



Comhairle Cathrach
Bhaile Átha Cliath
Dublin City Council

Dublin City Council

(06/05/2024-10/05/2024)

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

Area 1 COMMERCIAL

Area Area 1 - South East
Application Number 3644/24
Application Type Permission
Applicant Tagmoor Ltd
Location No. 6 Mount Street Lower, Dublin 2
Registration Date 07/05/2024

Additional Information

Proposal: a) Replace non-original uPVC windows throughout with timber sliding sash windows with slimline double glazing; b) Change of use of five floors (hall- 4th) from office to hotel with 9 No. bedrooms. Basement floor will remain as printshop.

Area Area 1 - South East
Application Number 3651/24
Application Type Permission
Applicant Orwell Healthcare
Location Queen of Peace Centre, Garville Place, Rathgar, Dublin 6
Registration Date 08/05/2024

Additional Information

Proposal: For development at a site of c.0.4240 ha located at Queen of Peace Centre, Garville Place, Rathgar, Dublin 6, located on the western side of Garville Place to the rear of Garville Avenue nos. 6-8 and to the south of Garville Lane. The development is an amendment application to the permitted development under DCC Reg. Ref. 4071/22 (and previous permissions DCC Reg. Ref. 4613/19 & 2865/18). The amendments include the following: 1. Increase in the no. of bedrooms from 131 no. bedrooms to a proposed total of 133 no. bedrooms. 2. Replacement of permitted 5sqm entrance lobby with external canopy. 3. Additional 6.75sqm ground floor storage room. 4. Total of 14.5sqm additional floor area from ground to fourth floor. 5. Additional 8.5sqm sunroom area at fifth floor. 6. Minor alteration to permitted internal layouts. 7. Removal of permitted balconies and railings to permitted rear (north-west) elevation pursuant to the Fire Safety Certificate grant and conditions. 8. Amendments to permitted fenestration, materials and elevations, including the inclusion of render panels in lieu of some areas of aluminium panels. 9. Alterations to permitted fifth-floor internal configuration at stair core 02, including relocation of roof access door. 10. All associated and ancillary works.

Area Area 1 - South East
Application Number 3660/24
Application Type Permission
Applicant The Kilcolman Partnership
Location 73 Lower Baggot Street, Dublin 2
Registration Date 10/05/2024

Additional Information

Proposal: PROTECTED STRUCTURE The property is a 4 storey over basement end terraced house with a 3 storey original return and a part original and larger part non-original side extension of 1 storey over basement. This side extension is situated behind an original but altered carriageway entrance. The site also contains an original detached carriage house of 2 stories accessed off Herbert Lane through gated entrance and shared courtyard. The development will consist of : a) Demolition of single storey over basement side extension with retention, restoration

and modification of carriageway entrance facade; b) Change of use of existing offices to Hotel; c) Construction of a part 6 storey, part 7 storey (with matching parapet heights) and part 2 storey extension (with roof garden and living wall), all parts including basement, to accommodate bedrooms (30 in all including the original building) and supporting hotel facilities; d) Change of use and restoration of detached carriage house from derelict store to laundry facilities for hotel; e) Sundry removals of some non-original internal walls; f) Creation of new links from original house to new extension at basement, ground, 2nd and 3rd floors; g) Removal of non-original stud wall, which formed link corridor at ground floor front reception room, and part removal of hall wall and relocated door; h) Provision of internal glass box lobby at front door; i) Retention and restoration of wall murals at 1st floor rooms; j) Provision of toilets at 1st floor return; k) Alterations at 2nd floor level including removal and flooring over of original stairs to 3rd floor, closing of archway in hall and provision of door linking 2 front rooms; l) Provision of ramp to main entrance with removal of part of original ironwork entrance at entrance landing to facilitate access for all; m) Sundry alterations, repairs and renewal works carried out under conservation principles throughout including roof repair, decorative plaster and ceiling repairs, sash window restorations.

Area Area 1 - South East
Application Number 3998/18/X1
Application Type Extension of Duration of Permission
Applicant Bryan Murphy
Location 12, Pembroke Row, Dublin 2
Registration Date 10/05/2024

Additional Information

Proposal: EXT. OF DURATION Planning Permission for development at 12 Pembroke Row, Dublin 2, D02 W652. The proposed development will comprise of demolition of existing light-industrial warehouse building and construction of a 99m² Art Gallery and 937m² Aparthotel to include an Art Gallery and reception area/lobby, storage and ancillary rooms at ground floor level and 28 flexible Aparthotel units (ranging in size from 17.6m² to 38.6m²) on the upper 5 floors (6 storeys in total). Permission is also sought for all associated site development works, services provision, bin stores, landscaping and boundary treatment works.

Area Area 1 - South East
Application Number WEB1195/24
Application Type Permission
Applicant Brendan Grehan
Location The Hermitage, 22 Strand Road, Dublin 4, D04 F3C5
Registration Date 08/05/2024

Additional Information

Additional Information Received

Proposal: The development will consist of the demolition of the existing 2 storey house and garage and the construction of a 2 storey semi-detached dwelling (195.0m²) and single storey garage (58.0m²). The house will comprise of two bedrooms, study, living area and viewing terraces at first floor level, an external stairs to first floor level, boundary wall treatments and all associated site works including pedestrian and vehicular access.

