



Comhairle Cathrach  
Bhaile Átha Cliath  
Dublin City Council

# Dublin City Council

## **Weekly Planning List**

**08/19**

(18/02/2019-22/02/2019)

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

## WEEKLY PLANNING LISTS

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

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

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

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

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

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

## PLANNING INFORMATION SESSIONS

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

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

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

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

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

## Area 3 COMMERCIAL

**Area** Area 3 - Central  
**Application Number** 2297/19  
**Application Type** Permission  
**Applicant** Aiden Bradley  
**Location** 35A, Spring Garden Street, Ballybough, Dublin 3  
**Registration Date** 19/02/2019

**Additional Information**

**Proposal:** Planning permission sought for the demolition of existing single storey egg storage unit. The construction of a new two storey, two bedroom end of terrace house with single storey projection to the rear at ground floor level. Plus all associated site works.

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**Area** Area 3 - Central  
**Application Number** 2307/19  
**Application Type** Permission  
**Applicant** Malabar Limited  
**Location** Gala at Ground Floor Sackville Court, Dorset Street  
Upper, Dublin 1  
**Registration Date** 20/02/2019

**Additional Information**

**Proposal:** Planning permission for Part Off-Licence at The Gala Shop, Ground Floor, Sackville Court, Upper Dorset Street, at junction with Blessington Street, Dublin 1

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**Area** Area 3 - Central  
**Application Number** 2320/19  
**Application Type** Permission  
**Applicant** Feidhlim MacDaithi  
**Location** 15, Talbot Street, Dublin 1  
**Registration Date** 21/02/2019

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: Planning permission for the change of use of the existing ground & basement floor from retail shop to cafe / restaurant / bar, with new shop front & signage, with replacement of the retractable canvas canopy, the use of the path to the front of premises for occasional use as external seating, amendment of ventilation ducting to the rear, with associated site works.

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**Area** Area 3 - Central  
**Application Number** 2336/19  
**Application Type** Permission  
**Applicant** MB Properties & Real Estate Consultants Ltd  
**Location** 434, North Circular Road, Dublin 7  
**Registration Date** 22/02/2019

**Additional Information**

**Proposal:** The development will consist of the demolition of the existing motor garage and the construction of 6 apartments (2 x 2-bed and 4 x 1-bed) and a shop unit with pedestrian access on to North Circular Road.

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**Area** Area 3 - Central  
**Application Number** 2337/19  
**Application Type** Permission  
**Applicant** Fiona Moloney and Liam Darling  
**Location** 52, Aughrim Street, Stoneybatter, Dublin 7  
**Registration Date** 22/02/2019

**Additional Information**

**Proposal:** Planning permission for development to the rear of 52 Aughrim Street, Stoneybatter, Dublin 7, D07 R7W7. The proposed development consists of the demolition of an existing shed and rear boundary wall onto Lucky Lane and the construction of one new 109sq.m two-storey mews house comprising two bedrooms and one study/bedroom on the ground floor and a kitchen living dining space on the first floor to the rear of 52 Aughrim Street, with one off-street parking space with access via Lucky Lane, one courtyard garden, two external first floor terraces and sundry other minor works.

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**Area** Area 3 - Central  
**Application Number** 4507/18  
**Application Type** Permission  
**Applicant** Dublin Port Company  
**Location** Tolka Quay Road and Ocean Pier, Dublin Port, Dublin 1  
**Registration Date** 21/02/2019

**Additional Information** Additional Information Received

**Proposal:** The development will consist of temporary permission for 5 years for facilities to cater for cruise ship operators to include: a marquee (c.2,250sq.m) 8m in height, 300 car parking spaces, bus and car drop off area, fencing 2m in height, mini-roundabout, 6m access off Tolka Quay Road and all associated site development works at Tolka Quay Road; and; a marquee (c.1750sq.m) c.8m in height at Ocean Pier.

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**Area** Area 3 - Central  
**Application Number** 4508/18  
**Application Type** Permission  
**Applicant** Dublin Port Company  
**Location** East Wall Road & Ocean Pier, Dublin Port, Dublin 1  
**Registration Date** 21/02/2019

**Additional Information** Additional Information Received

**Proposal:** Permission for development at East Wall Road and Ocean Pier, Dublin Port, Dublin 1. The development will consist of temporary permission for 5 years for facilities to cater for cruise ship operators to include: a marquee (c. 2.250 sq.m) c. 8m in height, 300 car parking spaces, bus and car drop off area, fencing 2m in height and all associated site development works at East Wall Road; and; a marquee (c. 1,750 sq.m) 8m in height and associated site development works at Ocean Pier.

