



Comhairle Cathrach
Bhaile Átha Cliath
Dublin City Council

Dublin City Council

Weekly Planning List

51/21

(20/12/2021-24/12/2021)

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

Area 3 COMMERCIAL

Area Area 3 - Central
Application Number 3024/21
Application Type Permission
Applicant SRM Developments Limited
Location Site to rear of No. 17 Richmond Street North, accessed via St Joseph's Villas, Dublin, 1 D01 T6T2
Registration Date 21/12/2021
Additional Information Additional Information Received

Proposal: The development will consist of the demolition of a single storey garage structure and a single storey outbuilding and the construction of a two storey apartment building consisting of 2 no. one bedroom apartments, including a balcony at first floor level to front of the proposed property, facing onto St Joseph's Villas, and a new boundary wall within the curtilage of No 17 Richmond Street North, together with bicycle storage, bin storage, landscaping, and all associated site works and services.

Area Area 3 - Central
Application Number 3400/21
Application Type Retention Permission
Applicant Mater Misericordiae University Hospital
Location Mater Misericordiae University Hospital, Eccles Street, Dublin 7
Registration Date 22/12/2021
Additional Information Additional Information Received

Proposal: For permission for development and permission for retention of development at the Mater Misericordiae University Hospital, Eccles Street, Dublin 7. The development consists of a seven to nine storey covid emergency extension block (13,563 sqm) (plus pop-up tenth floor level stairs and lift access to rooftop) to the south of the existing modern hospital. The development is to include a lower ground level below the street level of Eccles Street, with a six storey facade directly onto Eccles Street. The building will increase in height toward the north (rear) in steps of one storey each. Permission is sought for the development and completion of the Covid emergency extension block at Eccles Street, to the south of the Whitty Wing of the hospital and connecting at each level northwards to the existing circulation core at the south side of the hospital and forming a new (south) entrance to the hospital campus at Eccles Street, Dublin 7. Permission is sought for retention of site development and enabling works (including demolition of access road ramp from Eccles Street), relocation of services within the site and retention of piled foundations, substructures, retaining structures along Eccles Street and superstructure. Upon completion the covid emergency extension block will provide for 98 hospital beds, including 16 intensive care beds, 28 ppvl isolation beds, 12 isolation respiratory beds and 40 high acute isolation beds and 2 number infectious isolation bed units, associated plant, 3 retail units (345 sqm) and ancillary office and support accommodation. The development includes provision of 24 cycle parking spaces at lower ground level, access for ambulance to both the Eccles Street frontage and from within the existing hospital campus, signage on the Eccles Street elevation, all plant flues, tanks, services, landscaping, boundary treatment and ancillary site development works.

Area Area 3 - Central
Application Number 3642/21
Application Type Permission

Applicant Sports Arena Limited
Location 24, Marlborough Street, Dublin 1.
Registration Date 22/12/2021
Additional Information Additional Information Received

Proposal: Planning permission is sought for new works to the existing building to provide 4 one bed apartments, the change of use of the existing first and second floor levels from office to residential accommodation, Construction of open space with new communal terrace, stair access and balustrade at roof level. Adjustment of existing roller shutter and associated works at ground floor level on Marlborough Street and all associated site works.

Area Area 3 - Central
Application Number 4137/21
Application Type Permission
Applicant Department of Education and Skills
Location Site at Gaelscoil Cholaiste Mhuire located on the eastern side of Dominick Street Lower, at the junction of Dominick Street Lower and Dominick Place, Dublin 1
Registration Date 21/12/2021

Additional Information

Proposal: Planning permission for the development at the site located on the eastern side of Dominick Street Lower at the junction of Dominick Street Lower and Dominick Place, Dublin 1. The site is a part of SDRA 10 in the Dublin City Development Plan 2016-2022 and part of the masterplan granted planning permission by An Bord Pleanala in 2011. The development will consist of alterations to previously approved development (Reg Ref. 4646/19) consisting of the repositioning of the rear boundary line at the right of way, adjoining rear 20 Dominick Street Lower and rear 20A Granby Lane. This will include the repositioning of the boundary security fencing and access ramp and gateway to the school to allow for vehicle access to rear 20 Dominick Street Lower.

Area Area 3 - Central
Application Number 4143/21
Application Type Permission
Applicant Dublin Period Property Management
Location 4, Ormond Quay Lower, Dublin 1
Registration Date 21/12/2021

Additional Information

Proposal: PROTECTED STRUCTURE: PERMISSION & RETENTION: Planning permission is sought for the change of use of the existing 57.5 sq.m second floor artist studio to one bed residential unit, associated internal alterations and all associated refurbishment and remedial works as detailed in the Conservation Method Statement for Proposed Works, and retention permission is sought for the existing free standing bin store and bike store to the rear of the property.