Area Area 1 - South East
Application Number WEB1558/24
Application Type Permission
Applicant ESB

Location Adjacent to the National Oil Reserve Agency (NORA), Ringsend oil farm, Shellybanks Road, Dublin, Co. Dublin

Registration Date 07/05/2024

Additional Information

Proposal: PERMISSION The development will consist of a 220kV underground cable measuring approximately 4.0m in length, from the Ringsend Open Cycle Gas Turbine (OCGT) plant permitted under application ref: PWSDZ3074/23 and the existing Irishtown 220kV substation, to facilitate electricity generated to be transferred to the national grid, and includes all associated works to facilitate the development.

Area Area 1 - South East

Application Number WEB1562/24

Application Type Permission

Applicant Darac O'Neill

Location 69, Mespil Road, Dublin 4

Registration Date 08/05/2024

Additional Information

Proposal: a) Change of use from existing commercial office use to residential use comprising 191.6m² b) Provision of 3nr. self-contained apartments c) Provision of new, two-storey extension to the rear elevation of the existing building comprising 14.5m² d) All associated site works.

Area Area 1 - South East

Application Number WEB1566/24

Application Type Permission

Applicant La Gourmande Limited

Location 38, Lennox Street, Dublin 8

Registration Date 08/05/2024

Additional Information

Proposal: The development will consist of the erection of a retractable awning on the shopfront.

Area Area 1 - South East

Application Number WEB1576/24

Application Type Permission

Applicant The Board of Governors/National Maternity Hospital

Location National Maternity Hospital, Holles Street, Dublin 2

Registration Date 10/05/2024

Additional Information

Proposal: The development will consist of the construction of a 5-storey patient bed lift extension on Holles Street to serve the ground, first, second, third and fourth floors of the hospital. Associated works include: internal alterations to create lift landings at each level within an existing stairwell; alterations to window openings to Holles Street to facilitate access to the bed lift at each level; provision of new access corridor across existing roof at fourth floor level and all ancillary and related works.

Area 1 DOMESTIC

Area Area 1 - South East
Application Number 3650/24
Application Type Permission
Applicant Catherine Bennett & Ian Callaghan
Location 54, Marlborough Road, Dublin 4
Registration Date 08/05/2024

Additional Information

Proposal: PROTECTED STRUCTURE. The development will consist of a new garden pavilion to the rear of the back garden (to provide ancillary residential accommodation for the main house), a new rendered boundary wall onto the lane with a pedestrian gate, maintenance and repair work to the south-west stone boundary wall and associated site works.

Area Area 1 - South East
Application Number 3656/24
Application Type Permission
Applicant Dominic Foley
Location 8 Eaton Square, Terenure, Dublin 6, D6WET62
Registration Date 09/05/2024

Additional Information

Proposal: For the replacement of existing window at second floor to rear elevation with a larger window.

Area Area 1 - South East
Application Number 3662/24
Application Type Permission
Applicant Dolores Grogan
Location 20 Lea Road, Sandymount, Dublin 4
Registration Date 10/05/2024

Additional Information

Proposal: PERMISSION & RETENTION: The development consists of: Retention permission for: (i) demolition of existing single-storey rear extension at ground floor level; (ii) construction of new rear extensions at ground and first floor level; (iii) provision of 2 no. rooflights atop new rear extension at ground floor level and 4 no. rooflights atop the rear slope of the dwelling at roof level; and, (iv) internal reconfiguration and external revisions to rear elevation to facilitate new extensions. The works for retention result in the provision of 1 no. additional bedroom with the property now accommodating 4 no. bedrooms. Permission for: (i) construction of extension to the side/ north of the property at first floor level atop existing garage; (ii) the widening of the existing vehicular entrance from 2.14m to 3m width; and, (iii) all ancillary works necessary to facilitate the development.

Area Area 1 - South East
Application Number 3663/24
Application Type Permission
Applicant Colin & Ylva Saunders
Location 78 Waterloo Place, Waterloo Lane, Ballsbridge, Dublin

4 , D04N6Y2
10/05/2024

Registration Date

Additional Information

Proposal: PERMISSION & RETENTION (a) Permission for the use of a converted attic space as a habitable room, previously restricted to use as storage by Condition no.5 of granted permission (register reference number 3744/14), and; (b) Retention permission for a rooflight to the front/north roof of the dwelling.

Area Area 1 - South East
Application Number WEB1557/24
Application Type Permission
Applicant Thomas Drew
Location 2 Kensington Villas, Mountpleasant Avenue Upper,
Rathmines, Dublin 6, D06 H3F2
Registration Date 07/05/2024

Additional Information

Proposal: PERMISSION The development will consist of: Refurbishment and extension of the existing building, reverting the current arrangement of bedsits back to a single 3-bed family home. Works include thermal upgrades to the existing house, a new single-storey extension to the rear, a dormer roof window to the rear, and all associated site works. The building is within a conservation area and is not a protected structure.

Area Area 1 - South East
Application Number WEB1559/24
Application Type Permission
Applicant John Hurley and Sara Riso
Location 77, Grove Park, Rathmines, Dublin 6
Registration Date 07/05/2024

Additional Information

Proposal: The development will consist of the demolition of an existing single-storey lean-to to the rear to facilitate a single-storey exempted development to the rear.

Area Area 1 - South East
Application Number WEB1561/24
Application Type Permission
Applicant Andrea Vasconcelli
Location 47, Lombard Street West, Dublin 8
Registration Date 07/05/2024

Additional Information

Proposal: The development will consist of: Extend and raise the roof height of the existing rear garage. With two velux windows. Raise the roof of the existing rear utility room. New side window.