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**Area** Area 3 - Central  
**Application Number** WEB1083/19  
**Application Type** Permission  
**Applicant** JCDecaux Ireland Limited  
**Location** The public footpath on the Western Side of O'Connell

Street Lower, in front of McDonalds, No. 50-51,  
O'Connell Street Lower, Dublin 1

**Registration Date** 19/02/2019

**Additional Information**

**Proposal:** The development will consist of the installation of a double sided digital Metropanel advertising display including all associated site works and services. The proposed structure has an overall height of 2.882m, a depth of 0.255m and a width of 1.438m and will replace the existing litter bin on the site. The precise location of the unit is marked by a red x on the pavement.

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**Area 3  
DOMESTIC**

**Area** Area 3 - Central  
**Application Number** 2309/19  
**Application Type** Permission  
**Applicant** Ed Williams  
**Location** 21, Ormond Square, Dublin 7  
**Registration Date** 20/02/2019

**Additional Information**

**Proposal:** Planning permission for: The removal of the existing extension to rear of house and the construction of a new single storey extension to rear of house to include 3 new rooflights. Also 1 no. Velux rooflight to front of existing house and new window to stairs at first floor rear elevation.

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**Area** Area 3 - Central  
**Application Number** WEB1089/19  
**Application Type** Permission  
**Applicant** Damien McKenna  
**Location** 2A, First Avenue, Seville Place, Dublin 1  
**Registration Date** 20/02/2019

**Additional Information**

**Proposal:** Permission for single storey flat roof extension to the rear of the existing dwelling house and associated siteworks.

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**Area** Area 3 - Central  
**Application Number** WEB1090/19  
**Application Type** Permission  
**Applicant** Lisa Collins  
**Location** 16, West Road, East Wall, Dublin 3, D03 K288  
**Registration Date** 21/02/2019

**Additional Information**

**Proposal:** The demolition of existing rear ground floor extension, the construction of a rear extension at ground and first floor level, including new windows to the rear and side elevation of existing and proposed dwelling, and all other associated renovation and landscape works to this end of terrace house.

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## Area 3 Decisions

**Area** Area 3 - Central  
**Application Number** 0040/19  
**Application Type** Social Housing Exemption Certificate  
**Decision** Grant Social Housing Exemption Cert  
**Decision Date** 20/02/2019  
**Applicant** John Noel McGivney  
**Location** Lands adjacent to 25A, Rathdown Road, Phibsborough,  
Dublin 7

### **Additional Information**

**Proposal:** SHEC: Construction of 2 no. 3 bedroom town houses, adjoining existing terrace, 2 no. bicycle spaces and bin stores to rear and all ancillary site works.

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**Area** Area 3 - Central  
**Application Number** 0045/19  
**Application Type** Social Housing Exemption Certificate  
**Decision** Grant Social Housing Exemption Cert  
**Decision Date** 20/02/2019  
**Applicant** William & Michael Donnelly  
**Location** 98, St. Ignatius Road, Dublin 7

### **Additional Information**

**Proposal:** SHEC: Demolition of the existing semi-detached two storey mixed use commercial/dwelling building and replacement with a 4 storey building consisting of mixed use scheme comprising 51m<sup>2</sup> of commercial/retail unit at ground floor accessed from the front of St. Ignatius Road, 73m<sup>2</sup> two bed unit on the 2nd storey and 105m<sup>2</sup> three bed unit above accessed from the side lane, with roof terrace facing front, side and rear at 4th storey, and balconies facing side and rear at 2nd and 3rd storeys, with secure bicycle parking (4 No.) and bin store area at ground level.

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**Area** Area 3 - Central  
**Application Number** 2242/19  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 19/02/2019  
**Applicant** MB Properties and Real Estate Consultants Ltd.  
**Location** 434, North Circular Road, Dublin 7

### **Additional Information**

**Proposal:** The development will consist of the demolition of the existing motor garage and the construction of 6 apartments (2 x 2-bed and 4 x 1-bed) and a shop unit with pedestrian access on to North Circular Road.

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**Area** Area 3 - Central  
**Application Number** 2762/18  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 21/02/2019

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**Applicant** Dublin Central Mission  
**Location** Dublin Central Mission, 9C Lower Abbey Street, Dublin  
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**Additional Information** Additional Information Received

**Proposal:** PROTECTED STRUCTURE: Permission for development at this site, the Dublin Central Mission, 9C Lower Abbey Street, Dublin 1: A protected structure as listed in the Dublin City Development Plan 2016 - 2022 (RPS Ref. No. 3).