Area Area 3 - Central
Application Number 4149/21
Application Type Permission
Applicant Fitzwilliam Real Estate Developments Ltd.
Location Site of c. 0.568 hectares at 97, Abbey Street Middle,

Dublin 1; 16/17 Prince's Street North;the area previously known as Nos. 19/25 Prince's Street North, Dublin 1;the "Arnotts' Car Park", with an address of No.98-101 Middle Abbey Street, Dublin 1 etc.
22/12/2021

Registration Date

Additional Information

Proposal: Permission for development at a site of c. 0.568 hectares at 97, Abbey Street Middle, Dublin 1; 16/17 Prince's Street North, Dublin 1; the area previously known as Nos. 19/25 Prince's Street North, Dublin 1;the "Arnotts' Car Park", with an address of Nos.98-101 Middle Abbey Street, Dublin 1 and the associated roof of the car park over Arnotts Store at Nos. 102-107 Middle Abbey Street, Dublin 1; Nos. 2-3, 4 and 4A Proby's Lane, Dublin 1; and Nos. 7/7A and 8 Liffey Street Upper, Dublin 1.

The proposed development will consist of the development of a Build-To-Rent residential development consisting of the:

- demolition of the existing 3 no. storey Eircom structure to the rear of No. 97 Middle Abbey Street (c. 2.201 sq.m);
- decommissioning and demolition of the top three open-air levels of the Arnotts' Car Park (resulting in the removal of 145 no. car parking spaces, with 225 no. car parking spaces remaining);
- development of a 12 no. storey over basement element fronting William's Lane, a 5 no. storey element above Arnotts' Car Park, and 2 no. storey element above Arnotts Store, to provide 155 no. apartments (56 no. studio units, 85 no. 1-bed units; and 14 no. 2-bed units).

The development also provides for hard and soft landscaping including the provision of a landscaped public plaza (including bicycle parking) along the William's Lane frontage; a landscaped communal courtyard as well as a communal terrace and private terraces on the southern elevation all at Sixth Floor Level; a landscaped communal courtyard as well as private terraces at the southern elevation, communal terraces at the southern elevation and part of the western elevation, and outdoor exercise area and basketball court at the northern elevation all at Seventh Floor Level; and terraces on the eastern and western elevations of the Eleventh Floor Level. Private open space in the form of terraces are also provided on the east-facing, west-facing and south-facing elevations of the two courtyards at Sixth and Seventh Floor Levels, Juliette balconies are also proposed on the eastern, western, southern elevations as well as the east-facing, west-facing and south-facing elevations of the two courtyards. Pedestrian access to this part of the development will be provided via William's Lane. Additional proposed works include the provision of: communal residential amenities (c. 459 sq.m) (including co-working space, toilets, multimedia room, gyms and exercise studios, dog washing room, private dining, storage hire, multi-purpose space and communal lounge); residential support facilities (c. 471 sq.m) (including entrance foyer and concierge, post room, bicycle storage and bicycle repair station, maintenance rooms/ management stores, general storage and bin store); communal amenity open spaces; a substation and a switch room (c. 30 sq.m); water tank and sprinkler rooms (c. 117 sq.m); Sustainable Urban Drainage systems (including green roofs and attenuation tanks (c. 121 sq.m); and plant at Basement Level. The total gross floor area of this part of the development is c. 12,766 sq.m.

The development will also consist of the following works to No. 97 Middle Abbey Street comprising the:

- demolition of part of the existing basement (c. 16 sq.m) and the existing rear extensions (Second and Third Floor Levels) (c. 11 sq.m);
- change of use of the Basement Floor Level from retail (storage) to café (storage) (c. 112 sq.m);
- continued use of the Ground Floor Level as a café (c. 89 sq.m)
- change of use of the First, Second, Third and Fourth Floor Levels to provide 4 no. Build-To-Rent studio apartment units (one on each level) (which will be operationally linked to the 155 no. apartments scheme);
- and associated internal and external alterations to the building.

Pedestrian access to this part of the development will be provided via Middle Abbey Street. The total gross floor area of this part of the development is c. 423 sq.m.

The development will also consist of: associated lighting; associated signage; associated hard and soft landscaping; and all other associated site excavation, infrastructural and site development works above and below ground including changes in level, boundary treatments and associated site servicing (foul and surface water drainage and water supply)

The development will consist of the extension of the opening hours of the existing multi-storey car park ('Arnotts' Car Park') from its current operating hours of: Monday-Wednesday (07:00 - 20:00); Thursday (07:00 - 21:00); Friday - Saturday (07:00 - 20:00); and Sunday (09:00 - 20:00) to the operation of the car park on a 24 hours per day, 7 days per week basis for a temporary period of 5 years.

Area Area 3 - Central

Application Number 4162/21

Application Type Permission

Applicant Independent Trustee Company Ltd.

