



Comhairle Cathrach
Bhaile Átha Cliath
Dublin City Council

Dublin City Council

Weekly Planning List

03/20

(13/01/2020-17/01/2020)

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 3 COMMERCIAL

Area Area 3 - Central
Application Number 2051/20
Application Type Retention Permission
Applicant Catherine Gallagher
Location 83, North Strand Road, Dublin 3
Registration Date 15/01/2020

Additional Information

Proposal: RETENTION: The development will consist of the retention permission for change of use from medical centre to 3 no. apartments (2 no. 1 bedroom units & 1 no. 2 bedroom unit).

Area Area 3 - Central
Application Number 4291/19
Application Type Permission
Applicant Red Rock 1920BS Ltd
Location No. 19-20, Blackhall Street, Smithfield, Dublin 7,
D07A073
Registration Date 14/01/2020

Additional Information Additional Information Received

Proposal: Planning permission is sought for alterations to previously approved development (Reg. Ref. 3014/18 and Reg. Ref. 4693/18), comprising: (i) provision of 1 no. additional one-bedroom apartment (with private terrace) at ground floor level replacing previously approved office unit; (ii) extension of the fifth floor level (by 53sqm) and modifications/reconfiguration of existing three-bedroom apartment (apartment no. 33) to provide 3 no. one-bedroom apartments. The aforementioned alterations result in an increase in the total number of apartments from 36 no. to 39 no.; (iii) omission of ground floor comms room, reduction in the size of the residents lounge (from 48sqm to 39sqm) and alterations to the layout of the residents lounge and hot desk room, at ground floor level; (iv) minor reconfiguration of the layout of the previously approved apartment no.3, ESB room and bin/bike storage area at ground floor level; (v) an increase in the size of the basement level (from 89sqm to 130sqm); (vi) minor internal alterations to the layout and external alterations to the external terraces and fenestration of previously approved apartments no. 6,9,12,15,18,21,24,27,30 and 34; and (vii) all ancillary works necessary to facilitate the development.

Area Area 3 - Central
Application Number WEB1014/20
Application Type Permission
Applicant Euronet 360 Finance Ltd. (Irish Branch)
Location 3, Mary Street, Dublin 1
Registration Date 14/01/2020

Additional Information

Proposal: The development will consist of the installation of an ATM machine to the existing shop front to the North Elevation.

Area 3 DOMESTIC

Area Area 3 - Central
Application Number 2037/20
Application Type Permission
Applicant Conor Doherty & Sarah Gleeson
Location 55, Manor Street, Stoneybatter, Dublin 7
Registration Date 13/01/2020

Additional Information

Proposal: The development will consist of demolition of rear single-storey return and construction of new two-storey rear extension.

Area Area 3 - Central
Application Number 2041/20
Application Type Permission
Applicant Christopher & Kate Lehane
Location 117, St Mobhi Road, Glasnevin, Dublin 9
Registration Date 14/01/2020

Additional Information

Proposal: Permission sought for first floor extension at side and rear including Velux rooflight to side, single storey extension at rear of 117 St. Mobhi Rd., Glasnevin, Dublin 9 D09 YO 96.

Area Area 3 - Central
Application Number 2060/20
Application Type Permission
Applicant Julie Griffin
Location 25, St Brigid's Road Lower, Drumcondra, Dublin 9
Registration Date 17/01/2020

Additional Information

Proposal: Planning permission for single storey extension with flat roof glazed atrium and glazed screen all to rear and associated site works.

Area Area 3 - Central
Application Number WEB1013/20
Application Type Permission
Applicant Bernard Colgan
Location 13, Iona Villas, Glasnevin, Dublin 9
Registration Date 13/01/2020

Additional Information

Proposal: Proposed widening of pedestrian access to form vehicular access driveway to front garden with associated site development works.

Area 3 Decisions

Area	Area 3 - Central
Application Number	0021/20
Application Type	Social Housing Exemption Certificate
Decision	Grant Social Housing Exemption Cert
Decision Date	17/01/2020
Applicant	Michael & Peter Marron
Location	Rear 21 Cabra Road, Dublin 7.

Additional Information

Proposal: SHEC: The development consists of: Protected Structure (Dublin City RPS Ref No. 1054).