The proposed development comprises revisions to a previously approved planning application (Ref. No. 3805/11/X1) for alterations including demolitions, construction of new return, re-ordering and refurbishment of the interior of the building to facilitate the operation of the Dublin Central Mission and Abbey Street Methodist Church.

The proposed works for which permission is now sought comprise:

(i) Demolition of the existing modern single storey return (17 sq.m) and construction of a new return to the rear (7 sq.m):

(ii) Construction of a new lift shaft to the rear providing access to all floors (11 sq.m);

(iii) Re-ordering, alteration and refurbishment of the interior of the building to facilitate the operation of the Dublin Central Mission and Abbey Street Methodist Church, including restoration of a number of original features, removal of a number of modern interventions and removal of some original fabric; Alteration and refurbishment works to the existing building include the restoration of original fenestration at top floor level and the removal of the stage and tiered seating at the upper level multi-purpose hall;

(iv) The works also include provision of new fire compartmentation; new fire escape stairs, meeting room and office spaces, ground floor reception / social area, new toilet accommodation, the installation of roof lights, upgrading of services including installation of solar panels to the south-facing roof slope, all associated site and drainage works;

(v) Sundry repairs, renewals and alteration works to the fabric - not impacting on the special interest of the protected structure - to facilitate the works outlined above.

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**Area** Area 3 - Central  
**Application Number** 4636/18  
**Application Type** Retention Permission  
**Decision** GRANT RETENTION PERMISSION  
**Decision Date** 19/02/2019  
**Applicant** CHQ Dublin Limited  
**Location** The CHQ Building, North Wall Quay, Dublin 1

**Additional Information**

**Proposal:** RETENTION: PROTECTED STRUCTURE: The CHQ Building is a registered protected structure (RPS No. 2094) The proposed development will consist of the retention of freestanding 'EPIC' 3D signage located

adjacent to the western elevation of the CHQ Building, North Wall Quay, Dublin 1 (a protected structure). The proposed signage extends to 2 metres in height, 7.5 metres in length and 1.2 metres in width. Total area of signage extends to 31.8 sqm. The proposal will replace signage permitted under Reg. Ref.: 3563/17.

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**Area** Area 3 - Central  
**Application Number** 4657/18  
**Application Type** Permission  
**Decision** ADDITIONAL INFORMATION  
**Decision Date** 20/02/2019  
**Applicant** Michael Kearns  
**Location** No 8 O'Connell Street Lower (Protected Structure) and  
No 3 Harbour Court, Dublin 1

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: The development will consist of change of use of the upper floors within no. 8 O'Connell Street Lower from residential along with change of use of existing commercial floorspace within no. 3 Harbour Court to provide a boutique hotel consisting of 26 number en-suite bedrooms on first, second, third and fourth floor of No 8 Connell Street and to the ground, first, second and third floor of No. 3 Harbour Court. The development will include for 1 no. 1 bed apartment at second floor level to No. 8 O'Connell Street Lower. Internal re-configuration works to include provision of a reception area, wc, kitchen, bicycle/storage area, upgrade of existing internal lift, associated signage, change of finishes externally to existing link corridor between no.8 O'Connell Street Lower& No. 3 Harbour Court, alterations to roof finishes and replacement of windows to No. 3 Harbour Court, connection to existing site services and all associated works.

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**Area** Area 3 - Central  
**Application Number** 4659/18  
**Application Type** Permission  
**Decision** ADDITIONAL INFORMATION  
**Decision Date** 20/02/2019  
**Applicant** Lottie Kealy  
**Location** 11 Geraldine Street, Phibsboro, Dublin 7

**Additional Information**

**Proposal:** Planning permission for change of use from domestic use to also run a sessional pre-school service (am/pm) at 11 Geraldine Street, Phibsborough, Dublin 7.

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**Area** Area 3 - Central  
**Application Number** 4664/18  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 21/02/2019  
**Applicant** Elaine Hennessy  
**Location** 43, Montpelier Gardens, Dublin 7

**Additional Information**

**Proposal:** Planning permission for development at this site 43 Montpelier Gardens, Dublin 7, D07 E205. Development will consist of a proposed new 3 bed end of terrace house in the side garden of 43 Montpelier

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Gardens and a new vehicular access to side/ rear of site & new pedestrian entrance to front and all ancillary works.