Location 125, East Wall Road, Dublin 3

Registration Date 22/12/2021

Additional Information

Proposal: Permission for change of use of ground floor betting office to a two-bedroom apartment with railings to front delineating entrance.

Area Area 3 - Central

Application Number 4180/21

Application Type Permission

Applicant Rabia Malik

Location 156, Parnell Street, Dublin 1

Registration Date 22/12/2021

Additional Information

Proposal: Change of use on the ground floor from café to restaurant for hot and cold food for sale on and off the premises.

Area Area 3 - Central

Application Number 4181/21

Application Type Permission

Applicant Connolly Quarter Development Company Limited

Location 'Dublin Arch', a site adjacent to Connolly Station, Sheriff Street Lower, Dublin 1, D01 V6V6

Registration Date 23/12/2021

Additional Information

Proposal: PROTECTED STRUCTURE: Permission for a proposed mixed-use development, 'Dublin Arch', on a site (2.86 ha) adjacent to Connolly Station, Sheriff Street Lower, Dublin 1, D01 V6V6.

The proposed development relates to work to a Protected Structure (RPS Ref. No. 130).

The development will consist of:

(i) The construction of 4 no. office blocks (B1, B2, B3 and B4) 12 to 16 storeys in height including landscaped areas in the form of gardens at podium level and landscaped terraces at upper levels (combined 3,365 sq.m) with a cumulative gross floor area of 52,509 sq.m comprising of:

- a) Block B1 (max. building height 58.725 m, total gross internal floor area 11,860 sq.m of office);
 - b) Block B2 (max. building height 58.725 m, total gross internal floor area 11,902 sq.m of office);
 - c) Block B3 (max. building height 54.725 m, total gross internal floor area 10,147 sq.m of office);
 - d) Block B4 (max. building height 69.925 m, total gross internal floor area 18,600 sq.m)
- (ii) The construction of 187 no. Built-to-Rent (BTR) apartments and associated supporting tenant support facilities, services and amenities in 2 no. blocks (C and D1/D2) with a cumulative gross floor area of 19,836 sq.m;
- a) Block C (6,522 sq.m) comprising 62 apartments (10 no. studio; 14 no. 1-bed; 35 no. 2-bed and 3 no. 3-bed units) in a block 5 to 11 storeys in height (max. building height 39.5 m) and supporting tenant facilities and amenities (combined 68 sq.m);
 - b) Block D1/D2 (13,314 sq.m) comprising 125 apartments (40 no. studio; 30 no. 1-bed; and 55 no. 2-bed) in a block 5 to 15 storeys in height (max. building height 53.392 m) and supporting tenant facilities and amenities (combined 420 sq.m);
- (iii) residential communal amenity open space across Block C and D1/D2 in the form of courtyards and landscaped terraces at upper floor levels (combined 2,695 sq.m) and other private open spaces;
- (iv) 7,380 sq.m of public open space (5,930 sq.m at street level, and 1,450 sq.m at upper level) including a central public plaza and other open spaces located throughout the development;
- (v) two-storey covered car parking at ground level (the lowest level is +0.0 AOD) under blocks B2, B3, B4 and C of 7,027 sq.m with 206 no. car parking spaces;
- (vi) a total of 1,047 bicycle parking spaces distributed as follows:
- a) 283 no. secure long-term bicycle parking spaces for residents and 96 no. secure short-term bicycle parking spaces for apartment visitors distributed across 2 no. bike storage rooms at street level in Block C and Block D1/D2;
 - b) 554 no. secure bicycle parking spaces to serve the office element of the development in 1 no. bike storage room at street level in Block B1; and
 - c) 114 no. bicycle parking spaces for public use at street level distributed across the development, including spaces within a covered bike hub;
- (vii) 4 no. retail units at street level (combined 468 sq.m) distributed in Block B4 (1 no. retail unit) Block C (1 no. retail unit) and Block D1/D2 (2 no. retail units), and 2 no. community units (combined 640 sq.m) at street level in Block D1/D2;
- (viii) modifications to a portion of a Protected Structure (RPS No. 130), specifically the wall fronting Oriel Street Upper to facilitate:
- a) the development of a new pedestrian entrance to the site;
 - b) the development of a vehicular entrance to the proposed car parking area; and
 - c) the development of a service/ emergency vehicular access only ramp to serve CIE's transport needs at Connolly Station;
- (ix) decommissioning and removal of existing telecommunication masts and removal of all existing structures on site including portacabins and ancillary storage containers;
- (x) the construction of 7 no. electricity substations, plant rooms, 4 no. waste storage area within the proposed blocks and car parking, and solar panels located on the roofs of proposed office blocks; and
- (xi) all ancillary site development works, including drainage, landscaping and lighting.
- The planning application may, together with the Environmental Impact Assessment Report (EIAR) prepared in respect of the proposed development, be inspected or purchased at a fee not exceeding the reasonable cost of making a copy, at the offices of Dublin City Council, Planning Department, Block 4, Ground Floor, Civic Offices, Wood Quay, Dublin 8 during its public opening hours (9.00 am- 4.30 pm).