Area Area 1 - South East
Application Number WEB1570/24
Application Type Permission
Applicant Eimear D'Arcy
Location 112, Sandford Road, Ranelagh, Dublin 6

Registration Date 08/05/2024

Additional Information

Proposal: The demolition of the garage to the side and the single storey extension to the rear and the construction of a two storey extension to the rear and side including the widening of the existing vehicular access to 3.6metres together with an automatic timber faced gate 1.2M high and all ancillary works.

Area Area 1 - South East
Application Number WEB1571/24
Application Type Permission
Applicant Donnchadh Ó Mordha & Nóirín Johnson
Location 35, Hazelbrook Drive, Terenure, Dublin 6w, D6W NV09
Registration Date 09/05/2024

Additional Information

Proposal: PERMISSION & RETENTION: The development will consist of new works and completion of residential works as amendments and modifications of the permission as granted under Planning Ref. WEB1917/23, which in itself formed an amendment and modification of the permissions granted under Planning Ref. 5500/22 and Planning Ref. 3764/23 that will consist of: -Reduction in the permitted ground floor extension by 2.2sqm;-Reduction in the permitted first floor extension by 11.9sqm -omission of bin store to the front of the property as granted under Planning Ref. WEB1917/23;-Two new roof lights above the reduced ground floor extension;-Modification to the fenestration of the reduced ground floor extension; -Omission of brick finish and raised larch ribs to side gable; and -Amendment to the permitted landscaping works to the rear.

Area Area 1 - South East
Application Number WEB1574/24
Application Type Permission
Applicant Andrea Vasconcelli
Location 47, Lombard Street West, Dublin 8, D08 H0V2
Registration Date 10/05/2024

Additional Information

Proposal: Extend and raise the roof height of the existing rear garage. With two velux windows. Raise the roof of the existing rear utility room. New side window.

Area 1

Large Scale Residential Development

Stage 2 Pre-Planning Consultation

Area Area 1 – South East
Application Number LRD6061/24-S2
Application Type Large Residential Development -2
Applicant Bigira Limited
Location Silverdale, Herberton Road, Dublin 12

Registration Date 09/05/2024

Additional Information

Proposal: The proposal will consist of: • Demolition of existing industrial buildings on site • Construction of a mixed-use development comprising student accommodation and commercial gym in 3 no. buildings ranging in height from 1 to 8 storeys. • The student accommodation will comprise 46 no. clusters each with a shared kitchen/living/dining space and a total of capacity of 354 no. bedspaces. • Block A is 4-storeys over basement level and provides 9 no. student accommodation clusters with a total of 69 no. bedspaces. Ground floor level accommodates a commercial gym. Bicycle parking, motorcycle parking, staff facilities and refuse storage are located at basement level; • Block B is 8-storeys with significant setbacks at 6th and 7th floor levels. Block B provides 17 no. student accommodation clusters with a total of 131 bedspaces. Ground floor level accommodates communal amenity areas and a single storey link to Block A. An external amenity space is provided at roof level of the link between Block A and B. • Block C is 8-storeys with significant setbacks at 6th and 7th floor levels and provides 20 no. student accommodation clusters with a total of 154 no. bedspaces. • 12 no. car parking spaces along with 8 no. bicycle parking spaces are provided at ground level and 448 no. bicycle parking spaces are provided at basement level. • PV panels are proposed at roof level.

Area 1 Decisions

Area	Area 1 - South East
Application Number	0064/24
Application Type	Section 5
Decision	Refuse Exemption Certificate
Decision Date	09/05/2024
Applicant	Eimear and Damien McGonigle
Location	19 South Circular Road, Dublin 8, D08, N9XR.
Additional Information	Additional Information Received

Proposal: EXPP: The proposed exempted development consists of the refurbishment and reinstatement of the current arrangement of 3no. residential units back into a single family dwelling. In accordance with Schedule 2, Part 1 Exempted development - General, we believe the proposed works fall under Class 1, and outline the following in relation to the conditions and Limitations:

2. (a) The proposed works include the partial demolition of an existing rear ground floor storey lean-to extension (15m²) & an existing rear ground floor storey lean-to extension (4m²), totalling 19m² of demolition; the demolished works are to be replaced by a new 29m² rear ground floor single storey extension with flat roof, which does not exceed the permitted 40m². The overall gross floor area of the building increases from 173m² to 183m², an increase of 10m² in total.

3. The proposed exempted development does not have any floors above ground level.

4. (c) The parapet of the flat roof to the proposed ground floor rear extension does not exceed the highest part of the roof of the existing dwelling.

5. The proposed ground floor rear extension results in a private open space of 35m² to the rear of the house, exceeding the minimum requirement of 25m² of private open space.

6. (a) The proposed exempted development does not have any ground floor windows within 1 m of the boundary to which it faces.

7. The flat roof of the proposed exempted development does not have access for use as a balcony or roof garden.

Area	Area 1 - South East
Application Number	0085/24
Application Type	Section 5
Decision	SPLIT DECISION - EXPP
Decision Date	09/05/2024

Applicant David and Naoise Wilkinson
Location 13, Hume Street, Dublin 2
Additional Information Additional Information Received
Proposal: EXPP: PROTECTED STRUCTURE: Maintenance interventions to all sliding sash windows.