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**Area** Area 3 - Central  
**Application Number** 4666/18  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 21/02/2019  
**Applicant** RF Property Management  
**Location** Apartment 209, Bachelors Walk Apartments, Bachelors Walk, Dublin 1

**Additional Information**

**Proposal:** The development will consist of the change of use of Apartment 209, Bachelors Walk Apartments to use as one dwelling unit (i.e. one studio apartment) from class 2 office retail service uses (tattoo artist studio)

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**Area** Area 3 - Central  
**Application Number** 4674/18  
**Application Type** Permission  
**Decision** ADDITIONAL INFORMATION  
**Decision Date** 21/02/2019  
**Applicant** irish Student Fund (Dublin) II - Circular Student Ireland Limited  
**Location** Lands referred to as the 'Doyle Triangle', Rathdown Road, Dublin 7, D07 A302

**Additional Information**

**Proposal:** Planning permission for development at this circa 0.1 ha site located on lands referred to as the 'Doyle Triangle', Rathdown road, Dublin 7, D07 A302. The site entrance fronts on to the existing public laneway located off Rathdown Road (between 25A and 51 Rathdown Road). It is intended that the development will amalgamate with the neighbouring development under construction to the east at 274 North Circular Road (DCC Reg. Ref. 4262/16; ABP Ref. PL29N.248726). The proposed development will consist of the demolition of the existing buildings (c. 319.4 sqm) and the construction of a student accommodation development extending to c. 1,869.7 sqm comprising 44 no. bed spaces. Accommodation will be provided within a single block ranging in height from 3 no. storeys at the building's western elevation, to 4 no. storeys at the eastern elevation. Student bed spaces are provided by 8 no. clusters, ranging from 3-bed to 6-bed units and 2 no. double occupancy studios. The development includes c. 481.3 sqm of amenity space, provided by c. 403.3 sqm of internal amenity space and c. 78 sqm of external amenity space located within a private landscaped courtyard at the western corner of the site. Internal amenity is provided by a cafe and lounge, study and cinema room and gym at ground floor level. A refuse store and ESB switch room are also included at ground floor level. Access is provided at the building's eastern elevation, with 17 no. cycle parking spaces provided proximate to the main entrance. An access ramp, paved footpath and planting is also provided within a landscaped area adjacent to the site's eastern perimeter. No car parking will be provided.

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**Area** Area 3 - Central  
**Application Number** 4680/18  
**Application Type** Permission

**Decision** GRANT PERMISSION  
**Decision Date** 21/02/2019  
**Applicant** Joseph Power  
**Location** 133, North Strand Road, Dublin 3

**Additional Information**

**Proposal:** Permission is sought for change of use from existing ground floor retail shop to one bedroom apartment, for changes to ground floor front and side elevations, and for new metal railing to front to create buffer space and for separate railing to enclosed open space to side lane.

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**Area** Area 3 - Central  
**Application Number** 4682/18  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 22/02/2019  
**Applicant** Colleen Fitzpatrick  
**Location** Rear of 262 North Circular Road fronting Rathdown Road, Phibsborough, Dublin 7

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: Permission to demolish an existing single storey lock-up repair/garage and construct a detached two storey dwelling with 2 car parking spaces, demolish the existing vehicular entrance onto the mews lane and construct a new vehicle access to the site in its place together with all associated site development works on the site to the rear of and within the curtilage of a protected structure No. 262 North Circular Road fronting Rathdown road and in alignment with No. 1 Rathdown Road on a corner junction between Rathdown Road and a mews lane at Phibsborough, Dublin 7.

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**Area** Area 3 - Central  
**Application Number** 4692/18  
**Application Type** Permission  
**Decision** ADDITIONAL INFORMATION  
**Decision Date** 22/02/2019  
**Applicant** Torrelles Trading Company  
**Location** 79, Dorset Street Upper, Dublin 1

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: The development will consist of a reinstatement of full residential use to all levels of an existing four storey over basement (Protected Structure) building (area 348m<sup>2</sup>) formally Hickey Auctioneers and also partially vacant, including alterations to the existing layout. The proposed alterations to existing layout include (a) ensembles to all bedrooms and toilets off all reception rooms, (b) reinstatement of basements stairs and other sanitary provisions (c) replacement of all existing windows with new up & down painted timber sash windows, (d) new kitchen, utility, store, bin store and services in existing basement, (e) new back porch door & patio doors off livingroom to courtyard, (f) drop floor in basement return to provide for headspace, (g) general upgrade of all floors and walls for fire, sound and thermal performance where possible, (h) complete replacement and upgrade of all mechanical, electrical and heating installations, (i) repair and upgrade to existing front door and stone surround, (j) reinstatement of previously removed railings to street to match existing, (k) new bay window to ground floor reception room, (l) removal of previously inserted subdividing internal walls where required, (m) blocking up, adjusting, moving, replacing existing doors and reusing where possible and matching existing doors and

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surrounds. Also included are general improvements to the external appearance of the building and roof to prevent further water ingress and damage, general site landscaping including a rear courtyard patio.