Application Type Permission
Applicant Tom Quinn
Location Rear 3 Blessington Street, Dublin 7
Registration Date 23/12/2021

Additional Information

Proposal: Planning permission for the demolition of the existing disused single storey building which faces Blessington Court and the construction of a 3 storey building to accommodate 3 no. 2 bed own door apartment units. All with associated landscaping, balconies, site development works and drainage at the rear.

Area Area 3 - Central
Application Number 4189/21
Application Type Permission
Applicant Conservation Assets Ltd.
Location Charles Lane, to the rear of 30, Fitzgibbon Street,
Dublin 1, D01 Y6H6
Registration Date 23/12/2021

Additional Information

Proposal: Demolition of the remaining walls of a single-storey semi-detached workshop building and the construction of a two storey semi-detached house with a roof terrace at second floor level to the front of the property and all associated works.

Area Area 3 - Central
Application Number 4190/21
Application Type Permission
Applicant La Touche S.a.r.l C/O BCP Capital
Location Site at La Touche House, Custom House Dock, l.f.s.c.,
Dublin 1
Registration Date 23/12/2021

Additional Information

Proposal: Development at a c. 0.4417 ha site. The proposed development will consist of:

- The refurbishment/reconfiguration, partial demolition, recladding and vertical extension of an existing (c. 13,276.9 sq.m GFA) 7-storey building to a 10-storey (c. 23,314.3 sq.m GFA) office building with an additional c. 8,068.4 sq.m commercial floorspace provided and a total height of c. 45.84 m from ground (50.85 m ODM), including the following:
 - 1) Partial demolition of the existing fifth floor and the existing sixth floor plant rooms and external plant areas to fifth floor slab level comprising a combined area of c. 1528.5 sq.m removed, the removal of an existing bridge link across the atrium, and maintaining the existing c. 565.1 sq.m of office space and the existing core areas to the east, west and south;
 - 2) Refurbishment and reconfiguration of the existing office building as follows:
 - a) Basement level: Reduction in car parking provision from 143 no. to 99 no. retained spaces, reconfiguration of existing plant areas, increased bicycle parking to 184 no. spaces, provision of bicycle storage areas, locker room, changing rooms, staff toilets and drying room, bin storage area, new staircase link, bicycle lift and service lift from podium (ground floor level) covering an additional area of c. 913.2 sq.m within the existing basement;
 - b) Ground Floor: Reconfiguration of the existing ground floor to include a new glazed screen enclosure to the existing atrium and introduce a new building entrance to the south elevation accessed from IFSC Plaza and close the existing entrance. Change of use of 103 sq.m of part of an existing retail bank area to office use. Change of use of c. 134.9 sq.m existing office space to a c. 152.1 sq.m food and beverage unit including an extended area of c. 17.2 sq.m to the east and

access to an external terrace to the east. Change of use of c. 128.2 sq.m existing office space to a c. 164 sq.m bicycle café including an extended area of c. 35.8 sq.m to the south and east. Reconfiguration of the existing ground floor to the south/ south-west to include a change of use from existing office area to create 2 no. food & beverage/ retail units of c. 94.1 sq.m and c. 44 sq.m respectively;

c) First Floor, Second Floor and Third Floor: Reconfiguration of the existing office floors to include refurbished and extended toilet accommodation; extension of the office accommodation to the edge of a new glazed screen enclosure to the existing atrium;

d) Fourth Floor: Reconfiguration of the existing office floors to include refurbished and extended toilet accommodation, extension of the office accommodation to the edge of a new glazed screen enclosure to the existing atrium and enclosure of 2 no. external balcony areas to provide and additional c. 86.6 sq.m office space;

e) Fifth Floor: New office floor accommodation to replace the existing plant areas and the enclosure of the existing external terrace to the north of the office floor (c. 1,226 sq.m) and to include the existing c. 565.1 sq.m of office accommodation to the north of the new extended floorplate, reconfiguration of existing plant areas to unisex toilets, lift lobby and circulation space within core area to the south;

f) Addition of new floors: Addition of 4 no. office floors with the existing stair cores extended upwards and toilet accommodation replicated as the supplemented existing provision on the lower floors and the existing atrium extended through to roof level; the proposed sixth, seventh and eighth floor levels will consist of c. 1,791.1 sq.m office space each; the proposed ninth floor level will consist of c. 1,329.5 sq.m office space; setback of the external envelope and creation of a terrace area accessible for maintenance only at ninth floor level; new Part M compliant accommodation stairs within the atrium from ground floor to ninth floor;

g) External works to include: A complete recladding with replacement curtain walling and an overwrapping by a translucent perforated metal veil to the vertical external envelope of the existing building from ground floor level to fifth floor level and the extension and continuation of a new curtain wall and external perforated veil above to include the newly reconstructed fifth floor, and the new sixth, seventh, eighth and ninth floors; new plant and plant enclosure screen at roof level; additional plant on perforated metal platforms adjacent to the 3 no. existing cores from first to ninth floor; the provision of photovoltaic panels at roof level; new glazed atrium roof; provision of 4 no. standard bicycle spaces and 9 no. cargo bicycle spaces at ground level; provision of a platform lift on the north-east corner of the site; new hard and soft landscaping adjacent to the building only; new lighting; and all associated site development works.

