Application Number 2124/20
Application Type Permission
Applicant Board of Management of Muckross Park College
Location Muckross Park College, Marlborough Road, Dublin 4
Registration Date 27/01/2020

Additional Information

Proposal: The development will consist of construction of a single storey extension, of approx. total 120 sqm, to the rear (South) of the existing school to provide additional canteen facilities together with ancillary areas and associated site works.

Area Area 1 - South East
Application Number 2131/20
Application Type Permission
Applicant Rockyvale Limited
Location No. 16-18 Lord Edward Street and No. 18 Exchange Street Upper and Copper Alley, Dublin 2
Registration Date 28/01/2020

Additional Information

Proposal: PROTECTED STRUCTURE: Planning permission for development on a 0.11 ha site approximately located at Nos. 16-18 Lord Edward Street (a protected structure) and No. 18 Exchange Street Upper (known as "Fashion House") and Copper Alley, Dublin 2. The proposed development comprises minor amendment to the Parliament Hotel (permitted under DCC Reg. Ref. 3448/16, as amended by DCC Reg. Refs. 4521/17, 3280/18, 2525/19) and includes additional plant screening to Parliament Roof to match material of permitted plant screen, 3no. street level painted metal out of hours security screens at Lord Edward Street entrances, 2no. canopies to Fashion House fifth floor terrace, relocation of 2no. existing flag poles to Parliament building at first floor level to corner of Lord Edward Street and Exchange Street Upper and 2no. timber louvered panels within external door on Copper Alley towards Cow's Lane painted to match door finish.

Area Area 1 - South East
Application Number 2132/20

Application Type Permission
Applicant Dawson Buildings Ltd
Location Site (0.0574 hectares) known as Leonard's Corner -
No.s 52, 52A, 53, 54 and 55 Clanbrassil Street Lower
and No.s 110/112 and 108, South Circular Road, Dublin
8
Registration Date 28/01/2020

Additional Information

Proposal: The development will consist of: Demolition of the single storey storage shed to the rear of the vacant plots at no. 52, 52A and 53 Clanbrassil Street Lower, the 2-storey retail/cafe building at 54 and 55 Clanbrassil Street Lower, the 3-storey building with 2 no. apartments over retail at no. 110/112 South Circular Road & the single storey launderette building 108 South Circular Road. Construction of a 5-storey with part 6-storey over basement mixed use building consisting of 2 no. retail units at ground floor and basement: Unit no. 1 (c.221sqm) fronting Clanbrassil Street Lower and Unit no. 2 (c.291 sqm) fronting the corner of Clanbrassil Street Lower and South Circular Road with service access to both units off Clanbrassil Street Lower with communal lift, plant room and bin store provided at basement level; 19 no. apartment units with associated balconies/winter-gardens/terraces to the north/south/east/west elevations comprising of 6 no. studio type apartments, 8 no. 1 bed apartments, 4 no. 2 bed apartments and 1 no. 3 bed apartment; 2 no. communal east facing roof terraces to the rear located at first floor and fourth floor level; residential bin store and 40 no. secure bicycle spaces at ground level with communal residential storage at basement; all accessed from Clanbrassil Street Lower; and all associated site works.

Area Area 1 - South East
Application Number 2142/20
Application Type Permission
Applicant KC Capital Property Group Limited
Location 45-47 Cuffe Street (Greenside House), Dublin 2. The application site also fronts Montague Court and Protestant Row.
Registration Date 28/01/2020

Additional Information

Proposal: The development consists of the following: (i) Demolition of existing structures on site. (ii) Construction of an 8 storey office development over a lower ground floor/basement level. A part mezzanine if provided between the upper ground floor and first floor. (iii) The proposal steps down in height at various levels with accessible terraces, to part 4 storey to Protestant Row. (iv) A total 48 bicycle parking spaces are proposed at upper ground/street access level with access off Protestant Row. (v) The proposal includes plant room at roof level. (vi) A shared office/town hall/cafe space is proposed at upper ground level. (vii) Public realm upgrades to Montague Court. (viii) The overall proposal comprises c. 4,717sq.m Gross Floor Area. (ix) All associated site development and services works, landscape works, plant, substation and associated development.

Area Area 1 - South East
Application Number 2145/20
Application Type Permission
Applicant Marval Ventures Ltd
Location 4, Leinster Street South, Dublin 2
Registration Date 29/01/2020

Additional Information

Proposal: PROTECTED STRUCTURE: Planning permission for works to the exterior of 4 Leinster Street South, Dublin 2 which is a Protected Structure. The works will comprise re-painting the existing shop front, pilasters and plinth and installing new fascia shop signage over the existing fascia. The signage will comprise a new powder coated aluminium fascia, with raised individual letters and full width external LED trough light illumination.

Area Area 1 - South East
Application Number 2152/20
Application Type Permission
Applicant Capital Estates Management Ltd
Location 5 & 6 Camden Villas, Camden Street Lower, Dublin 2
Registration Date 29/01/2020

Additional Information

Proposal: Permission for change of use from residential to guest house / hostel use of Nos. 5 & 6 Camden Villas and for two storey extension to rear of No. 6 Camden Villas, all as an extension to existing guest house / hostel at Nos. 6-9 Camden Place, first and second floor of No. 16 Camden Street and Nos. 2, 3, 4 Camden Villas, Dublin 2.

Area Area 1 - South East
Application Number 2154/20
Application Type Permission
Applicant Roisin and Marc O'Connell Hussey
Location 9, Fitzwilliam Street Upper, Dublin 2
Registration Date 29/01/2020

Additional Information

Proposal: PROTECTED STRUCTURE: The development will consist of the change of use from commercial to residential at first and second floor, with the incorporation of the existing apartment at third floor level into combined 4-bed single residential use, the provision of a conservatory at rear ground floor level, the provision of a spiral stair case linking first floor rear return to garden, provision of new rooflight over rear return, provision of 2 no. roof lights to third floor, internal alterations inc. provision of new bathrooms, restoration of existing windows and doors inc. provision of a fanlight over front door to match adjacent houses.