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<b>Area</b>	Area 3 - Central
<b>Application Number</b>	4693/18
<b>Application Type</b>	Permission
<b>Decision</b>	SPLIT DECISION(PERMISSION & REFUSAL)
<b>Decision Date</b>	21/02/2019
<b>Applicant</b>	Red Rock 1920BS Ltd
<b>Location</b>	No. 19-20, Blackhall Street, Smithfield, Dublin 7, D07 A073 (with frontage to Oxmantown lane)

#### **Additional Information**

**Proposal:** Permission is sought for alterations to previously approved development (Reg. Ref. 3014/18), comprising provision of an additional floor above approved 6th floor level to provide 2 no. one bedroom apartments at seventh floor level. This will increase the total number of apartments from 36 no.to 38 no and increase the overall height of the building from the approved height of 22 metres to 25.2 metres. The apartments are provided with private balconies and access to a communal landscaped open space area, hot desk room, residents lounge and bicycle parking area. Permission is also sought for alterations to Condition No. 5 of Reg. Ref. 3014/18 to allow the approved ground floor office unit at Blackhall Street to be let and operated as a Class 3 office use independent from the approved apartment units.

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<b>Area</b>	Area 3 - Central
<b>Application Number</b>	4698/18
<b>Application Type</b>	Permission
<b>Decision</b>	GRANT PERMISSION
<b>Decision Date</b>	22/02/2019
<b>Applicant</b>	David Lardner
<b>Location</b>	3, North Earl Street, Dublin 1

#### **Additional Information**

**Proposal:** Permission for change of use from offices at first, second and third floor levels to 3 individual 1 bedroom apartments with communal outdoor space a roof level with new stair extension , rooftop refuse and tank store, and associated works to existing 4 storey building with basement.

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<b>Area</b>	Area 3 - Central
<b>Application Number</b>	4714/18
<b>Application Type</b>	Permission
<b>Decision</b>	SPLIT DECISION(PERMISSION & REFUSAL)
<b>Decision Date</b>	21/02/2019
<b>Applicant</b>	Generator Properties Dublin Limited
<b>Location</b>	Former Chief O'Neills Hotel, Smithfield Square, Dublin 7

#### **Additional Information**

**Proposal:** PROTECTED STRUCTURE: The development proposed consists of the change of use of the existing 75 sqm basement cinema room to hostel accommodation use with a new skylight, and of 11 sqm of the existing circulation area on the first and second floor to form a total of two single bedrooms within the existing building outline, all facing the internal courtyard.

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<b>Area</b>	Area 3 - Central
<b>Application Number</b>	4734/18
<b>Application Type</b>	Permission
<b>Decision</b>	ADDITIONAL INFORMATION
<b>Decision Date</b>	22/02/2019
<b>Applicant</b>	CSD (Stoneybatter) Limited
<b>Location</b>	No. 20, Stoneybatter and the lands to the rear of Nos. 20-23a Stoneybatter, and Nos. 1-2a Manor Street, Stoneybatter, Dublin 7

#### **Additional Information**

**Proposal:** Permission for development on a 2,160sqm site at No. 20 Stoneybatter and the lands to the rear of Nos. 20-23a Stoneybatter, and Nos. 1-2a Manor Street, Stoneybatter, Dublin 7. The development will consist of the demolition of all existing structures on site including No. 20 Stoneybatter (958.87sqm); and the construction of a part 3 No. storey to part 5 No. storey Student Accommodation development with staircores to roof gardens over, comprising a main block (3,735.2sqm) and a Gatehouse building at No. 20 Stoneybatter (187.7sqm) providing a total of 142 No. student accommodation bedspaces (3,922.9sqm). The 142 No. bedspaces are provided in (a) 19 No. cluster units comprising of 3 No. four bedroom clusters, 1 No. six bedroom cluster, 6 No. seven bedroom clusters and 9 No. eight bedroom clusters; (b) 4 No. studio units and (c) 6 No. bedspaces within the Gatehouse building. The development also proposes ancillary facilities including internal communal space; reception; office; roof terraces facing north, east, south and west; hard and soft landscaping; boundary treatments; upgraded vehicular access; pedestrian access; bicycle parking; signage; lighting; plant; sub-station and switch room, bin store and all associated works above and below ground.