Area	Area 3 - Central
Application Number	4195/21
Application Type	Permission
Applicant	Ontower Ireland Ltd.
Location	Mater Private Hospital, Eccles Street, Dublin 7
Registration Date	23/12/2021

Additional Information

Proposal: To install 18 no. Antennas and 1 no. Transmission Dish on supporting poles including remote radio units (RRUs), ballast frames together with associated equipment cabinets, cabling and associated site works at the roof level.

Area	Area 3 - Central
Application Number	4202/21
Application Type	Permission
Applicant	IPUT Plc

Location 25-28, North Wall Quay, Dublin 1, D01 H104
Registration Date 23/12/2021

Additional Information

Proposal: Planning permission for development on a site of c. 0.3973 ha. The site is bounded by North Wall Quay to the south and Alderman Way to the north.

The proposed development is to amend planning permission granted by Dublin City Council Reg. Ref. 3245/20 to provide for the following:

- Alteration of the roof profile (overall maximum height of 35.5m, was previously 38.9m);
- Relocation of the main lifts and alteration of stair cores, resulting in an increase of the shoulder height of the building, enlarging the atrium and opening up the floor space;
- Redesign of the elevations, to include extension of the southern elevation fronting onto North Wall Quay
- Extension of the existing building by 1.5m to the north and 1.8m to the east;
- Provision of additional door on the western elevation;
- Relocation of 1 no. door on northern elevation;
- Provision of screen to the northwest corner of the building to create storage area;
- Change in finish to the stair cores on the rear elevation;
- Provision of accessible landscaped terraces at 7th storey on southern elevation, and on 8th storey on southern and northern elevation;
- Amendments to the ground floor layout to provide for the enlargement of the entrance to the building, relocation and expansion of reception and lobby area, staff welfare facilities, courtyard, uncovered storage area with 12 no. cycle parking spaces, substation, switch room and platform for access and the associated loss of 2 no. parking spaces at ground floor for access, loading area and goods lift'
- Amendments to basement level to provide for a reconfiguration of the floor layout resulting in a reduction from 69 no. to 64 no. spaces, provision of 8 no. motorbike spaces, increase from 177 no. cycle parking spaces to 200 no spaces, reconfiguration of staff welfare facilities, plant rooms and store rooms, lifts and stair cores continue into basement. Access to basement will remain unchanged;
- Provision of 1 no. "A&L Goodbody" entrance sign comprising of stainless steel internally illuminated individually mounted lettering to the south elevation and 1 no. "A&L Goodbody" façade sign at 7th storey on the southern elevation in the eastern corner comprising of Perspex lettering with LED Light tape backing;
- Alterations to the hard and soft landscaping, SUDs drainage, PV Panels, provision of plant and screening at roof level and plant at basement level, green roofs and all other associated site development works necessary to facilitate the development.

The proposed development will result in an increase in gross floor area from 17,357 sqm (excluding basement of 3,708 sqm) to 18,131 sqm (excluding basement of 3,708 sqm).

Area Area 3 - Central
Application Number WEB5223/21
Application Type Permission
Applicant Paul Tyndall Architecture & Design
Location 155, Parnell Street, Dublin 1
Registration Date 22/12/2021
Additional Information

Proposal: Planning Permission for development at 155 Parnell Street, Dublin 1, an existing mid-terrace 4 storey over basement building fronting onto Parnell Street and Parnell Place. The development will consist of the replacement of the existing glazed roof over the smoking terrace at the ground floor facing onto Parnell Place with an acoustically insulated glazed roof, new

acoustically insulated glazed screen and acoustic door to the smoking terrace and sundry associated minor works.

Area Area 3 - Central
Application Number WEB5226/21
Application Type Permission
Applicant Maty Catering Ltd
Location 155, Parnell Street, Dublin 1
Registration Date 22/12/2021

Additional Information

Proposal: Planning Permission for development at 155 Parnell Street, Dublin 1, an existing mid-terrace 4 storey over basement building fronting onto Parnell Street and Parnell Place. The development will consist of the replacement of the existing glazed roof over the smoking terrace at the ground floor facing onto Parnell Place with an acoustically insulated glazed roof, new acoustically insulated glazed screen and acoustic door to the smoking terrace and sundry associated minor works.