Area Area 1 - South East
Application Number 0129/24
Application Type Section 5
Decision ADDITIONAL INFORMATION
Decision Date 08/05/2024
Applicant Christopher Weeks and Niamh Geraghty
Location 29, Ormond Road South, Ranelagh, Dublin 6
Additional Information

Proposal: EXPP: PROTECTED STRUCTURE: The works proposed as part of this application include the removal of three non-original uPVC window units on the front elevation of the house and four non-original uPVC window units on the rear elevation of the house. It is in turn proposed to replace these window units with traditional painted timber frame sliding sash window units with fenestration patterns that are in keeping with the existing streetscape along Ormond Road South. These proposed works seek to remove poorly conceived additions to the house in favour of more appropriate additions that will be in keeping with the setting of this protected structure, and contribute positively to the visual amenity of the area.

Area Area 1 - South East
Application Number 0131/24
Application Type Social Housing Exemption Certificate
Decision Grant Social Housing Exemption Cert
Decision Date 09/05/2024
Applicant Margaret O'Leary and Niall McEneaney
Location 91 St Marys Lane, Ballsbridge, Dublin 4.
Additional Information

Proposal: SHEC: Proposed amendments to previously approved demolition of existing single-story dwelling (Reg. Ref. WEB1258/21) and construction of 3-storey over basement with roof terrace dwelling.

Area Area 1 - South East
Application Number 0133/24
Application Type Social Housing Exemption Certificate
Decision Grant Social Housing Exemption Cert
Decision Date 09/05/2024
Applicant Esprit Investment Ltd
Location 1A, Maxwell Road, Rathgar, Dublin 6
Additional Information

Proposal: SHEC: The development will consist of 4no. newbuild 3 bed, two-storey terraced houses, and 2no. 1 bed apartments within a reconfigured existing 2 storey house to the northeast of the existing mews lane off Maxwell Rd. with provision for 6no. off street car parking spaces and communal, covered bicycle storage off the existing mews lane.

Area Area 1 - South East
Application Number 0136/24
Application Type Section 5
Decision Refuse Exemption Certificate
Decision Date 09/05/2024
Applicant QCC Properties Limited
Location 11, 11A, 12 &, York Road, Ringsend, Dublin 4
Additional Information
Proposal: EXPP: Whether planning permission is required for proposed changes to permitted development as a result of fire safety certification.

Area Area 1 - South East
Application Number 3370/24
Application Type Permission
Decision GRANT PERMISSION
Decision Date 07/05/2024
Applicant KALFA Trading Limited
Location 43 Ravensdale Park, Kimmage, D12 ND3A
Additional Information
Proposal: For change of use of part of the existing ground floor from retail to off-licence (16.04sqm) subsidiary to the main retail use.

Area Area 1 - South East
Application Number 3375/24
Application Type Permission
Decision GRANT PERMISSION
Decision Date 08/05/2024
Applicant Adrian Heron
Location 7, Lissadel Avenue, Dublin 12
Additional Information
Proposal: For the construction of new recessed main entrance to house, new single colour external wall insulation & render system finish to existing house, construction of 2no. timber frame garden room structures in the rear garden (31.2mx2) to accommodate a work from home office and gym/training room and all associated site works.

Area Area 1 - South East
Application Number 3380/24
Application Type Permission
Decision GRANT PERMISSION
Decision Date 08/05/2024
Applicant Andy Pirie and Claire Murphy
Location 72 Clareville Road, Harold's Cross, Dublin 6W
Additional Information
Proposal: The development will consist of: a) The construction of a single storey flat roof extension to the front and side of the property with consequential elevation alterations; b) The

construction of a dormer window extension at attic level to the rear of the property with site ancillary works included.

Area Area 1 - South East
Application Number 3384/24
Application Type Permission
Decision GRANT PERMISSION
Decision Date 08/05/2024
Applicant Ronan and Geraldine Walsh
Location 51 Kenilworth Square, Rathgar, Dublin 6, D06 Y274
Additional Information
Proposal: PROTECTED STRUCTURE: Planning permission for alterations to previously approved plans (reg. ref. 4027/23) to now include for demolition of the existing non-original garage on Garville Lane and widening of existing garage entrance to provide off-street parking to be accessed from Garville Lane.

Area Area 1 - South East
Application Number 3385/24
Application Type Permission
Decision GRANT PERMISSION
Decision Date 08/05/2024
Applicant The Board of St Patrick's Cathedral
Location St Patrick's Cathedral, St Patrick's Close, Dublin 8
Additional Information
Proposal: PROTECTED STRUCTURE The works will include the following: 1) Removal of cement pointing, and re-pointing part of the external west façade in lime mortar. 2) Repair of external iron railings and stone steps, together with replacement of concrete path with stone paving.3) Replacement of four existing non-compliant ramps, with four new compliant ramps.4) Replacement of recently installed fixed furniture and loose screens in the north transept with new movable furniture to create a secure choristers robing area. 5) Removal of sand and cement plaster from north choir aisle and replacement with lime plaster.

Area Area 1 - South East
Application Number 3387/24
Application Type Permission
Decision GRANT PERMISSION
Decision Date 09/05/2024
Applicant Aidan Golden
Location 5 Mountain View Road, Ranelagh, Dublin 6
Additional Information
Proposal: PERMISSION For a conservation type roof window to the front roof with all associated ancillary works.