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<b>Area</b>	Area 3 - Central
<b>Application Number</b>	4748/18
<b>Application Type</b>	Permission
<b>Decision</b>	GRANT PERMISSION
<b>Decision Date</b>	22/02/2019
<b>Applicant</b>	Fiona Kelly & Benedict O'Floinn
<b>Location</b>	3 and 4, Royal Canal Terrace, Phibsborough Road, Dublin 7

#### **Additional Information**

**Proposal:** PROTECTED STRUCTURE: Permission for modifications to an existing planning permission Ref. 2796/18, a Protected Structure. Proposed external works are as follows; Dismantling of unstable section of front boundary wall and its reinstatement to match outward character of existing; Increased hard standing in front garden to accommodate an additional car parking space and associated modified landscaping; provision of future drainage served from Royal Canal Terrace; Increased proportion of front lightwell; Increased depth of a permitted return extension by 300mm. Proposed internal works are as follows; Provision of an additional en-suite bathroom at basement level; Omission of a permitted en-suite bathroom at 1st floor level; Provision of a section of concrete beam at roof level to secure the stability of the unstable front wall; Structural interventions at all levels to secure unstable external walls. Ms. Kelly, together with the owner of No. 4 Royal Canal Terrace, Mr. Benedict O'Floinn seeks planning permission for the replacement of an unstable blockwork boundary wall separating the rear gardens of both houses and widening of an entrance gate to the rear of No. 4 Royal Canal Terrace.

**Area** Area 3 - Central  
**Application Number** 4750/18  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 22/02/2019  
**Applicant** Boltinvest Limited  
**Location** 21 - 24 Bolton Street, Dublin 1

**Additional Information**

**Proposal:** Planning permission at this site of approx. 584.4sqm at 21-24 Bolton Street, Dublin 1. The development will consist of internal floor plan alterations and minor elevational amendments to the previously granted planning permission Ref:2479/17, to include the provision of an ESB substation at ground floor level with associated access onto Bolton Street, internal floor plan alterations and the provision of 7 No. additional bedrooms bringing the total number of proposed bedrooms from 59 bedrooms as granted (by condition) under Planning Ref: 2479/17 to 66 bedrooms, and all associated minor elevational and development works alterations. There is no proposed alteration to the overall floor area nor overall building height from that granted under Planning Ref:2479/17.

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**Area** Area 3 - Central  
**Application Number** 4760/18  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 22/02/2019  
**Applicant** Hattington Student Housing 2 Ltd.  
**Location** 43-53 Montpelier Hill, Dublin 7

**Additional Information**

**Proposal:** PROTECTED STRUCTURE: Planning permission for modifications to the site boundary and associated works at the site of the Student Accommodation development, 43-53 Montpelier Hill, Dublin 7, granted permission under Reg. Ref. nos. 3772/16 and 3896/17. The 0.46 Ha site is located adjacent to two Protected Structures, nos. 41 and 55 Montpelier Hill. The development consists of modifications to site boundary wall comprising of retention of part of existing south gable wall of former industrial unit (formerly shed 8); realignment of boundary wall at rear garden of no. 21 Montpelier Court; erection of 4.0m long section of rendered pre-cast concrete wall along part of eastern site boundary; minor modification to entrance gate; increase in width of dished paved area and dropped kerb on public footpath at site entrance; erection of new part 2.5m high and part 3.0m high rendered blockwork wall to side and rear garden of no. 41 Montpelier Hill, a protected structure.

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**Area** Area 3 - Central  
**Application Number** DSDZ4695/18  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 22/02/2019  
**Applicant** Cluid Housing  
**Location** Cluid Housing,159-161, Sheriff Street Upper, North Dock, Dublin 1

**Additional Information**

**Proposal:** The application relates to land within the North Lotts and Grand Canal Dock strategic Development zone. The development will consist of: The addition of two signs on the external of the

building located above the front door (sherrif Street) measuring 0.87m2, and on the side of the building measuring 3.125m2.