Area Area 3 - Central
Application Number WEB5234/21
Application Type Permission
Applicant Fiona Early
Location 11, Cremore Avenue, Dublin 11
Registration Date 22/12/2021

Additional Information

Proposal: Demolition of existing single storey garage, omission of existing vehicular access from Cremore road to provide pedestrian access, construction of single storey single person dwelling and alterations to side boundary railings.

Area Area 3 - Central
Application Number WEB5240/21
Application Type Permission
Applicant Maty Catering Ltd
Location 155, Parnell Street, Dublin 1
Registration Date 23/12/2021

Additional Information

Proposal: Planning Permission for development at 155 Parnell Street, Dublin 1, an existing mid-terrace 4 storey over basement building fronting onto Parnell Street and Parnell Place. The development will consist of the replacement of the existing glazed roof over the smoking terrace at the ground floor facing onto Parnell Place with an acoustically insulated glazed roof, new acoustically insulated glazed screen and acoustic door to the smoking terrace and sundry associated minor works.

Area 3
DOMESTIC

Area Area 3 - Central
Application Number 4122/21

Application Type Permission
Applicant Liam Lynch
Location 20, Ferguson Road, Drumcondra, Dublin 9
Registration Date 20/12/2021

Additional Information

Proposal: Planning permission for new 2 storey extension to front, side and rear of existing house for new bedroom, removing existing single storey garage/ utility, also single storey kitchen extension to rear and single storey extension to front of house, enlargement of sitting room and all associated site works.

Area Area 3 - Central
Application Number 4134/21
Application Type Permission
Applicant Antoine Glacometti and Tamsin Snow
Location 26, Montpelier Hill, Arbour Hill, Dublin 7, D07R821
Registration Date 20/12/2021

Additional Information

Proposal: PROTECTED STRUCTURE: The development will consist of the change of use from commercial to residential, including: (1) the removal of internal modern partitions at ground and first floor levels; (2) the removal of 2 nos. modern WCs and provision of new stairs from basement to half-landing and reinstatement of existing stairs from half-landing to ground floor; (3) the provision of 1 no. new kitchen services and 1 no. new tea-station for home office at ground floor; (4) the provision of 2 nos. new bathrooms and services at first floor; (5) the reinstatement of 15 nos. sash windows and provision of 2 nos. new windows at closed up openings on rear elevation.

Area Area 3 - Central
Application Number 4136/21
Application Type Permission
Applicant Steven McCay and Sonja Monaghan
Location 10, St. Vincents Cottages, Blackhorse Avenue, Dublin 7
Registration Date 20/12/2021

Additional Information

Proposal: PROTECTED STRUCTURE: Planning permission for, a. Single storey extension to side and rear, b. All associated site works to front of No 10 St Vincents Cottages, Blackhorse Avenue, Dublin 7, (a protected structure).

Area Area 3 - Central
Application Number 4140/21
Application Type Permission
Applicant Evan Gillooly
Location 24, Innisfallen Parade, Dublin 7
Registration Date 21/12/2021

Additional Information

Proposal: Proposed new ground and attic level extension to the rear of the existing single storey terraced house with a flat roof extending back to the existing ridge of the terraced house also raising the new flat roof by 250 mm above the existing ridge line to match No. 23. 2 no. new Velux's to the front of the existing roof & 2 no. rooflights to the rear of new flat roof and all ancillary works.

Area Area 3 - Central
Application Number 4146/21
Application Type Permission
Applicant Martin McCaffrey
Location 345-347 Blackhorse Avenue, Phoenix Park, Dublin 7, D07
K5PS
Registration Date 21/12/2021

Additional Information

Proposal: Planning permission for development at this site will consist of proposed revision of the current opening times of the dash container from 07.30am-20.00pm as per previously approved reg. ref. 2069/19 to the proposed times of 06.30am-21.00pm.

Area Area 3 - Central
Application Number 4159/21
Application Type Permission
Applicant Connor O'Mahony
Location 13, Croaghpatrick Road, Ashtown, Dublin 7, D07 N2X5
Registration Date 22/12/2021

Additional Information

Proposal: Permission for an attic conversion to non-habitable storage space with hipped roof to gable to accommodate stairs to attic, roof window to front roof of existing house, additional frosted window to gable side with ancillary works.

Area Area 3 - Central
Application Number 4179/21
Application Type Permission
Applicant Maeve Coleman
Location 22 St. Michael's Road, Glasnevin, Dublin 9, D09 PC94
Registration Date 22/12/2021

Additional Information

Proposal: Planning permission for the following works: 1) demolition of the existing kitchen and bathroom return structure to the rear at ground and first floor levels, 2) removal of the existing outer aluminium hall door, 3) construction of a new one and two storey extension to the rear, containing a kitchen/dining at ground floor and a bathroom at first floor, 4) installation of new timber sliding sash windows in the existing openings front and rear, 5) installation of rooflights in the proposed extensions, 6) related internal and external alterations.