Area Area 1 - South East
Application Number 3401/24
Application Type Permission
Decision ADDITIONAL INFORMATION

Decision Date 09/05/2024
Applicant Dublin Letting Management Ltd.
Location Nos. 6, 7 & 8 Windsor Place, Dublin 2.

Additional Information

Proposal: The development will consist of: a) No.6 - change of use from office to residential use to include 2 studio apartments, including internal modifications and external terraces within the existing building envelope, along with associated façade changes.; b) No. 7 - change of use from office to residential use to include a two-bedroom + study townhouse, including internal modifications and the modification of the existing dormer roof to accommodate a new residential level and external terrace along with associated façade changes; c) - No. 8 change of use from office to residential use to include 3 one-bedroom apartments including internal modifications and external balconies within the existing building envelope, along with associated façade changes; d) all associated site works and services.

Area Area 1 - South East
Application Number 3406/24
Application Type Permission
Decision GRANT PERMISSION
Decision Date 10/05/2024
Applicant Burleigh Management (Holland/Grasmere) Ltd.
Location Burleigh Court, Burlington Road, Dublin 4

Additional Information

Proposal: Permission for relocation of refuse area with new fence to surround and gates to front, and associated site works.

Area Area 1 - South East
Application Number 3407/24
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 10/05/2024
Applicant Brighton Day Care Limited
Location 11 Brighton Road, Rathgar, Dublin 6, D06 F224

Additional Information

Proposal: PROTECTED STRUCTURE: The development will consist of a single storey (41m2) outbuilding at the rear for creche use and all associated site works.

Area Area 1 - South East
Application Number 3489/24
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 09/05/2024
Applicant Real I.S. Investment GmbH
Location Beaux Lane House, Mercer Street Lower, Dublin 2

Additional Information

Proposal: Removal of existing ground floor pedestrian entrance canopy on east elevation; installation of new 3.97 metres high pedestrian entrance canopy on east elevation; provision of two new ground floor internally illuminated signs on new canopy to read 'Beaux Lane House' measuring 236mm x 1,929mm and 812mm x 743mm, and one internally illuminated building

emblem sign on the canopy measuring 446mm x 1,417mm; installation of new rooftop (6th floor) plant and new photovoltaic panels, and all associated works.

Area Area 1 - South East
Application Number 3642/23
Application Type Permission
Decision WITHDRAWN ARTICLE 33 (NO SUB)
Decision Date 07/05/2024
Applicant Peter Dalton
Location 28, Dartmouth Square North, Ranelagh, Dublin 6, D06 TW14

Additional Information

Proposal: PROTECTED STRUCTURE: The proposed works consist of the demolition of the existing rear return at lower ground floor level, removal of non-original overhang extension at rear of the property at upper ground floor level, removal of sections of internal and external wall at lower ground floor level, and internal reconfiguration at lower ground floor level. An extension of total 59 sq.m is proposed at the lower ground, upper ground and first floor levels at the rear of the house, with the lower ground floor to accommodate an open-plan kitchen and dining area, upper ground floor to provide an additional bedroom, and first floor to provide a family bathroom. An additional rooflight and solar panels will be added within the internal valley of the double roof structure. Works will also include minor changes to the rear boundary wall and access roller door, roof repair and all associated site works.

Area Area 1 - South East
Application Number 3815/23
Application Type Permission
Decision GRANT PERMISSION
Decision Date 10/05/2024
Applicant Sonia Gleeson
Location Site to the rear of 23 Harrington Street and to the site of 12 Stamer Street, Saint Kevin's, Dublin 8

Additional Information Additional Information Received

Proposal: The development will consist of the following: (i) demolition of the existing single storey shed structure; (ii) construction of a three-storey residential development, with attic accommodation and set-back at second and attic floor levels, comprising 3 no. two-bed units. Each unit will be provided with private open space with unit nos. 1 and 2 at ground floor level (10.28 sq.m and 10.92 sq.m respectively) and unit no. 3 with associated balcony along the western elevation at second floor level (12.58 sq.m). (iii) provision of 25 sq.m communal open space at ground floor level to the front of the development; (iv) bin store and 7 no. bicycle parking spaces will be provided to the front within the curtilage of the site; (v) alterations to the boundary wall to the front of the site inclusive of the removal of the existing vehicular entrance and provision of a new pedestrian entrance; and (vi) all associated works, including boundary treatments, landscaping, sedum roof at second floor level, infrastructure and drainage necessary to facilitate the development.

Area Area 1 - South East
Application Number 3970/23
Application Type Retention Permission

Decision WITHDRAWN ARTICLE 33 (SUBSECTION 4)
Decision Date 08/05/2024
Applicant Emmett and Joyce Rice
Location 2 Herbert Street, Dublin 2

Additional Information

Proposal: PROTECTED STRUCTURE:PERMISSION/ RETENTION PERMISSION : retention of development and development on lands (c.0.2ha) . Retention permission is sought for change of use of the existing building from office to provide a childcare facility at ground and first floor levels with associated offices at second floor level. Permission is also sought for change of use from vacant office to childcare facility at basement level (93.9 sqm) which includes minor demolition and development works at basement level to return the existing building to original plan form, refit kitchenette units and upgrade bathroom facilities at this level. Permission is sought for fire upgrade works to windows and doors at basement, ground floor and first floor levels, the existing floor at all levels and the provision of a fire escape gate through the rear boundary wall with the adjoining property at No. 3 Herbert Street. Third floor level remains unchanged as residential use. The building is currently arrange as follows: basement (vacant office), ground floor (childcare facility, previously permitted under 5 year permission Reg. Ref. 4813/06, now expired), first floor (childcare facility, previously permitted under 5 year permission Reg. Ref. 4813/06, now expired), second floor (existing office use) and third floor (existing residential use).