Area Area 1 - South East
Application Number 2157/20
Application Type Permission
Applicant Mr David Harte
Location 41, Pleasants Street, Dublin 8
Registration Date 29/01/2020

Additional Information

Proposal: The development will consist of amendments to a previously granted Planning Permission Register Reference No.:2542/18 and An Bord Pleanala Reference No.: ABP-302151-18. The proposed amendments include: a.) Revised floor layouts to the ground, first, second and third floors. b.) Revised roof profile and roof lights. c.) Revised North (Front) and West (Side) elevations to include new fenestration locations, proposed escape hatches and the omission of the Zinc as proposed in the previously granted

application. d.) Revision to omit the external access stair and screened first floor terrace as per the condition within the An Bord Pleanala decision. e.) Landscaping to the side garden and all ancillary siteworks to facilitate the development.

Area Area 1 - South East
Application Number 2159/20
Application Type Permission
Applicant College Square GP3 Ltd.
Location The Brokerage, 12-15 Townsend Street & 31-33 Tara Street, Dublin 2
Registration Date 29/01/2020

Additional Information

Proposal: The development consists of the demolition of all existing structures (which includes the existing apartment building known as The Brokerage, vacant ground floor retail unit and existing bar unit and basement -1, site clearance, site excavation works and associated boundary hoarding.

Area Area 1 - South East
Application Number 2161/20
Application Type Permission
Applicant Jeremy Kelly
Location No. 46, Ashfield Road, Ranelagh, Dublin 6, D06 X320
Registration Date 29/01/2020

Additional Information

Proposal: Permission for development at No. 46 Ashfield Road, Ranelagh, Dublin 6, D06X320 with frontage onto 73 Ranelagh Village at first and second floors only. The development will consist of a change of use of existing offices to GP surgery at ground (entrances/access only), first and second floors, new backlit surgery signage and nameplate adjacent to entrance on 46 Ashfield Road and change of finish from brickwork to render on Ashfield Road elevation at ground floor level.

Area Area 1 - South East
Application Number 2163/20
Application Type Permission
Applicant Spectre (Shelbourne) Limited
Location 23, Shelbourne Road, Ballsbridge, Dublin 4
Registration Date 30/01/2020

Additional Information

Proposal: The development will consist of the erection of a 6 metre high free standing flagpole to the front of the building adjacent to the Shelbourne Road boundary.

Area Area 1 - South East
Application Number 2172/20
Application Type Permission
Applicant MG Motors Ltd
Location 153-155, Harold's Cross Road, Dublin 6W

Registration Date 31/01/2020

Additional Information

Proposal: Planning permission is sought MG Motors Ltd to carry out a proposed development which will involve the demolition of the existing building previously in use as a garage and car showroom and the construction of a residential development consisting of six floors over basement (seven floors in total) with a set-back at top floor at 153-155 Harold's Cross Road, Dublin 6W.

The new building (with a total floor area of 3,970.64 sq.m) will include a total of 43 units (8 studio apartments, 12 one-bed apartments and 23 two-bed apartments). There will be communal landscaped rooftop terrace, green roof. A total of 11 No. car parking and 88 No. bicycle spaces will be provided at basement level. The proposed development will also comprise of refuse storage, excavation and all other ancillary works.

Area Area 1 - South East
Application Number 2175/20
Application Type Permission
Applicant Bank of Ireland
Location Bank of Ireland, 27-33, Baggott Street Upper, Dublin 4
Registration Date 31/01/2020

Additional Information

Proposal: Planning permission is sought by Bank of Ireland for erection of one new back-lit fascia sign and two internally positioned free-standing back-lit totem signs to the Baggot Street entrance and one new back-lit fascia sign and one internal positioned free-standing back-lit totem signs to the Fleming Place entrance at 27-33 Baggot Street Upper, Dublin 4.

Area Area 1 - South East
Application Number 2178/20
Application Type Permission
Applicant Charlemont Regeneration Ltd
Location Tom Kelly Road / Charlemont Street, Dublin 2, D02 P489
Registration Date 31/01/2020

Additional Information

Proposal: The development will consist of amendments to Block 2 which forms part of a previously permitted development DCC Reg. Ref. 3742/10(ABP Ref. PI29S.238212), as subsequently amended by planning permission DCC Reg. Ref. 2286/12 (ABP Ref.PL240620), DCC Reg. Ref. 4443/16, DCC Reg. Ref. 4152/17, DCC Reg. Ref. 4562/18 and DCC Reg. Ref. 4707/18. The development relates to the ground floor of Block 2 of the Charlemont Square development only and the proposed change of use of the unit located at the south eastern corner. The proposed development includes the change of use of a unit with a gross floor area of 169m² from the currently approved retail use to commercial use as a staff amenity area which will form part of the approved office-use at ground floor level. The proposed development does not include any change to the permitted gross internal area as approved under DCC Reg. Ref. 4707/18.

Area Area 1 - South East
Application Number 2188/20
Application Type Permission
Applicant Bisvale Designated Activity Company (DAC)
Location 15-17, Sandymount Avenue, Dublin 4

Registration Date 31/01/2020

Additional Information

Proposal: Permission for development on a c. 875 sq m site, which is located at nos. 15-17 Sandymount Avenue, Dublin 4. The development will consist of: the refurbishment and extension for 2 no. existing dwellings, including the demolition of later extensions and related outbuildings, resulting in 1 no. two-storey 4-bedroom dwelling (No. 15) and 1 no. two-storey 4-bedroom dwelling (No. 15) and 1 no. two-storey 3-bedroom dwelling (no. 17) (c. 382 sq m GFA); the construction of 2 new no. semi-detached townhouses (3 storeys over basement level with third storeys setback) in the form of 1 no. 4-bedroom dwelling and 1 no. 3-bedroom dwelling (c. 475 sq m GFA (thereby giving a total overall GFA of 857 sq m); private amenity space in the form of ground level courtyard gardens and upper level balconies / terraces with privacy screens; minor physical improvement works to existing vehicular entrance and boundary wall at front of site. The development will also include surface car parking (4 no. spaces in total); provision of green roofs for the purposes of drainage attenuation; bin stores; hard and soft landscaping; changes in level; boundary treatments; drainage works, pedestrian footpaths and lighting; and all associated site development and excavation works above and below ground level.