Area Area 3 - Central
Application Number WEB5214/21
Application Type Permission
Applicant Lee McKeogh & Stacey McKeogh
Location 416, Carnlough Road, Dublin 7
Registration Date 20/12/2021

Additional Information

Proposal: Construction of a first floor extension (with 'velux' rooflights) over an existing rear single storey extension and for a single storey porch to the front of the house and all associated works.

Area Area 3 - Central
Application Number WEB5215/21
Application Type Permission
Applicant David Harte
Location 102, Caledon Road, East Wall, Dublin 3
Registration Date 20/12/2021

Additional Information

Proposal: The development will consist of the demolition of the existing ground floor side extension, a new two storey side extension, a new ground floor front extension across the existing house and the new side extension and a new vehicular entrance and driveway.

Area Area 3 - Central
Application Number WEB5229/21
Application Type Permission
Applicant Lynsey McCarthy and Colum Smith
Location 8, Windele Road, Dublin 9
Registration Date 22/12/2021

Additional Information

Proposal: Permission is sought for the demolition of existing single storey extension to the rear, provision of a two storey extension to the rear at a height of 5.7m, conversion of the existing attic and provision of a dormer window to rear, provision of a porch to the front of the house at a height of 3m, new window to the existing front elevation at first floor and new window to the existing rear elevation at first floor, internal alterations to existing house, modifications to the front boundary to facilitate a new vehicular entrance, external bin storage to the front and all associated site works at No. 8 Windele Road, Dublin 9, D09 Y9C6.

Area 3 Decisions

Area Area 3 - Central
Application Number 0407/21
Application Type Section 5
Decision Refuse Exemption Certificate
Decision Date 22/12/2021
Applicant City of Dublin Education & Training Board
Location 1, Parnell Square East, Dublin 1

Additional Information

Proposal: EXPP: PROTECTED STRUCTURE: Removal of push-out WC on 2nd floor half landing and its replacement with a vertical sliding sash window to match that on the First Floor half landing. The new window installation will incorporate a new granite cill on a new infill brick cavity wall consisting of salvaged bricks. All timber linings and mouldings will match those on the window on the First Floor half landing including new window shutters.

Area Area 3 - Central
Application Number 3209/21
Application Type Permission

Decision GRANT PERMISSION
Decision Date 20/12/2021
Applicant Daniela Russo
Location 57, Prussia Street, Stoneybatter, Dublin 7, D07 W9P7
Additional Information Additional Information Received
Proposal: Planning permission for the construction of: 1) a new single storey extension with part two-storey and dormer element, to replace an existing single-storey and part two-storey extension, all to the rear of the property; 2) alterations to the ridge level of the existing roof, to line through with the existing ridge level of the adjoining property at 56. No.56. & all associated site development works at No. 57 Prussia Street, Stoneybatter, Dublin 7.

Area Area 3 - Central
Application Number 3812/21
Application Type Permission
Decision GRANT PERMISSION
Decision Date 22/12/2021
Applicant Martin McCaffrey
Location 4, Ormonde Terrace, Blackhorse Avenue, Castleknock, Dublin 7

Additional Information
Proposal: The development will consist of proposed demolition of existing single storey garage structure and the proposed provision of a 2 storey side extension consisting of ground floor carport, a garage area and the widening of the existing back garden doors; A first floor master walk in wardrobe and ensuite; Upgrading of all windows; and all associated landscape and ancillary works.

Area Area 3 - Central
Application Number 4063/21
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 22/12/2021
Applicant Martin McCaffrey
Location 345-347 Blackhorse Avenue, Phoenix Park, Dublin 7, D07 K5P5

Additional Information
Proposal: The development will consist of proposed provision of two 3x4m parasols to cater for existing external seating area with 8 meters of branded external screens to the road side of site and all associated site works.

Area Area 3 - Central
Application Number 4078/21
Application Type Retention Permission
Decision APPLICATION DECLARED INVALID
Decision Date 23/12/2021
Applicant Celestine Limited
Location Charleville Lodge , 268-272, North Circular Road, Dublin 7, D07 DT61

Additional Information
Proposal: Planning Retention Permission sought by Celestine Limited to retain some features at

its premises, 'Charleville Lodge', a small Hotel/ Guest House and 'Protected Structure', at 268-272 North Circular Road, Dublin 7, DO7 DT61.

- (1) The erection of 2 No. 4 metres sq. semi-permanent fabric Pergola umbrellas over the front terraced seating area;
- (2) The recently replaced main 'Charleville Lodge' wall mounted hotel sign to the front Hotel wall with new LED back-lighting;
- (3) Some additional timber bench seating to the rear terrace/ garden area; and
- (4) The extension of a previously granted temporary permission to retain a 'Horse-Box' café dispense unit in the front garden area by a further 2 to 3 years.