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<b>Area</b>	Area 3 - Central
<b>Application Number</b>	DSDZ4701/18
<b>Application Type</b>	Permission
<b>Decision</b>	GRANT PERMISSION
<b>Decision Date</b>	22/02/2019
<b>Applicant</b>	Oxley Holdings Limited
<b>Location</b>	Generally bounded by North Wall Quay, Castleforbes Road, Block D (under construction) and Block B (under construction), North Lotts, Dublin 1

#### **Additional Information**

**Proposal:** Planning permission for development at this site generally bounded by North Wall Quay, Castleforbes Road, Block D (under construction) and Block B (under construction), North Lotts, Dublin 1. This application relates to a proposed development within the North Lotts and Grand Canal Dock SDZ Planning Scheme area. The development will consist of amendments to Block E permitted under Dublin City Council Reg. Refs. DSDZ3552/16 and DSDZ3350/15 and amended by Reg. Refs. DSDZ2489/18 and DSDZ2352/18. The proposed amendments relate to Building E03 only. The development will consist of: change of use of ancillary residential areas at ground level to create 1 no. mixed use unit (94sq.m) to accommodate cafe/deli, Class1, Class 2 or Class 8 uses; the rearrangement of residents gym and reception areas; the relocation of main residential entrance from Castleforbes Road to East-West Lane; the alteration of ground floor door and window rearrangement to reflect altered internal layout; general alterations to access cores and layout at all levels; repositioning of balconies on south-west corner at Levels 01-04; minor changes to windows and elevations at upper levels; minor changes to internal layout of apartment units; reconfiguration and placement of plant at roof level and provision of screen and all associated development works.

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<b>Area</b>	Area 3 - Central
<b>Application Number</b>	GSDZ4631/18
<b>Application Type</b>	Permission
<b>Decision</b>	APPLICATION DECLARED INVALID
<b>Decision Date</b>	18/02/2019
<b>Applicant</b>	Grangegorman Development Agency
<b>Location</b>	Site within the overall Grangegorman Strategic Development Zone (SDZ) of c. 28.69 hectares at Grangegorman, Dublin 7

#### **Additional Information**

**Proposal:** PROTECTED STRUCTURE: Development at a site within the overall Grangegorman Strategic Development Zone (SDZ) of c. 28.69 hectares at Grangegorman, Dublin 7. There are a number of Protected Structures within the Grangegorman SDZ. The specific location of the proposed development comprises c. 0.6920 hectares and is located centrally within the site. The development is for phase 1 of an Academic Hub comprising change of use and works to North House East (part of 'Top House or North House' (Protected Structure Ref. No. 3282) and its integration with new build elements to accommodate a library, study areas, administrative offices, exhibition space, cafe and ancillary facilities with a total gross floor area of c. 10,161 sq.m. The development comprises: (a) Permanent change of use of North House East to Library use (905 sq.m.) (b) Demolition works, material alterations and interventions to North House East as follows:

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Demolition of modern glazed entrance pavilion (permitted under DCC Ref. SDZ2052/13 and GSDZ2697/14); New and enlarged openings to north, south and east exterior walls; replacement, refurbishment and repairs of other openings; and re-pointing of stonework. Internal alterations including: new ground floor slab; removal of existing partitions; provision of new internal partitions; upgrading of floors; new stairs and lift; provision of new mechanical and electrical services and all associated modifications, refurbishment and repairs; Refurbishment and repairs to the roof and roof structure and provision of new glazed rooflights. (c) New 2-6 storey extensions linked at ground and first floor to the North House East. The extensions comprise: Northern extension (Block B) comprising: a 2-storey glazed link at ground and first floor and a 6 storey main block. The main block comprises: at ground floor to fourth floor: library, administrative and academic accommodation, student support services and toilets; and at fifth floor - Plant and solar PV panels. The total area of Block B (including link) is c. 3,130 sq.m. Southern extension (Block C): a 2 storey glazed link at ground and first floor and a 5 story main block. The main block comprises: at ground floor level: main building reception, cafe, exhibition space, learning commons, student support services and toilets; at first to third floor: library, administrative and academic accommodation, student support services and toilets; and at fourth floor - roof: top cafe/event space, roof garden, toilets and plant. The total area of Block B(including Link) is c. 6,126 sq.m.; All associated elevational treatments, sedum roof on new build elements etc. (d) Permanent modification to the Site Infrastructure and Public Realm (SIPR) permission (DCC Ref. 3373/12); and interim landscape and access arrangements pending full development of the site (i.e., Phase 1 and 2) and implementation of the SIPR permission. (e) Surface level car parking (6 no. disabled spaces), bicycle parking (80 no. spaces), and external set-down/loading bay. (f) All associated site development works (including drainage works and lighting) and building signage.