Area Area 1 - South East
Application Number 2620/14/X1
Application Type Extension of Duration of Permission
Applicant Gannon Properties
Location Lands At Former Paper Mills Site, Bounded By River Dodder To The East, Clonskeagh Road To The West, Clonskeagh Bridge To The South West, Including 59-73 & 103, Clonskeagh Road, Dublin 6
Registration Date 28/01/2020

Additional Information

Proposal: EXT. OF DURATION: The development will consist of 1) the demolition of the existing offices, factory buildings, yards, chimneys and ancillary accommodation on site; 2) demolition of single storey extension to the side of no. 103 Clonskeagh Road; 3) alterations to the rear boundaries only of Nos. 59-63 Clonskeagh Road and alterations to the rear and side boundaries of nos. 65,73 and 103 Clonskeagh Road; 4) the construction of 92 no. apartment units, all with balconies, terraces or roof terraces, in 4 no. apartment blocks as follows; Block 1 comprising 2 and 3 storeys over Lower Ground parking at River Level -11 no. 2 bed units, Block 2 comprising 4-storey at podium/ street level over lower ground parking at River Level- 61 no. units (15 no. 1 bed units and 46 no. 2 bed units), Block 3 comprising 2 storeys - 6 no. 2 bed units and Block 4 comprising 4 storey - 14 no units (3 no. 1 bed units and 11 no. 2 bed units); 5) 1 no. crèche facility of 125.6sq.m; 6) Option A- the provision of a riverside walkway along the Dodder River extending the length of the site to Clonskeagh Bridge or Option B- landscaping only along the Dodder River extending the length of the site with no inclusion of riverside walk; 7) utilisation and widening of the existing entrance/egress beside No. 103 Clonskeagh Road and the provision of a new vehicular entrance between no. 65 & 67 Clonskeagh Road; 8) bin storage, 134 no. car parking spaces and 100 no. cycle spaces at Lower Ground/River Level to be accessed by a proposed vehicular ramp, 3 no. set down car parking spaces on the surface; and 9) improvements to existing boundary walls and all landscaping, engineering and associated works.

Area Area 1 - South East
Application Number 4444/19
Application Type Permission

Applicant Evergreen Marine Ltd.
Location Evergreen Agency Ireland Ltd., 22, Fitzwilliam Place,
Dublin 2
Registration Date 29/01/2020
Additional Information Additional Information Received
Proposal: PROTECTED STRUCTURE: The development consists of: (a) electrical services upgrade including replacement of sub main cables & enlargement of existing riser duct at ground, first and second floor levels; new fire alarm system; new lighting installation and associated cabling; new & additional electrical storage heaters. The installation includes new fittings both internally and externally to the front & rear of the building; (b) repairs to existing windows; (c) repairs to existing balconettes. The building is a Protected Structure ref: 2775

Area Area 1 - South East
Application Number 4448/19
Application Type Permission
Applicant Garret Walsh and John Walsh
Location 98 -100, Baggot Lane, Dublin 4
Registration Date 28/01/2020
Additional Information Additional Information Received
Proposal: Planning permission is sought for partial demolition of two existing two storey terraced mews houses, currently subdivided into five dwelling units, and construction of two new two-storey three bedroomed mews houses with terraces to the rear at first floor level, following the form, roof profile, materials and building line of the existing structures, and retaining where possible existing external features, each with one off street car parking space, all at 98-100 Baggot Lane, Dublin 4, D04DH61, D04PV05, D04PP27, D04VE89,D04Y972.

Area 1 DOMESTIC

Area Area 1 - South East
Application Number 2126/20
Application Type Permission
Applicant Margaret Purdy & Sean Mulville
Location 46, Beech Hill Drive, Donnybrook, Dublin 4
Registration Date 27/01/2020
Additional Information
Proposal: Permission to erect a pigeon loft at 46 Beech Hill Drive, Dublin 4.

Area Area 1 - South East
Application Number 2127/20
Application Type Permission
Applicant Barbara Mulcahy
Location No. 14, Killeen Road, Dublin 6, D06 V4F4
Registration Date 27/01/2020
Additional Information
Proposal: PROTECTED STRUCTURE: The development will consist of a new dormer roof window to the rear

and the reinstatement of the window in lieu of the existing double doors from the 1st floor bedroom to the rear.

Area Area 1 - South East
Application Number 2139/20
Application Type Permission
Applicant John and Sandy Wyer
Location 40, St. John's Park Avenue, Sandymount, Dublin 4
Registration Date 28/01/2020

Additional Information

Proposal: The development will consist of 1. The demolition of the existing single storey entrance hall to side and single storey utility shed to rear of two storey house. 2. The construction of a 2-storey extension to the side of the existing house for new stairs and living area at first floor level, extending the existing roof over and amending the roof profile. 3. The construction of a single storey extension to the rear for a new kitchen/dining area and associated internal works. 4. The conversion of the attic to an en-suite bedroom. 5. The addition of 2 no. rooflights to the front of the main roof and 2 no. rooflights and solar panels to the rear. 6. Soakaway to the front garden.

Area Area 1 - South East
Application Number 2146/20
Application Type Permission
Applicant David and Mary Coyle
Location 45, Nutley Park, Donnybrook, Dublin 4
Registration Date 29/01/2020

Additional Information

Proposal: Permission sought for widening of existing vehicular entrance.

Area Area 1 - South East
Application Number 2149/20
Application Type Permission
Applicant Liam Bannable
Location 137, Ringsend Park, Dublin 4
Registration Date 29/01/2020

Additional Information

Proposal: The development will comprise of the demolition of the existing single storey entrance porch to the east side of the dwelling, the demolition of the existing single storey rear (south facing) extension and adjoining shed, the removal of the existing chimney, the enlarging of an existing first floor bedroom window and the formation of a new entrance door to the front (north) facade, the demolition of the rear (south facing) external wall at first floor level and partial removal of rear wall plate and roof pitch to facilitate the construction of a new two storey rear (south facing) extension with a lean-to pitched roof at ground floor level, flat roof at first floor level and a single storey lean-to extension along the east side of the dwelling. The development also includes the relocation of an existing window at first floor level on the side (east) facade, the rearrangement of the internal rooms at ground and first floor level, the extension of the c.2.6m high east boundary wall adjoining the public pedestrian laneway and all associated works above and below ground to facilitate the proposed development.

Area Area 1 - South East
Application Number 2156/20
Application Type Permission
Applicant Margaret Hassett
Location 31 Lansdowne Park, Ballsbridge, Dublin 4
Registration Date 29/01/2020

Additional Information

Proposal: Permission is sought for part single storey part two storey extension to rear containing additional bedroom and enlarged existing bedroom at first floor and enlarged kitchen dining living area at ground floor at 31 Lansdowne Park, Ballsbridge, Dublin 4.