1. Demolition of existing derelict print house, at rear of site, which was previously granted permission for upgrading (Plan Ref. 3281/17).
2. Construction of replacement building (Block A), at rear of site, with change of use from light industry to residential: Derelict Print House to be replaced with proposed two-storey apartment building with three individual dwelling units: 1 x 2 bed and 2 x 1 bed units reduced footprint of previously granted permission (Plan Ref. 3281/17). 1 x private roof terrace and 1 x small bedroom balcony, plus two ground level terraces on block A.
3. Construction of replacement building (Block B), at rear of site, with change of use from light industry to residential: Unbuilt two storey storage purpose unit to be replaced with two-storey apartment building with two individual family dwelling units to be constructed on a reduced footprint of previously granted permission (Plan Ref. 3044/18). 2 x first floor balcony and one round level terrace on block B.
4. Combined public open space, green roofs (Block A and Block B), solar panels to Block A, 2 x setdown parking spaces (with EV charging), landscaping, bicycle storage for all units.
5. SuDS and foul drainage, landscaping, boundary treatments and all other associate site works.
6. All proposed works are in the curtilage of protected structure 21 Cabra Rd. (NIAH 50060216). All works are to the rear of 21 Cabra Rd., semi-detached house, with no proposed work to protected structure.

Area	Area 3 - Central
Application Number	0573/19
Application Type	Section 5
Decision	SPLIT DECISION(PERMISSION & REFUSAL)
Decision Date	13/01/2020
Applicant	IBI Property Nominees Limited
Location	22/23, Henry Street, Dublin 1

Additional Information

Proposal: EXPP: PROTECTED STRUCTURE: The works will consist of the following:

1. Repairs to the pitched roof and cleaning down of same.
2. Application of a liquid waterproof membrane to the flat roof to the rear of the property.
3. Removal of all vegetation growth noted to the chimney, and between the brick pointing. Repairs to pointing where necessary.
4. Cleaning down of brickwork façade at first floor level.
5. Isolated repairs/replacement of brickwork (front and rear elevations).
6. Isolated repairs to existing brick pointing (front and rear elevations).
7. Removal of all vegetation growth noted to the elevation, between the brick joints. This will include repairs to brick pointing where necessary (front and rear elevations).
8. Repairs to existing windows with replacement of defective timber rails where required.

9. Installation of an internal roller shutter door for security purposes.
10. Internally, works will generally be restricted to remedial and redecoration works, and
11. Replacement of a number of existing timber doors with fire doors.

Area Area 3 - Central
Application Number 0595/19
Application Type Social Housing Exemption Certificate
Decision Grant Social Housing Exemption Cert
Decision Date 13/01/2020
Applicant Anthony Handley
Location 80 & 81, Ballybough Road, Dublin 3
Additional Information
Proposal: SHEC: Alteration of No. 80 Ballybough Road & replacement of No. 81 Ballybough Road with new building to provide 8 No. residential units.

Area Area 3 - Central
Application Number 0598/19
Application Type Social Housing Exemption Certificate
Decision Grant Social Housing Exemption Cert
Decision Date 13/01/2020
Applicant Slateside Ltd
Location 113, Phibsborough Road / Royal Canal Bank, Dublin 7
Additional Information
Proposal: SHEC: Construction of a mixed-use development of 9 no. apartments comprising of 3 no. 2 bedroom and 6 no. 1 bedroom apartments, a ground level café unit, part basement level to accommodate bike storage for 30 no. bicycle, refuse storage, surface water attenuation tank & all plant & storage areas associated with apartments & café unit.

Area Area 3 - Central
Application Number 2003/20
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 17/01/2020
Applicant Tim Hinchay
Location 8A Little Britain Street, Dublin 7, D07 NY18
Additional Information
Proposal: The development will consist of the change of use of existing offices to medical practice.