<b>Area</b>	Area 3 - Central
<b>Application Number</b>	WEB1066/19
<b>Application Type</b>	Outline Permission
<b>Decision</b>	APPLICATION DECLARED INVALID
<b>Decision Date</b>	20/02/2019
<b>Applicant</b>	Anthony Ahern
<b>Location</b>	70, North Strand Road, Ballybough, Dublin 3

**Additional Information**

**Proposal:** A change of use for first floor from a pub lounge to two separate self contained one bedroom apartments. A balcony on each side elevation at first floor. Alteration of window opening at each balcony location to allow for a door opening to access the balconies on each side elevation.

<b>Area</b>	Area 3 - Central
<b>Application Number</b>	WEB1074/19
<b>Application Type</b>	Permission
<b>Decision</b>	APPLICATION DECLARED INVALID
<b>Decision Date</b>	20/02/2019
<b>Applicant</b>	Damien McKenna
<b>Location</b>	2A, First Avenue, Seville Place, Dublin 1

**Additional Information**

**Proposal:** Permission for single storey flat roof extension to the rear of the existing dwelling house and associated siteworks.

<b>Area</b>	Area 3 - Central
<b>Application Number</b>	WEB1690/18
<b>Application Type</b>	Permission
<b>Decision</b>	GRANT PERMISSION
<b>Decision Date</b>	22/02/2019
<b>Applicant</b>	JCDecaux Ireland Limited
<b>Location</b>	on the public footpath, on the East side of O'Connell Street Upper, Dublin 1, in front of Holiday Inn Express, 28-32, O'Connell Street Upper

**Additional Information**

**Proposal:** The replacement of the existing internally illuminated, double sided Metropanel advertising display with a double sided digital Metropanel advertising display including all associated site works and services. The proposed structure has an overall height of 2.882m, a depth of 0.255m and a width of 1.438m.

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<b>Area</b>	Area 3 - Central
<b>Application Number</b>	WEB1693/18
<b>Application Type</b>	Permission
<b>Decision</b>	GRANT PERMISSION
<b>Decision Date</b>	21/02/2019
<b>Applicant</b>	JCDecaux Ireland Limited
<b>Location</b>	on the public footpath, on the South East side of Amiens Street, Dublin 1, in front of Aras Failte, 88-95, Amiens Street

**Additional Information**

**Proposal:** The replacement of the existing internally illuminated Metropole advertising display with a double sided digital Metropole advertising display including all associated site works and services. The proposed structure has an overall height of 5.81m, a depth of 0.71m and a width of 3.72m, mounted on an off-set leg.

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**Area 3  
Appeals Notified**

**\*\*\*None\*\*\***

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**Area 3  
Appeals Decided**

**\*\*\*None\*\*\***

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Comhairle Cathrach  
Bhaile Átha Cliath  
Dublin City Council

# Dublin City Council

## SOCIAL HOUSING EXEMPTION CERTIFICATES

08/19

(18/02/2019-22/02/2019)

## WEEKLY PLANNING LISTS

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

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

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

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

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

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

## PLANNING INFORMATION SESSIONS

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

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

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

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

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

**Area** Area 3 - Central  
**Application Number** 0068/19  
**Application Type** Social Housing Exemption Certificate  
**Applicant** Arden Bradley  
**Location** 35A, Spring Garden Street, Ballybough, Dublin 3  
**Registration Date** 19/02/2019  
**Additional Information**  
**Proposal:** SHEC: New 2 storey 2 bedroom end of terrace house.

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**Area** Area 3 - Central  
**Application Number** 0078/19  
**Application Type** Social Housing Exemption Certificate  
**Applicant** Fiona Moloney & Liam Darling  
**Location** 52, Aghrim Street, Stoneybatter, Dublin 7  
**Registration Date** 22/02/2019  
**Additional Information**

**Proposal:** SHEC: The development will consist of the demolition of an existing shed and rear boundary wall onto Lucky Lane and the construction of one new 109sq.m two-storey mews house comprising two bedrooms and one study/bedroom on the ground floor and a kitchen living dining space on the first floor to the rear of 52 Aghrim Street, with one off-street parking space with access via Lucky Lane, one courtyard garden, two external first floor terraces and sundry other minor works.

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