Area Area 1 - South East
Application Number 2164/20
Application Type Permission
Applicant Brian McCreery
Location 17 Elgin Road, Ballsbridge, Dublin 4.
Registration Date 30/01/2020

Additional Information

Proposal: PROTECTED STRUCTURE: Permission for development at 17 Elgin Road, Ballsbridge, Dublin 4. The property is a protected structure. The development will consist of a 10.5m² single-storey rear extension at basement level with a new roof terrace, rooflight and railings at ground floor level, 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 partitions at first floor level, 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 2165/20
Application Type Permission
Applicant Ian Moynihan & Grace Shevlin
Location 13, Belmont Gardens, Dublin 4
Registration Date 30/01/2020

Additional Information

Proposal: The development will consist of the demolition of an existing single storey garage to the side and existing single storey extensions to the side and rear and construction of a part single storey/part 2 storey extension to the rear and 2 storey extension to the side. The development will include the removal of a chimney to the side, installation of a rooflight to the rear main roof, remodelling of first floor windows to the rear, widening of the existing vehicular access to the front to 3.3 metres, construction of bike/bin storage to the front including a hardwood fence, general refurbishment and associated site works.

Area Area 1 - South East
Application Number 2166/20
Application Type Permission
Applicant Ellen Sherry
Location 12, Margaret Place, Sandymount, Dublin 4
Registration Date 30/01/2020

Additional Information

Proposal: Planning permission for alterations and extension of the existing dwelling, to include the demolition of the existing extension to the rear and the provision of a two storey extension to the rear comprising kitchen/dining area at ground floor level and a bedroom at first floor level, connected to a single storey extension to the side / north facade, comprising a porch and new front entrance. Minor alterations to the front facade, to replace the existing front entrance door with a window, together with ancillary landscaping and site works, all at 12 Margaret Place, Sandymount, Dublin 4.

Area Area 1 - South East
Application Number 2167/20
Application Type Permission
Applicant D&M Callan
Location 22, Seafort Gardens, Sandymount, D04 DK33
Registration Date 30/01/2020

Additional Information

Proposal: The development consists of the construction of a 2 storey extension to the side to include a new front door, a single storey extension to the rear, a new window at ground floor level in the existing front elevation and all associated site works.

Area Area 1 - South East
Application Number 2168/20
Application Type Permission
Applicant Julie Cobbe & Paul Thompson
Location 10, Hagan's Court, Dublin 2
Registration Date 30/01/2020

Additional Information

Proposal: RETENTION & PERMISSION: Permission for a development at 10 Hagan's Court, Dublin 2, a three-storey over basement, two-bedroom house previously approved under (reg. refs: 2507/14 and 2161/15). The development shall consist of the retention of the following: The variation of the front, rear and side (west) elevations by replacing the corten steel, zinc and wire mesh cladding with external installation in order to bring the house to a near zero energy building rating. The removal of the mesh in front of and the exposure of a window at first floor level and the provision of an extra window at ground floor level on the front elevation onto Hagan's Court. The reduction of the width of a window on the side elevation at first floor level (facing west). The narrowing of a wide window at first floor level and the reduction in height of the window at second floor level all on the rear elevation. Permission is also sought for the widening of the 1.8 metre-high privacy screen to the terrace at first floor level of the rear elevation.

Area Area 1 - South East
Application Number 2176/20
Application Type Permission

Applicant Kieran Foley & Tina Keane
Location 83C, Kenilworth Square East, Dublin 6
Registration Date 31/01/2020

Additional Information

Proposal: Planning permission is sought for the construction of a single storey extension to the front and all associated site works.

Area Area 1 - South East
Application Number 2185/20
Application Type Permission
Applicant Fort Dock 7 Limited
Location 21A, Leeson Park, Dublin 6
Registration Date 31/01/2020

Additional Information

Proposal: The development will consist of: alterations, extensions, refurbishments & demolitions to the existing single storey dwelling house structure including: 1) Construction of new split-level part two-storey and part single storey dwelling house arrangement including a new semi-basement floor level, ground floor level and upper ground floor level upward extension; 2) Construction of new external terrace at upper ground floor level; 3) Construction of new roof structures; 4) Revisions to elevations / external dwelling perimeter wall; 5) Construction of new bicycle and bin store area; 6) All ancillary site works, boundary treatments and services.

Area Area 1 - South East
Application Number 4059/19
Application Type Permission
Applicant Julia (Sheila) Kinsella
Location 4, Sandford Road, Ranelagh, Dublin 6
Registration Date 30/01/2020

Additional Information Additional Information Received

Proposal: The development will consist of construction of vehicular access (for owner with disabled parking permit) from Cullenswood Park into front garden to side. Pillars on each side of entrance will match pillars at front gate entrance off Sandford Road. Gate will be installed in similar wrought iron to railings on the property. Driveway will be gravel stone.

Area Area 1 - South East
Application Number 4084/19
Application Type Permission
Applicant Nicola Cantan
Location No. 78, Durrow Road, Crumlin, Dublin 12 D12 V3A3
Registration Date 29/01/2020

Additional Information Additional Information Received

Proposal: Planning permission for single storey front porch, two storey extension to the side & first floor extension to the rear, with modifications to the internal layout, associated elevational changes, demolition of existing single storey front porch & front and all associated site development works.

Area Area 1 - South East
Application Number WEB1044/20
Application Type Permission
Applicant Donal O'Higgins and Sinead Boyle
Location 196, Corrib Road, Dublin 6w
Registration Date 27/01/2020

Additional Information

Proposal: the demolition of a semi-detached shed, construction of a two storey extension to rear, provision of new rooflights to attic storage space, associated internal works, widening of entrance gateway to create new vehicular access, provide on-site car parking to front of property and all ancillary works.

Area Area 1 - South East
Application Number WEB1046/20
Application Type Retention Permission
Applicant John & Graziella Schuster
Location 56, Orwell Park, Rathgar, Dublin 6
Registration Date 29/01/2020

Additional Information

Proposal: Retention permission to retain the single storey side extension which has amended window openings to the side and rear elevations, and reduced height from that previously approved under application 4097/18. Planning Permission is also being sought for the construction of a single storey, enclosed plant room and partially covered BBQ area with associated site works.