Area Area 3 - Central
Application Number 3069/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 17/01/2020
Applicant Tom O'Rahilly

Location 2-3, Mary's Abbey, Dublin 7, D07 X6R6

Additional Information Additional Information Received

Proposal: PROTECTED STRUCTURE: The proposed development will comprise the conservation, repair and adaptation of the protected structure at 2-3 Mary's Abbey, Dublin 7 to facilitate a change of use from artist studios at first, second and third floors, shop at ground floor and storage at basement level of the protected structure to museum and ancillary use at ground first second and third floors and storage at basement level of the protected structure and the demolition of existing structures to the rear of the protected structure to allow the development of new ancillary museum building on lands to the rear of the protected structure as follows:

1. Buildings to the rear of the site which are not protected structures are to be demolished, all boundary party walls to be maintained.
2. The construction of a new building on lands to the rear of the existing protected structure as the new premises of the National Leprechaun Museum, two storeys in height to an overall height of 13.5m (exclusive of roof mounted PV panels), landscaping works to internal courtyard lightwell. Roof to new building at rear to be a combination of flat semi intensive green roof with PV panels and a pitched reflective insulated metal deck roof with brick slip cladding to external perimeter walls and roof top plant with louvered enclosure.
3. Structural intervention works to stabilise the building fabric of the protected structure.
4. Alterations to rear facade of protected structure at ground, first and second floors to facilitate new escape and access stairs to facilitate access from garden, to repair and reinstate original windows, to dismantle and re-build destabilised segment of wall at top floor level, reinstatement of cast iron rain water goods.
5. Repairs to the roof, gutters, rear eaves and front parapet of the protected structure.
6. Works to the front facade of the protected structure at all levels comprising brick, stone, render and jointing cleaning and repair, removal of existing modern shopfront and installation of new shopfront and external articulated shutters, repairs to all existing metal framed windows above ground level, dismantling and re-building destabilised segment of parapet at top floor level.
- 7 Removal of modern interventions to the interior of the protected structure including partitions, stud walling, false ceilings and modern stairs and installation of new partitions, doors and lift shaft to facilitate proposed new museum use.

Area Area 3 - Central

Application Number 3523/19

Application Type Permission

Decision GRANT PERMISSION

Decision Date 14/01/2020

Applicant Gillian Maxwell

Location 33, Valentia Road, Drumcondra, Dublin 9

Additional Information Additional Information Received

Proposal: Planning permission at No. 33 Valentia Road, Drumcondra, Dublin 9, a semi-detached, two-storey, three-bedroom house (127 m²) with single-storey, one-bedroom, self-contained dwelling-unit conversion and extension (70 m²) to the side and rear. Development to consist of widening of vehicular access gateway to 3.6m plus demolition of dwelling-unit conversion and extension, plus removal and reinstatement of a chimney stack, plus window replacement, plus addition to front elevation of a new window at half-landing to staircase, plus construction of a two-storey extension to the side and rear with dormer window to the front, to provide in-total, a four-bedroom house (383 m²), with slate roofs, conservation-style rooflights on roof pitches to the west and north, plus, an integral garage for car, bins and

bicycles while maintaining off-street car-parking for minimum two cars, plus hard and soft landscaping and all associated works.

Area Area 3 - Central
Application Number 3655/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 16/01/2020
Applicant easyHotel Ireland Ltd.
Location 28-31 Benburb Street & 6-9 Wood Lane, Dublin 7
Additional Information Additional Information Received

Proposal: The development will consist of alterations to previously approved Planning Permission, Planning Authority Ref. 2692/16, An Bord Pleanala Ref. PL29N.247314. The alterations to include: a reduction in the floor to floor heights of the proposed development; the addition of a single floor of hotel bedroom accommodation providing for a three to seven storey Hotel building (progressively set back at its fourth and seventh storeys) resulting in a net increase of building height from currently permitted 20.6 metres above existing ground level to a proposed main roof parapet height of 21.8 metres above existing ground level; provision of a screened rooftop plant enclosure and lift over-run; omission of the previously permitted basement level of 730 sq m gross floor area; alterations to internal layouts including relocation of lifts and staircases resulting in an increase in bedroom room numbers from the currently permitted 96 No. bedrooms to a proposed 160 No. bedrooms; alterations to hotel public areas at Ground Level including omission of Hotel Restaurant and Kitchen; repositioning of the Hotel Public Entrance on the proposed West elevation to Benburb Street to allow for the inclusion of a separate Cafe/restaurant unit of 292 sq m gross floor area at the corner of Benburb Street and Wood Lane; revisions to previously approved elevations; the omission of 3 no. currently permitted car parking spaces; an increase from currently permitted 10 No. bicycle parking spaces to a proposed 20 No. bicycle parking spaces; revisions to hard and soft landscaping proposals to Benburb Street and Wood Lane; amended signage; revisions to location of ancillary plant, stormwater attenuation and ESB sub-station together with revisions to site development and site excavation works above and below ground. The alterations give a reduction in the previously permitted gross floor area of 3,904 sq m to a proposed gross floor area of 3,655 sq m.