Area Area 1 - South East
Application Number 4690/18/X1
Application Type Extension of Duration of Permission
Decision ADDITIONAL INFORMATION (EXT. OF PERM)
Decision Date 10/05/2024
Applicant J Lyster
Location 27-28, Mountpleasant Avenue Lower, Rathmines, Dublin 6

Additional Information

Proposal: EXT. OF DURATION: Planning Permission at 27-28 Mount Pleasant Avenue Lower, Rathmines, Dublin 6 for: a) Demolition of the existing roof and reroofing of the front of the building, the construction of a new setback two bedroom apartment at third floor level, including all associated new access stairs, fenestration, dormers, rooflights and terrace at the rear of the property. b) Revision of the ground floor level licensed premises to provide for, by way of the revision of the existing pedestrian access onto Mount Pleasant Lower, bike store and bin store facilities on the ground floor to the rear of the site. c) On completion the total development will consist of the previously granted 1 no. 2 bedroom apartment at second floor level, new 1 no. 2 bedroom apartment at third floor level, the existing 2 no. one bedroom units at first floor level and the existing licensed premises at ground floor level, providing a total of 4 apartments and the licensed promises.

Area Area 1 - South East
Application Number 4869/23
Application Type Permission
Decision GRANT PERMISSION
Decision Date 09/05/2024
Applicant Carol Anne Barden
Location 10, Northumberland Road, Dublin 4
Additional Information Additional Information Received

Proposal: PROTECTED STRUCTURE : Permission for development at this site 10 Northumberland Road, Dublin 04, a protected structure (RPS Ref. 5875). The development will

consist of; • Change of use of the building from office use to a single family residential dwelling. • Demolition of existing non-original two storey side extension (37.2sqm). • Formation of larger openings on the rear elevation at lower ground floor level to accommodate the new ground floor layout. • Formation of new door openings on the gable elevation at lower ground floor level and first floor level • Interior alterations including the removal of certain walls, reinstatement of certain room layouts and repair works to the existing structure where necessary. • Removal and replacement of modern lower ground floor slab • Repairs and repointing to brickwork to the front façade of the building and new render to the gable and rear elevations • Repairs and repointing to chimneys and the re-slating of existing roofs along with the replacement of existing rainwater goods • Repairs to existing railings onto the street and the provision of new pedestrian and vehicular gates • Replace modern boundary railing to the front of the house and add a dividing balustrade to the entrance stair • Refurbishment of existing external period windows and doors • Construction of new three storey side and single storey rear extension (210.7sqm) with a green roof to the single storey extension at the rear. • Solar panels to be provided to the roof of the new extension and also within the valley between the two existing slate roof pitches • Existing sidewall facing the road to be temporarily removed to facilitate construction and then reinstated • Associated site works for drainage and also landscaping to the front of the house.

Area Area 1 - South East
Application Number WEB1282/24
Application Type Permission
Decision GRANT PERMISSION
Decision Date 07/05/2024
Applicant Niamh & Geoff Thom
Location 12, Greenlea Park, Terenure, Dublin 6w
Additional Information

Proposal: Niamh and Geoff Thom intend to apply for planning permission for revisions to previously approved Planning Application Reg Ref No. WEB1210/23 at 12 Greenlea Park, Terenure, Dublin 6W. The proposed revised works shall consist of a reduced footprint version of the previously approved application, omission of 1No. pitched roof and minor elevational changes. The combined floor area of the proposed revised works is 58.5qm.

Area Area 1 - South East
Application Number WEB1296/24
Application Type Permission
Decision SPLIT DECISION(PERMISSION & REFUSAL)
Decision Date 09/05/2024
Applicant Brian and Sheila Murphy, Bernard and Nuala Kenna
Location 44 & 45 Terenure Park, Terenure, Dublin 6W
Additional Information

Proposal: 2 properties parting with side passage ways, to build to the sides, and create utility single flat roof extensions in adjacent passageways, some internal alterations and associated site works. In addition, no. 45 Terenure Park, seeks to widen vehicular access gate.

Area Area 1 - South East
Application Number WEB1310/24
Application Type Permission
Decision REFUSE PERMISSION

Decision Date 09/05/2024
Applicant Roger O'Reilly
Location 80, Sandford Road, Ranelagh, Dublin 6, D06 T8P0
Additional Information
Proposal: Demolition of the current single storey commercial building at no. 80 Sandford Road and the erection of 2no. proposed two-storey residential units.

Area Area 1 - South East
Application Number WEB1550/24
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 08/05/2024
Applicant Hilary Hurley
Location 6, Merrion Strand, Sandymount, Dublin 4, D04 X4C8

Additional Information

Proposal: The proposed development will consist of the construction of: (i) a two-storey flat roof extension to the side of the existing house; (ii) internal modifications including moving the existing internal staircase to improve accessibility; (iii) minor alterations to the rainwater goods on all elevations, & all ancillary works to facilitate the development.