Area Area 1 - South East
Application Number WEB1048/20
Application Type Permission
Applicant Sinead and Donal Delargy
Location 19, Gulistan Cottages, Rathmines, Dublin 6
Registration Date 30/01/2020

Additional Information

Proposal: The development will consist of the demolition of existing extensions to the rear of the property and the construction of a new single storey extension and refurbishment of the existing cottage. Works also include the replacement of the existing roof, the addition of a rooflight to the rear pitch of the roof, the addition of a rear courtyard and sundry other minor works.

Area Area 1 - South East
Application Number WEB1050/20
Application Type Permission
Applicant Aisling and Shane Barrett
Location 43, South Hill, Dartry, Dublin 6
Registration Date 31/01/2020

Additional Information

Proposal: On behalf of Aisling and Shane Barrett, Planning Permission is sought for works at 43 South Hill, Dartry, Dublin, D06 Y0E0. Works to include the installation of external insulation, the demolition of a section of the existing entrance wall, increasing the existing driveway entrance. These are proposed in

conjunction with the previous planning application of no. WEB1745/19. Works to also include all associated site and landscaping works.

Area 1 Decisions

Area Area 1 - South East
Application Number 0035/20
Application Type Social Housing Exemption Certificate
Decision Grant Social Housing Exemption Cert
Decision Date 31/01/2020
Applicant Padraic Ryan & Beth Maguire
Location 16 Parnell Road, Harold's Cross, Dublin 12

Additional Information

Proposal: SHEC: Permission is sought for construction of two semi-detached two storey mews houses with front and rear balcony and terraces to the rear lands within the curtilage of the existing Protected Structure accessed off Hatter's Lane including all associated site and removal works at No. 16 Parnell Road, Dublin 12, D12 DX54

Area Area 1 - South East
Application Number 2069/20
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 27/01/2020
Applicant Chris Feeney, Marval Ventures Ltd
Location 4 Leinster Street South, Dublin 2

Additional Information

Proposal: PROTECTED STRUCTURE: Planning permission for works to the exterior of 4 Leinster Street South, Dublin 2 which is a protected structure. The works will comprise re-painting the existing shop front, pilasters and plinth and installing new fascia shop signage over the existing fascia. The signage will comprise a new powder coated aluminium fascia, with raised individual letters and full width external LED trough light illumination.

Area Area 1 - South East
Application Number 2095/20
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 28/01/2020
Applicant Tomás & Leona O'Leary
Location 12, Garville Avenue, Rathmines, Dublin 6

Additional Information

Proposal: Permission for the provision of 2 no. new three-storey, three-bedroom mews houses (2 x 153m²) each with access off Garville Lane. At 12 Garville Avenue, Rathmines, Dublin 6, D06 P382.

Area Area 1 - South East
Application Number 2102/20
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 31/01/2020
Applicant Stephen Tracey
Location Site to the rear of 179, Crumlin Road, Dublin 12

Additional Information

Proposal: Planning Permission at this site to the rear of 179 Crumlin Road to build a new residential 3 storey apartment block with 2 no. apartments encompassing 1 no. ground floor apartment and 1 no. upper floor apartment covering the top 2 floors. The upper floor apartment is proposed to have a terraced area to the front elevation. Works to include all necessary drainage and associated civil works.

Area Area 1 - South East
Application Number 2106/20
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 30/01/2020
Applicant Padraic Ryan and Beth Maguire
Location No. 16, Parnell Road, Dublin 12, D12 DX54

Additional Information

Proposal: PROTECTED STRUCTURE: Permission is sought for construction of two semi-detached two storey mews houses with front and rear balcony and terraces to the rear lands within the curtilage of the existing protected structure accessed off Hatter's Lane including all associated site and removal works.

Area Area 1 - South East
Application Number 2126/20
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 30/01/2020
Applicant Margaret Purdy & Sean Mulville
Location 46, Beech Hill Drive, Donnybrook, Dublin 4

Additional Information

Proposal: Permission to erect a pigeon loft at 46 Beech Hill Drive, Dublin 4.

Area Area 1 - South East
Application Number 2984/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 31/01/2020
Applicant Fiona McHugh
Location 41, Grosvenor Road, Rathgar, Dublin 6

Additional Information Additional Information Received

Proposal: The development will consist of (A) Demolition of: (i) External front facade to side extension of the property at ground, first and second floor level, (ii) limited sections of internal walls. (B) Construction of: (i) two storey over half basement flat roof extension to the side of existing property, (ii) Architrave

surround to front door to be reinstated, (iii) Enlargement of two number existing openings to the rear of property at first and second floor level, (iv) Refurbishment and renovation of existing property inclusive of all associated landscaping and site works.

Area Area 1 - South East
Application Number 4534/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 28/01/2020
Applicant PI Hotels & Restaurants Ireland Ltd
Location Nos. 41-46 South Great George's Street and Nos. 51-53 Stephen Street Lower, Dublin 2

Additional Information

Proposal: Permission for development of 3 No. illuminated external signs. This external signage application relates to previously permitted development (Dublin City Council Reg. Ref. 2546/18, which has been amended by Dublin City Council Reg. Ref. 4387/18) on a site of 0.106 hectares at Nos. 41-46 South Great George's Street and Nos. 51-53 Stephen Street Lower, Dublin 2. The proposed development consists of the erection of (a) 1 no. high level illuminated sign (1,566 sqm) on the South George's Street (western) elevation and (b) 1 no. high level illuminated sign (1,566sqm) and 1 no. low level illuminated sign (1,566 sqm) on the Stephen Street Lower (southern) elevation.

Area Area 1 - South East
Application Number 4545/19
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 28/01/2020
Applicant Rodney & Audrey Sheridan
Location 39, Grand Canal Street Upper, Dublin 4 (off Cranmer Lane)

Additional Information

Proposal: The Development will consist of the construction of 1 no. two bedroom three storey mews dwelling to the rear of no. 39 Grand Canal Street upper, Dublin 4 (off Cranmer Lane), with associated ancillary works.

Area Area 1 - South East
Application Number 4547/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 29/01/2020
Applicant RGRE J&R Fitzwilliam Limited
Location Mews Building on Pembroke Lane, Dublin 2, associated to 65 Fitzwilliam Square North, Dublin 2

Additional Information

Proposal: PROTECTED STRUCTURE: RGRE J&R Fitzwilliam Limited as the General Partner of the J&R Fitzwilliam Partnership intends to apply for planning permission for development to a mews building on Pembroke Lane, Dublin 2, associated to 65 Fitzwilliam Square North, Dublin 2. The subject site is located

within the curtilage of a protected structure RPS Ref. No. 2860 and is located within an Architectural Conservation Area.