Area Area 3 - Central
Application Number 4426/19
Application Type Permission
Decision REFUSE PERMISSION
Decision Date 14/01/2020
Applicant Patrick Nolan
Location 56 Beresford Street, Smithfield, Dublin 7
Additional Information

Proposal: Planning permission to demolish the existing ground floor rear extension, Inc the side wall, and to rebuild the rear ground floor, to provide for a 3 bedroom dwelling, including a Kitchen/Dining Room extension (1.35m) to first floor and a rear attic dormer roof & window, Inc 2 x velux windows to the front, to provide for a lounge area.

Area Area 3 - Central
Application Number 4428/19

Application Type Permission
Decision REFUSE PERMISSION
Decision Date 14/01/2020
Applicant Cuisle Properties Ltd
Location 96 & 97 Capel Street, Dublin 1

Additional Information

Proposal: PROTECTED STRUCTURE: Planning permission is sought for change of use from 2 no. individual office units to a 1-bed residential apartment at basement level, provision of opening in party wall and associated works.

Area Area 3 - Central
Application Number 4440/19
Application Type Permission
Decision REFUSE PERMISSION
Decision Date 16/01/2020
Applicant Double S Housing Limited
Location Montpelier Square, Montpelier Hill, Dublin 7

Additional Information

Proposal: Permission for the construction of a 6 storey apartment block comprising: (A) 15 apartments, each with balcony/external terrace, made up of 12 x 1 bed, 2 x 2 bed duplex and 1 x 3 bed duplex with lift and common circulation areas (B) Hard landscaped communal courtyard with public lighting, bin lockup and bike stands (C) Hard landscaped private yard with secure bike parking (D) Pedestrian access to proposed scheme through existing archway of Montpelier Square apartments, and all associated site works.

Area Area 3 - Central
Application Number 4450/19
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 16/01/2020
Applicant John Youns
Location Rear of Nos. 2 & 3, Blessington Street, Dublin 7

Additional Information

Proposal: Permission for development at rear 2/3 Blessington Street, Dublin 7, D07FK70 (also known as 3 Blessington Court). The development will consist of demolition of existing disused building and the construction of a 3-storey apartment building (289m²) comprising 2 no. two-bedroom apartments and 1 no. one-bedroom apartment with entrance and ancillary accommodation at ground floor level.

Area Area 3 - Central
Application Number 4452/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 17/01/2020
Applicant Kelly O'Callaghan Limited
Location 296A, North Circular Road, Dublin 7 D07C64K on the corner of North Circular Road and Avondale Road.

Additional Information

Proposal: Permission for a change of use from offices to 3 no. two bedroom residential apartments, with a total of 6 bedrooms on first and second floors of existing premises, including new ground floor bin store and all associated site works.

Area Area 3 - Central
Application Number 4458/19
Application Type Permission
Decision GRANT PERMISSION AND RETENTION PERMISSION
Decision Date 15/01/2020
Applicant Gerry Ahearne
Location 57, Fassauga Road, Cabra, Dublin, 7, D07 X9F3
Additional Information

Proposal: RETENTION: permission for; (1) Two-storey extension to side and first floor extension over existing single storey extension to rear with, (2) single-storey ground floor extension & porch to front of existing dwelling and (3) retention of driveway & dished kerbs to front of property and all associated site works.

Area Area 3 - Central
Application Number 4459/19
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 14/01/2020
Applicant Martin McCaffrey
Location Hole In The Wall Pub, 345-347, Blackhorse Avenue, Dublin 7
Additional Information

Proposal: The development will consist of: Change of use of the existing residential area at first floor, to a proposed commercial use, including the provision of a new stairwell inside the existing entrance to the public house. First floor to accommodate 2 no. Meeting rooms; 1 no. Office and associated works.

Area Area 3 - Central
Application Number 4463/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 17/01/2020
Applicant John Hanley & John Aboud
Location 11, North Great George's Street, Dublin 1
Additional Information

Proposal: PROTECTED STRUCTURE: The development will consist of conservation works, consisting of repairs and repointing to front and rear brick facades, cleaning of granite plinth to front railings, repointing / repairs to 3 chimneys including restoring one chimney to its original height, insertion of three new balconettes at front at 1st floor level, reinstatement of Georgian glazing bars to 2 front windows at ground floor level, 11m.2 extension to attic room with flat roof and new windows to the rear and attic access staircase relocation and associated works.