Area Area 1 - South East
Application Number WEB1551/24
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 08/05/2024
Applicant The Board of Governors
Location The National Maternity Hospital, Holles Street, Dublin
2

Additional Information

Proposal: PERMISSION Construction of a 5-storey patient bed lift extension on Holles Street to serve the ground, first, second, third and fourth floors of the hospital. Associated works include: internal alterations to create lift landings at each level within an existing stairwell; alterations to window openings to Holles Street to facilitate access to the bed lift at each level; provision of new access corridor across existing roof at fourth floor level and all ancillary and related works.

Area Area 1 - South East
Application Number WEB1561/24
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 09/05/2024
Applicant Andrea Vasconcelli
Location 47, Lombard Street West, Dublin 8

Additional Information

Proposal: The development will consist of: Extend and raise the roof height of the existing rear garage. With two velux windows. Raise the roof of the existing rear utility room. New side window.

Area Area 1 - South East
Application Number WEB1562/24
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 09/05/2024
Applicant Darac O'Neill
Location 69, Mespil Road, Dublin 4

Additional Information

Proposal: a) Change of use from existing commercial office use to residential use comprising 191.6m² b) Provision of 3nr. self-contained apartments c) Provision of new, two-storey extension to the rear elevation of the existing building comprising 14.5m² d) All associated site works.

Area 1
Appeals Notified

Area Area 1 - South East
Application Number 3254/24
Appeal Type Written Evidence
Applicant PAJC Garville Limited
Location Rear 58 & 60 Garville Avenue Upper , accessed from Garville Lane Upper, Rathgar, Dublin 6

Additional Information

Proposal: The development will consist of: a) Removal of existing fencing, gates and site clearance. b) Construction of 2 no. 2 storey, 3 bedroomed dwellings incorporating off-street car parking. c) All associated site works including all boundary treatments, hard and soft landscaping, associated external alterations and connections to services and utilities.

Area Area 1 - South East
Application Number 4579/23
Appeal Type Written Evidence
Applicant Carol English & John McKay
Location 80, Park Avenue, Sandymount, Dublin 4, D04 V3Y7
Additional Information Additional Information Received

Proposal: PROTECTED STRUCTURE: PERMISSION:Permission development at 80 Park Avenue, Sandymount, Dublin 4, D04 V3Y7 (A Protected Structure), on the corner of Park Avenue and Sydney Parade Avenue. The development will consist of the demolition of a non-original conservatory (15 sqm) to the side and a non-original part single storey (34.7 sqm) part two storey (64 sqm) extension to the rear and side and a non-original brick wall with arched doorway to the side, and the subsequent construction of a part single storey / part two storey extension (320 sqm) to the rear and side containing 3no. rooflights and photovoltaic roof panels and construction of a new meter box enclosure to the front garden. Modifications to the existing house; at ground floor level to include adjustment of opening in rear wall of the main house to new extension, modification of opes in rear wall of rear return to new extension, removal of internal walls of rear return, removal of north-west side wall of rear return to new extension including removal of non-original windows and doors to this side wall, widening of ope in south-east side wall of rear return to now extension including removal of modern casement window to this side wall, dropping of ground level in rear return, enlargement of ope and double doors between the main reception rooms, insertion of internal window ope into front reception room; at first floor level to include removal of modern

window and modification of ope in rear wall of rear return to new extension, reconfiguration of partition walls in rear return, reinstatement of original window to existing bedroom 5, removal of modern window to existing wardrobe, removal of modern partition walls in main house to existing wardrobe, partial removal of wall between existing bedroom 1 and existing bathroom, insertion of new partition and new doorway into existing bedroom 2 and modification to doorways, modification of doorway to bedroom 3, repair & re-pointing works to brick facades, localised minor repair & restoration works to roofs and rendered facades, replacement of pvc rainwater goods with cast iron, refurbishment of original windows to include reglazing with acoustic slim double glazing, removal of modern paint to columns at front door, repair & restoration works to granite steps, cills and plinth and associated site and drainage works, all at no.80 Park Avenue (Protected Structure), a 2 storey semi-detached building.

Area	Area 1 - South East
Application Number	WEB1149/24
Appeal Type	Written Evidence
Applicant	Colin Daly
Location	Lansdowne Lane, to the east of No. 10/10A Lansdowne Terrace, and west of No 1 Berkley Mews,, Shelbourne Road, Ballsbridge,, Dublin, 4

Additional Information

Proposal: The development will consist of the demolition of an existing single storey shed, alteration to the existing boundary wall and the construction of a two storey dwelling with a courtyard to the west and a first floor terrace to the south and axillary site works.

Area	Area 1 - South East
Application Number	WEB1173/24
Appeal Type	Written Evidence
Applicant	David Leech & Avril Bates
Location	8, Saint John's Road, Sandymount, Dublin 4, D04 YT97

Additional Information

Proposal: David Leech & Avril Bates are applying for permission for works including: the remodelling of the front railings to allow for vehicular entrance and off-street parking space for two vehicles to the front garden with associated landscape works; the demolition and removal of a non-original conservatory and garden shed and construction of a partially sunken 1-storey store and office studio to the rear garden with associated landscape works; minor alterations to the existing built fabric to back of house including replacement of roof to the lower utility room, the addition of high performance insulation & new windows to rear return and new garden doors to lower ground floor.