The proposed development includes: the construction of a two storey extension to the rear of mews building with a sunken ground floor level, 1m below the existing ground floor level of the mews and a lightweight raised first floor terrace to the front of the mews building fronting onto Pembroke Lane; The extension comprises a total Gross Floor Area (GFA) increase of 130 sq.m of the office space; The proposed development will provide for upgrade to the existing parking area (2 no. car parking spaces) at ground level off Pembroke Lane; Minor alterations to the internal layout of the mews building; a number of internal and external repair, cleaning and conservation works as set out in the application documentation will be carried out as part of the proposed development and these will include the restoration of the original brick and stone façade and carriage arch to Pembroke Lane, the reinstatement of the pedestrian entrance to the laneway, repointing and repair works to random calp wall and brick arch onto Pembroke Lane, minor repair works to roof of the mews building, retention and repair of existing casement windows to the mews building and careful removal of areas of cement render, raking out of cementitious mortar to joints and wiggled repointing of the mews building and Venetian Red wash to yellow brick on garden façade; All other associated site development, landscaping and infrastructure works.

Area	Area 1 - South East
Application Number	4548/19
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	27/01/2020
Applicant	William & Ciara Montgomery
Location	14 Oaklands Drive, Sandymount, Dublin 4

Additional Information

Proposal: Planning Permission for a proposed first floor bedroom extension along the rear over an existing ground floor extension and the conversion of the main attic to a study to include new dormer window to rear and new rooflight to the side

Area	Area 1 - South East
Application Number	4554/19
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	30/01/2020
Applicant	Gerard & Susan Kervick
Location	Rear 71, Baggot Street Lower, Dublin 2

Additional Information

Proposal: PROTECTED STRUCTURE: Permission is sought by Gerard & Susan Kervick for the construction of a three storey mews dwelling with integrated garage, front and rear balconies and rooflight to front, together with associated works to the remaining fabric of the original mews building, at the former mews site to the rear of a Protected Structure at 71 Lower Baggot Street, Dublin 2, with access from Herbert Lane.

Area	Area 1 - South East
Application Number	4555/19
Application Type	Permission
Decision	GRANT PERMISSION

Decision Date 30/01/2020
Applicant Celtic Trustees Limited
Location 'Walford', 24, Shrewsbury Road, Ballsbridge, Dublin, 4

Additional Information

Proposal: The development will consist of amendments to previously approved development (Reg. Ref. WEB1338/18) as follows: omission of approved ancillary detached single storey triple garage (73 sq.m) and provision of a new 1.5 storey structure with an overall floor area of 190 sq.m with 5 no. dormer windows and a projecting gable feature on the eastern elevation. The proposed structure will provide car parking/storage at ground floor level and accommodation space (ancillary to the main dwelling and to be used as a one bedroom staff accommodation unit) at first floor level. Planning permission is also sought for the provision of an ancillary single storey garden storage building (41 sq.m). The proposed development also includes landscaping and all ancillary development works necessary to facilitate the development.

Area Area 1 - South East
Application Number 4558/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 30/01/2020
Applicant Co-operative Housing Ireland
Location 11-12, Warrington Place, Dublin 2

Additional Information

Proposal: Planning permission for the installation of a new outdoor air conditioning unit with secure screening enclosure.

Area Area 1 - South East
Application Number 4562/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 31/01/2020
Applicant Michael Frain
Location 43, Downpatrick Road, Crumlin, Dublin 12

Additional Information

Proposal: The development will consist of construction of a first floor extension to the side of the existing dwelling, all associated internal alterations, site, drainage and landscaping works.

Area Area 1 - South East
Application Number 4565/19
Application Type Retention Permission
Decision GRANT RETENTION PERMISSION
Decision Date 30/01/2020
Applicant Ciara & John Kennedy
Location 36, Parkmore Drive, Terenure, Dublin 6W

Additional Information

Proposal: RETENTION: Retention permission for a domestic extension and alterations to existing semi-detached dwelling at 36 Parkmore Drive, Terenure, Dublin 6W. The extension and alterations are

comprised of: single storey extension to rear; elevation changes; modifications to existing house; widening of existing entrance gateway; and all ancillary works.

Area Area 1 - South East
Application Number 4566/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 30/01/2020
Applicant Helen Boland
Location 9, Palmerston Road, Rathmines, Dublin 6

Additional Information

Proposal: PROTECTED STRUCTURE: The development will consist of: Amendments to previously approved Planning Permission Reg. Ref. 2413/18. Amendments to comprise: (1) Increase in length and height of permitted single storey rear extension, (2) Inclusion of roof-lights into extension roof, change of roof finishes, and other minor design revisions to approved extension and garden access staircase, (3) Lowering of existing finished floor level to Lower Ground Floor and new external ramped access to side entrance, (4) Associated revised drainage and site works.

Area Area 1 - South East
Application Number 4568/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 31/01/2020
Applicant Blondie Issuer Designated Activity Company
Location Rathmines House, 143-149, Rathmines Road Lower, Rathmines, Dublin 6

Additional Information

Proposal: Planning permission is sought to carry out a development at "Rathmines House", 143-149 Rathmines Road Lower, Rathmines, Dublin 6 to involve a change of use from office use to Co-Living Shared Accommodation use and to construct an additional 3 setback floors to be part of the overall shared accommodation development so as to create a 7 storey building with roof top plant. The existing floor area is 2,640 sq.m and this will be increased by 1,908 sq.m to provide a total development of 4,548 sq.m. There will be 110 individual units varying in size with shared kitchen, dining and living communal facilities on each floor level. In addition on the ground floor there will be reception, gymnasium, residents lounge, laundrette and accessible WC. The rear yard presently used for car parking will contain parking for 160 bicycles, bin storage and will provide continued access to the existing ESB substation. There will be a coffee serving kiosk facing onto the adjoining footpath for coffee consumption off the premises.