Area Area 3 - Central
Application Number 4467/19
Application Type Permission
Decision REFUSE PERMISSION
Decision Date 17/01/2020
Applicant Pat O'Ceallaigh
Location Rear 35, Manor Street, Off O'Shea's Lane, Dublin 7

Additional Information

Proposal: PROTECTED STRUCTURE: Planning permission for the following at this site at rear of no. 35 Manor Street, off Shea's Lane, Dublin 7 (A Protected Structure). The development will consist of the following: a) Construction of 1 no. detached, 2-storey, 4-bedroom dwelling house with rear garden and patio; 2 metre high rear (southwest) and side (southeast and northwest) timber boundary fencing; associated site works and drainage; b) Provision of additional patio space to existing rear patio of no. 35 Manor Street (A Protected Structure) in accordance with previously approved development reg. ref: 1062/07 (PL 29N.222665).

Area Area 3 - Central
Application Number 4469/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 17/01/2020
Applicant Triode Newhill LHP Limited
Location Spar 1/2, Dorset Street Lower, Dublin 1

Additional Information

Proposal: The development wil consist of provision of off licence (7.5sqm) subsidiary to the main retail use.

Area Area 3 - Central
Application Number 4470/19
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 16/01/2020
Applicant Ballinalack Foods Limited
Location Londis Retail Unit, 5b, East Road, Dublin 3

Additional Information

Proposal: Provision of Off Licence (7sqm) subsidiary to the main retail use.

Area Area 3 - Central
Application Number 4474/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 17/01/2020
Applicant Kirby Health & Fitness Limited
Location Unit 3, Ard Cairn House, 8 Grangegorman Lower, Arran Quay, Smithfield, Dublin 7

Additional Information

Proposal: Planning permission for a change of use from retail unit to a gym with changing rooms and all associated internal modifications, external signage along with the associated site works.

Area Area 3 - Central
Application Number 4484/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 14/01/2020
Applicant Madeleine & Kevin Lavin
Location 29, St. Eithne Road, Cabra, Dublin 7

Additional Information

Proposal: Permission for changes to approved Planning Permission granted under Reg. Ref. 3728/19. The changes consist of increasing the length of first floor extension to rear by 1.05 meters, which gives, a total depth of the first floor extension of 5.150 meters, and additional two number velux flat roof windows all to rear.

Area Area 3 - Central
Application Number 4526/19
Application Type Permission
Decision GRANT PERMISSION AND RETENTION PERMISSION
Decision Date 14/01/2020
Applicant Des Cummins & Aoife McCluskey
Location 10, Hollybank Road, Drumcondra, Dublin 9

Additional Information

Proposal: PERMISSION & RETENTION: The development will consist of 'Planning Permission' sought for alterations to existing brick boundary wall facing Glenarm Avenue, to include rebuilding of removed partial wall section, partial increase of previous and existing wall heights, relocation of previous pedestrian side gate position, and all associated ancillary works to facilitate the development. 'Retention Permission' also sought for removal of partial section of existing brick boundary wall facing Glenarm Avenue.

Area Area 3 - Central
Application Number 4528/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 16/01/2020
Applicant John Breen & Brigid Doolan
Location 34, Cabra Drive, Dublin 7

Additional Information

Proposal: Development consists of 1st floor bedroom extension over existing garage.

Area Area 3 - Central
Application Number 4818/19
Application Type Permission
Decision APPLICATION DECLARED INVALID

Decision Date 17/01/2020
Applicant Transport Infrastructure Ireland
Location Site between the M50 Motorway and Eastwall Road, Dublin 3 adjoining Portside Business Centre, Aldi and Canavan Ford.