**Area 1
Appeals Decided**

Area	Area 1 - South East
Application Number	4674/22
Appeal Decision	REFUSE PERMISSION
Appeal Decision Date	07/05/2024
Applicant	Ventaway Limited
Location	Site bound by City Quay to the north, Moss Street to

the west & Gloucester Street South to the south,
Dublin 2. The site includes 1-4 City Quay (D02 PC03),
5 City Quay and 23-25 Moss Street (D02 F854)

Additional Information

Proposal: Ten year planning permission for proposed development comprising : Demolition of the existing buildings and structures; • Construction of a building up to 24 storeys in height (108.4 metres above ground) over a double basement including arts centre, offices, gym and ancillary uses; • The arts centre is contained at basement -1, ground and first floor level • The gym is proposed at ground level onto Moss Street; The offices are proposed from ground to 23rd floor (24th storey) with terraces to all elevations; • The double basement provides for 11 car parking spaces and 424 bicycle spaces • The overall gross floor area of the development comprises 35,910 sq.m. including 1,404 sq.m. arts centre, 22,587 sq.m. offices and 244 sq.m. gym. All ancillary and associated works plant, and development including temporary construction works, public realm, landscaping, telecommunications infrastructure, utilities connections and infrastructure. An Environmental Impact Assessment Report and Natura Impact Statement have been prepared in respect of the proposed development and have been submitted with the planning application .

Area	Area 1 - South East
Application Number	5530/22
Appeal Decision	REFUSE PERMISSION
Appeal Decision Date	08/05/2024
Applicant	Dairbhe Developments Limited
Location	Lands knowns as 'Blackberry Fair' and part of No. 46 Lower Rathmines Road (the rear extension) located to the rear of Nos. 36, 38, 40, 42, 44 (Protected Structure) and No. 46 Lower Rathmines Road, Dublin 6.

Additional Information

Proposal: PROTECTED STRUCTURE: Planning permission for a Build-to-Rent apartment development on lands known as 'Blackberry Fair' and part of No. 46 Lower Rathmines Road (the rear extension) located to the rear of Nos. 36, 38, 40, 42, 44 (a Protected Structure) and No. 46 Lower Rathmines Road, Dublin 6. The site is bounded by No. 34 Lower Rathmines Road (a Protected Structure) to the north; Mary Immaculate Refuge of Sinners Church to the south (a Protected Structure); Lower Rathmines Road, Nos. 36, 38, 40, 42, 44 (a Protected Structure) and No. 46 Lower Rathmines Road to the west; and Fortescue Lane and 3 no. dwellings (Bessborough Court) to the east. The proposed development will consist of the demolition of a one-storey extension to the rear of no. 46 Lower Rathmines Road and an existing two-storey structure known as the Old Coach House and the construction of a 1 no. new 4-storey apartment building (part 3-storey, part 4-storey). The building will comprise 29 no. Build-to-Rent apartments (28 no. 1-bed apartments, 1 no 2-bed duplex unit); with balconies/terraces to the east and west elevations and 1 no. communal roof terrace located at fourth-floor level; residential support facilities at ground floor level to include facility management office; parcel store; laundry; bike store; shared multimedia room; gym; 1 no. ESB substation; 7 no. car parking spaces; 48 no. bicycle parking area (32 no. indoor spaces and 16 no. external spaces); landscaping; public lighting; boundary treatment; and all associated site development and engineering works necessary to facilitate the proposed development. Vehicular and pedestrian access will be provided via Lower Rathmines Road.

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”

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



Dublin City Council

SECTION 5 EXEMPTIONS

19/24

(06/05/2024-10/05/2024)

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

Area Area 1 - South East
Application Number 0160/24
Application Type Section 5
Applicant Pembroke Park Residents Association
Location St. Mary's, Pembroke Park, Dublin 4, D04 P867
Registration Date 07/05/2024

Additional Information

Proposal: EXPP: Whether the use of St Mary's, Pembroke Park, Ballsbridge, Dublin 4 as accommodation for protected persons is or is not exempted development?

Area Area 1 - South East
Application Number 0161/24
Application Type Section 5
Applicant Maeve Quigley & Aaron Mulcahy
Location 29, Saint Mary's Road, Ballsbridge, Dublin 4
Registration Date 08/05/2024

Additional Information

Proposal: EXPP: PROTECTED STRUCTURE: Currently there is evidence of water ingress to a number of locations along the exposed gable and at chimneys, along with instability to an existing garden. Ongoing water ingress is causing irreparable damage to internal lime plaster and decorative cornicing, and as such must be immediately addressed. Repair works to East gable - At Exterior + At Interior. Repair works to East Boundary Stone Wall. Repair works to Return Chimney first floor. (Internal and external) Repairs to all other chimneys. Repairs to slate roof.

Area Area 1 - South East
Application Number 0165/24
Application Type Section 5
Applicant Rodado Developments Ltd
Location 27, Hatch Place, Dublin 2
Registration Date 09/05/2024

Additional Information

Proposal: EXPP: Whether the revision of the internal floor plans of the house is or is not development?

Area Area 1 - South East
Application Number 0166/24
Application Type Section 5
Applicant Rosado Developments Ltd
Location 27, Hatch Place, Dublin 2
Registration Date 09/05/2024

Additional Information

Proposal: EXPP: Whether the use of a residential building, where are is not provided, to the house homeless families, is or is not development?

Area Area 1 - South East
Application Number 0167/24
Application Type Section 5
Applicant Mohammed Mazher
Location 9 Bridge Street, Ringsend, Dublin 4, D04 WP49.
Registration Date 09/05/2024
Additional Information
Proposal: EXPP: The continuation of the first floor of existing commercial unit as retail use.