Area Area 1 - South East
Application Number 4575/19
Application Type Permission
Decision GRANT PERMISSION AND RETENTION PERMISSION
Decision Date 30/01/2020
Applicant October Management Ltd.
Location 140 Pembroke Road, Dublin 4

Additional Information

Proposal: RETENTION & PERMISSION: Permission for retention and permission for development at 140 Pembroke road, Dublin 4, D04 NV34. Permission is sought to retain the existing 5.4m by 5.0m opaque glass window on the south-east elevation at the ground floor levels. Permission is sought for the demolition of the south-west external walls of the third and fourth storeys of the existing building; and the construction of c.235 sqm of additional office floor space at the third and fourth storeys (c. 110 sqm at the third floor and c.125 sqm at the fourth floor) (total GFA c.3,327.6 sqm) within the existing 3 to 5 storey building (existing overall height c.23.8 m), the provision of curtain wall glazing on the new extension to match existing and all associated site works.

Area	Area 1 - South East
Application Number	4578/19
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	31/01/2020
Applicant	Hiberbia REIT plc
Location	1, Cumberland Place, Fenian Street, Dublin 2 (formerly known as Cumberland House). The site is bound by Fenian Street to the south, Boyne Street to the north and Bass Place to the east.

Additional Information

Proposal: The proposed development consists of amendments to the development permitted under Reg. Ref.: 3595/16. As amended by Reg. Ref.: 2833/18, Reg. Ref.: 4467/18, and Reg. Ref.: 3336/19.

The proposed amendments comprise of the following:

- Provision of an additional stepped entrance with revolving door and wheelchair hoist from Fenian Street, on the southern side of the permitted development;
- Modification of glazing set-out to the building facades;
- Modification of glazing to the building facilities;
- Extension of building managers facilities to the rear of the building at ground floor level;
- Rearrangement of changing rooms, showers, lockers, and bicycle parking at lower ground floor level;
- Modifications to permitted landscaping and external access arrangements;
- Modifications of emergency access at ground floor level; and,
- All ancillary and associated site development and landscaping works.

The proposed amendments will result in a decrease of c. 59.4 in the overall gross floor area (GFA) of the permitted office building, resulting in a total GFA of c. 7,795 sq.m.

There is a concurrent application for amendments to the permitted development on the subject site under Reg. Ref.: 4375/19.

Area	Area 1 - South East
Application Number	4580/19
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	31/01/2020
Applicant	Deirdre Fahy
Location	17, Dolphin Road, Drimnagh, Dublin 12, D12 TX40
Additional Information	

Proposal: The development will consist of the partial removal of the front boundary wall to allow for a new vehicular access from Dolphin Road with new gates and a parking area to the front garden.

Area Area 1 - South East
Application Number 4583/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 30/01/2020
Applicant Michael Renehan
Location Site at Fortescue Lane, to rear of No. 6 Rathmines Road Lower, Dublin 6

Additional Information

Proposal: PROTECTED STRUCTURE: Permission for the demolition of non-original single storey garage/workshop/storage buildings (26 sq.m) and erection of a (55 sq.m) two-storey one-bedroomed dwelling unit and associated works, at site at Fortescue Lane, to rear of No. 6 Rathmines Road Lower (a protected structure).

Area Area 1 - South East
Application Number 4584/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 30/01/2020
Applicant Cliona Cleary & Adrian Wrixon
Location 26, Charleston Avenue, Ranelagh, Dublin 6

Additional Information

Proposal: PROTECTED STRUCTURE: Permission for development at a site located at No. 26 Charleston Avenue, Dublin 6 - a Protected Structure (R.P.S. 1399). The development will consist of: 1 no. rear single storey brick extension (28sqm), the provision of a W.C. to the ground floor, the modification of an existing window to the rear of the property at ground floor level, the subdivision of an upstairs bedroom and all associated landscaping and drainage works.

Area Area 1 - South East
Application Number 4737/19
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 31/01/2020
Applicant Siobhan McErlean
Location 74, Serpentine Avenue, Ballsbridge, Dublin 4, D04 N578

Additional Information

Proposal: Planning permission to construct a new 110.7sqm, three-bed, two-storey detached dwelling including car park space and vehicular access out onto Homelee, in place of existing single-storey garage to the rear (west) of existing garden. All with associated siteworks and services.

Area Area 1 - South East
Application Number 4772/19
Application Type Retention Permission
Decision APPLICATION DECLARED INVALID
Decision Date 31/01/2020
Applicant Karen Lavery
Location Apt. 55, College Gate, Townsend Street, Dublin 2

Additional Information

Proposal: RETENTION: Planning permission is sought for retention for use as short term letting of one bedroom apartment, no 55 College Gate located at fourth floor level of existing apartment development.

Area Area 1 - South East
Application Number PWSDZ3270/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 28/01/2020
Applicant Becbay Ltd & Fabrizia Developments Ltd
Location Former Irish Glass Bottle (IGB) & Fabrizia Sites, Poolbeg West, Dublin 4

Additional Information Additional Information Received

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	WEB1024/20
Application Type	Permission
Decision	APPLICATION DECLARED INVALID
Decision Date	28/01/2020
Applicant	D&M Callan
Location	22, Seafort Gardens, Sandymount, Dublin 4

Additional Information

Proposal: The construction of a 2 storey extension to the side to include a new front door, a single storey extension to the rear, a new window at ground floor level in the existing front elevation and all associated site works.

Area	Area 1 - South East
Application Number	WEB1035/20
Application Type	Permission
Decision	APPLICATION DECLARED INVALID
Decision Date	29/01/2020
Applicant	Sinead and Donal Delargy

Location 19, Gulistan Cottages, Rathmines, Dublin 6

Additional Information

Proposal: The development will consist of the demolition of existing extensions to the rear of the property and the construction of a new single storey extension and refurbishment of the existing cottage. Works also include the replacement of the existing roof, the addition of a rooflight to the rear pitch of the roof, the addition of a rear courtyard and sundry other minor works.

Area Area 1 - South East

Application Number WEB1691/19

Application Type Permission

Decision GRANT PERMISSION

Decision Date 28/01/2020

Applicant Mr Vincent Foster Ms Arantxa Catarecha

Location 274, Cashel Road, Crumlin, Dublin 12

Additional Information

Proposal: 1 one storey extension to side & one 2 storey extension to rear, total area 51m², to provide sitting, office at ground level & bedroom, bathroom at first floor. Works include minor internal alterations, modifications to side, front, rear elevations, modification of front boundary including removal of existing parking space, demolition of existing rear extension & 6 no. velux to side & rear, all associated site development works.