Additional Information

Proposal: Permission for development at this site which adjoins the following premises on East Wall Road, Dublin 3: Portside Business Centre, Aldi and Canavan Ford. The 3,754m² site is located on the M50 Motorway between the Dublin Port Tunnel and the Tunnel Toll Plaza and access is via an existing entrance on the M50 Motorway. The development will consist of: (i) A 465 m² single storey steel portal framed vehicle storage building supported on piled foundations; (ii) Widening of the existing site entrance by 2m to improve access for larger vehicles; (iii) Levelling of the site, construction of road pavements, boundary retaining walls, lighting columns, below ground services and surface water attenuation storage; (iv) Seven parking bays for mobile elevated work platforms (MEWPs); (v) The relocation of nine storage units from the nearby Motorway Operations & Control Centre (MOCC) building (formerly the Dublin Tunnel Building) to the crash yard. The nine storage units are made up of 18 individual storage containers. The containers are used to store chemicals, petrol, gas, non-hazardous materials, electrical equipment and salt.

Area Area 3 - Central
Application Number 4829/19
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 17/01/2020
Applicant Wow Investments Ltd
Location 45, Blessington Lane, Dublin 7 (The site is located to the rear of 45 Blessington Street, Dublin 7, a protected structure)

Additional Information

Proposal: PROTECTED STRUCTURE: Planning permission for the construction of 2 storey terraced 2 bed dwelling and associated site works.

Area Area 3 - Central
Application Number 4832/19
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 17/01/2020
Applicant Swampside Ltd T/A Tolka House Gastropub
Location Tolka House, 8-10 Glasnevin Hill, Dublin 9

Additional Information

Proposal: RETENTION: Permission is sought for the retention of the existing single storey 84 sqm extension with pitched and hipped roof to the rear of this public house premises, previously permissioned as a smoking area under temporary permissions reg ref 3104/14 and reg ref 3259/08, for use as a pavilion style lounge and permission for the provision of a walled enclosure with area of 15 sqm and wall height of 2m for the storage of gas, kegs and waste, with this wall extended across existing carpark to provide a protected area for an external amenity space of 32sqm to include the relocated area for smoking together with ancillary site works all to rear.

Area	Area 3 - Central
Application Number	DSDZ3042/19
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	17/01/2020
Applicant	Waterside Block 9 Developments Limited
Location	Site of approximately 1.85 hectares at North Wall Quay, Dublin 1. The site is principally bounded by: Mayor Street Upper to the north; North Wall Quay to the south; North Wall Avenue to the east; and Castleforbes Road to the west

Additional Information Clarification of Add. Information Recd.

Proposal: Permission for development on a site of approximately 1.85 hectares at this site at North Wall Quay, Dublin 1. The site is principally bounded by: Mayor Street Upper to the north; North Wall Quay to the south; North Wall Avenue to the east; and Castleforbes Road to the west.

The overall site is located within City Block 9, as identified, in the North Lotts and Grand Canal Dock SDZ Planning Scheme.

The development will consist of the: amalgamation of two basements at Level -1 previously permitted under Reg. Ref. DSDZ3779/17 and Reg. Ref. DSDZ3780/17, respectively (resulting in an overall floor area of c. 17,789 sqm) and associated internal alterations to same; and construction of an additional basement level (c. 17,789 sqm) (Level -2) below the proposed amalgamated basement level (i.e. Level -1). (The proposed amendments shall result in an increase in total basement depth from c. 3.85m to c. 16.0m). The new basement level (i.e. Level -2) will accommodate plant, servicing areas and circulation cores (lifts and stairs, etc.) all associated with the previously permitted development under Reg. Ref. DSDZ3779/17 and Reg. Ref. DSDZ3880/17.

The proposed development does not propose any amendments to the buildings previously permitted under Reg. Ref. DSDZ3779/17 and Reg. Ref. DSDZ3780/17 from Ground to Upper Floor Levels. The proposed development does not result in any increase in car parking or bicycle parking from that previously permitted under Reg. Ref. DSDZ3779/17 and Reg. Ref. DSDZ3780/17 (i.e. 378 no. car parking spaces and 810 no. bicycle parking spaces, in total).

The proposed development includes associated site excavation, infrastructural and site development works above and below ground, associated retaining features, and associated site servicing (foul and surface water drainage and water supply).

Area	Area 3 - Central
Application Number	DSDZ4637/19
Application Type	Permission
Decision	APPLICATION DECLARED INVALID
Decision Date	15/01/2020
Applicant	Triode Newhill LHP Limited
Location	Spar Retail Unit, Retail Unit A, Building R, Spencer Dock, Mayor Street Lower, Dublin 1

Additional Information

Proposal: Planning permission sought for provision of off-licence (8 sqm), subsidiary to the main retail use at Spar Retail Unit, Retail Unit A, Building R, Spencer Dock, Mayor Street Lower, Dublin 1. The application relates to a proposed development within an SDZ Planning Scheme Area.