Area	Area 3 - Central
Application Number	4089/21
Application Type	Permission
Decision	APPLICATION DECLARED INVALID
Decision Date	23/12/2021
Applicant	Rory & Jean McAllorum
Location	51, St. Jarlath Road, Cabra, Dublin 7, D07 R2P6.
Additional Information	

Proposal: Planning permission sought for alterations to existing tiled roof to ground floor rear extension with rooflights, new first floor rear extension over existing rear extension with tiled roof with rooflights, new rooflight in existing rear tiled roof, internal alterations and associate site works.

Area	Area 3 - Central
Application Number	WEB5223/21
Application Type	Permission
Decision	APPLICATION DECLARED INVALID
Decision Date	23/12/2021
Applicant	Paul Tyndall Architecture & Design
Location	155, Parnell Street, Dublin 1
Additional Information	

Proposal: Planning Permission for development at 155 Parnell Street, Dublin 1, an existing mid-terrace 4 storey over basement building fronting onto Parnell Street and Parnell Place. The development will consist of the replacement of the existing glazed roof over the smoking terrace at the ground floor facing onto Parnell Place with an acoustically insulated glazed roof, new acoustically insulated glazed screen and acoustic door to the smoking terrace and sundry associated minor works.

Area	Area 3 - Central
Application Number	WEB5226/21
Application Type	Permission
Decision	APPLICATION DECLARED INVALID
Decision Date	23/12/2021
Applicant	Maty Catering Ltd
Location	155, Parnell Street, Dublin 1
Additional Information	

Proposal: Planning Permission for development at 155 Parnell Street, Dublin 1, an existing mid-terrace 4 storey over basement building fronting onto Parnell Street and Parnell Place. The development will consist of the replacement of the existing glazed roof over the smoking terrace at

the ground floor facing onto Parnell Place with an acoustically insulated glazed roof, new acoustically insulated glazed screen and acoustic door to the smoking terrace and sundry associated minor works.

Area 3
Appeals Notified

None

Area 3
Appeals Decided

Area Area 3 - Central
Application Number 3240/20
Appeal Decision GRANT PERMISSION
Appeal Decision Date @24/12/2021
Applicant Linrath Holdings Ltd
Location 1b Ormond Quay Lower, Dublin 1, D01 A6XO
Additional Information Additional Information Received
Proposal: PROTECTED STRUCTURE: Planning Permission to change the use from offices to guesthouse and to carry out the following minimal works;
(a) removal of two fixed-glazed windows from the front elevation (one at ground floor level and one at basement) and replacement with traditional up and down sash windows to match existing,
(b) removal of mild steel grille from ground floor front window,
(c) removal of one casement window in the rear elevation at ground floor level and replacement with traditional up and down sash window to match existing,
(d) replacement of broken uPVC rainwater goods with traditional cast iron type,
(e) removal of two unauthorized ensuite bathrooms, one in the basement and one in the ground floor front room,
(f) removal of partition between ground floor front room and entrance hall,
(g) removal of vertical ducting from stair landings over five floors, and
(h) addition of short sections of stud partitioning to form staff toilet and waste sorting room at basement level.

Area Area 3 - Central
Application Number 3935/20
Appeal Decision GRANT PERMISSION
Appeal Decision Date @24/12/2021
Applicant MJH Property Management Ltd.
Location 4, Belvidere Place, Dublin 1
Additional Information Additional Information Received
Proposal: PROTECTED STRUCTURE: The rear of the site has frontage onto Fitzgibbon Lane. The site is within an Architectural Conservation Area (ACA). 4 Belvidere Place is a Protected Structure. The development will consist of (i) the restoration and renovation of No. 4 Belvidere Place and its conversion to 7 no. apartments; (ii) the construction of a new 4-storey, mews building at the rear to include 3 apartments; (iii) removal of single storey lean-to and provision of bicycle and bin storage; (iv) provision of private amenity open space; (v) reinstatement of collapsed floors and walls with associated structural interventions; (iv) works to the roof, front and rear facades

including the repointing of the front elevation, re-rendering of rear facade, refurbishment of the front doorcase, steps and ironwork; (vii) all associated works and services necessary to facilitate the development. The apartments in No. 4 Belvidere Place will include; Basement - four no. 1-bedroom, 2-person apartments, one each on basement, ground, first and second floors; two no. studio apartments at third floor level. Separate storage is also provided in the basement. The return at the rear of the building will consist of one no. 1-bedroom, 2-person apartments at ground/first floor levels and storage for bicycles and bins at basement level in the return. These apartments will all have access from Belvidere Place. The storage area will be accessed from Fitzgibbon Lane. The apartments in the proposed mews building will comprise one studio apartment at ground, first and second floors, with storage on the third floor. These apartments will all have access from Fitzgibbon Lane.