Area Area 1 - South East

Application Number WEB1742/19

Application Type Permission

Decision APPLICATION DECLARED INVALID

Decision Date 31/01/2020

Applicant Margaret and Paul Davis

Location 45, Ailesbury Mews, Dublin 4 D04 H3N0

Additional Information

Proposal: The development will consist of matching the roof ridge level to that of their terraced neighbours, the addition of a floor in the return to the rear of the single storey house, along with a dormer extension on the roof to the front of the property.

Area 1 Appeals Notified

Area Area 1 - South East

Application Number 3430/19

Appeal Type Written Evidence

Applicant Neill Hughes

Location 24, Fitzwilliam Lane, Dublin 2

Additional Information Additional Information Received

Proposal: PROTECTED STRUCTURE: Planning permission for development at 24 Fitzwilliam Lane, Dublin 2, a site which is within the curtilage of No. 24 Baggot Street Lower, Dublin 2, a Protected Structure (RPS Ref. No. 348 - in separate ownership). The proposed development comprises demolition of an existing two-storey (74sq.m.) dwelling house and its replacement with a new three-storey over part-basement courtyard

house (282 sq.m.) as well as part-demolition and reconstruction/conservation of the existing ashlar limestone walls bounding the subject site. The proposed gable-ended house comprises the following accommodation: off-street garage, entrance hall, kitchen/dining room, living room, 4 no. bedrooms, 3 no. bathrooms and 1 no. accessible cloakroom, as well as a semi-basement cellar/utility room, an internal courtyard and a first floor balcony to the rear garden.

Area	Area 1 - South East
Application Number	4341/19
Appeal Type	Written Evidence
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 1 Appeals Decided

Area	Area 1 - South East
Application Number	2412/19
Appeal Decision	GRANT PERMISSION
Appeal Decision Date	29/01/2020
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

Additional Information Received

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	3249/19
Appeal Decision	GRANT PERMISSION
Appeal Decision Date	@27/01/2020
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	3468/19
Appeal Decision	REFUSE PERMISSION
Appeal Decision Date	28/01/2020
Applicant	Mary F. Murphy
Location	43, Avenue Road (rear of 43, Bloomfield Avenue), South Circular Road, Dublin 8

Additional Information

Proposal: The development will consist of
(a) the removal of the boundary wall along Avenue Road, and
(b) the construction of a 3 storey terrace, comprising 3 no. mews, fronting onto Avenue Road: 2 no. mews to comprise kitchen/dining/living area, toilet bin and bicycle storage, and rear courtyard at ground floor level; 1 no. bedroom, bathroom, study, storage, utility room, open balcony at first floor level; 1 no. ensuite bedroom, with open balcony and terrace at second floor level. 1 no. mews to comprise 1 no. bedroom, study, storage, utility, bathroom, toilet, bin/bike storage, new boundary garden wall at ground floor level;

kitchen/dining/living room, external deck and terrace at first floor level; 1 no. ensuite bedroom with open terrace at second floor level.

Area	Area 1 - South East
Application Number	3668/19
Appeal Decision	GRANT PERMISSION
Appeal Decision Date	28/01/2020
Applicant	Atlas GP Limited
Location	site of 0.5 ha at Apollo House, Tara St (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

Additional Information

Proposal: Permission for development at a site of 0.5 ha at Apollo House, Tara St (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 West, 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) and as amended by DCC Reg. Ref.: 2415/19, as follows:

1. The proposed development consists of minor alterations to the existing permitted basement layouts including relocation of permitted core locations and alterations to plant areas. Also includes the reduction in car parking from 46 spaces to 33 spaces and an increase in cycle parking from 404 spaces to 470 spaces (incl. 20 at ground floor).
 2. Extension and increase in the extent and partial increase in heights of permitted Apollo House and College House developments where they adjoin onto the corner of Townsend St and Tara St. There is no increase in overall maximum height of the permitted buildings as a result of these proposed amendments.
 3. Alterations to the proposed material and colour finishes of both permitted buildings, including minor alterations to the geometric arrangement of the façade.
 4. Alterations to the permitted ground floor layouts of College House and Apollo House to include the reconfiguration of the permitted office entrance foyers and the permitted café/ retail/ restaurant units, and alterations to plant/ services.
 5. Overall minor decrease in permitted café/ retail/ restaurant floorspace of 107sqm and increase in office floorspace of 3,830 sqm resulting from these proposed alterations.
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Comhairle Cathrach
Bhaile Átha Cliath
Dublin City Council

Dublin City Council

SOCIAL HOUSING EXEMPTION CERTIFICATES

05/20

(27/01/2020-31/01/2020)

Area	Area 1 - South East
Application Number	0045/20
Application Type	Social Housing Exemption Certificate
Applicant	Maurice Regan
Location	4,6,8 & 10 Elgin Road, Ballsbridge & 4, 6, 8 Pembroke Lane, Ballsbridge, Dublin 4
Registration Date	30/01/2020

Additional Information

Proposal: SHEC: Planning Permission for alterations to previously granted Planning Reference No. 3973/18. Proposed alterations consist of change of house type for Houses No. 4, 6 & 8 Pembroke Lane, Ballsbridge, Dublin 4, from 3 no. 3 bed units to 3 no. 4 bed units and all associated site works.

Within the curtilage of a protected structure.

All works are associated with site development works to Nos. 4, 6, 8 & 10 Elgin Road, Ballsbridge, Dublin 4 and 4, 6 & 8 Pembroke Lane, Ballsbridge, Dublin 4.



Dublin City Council

SECTION 5 EXEMPTIONS

05/20

(27/01/2020-31/01/2020)

Area Area 1 - South East
Application Number 0038/20
Application Type Section 5
Applicant Maire Ledwith
Location 57, Haddington Road, Ballsbridge, Dublin 4
Registration Date 27/01/2020
Additional Information

Proposal: EXPP: The provision of singing lessons in a singular room within a private dwelling.

Area Area 1 - South East
Application Number 0044/20
Application Type Section 5
Applicant Danielle Ryan
Location 24, Fitzwilliam Square South, Dublin 2
Registration Date 29/01/2020
Additional Information

Proposal: EXPP: PROTECTED STRUCTURE: Retrofit of low double glazing into existing frames (replacing single glazing with new double glazing)