Area	Area 3 - Central
Application Number	DSDZ4808/19
Application Type	Permission
Decision	APPLICATION DECLARED INVALID
Decision Date	16/01/2020
Applicant	Live Nation Ireland Holdings Limited
Location	3 Arena, North Wall Quay, North Dock, Dublin 1

Additional Information

Proposal: PROTECTED STRUCTURE: The development will consist of the addition of a canopy to the west boundary extending across part of the building including new signage with new boundary fencing to match existing and all associated works on a site of 476.86m². This application relates to land within the North Lotts and Grand Canal Dock Strategic Development Zone.

Area	Area 3 - Central
Application Number	GSDZ2010/20
Application Type	Permission
Decision	APPLICATION DECLARED INVALID
Decision Date	17/01/2020
Applicant	Grangegorman Development Agency
Location	Grangegorman, Dublin 7

Additional Information

Proposal: Permission for development at a site within the overall Grangegorman Strategic Development Zone (SDZ) of c.28.69ha at Grangegorman, Dublin 7. There are several Protected Structures within the Grangegorman SDZ. The location of the proposed development comprises a site of c.0.575ha (c.5,750sq.m) in the northwest of the Grangegorman SDZ: north of the playing fields; south of the Phoenix Care Centre; east of the Energy Centre Phase 1; and west of the 'Top House or North House' (Protected Structure - RPS No. 3282). The development will consist of amendments to the West Quad permitted under DCC Reg. Ref. GSDZ3536/19, including an increase in the GFA from 19,480sq.m to 20,665sq.m. The amendments will comprise of: (1) General adjustments and improvements to internal layout at all levels (including cores); (2) Increase in size of basement at Level -01; (3) Increase in size of north section of the building at Levels 01 through Level 05 (facilitated by a reduction in the area of the roof terrace at Level 01); (4) Amendments to the courtyard, roof terraces and bridge link areas; (5) Modifications to the façade and window arrangement on the north, north-east and south elevations; (6) General adjustments to the plant, core and PV panel layout at Roof Level; (7) Minor reduction to the parapet height; (8) Overall increase of bicycle parking spaces; and (9) All associated site development and services works.

Area	Area 3 - Central
Application Number	WEB1664/19
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	14/01/2020
Applicant	Euronet 360 Finance Ltd. (Irish Branch)
Location	73, Talbot Street, Dublin 1

Additional Information

Proposal: The development will consist of installation of an ATM machine to the existing shop front to the North elevation.

Area Area 3 - Central
Application Number WEB1665/19
Application Type Permission
Decision GRANT PERMISSION
Decision Date 15/01/2020
Applicant Euronet 360 Finance Ltd. (Irish Branch)
Location 43/44, Ballybough Road, Dublin 3
Additional Information

Proposal: The development will consist of the installation of an ATM machine to the existing shop front to the West elevation.

Area Area 3 - Central
Application Number WEB1682/19
Application Type Retention Permission
Decision REFUSE RETENTION PERMISSION
Decision Date 16/01/2020
Applicant Micheal and Teresa Horan
Location 5, Whitworth Road, Drumcondra, Dublin 9
Additional Information

Proposal: RETENTION: The works consist of a wall to house gas and electrical meter boxes at the front of the house.

Area 3 Appeals Notified

Area Area 3 - Central
Application Number 3274/19
Appeal Type Written Evidence
Applicant Sayanview Ltd.
Location 38 & 39 Blessington Street, Dublin 7
Additional Information Additional Information Received

Proposal: PROTECTED STRUCTURE: Planning permission for development to 2 no. three storey over basement, mid-terrace buildings with 2/3 storey rear returns. The proposed development will consist of the following: The change of use from offices to residential at basement, ground, first and second floor level to provide a total of 8 no. one-bed apartments to be provided as follows; 38 Blessington Street - 4 no. one-bed apartments at basement, ground, first and second floor levels; 39 Blessington Street - 4 no. one-bed apartments at basement, ground, first and second floor levels; with associated internal and external amendments to accommodate same including; the infilling of existing interconnections between 38 and 39 in order to revert the properties back to their original independent function; Removal of rear basement window from no. 38 to provide for a doorway; replacement of front basement window to no. 39; Provision of utility rooms with return areas of no. 38 & 39; General restoration and refurbishment works to include; the restoration and repair of existing stairs and landings, the repairs of ceilings and walls, upgrade and repair of plumbing, electrical and heating services, and plaster works, including the removal of non-original

partitions and openings, removal of external security window bars, provision of new internal layout; and the repair/upgrade of existing doors and windows and make-good structures as requires according to best conservation practice. Planning permission is also sought for the upgrading of the rear car parking area to provide permeable paving together with landscaping, bicycle parking spaces, refuse storage areas together with existing car parking spaces; and all associated site and engineering works necessary to facilitate the development.

Area 3 Appeals Decided

Area	Area 3 - Central
Application Number	2370/19
Appeal Decision	APPEAL WITHDRAWN
Appeal Decision Date	14/01/2020
Applicant	Carra Shore Hotel (Dublin 7) Ltd.
Location	Site at Little Britain Street and Little Green Street, Dublin 7
Additional Information	Additional Information Received
Proposal:	Development at a site of approx. 0.091 ha. The development will consist of:
	- The demolition of the existing 1 to 2 no. storey building at the subject site and the construction of a 7 no. storey over basement, 195 bedroom hotel of approximately 6,200 sq.m with a eight floor penthouse on the Little Green Street corner;
	- all ancillary areas to include staff areas, internal service yard, reception, bar, licenced restaurant, kitchen, business area, laundry and electric substation and transformer, all located at ground floor level;
	- ancillary basement areas to include plant room, comms room, staff-room and changing areas and bike store for 16 no. bicycles;
	- relocation of existing granite door surround on Little Britain Street (NIAH Ref. 50070297);
	- and all ancillary site development/ boundary works.



Comhairle Cathrach
Bhaile Átha Cliath
Dublin City Council

Dublin City Council

SOCIAL HOUSING EXEMPTION CERTIFICATES

03/20

(13/01/2020-17/01/2020)

Area	Area 3 - Central
Application Number	0021/20
Application Type	Social Housing Exemption Certificate
Applicant	Michael & Peter Marron
Location	Rear 21 Cabra Road, Dublin 7.
Registration Date	14/01/2020

Additional Information

Proposal: SHEC: The development consists of: Protected Structure (Dublin City RPS Ref No. 1054).

1. Demolition of existing derelict print house, at rear of site, which was previously granted permission for upgrading (Plan Ref. 3281/17).
 2. Construction of replacement building (Block A), at rear of site, with change of use from light industry to residential: Derelict Print House to be replaced with proposed two-storey apartment building with three individual dwelling units: 1 x 2 bed and 2 x 1 bed units reduced footprint of previously granted permission (Plan Ref. 3281/17). 1 x private roof terrace and 1 x small bedroom balcony, plus two ground level terraces on block A.
 3. Construction of replacement building (Block B), at rear of site, with change of use from light industry to residential: Unbuilt two storey storage purpose unit to be replaced with two-storey apartment building with two individual family dwelling units to be constructed on a reduced footprint of previously granted permission (Plan Ref. 3044/18). 2 x first floor balcony and one round level terrace on block B.
 4. Combined public open space, green roofs (Block A and Block B), solar panels to Block A, 2 x setdown parking spaces (with EV charging), landscaping, bicycle storage for all units.
 5. SuDS and foul drainage, landscaping, boundary treatments and all other associate site works.
 6. All proposed works are in the curtilage of protected structure 21 Cabra Rd. (NIAH 50060216). All works are to the rear of 21 Cabra Rd., semi-detached house, with no proposed work to protected structure.
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Dublin City Council

SECTION 5 EXEMPTIONS

03/20

(13/01/2020-17/01/2020)

Area Area 3 - Central
Application Number 0017/20
Application Type Section 5
Applicant Mary Ryan
Location 1, Eblana Villas, Arbour Hill, Stoneybatter, Dublin 7
Registration Date 13/01/2020

Additional Information

- Proposal:** EXPP: 1. New glazed screen to enclosed existing 1.5 sq.m porch to the front.
2. Demolition of existing extension & sheds to the rear.
 3. Construction of 31 sq.m single storey extension to the rear.
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