

# **Environmental Impact Assessment Screening Report**

for proposed

## **Sandyford Clonskeagh to Charlemont Street Pedestrian and Cyclist Improvement Scheme, Dublin**

**for: Dublin City Council**

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**January 23**

## Document Control

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<b>checked by</b>	Paul Fingleton	23 May 2022
<b>status</b>	Issued as draft	07 April 2022
	Issued as final following CDO review	23 May 2022
	Project title changed through document by CR	27 January 2023

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## 1 Introduction

CAAS Ltd. has been appointed by the National Transportation Authority's Cycling Design Office (CDO) on behalf of Dublin City Council to prepare this Environmental Impact Assessment Screening Report for the proposed Sandyford Clonskeagh to Charlemont Street Pedestrian and Cyclist Improvement Scheme, at Clonskeagh Dublin (the proposed development). This report has been prepared to form an opinion as to whether or not the proposed development should be subject to Environmental Impact Assessment (EIA) and if so, whether an Environmental Impact Assessment Report (EIAR) should be prepared in respect of it.

The screening assesses the proposed development with reference to the EIA legislation including the EIA Directive, and Planning and Development legislation<sup>1</sup>. It also has regard to relevant parts of:

1. *EIA Guidance for Consent Authorities regarding sub-threshold development*, 2003, Department of the Environment, Heritage and Local Government
2. *Guidelines for Planning Authorities and An Bord Pleanála on carrying out Environmental Impact Assessment*, 2018, Department of Housing, Planning and Local Government
3. *OPR Practice Note PN02 Environmental Impact Assessment Screening*, 2021, Office of the Planning Regulator
4. relevant EU Guidance including *Interpretation of definitions of project categories of annex I and II of the EIA Directive*, 2015, EU and *Environmental Impact Assessment of Projects - Guidance on Screening*, 2017, EC.

The first step involves a review of the project characteristics to find out if the proposed development corresponds to any project type which is subject to the EIA requirements as set out in the legislation. If it does correspond to any such type then the second step is to carry out a 'preliminary examination' to form an initial view on the likelihood of significant effects on the environment arising from the proposed development. The outcome of the preliminary examination determines the subsequent steps of the screening process which may involve sub-threshold project considerations and review against prescribed criteria for determining whether the proposed development should be subject to EIA. If required, the review against prescribed criteria involves consideration of all significant direct, indirect and secondary effects as relevant, with reference to the guidance and in compliance with the legislation.

Where used, descriptions of effects in this report follow the statutory EPA *Guidelines on the information to be contained in Environmental Impact Assessment Reports* (2022). For ease of reference, these standardised descriptions are reproduced in Appendix I.

The information on the proposed development, as used for purposes of this report, including a written description and drawings, was provided by the CDO,.

The following sections of this report cover:

1. The proposed development (s2)
2. The legislative basis for EIA (s3)

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<sup>1</sup> see section 3 for legislative details

3. Project type (s4)
4. Sub-threshold development (s5)
5. Preliminary examination (s6)
6. Schedule 7 screening (s7)
7. Conclusions (s8)

An overview of the author's competency is provided in Appendix II.

## 2 The proposed development

### 2.1 Overview of the development

The Sandyford Clonskeagh to Charlemont Street Pedestrian and Cyclist Improvement Scheme, at Clonskeagh Dublinencompasses a 3.1 km route on the south side of Dublin City between the junction of Clonskeagh Road with Beech Hill Road and the junction of Harcourt Road with Charlemont Street. The scheme aims to improve the current facilities along this busy cycling, walking and vehicular route, provide an enhanced environment to cater for increasing cycling and walking demand in the city and provide improved connections to other key cycling routes.

The objectives of the scheme are:

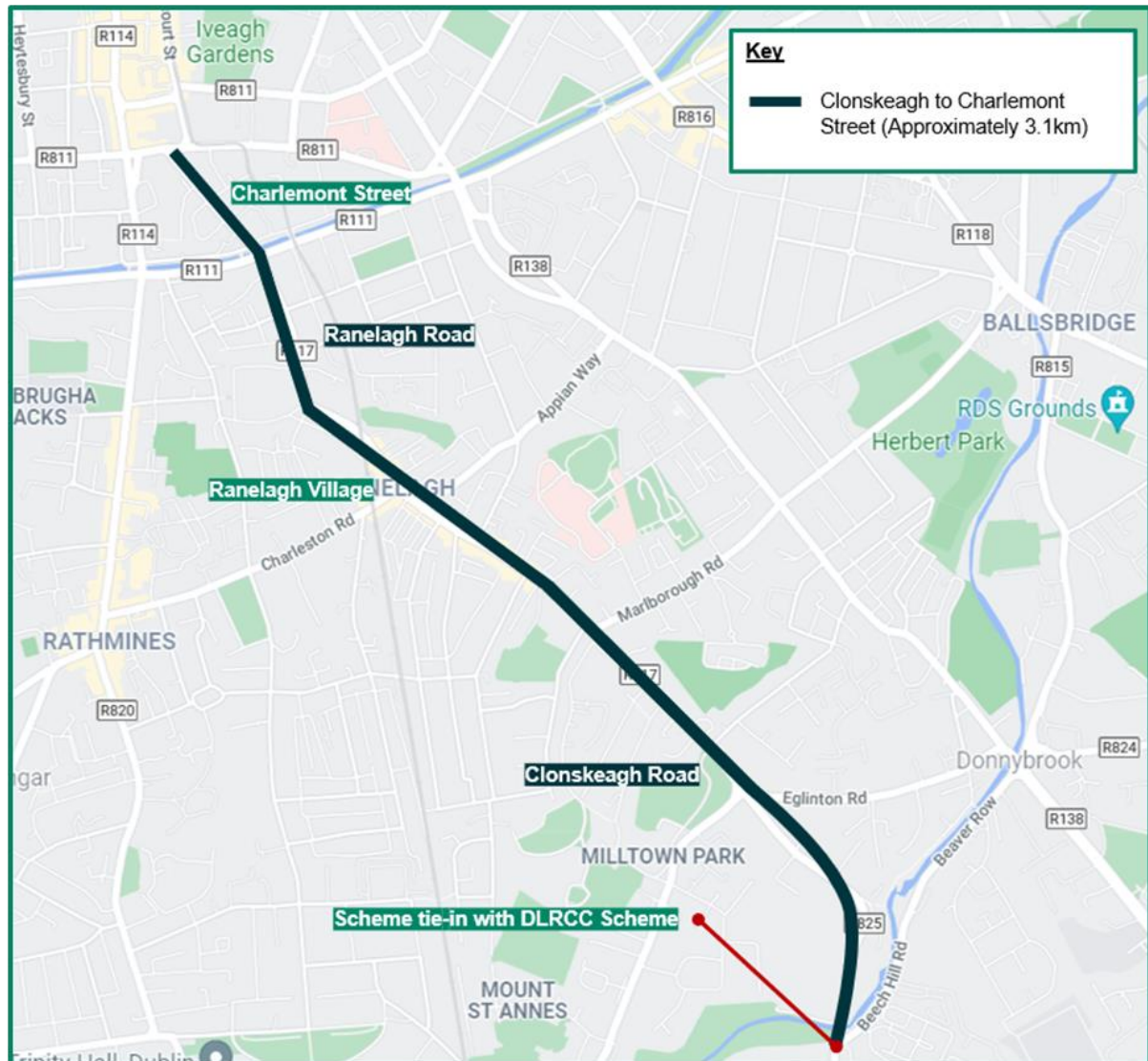
To facilitate the delivery of the Greater Dublin Area (GDA) Cycle Network Plan by providing continuous, segregated cycling facilities from Clonskeagh to Charlemont Street.

To contribute to an increase in cycling mode share along the corridor by improving access to key education, employment, retail and transport destinations.

To reduce the risk of cyclist collisions through segregation from traffic, where practicable, and minimising conflicts.

To encourage increased levels of physical activity and leisure use along the corridor through provision of a safe, high-quality and attractive route for both cyclists and pedestrians.

The scheme is a key link on Cycle Route No. 11 in the NTA's Greater Dublin Area Cycle Network Plan. When complete, it is expected to provide a high-quality walking and cycling route linking the Dublin City Council administrative boundary at Clonskeagh to Charlemont Street. The southern end of the scheme will join the administrative area of Dun Laoghaire-Rathdown County Council at Clonskeagh Bridge and will tie in seamlessly with the Clonskeagh to UCD scheme.



**Figure 1 Pedestrian and Cyclist Improvement Scheme Map**

## 2.2 Project Details

The main project features are:

Construction of a one-way raised cycle track on both sides of the carriageway along the route.

Carriageway resurfacing and road markings, footpath surfacing and kerbs to be replaced where required.

Signalised pedestrian crossings to be upgraded and tactile paving to be provided along footpaths at all signalised and non-signalised crossing locations.

Traffic lanes will be reduced to 3.25m, except at particular constrained sections of the route.

A range of specific local interventions are proposed along the route including reallocation of road markings between general traffic lanes, bus lanes and cycle tracks, changes to turning lanes, adjustments to on-street parking, resurfacing, upgrades to bus stop facilities, new pedestrian crossing facilities, revised traffic light sequence phasing and a reduction in the speed limit in

Ranelagh Village. All of these details are described in full in the accompanying Part VIII Report and drawing set.

Drainage gully layouts may need to be changed to accommodate raised cycle tracks. This will be limited to local changes in the placement of gulleys and possible additional gulleys where required.

The area of the scheme, as contained in the red line shown that delineates the scheme extent in the Part VIII planning drawings, is 6.07 ha.

### 3 Legislative basis for EIA

EIA requirements derive from the EIA Directive 2011/92/EU (as amended by Directive 2014/52/EU) on the assessment of the effects of certain public and private projects on the environment. The Directive has been transposed into the various relevant Irish legislative codes. Because the consent for this project is being sought under the Planning and Development Regulations, 2001 (as amended) the below the most relevant requirements are those set out in the Planning and Development legislation, in particular: -

1. The Planning and Development Acts 2000-2020 (Part X), as amended by, *inter alia*, the:
  - a. Planning and Development Regulations 2001 (S.I. 600/2001)
  - b. European Union (Planning and Development) (Environmental Impact Assessment) Regulations 2018) (S.I. 296/2018)

Part 1 of Schedule 5 of these regulations lists projects included in Annex I of the Directive which automatically require EIA.

For projects included in Annex II of the Directive, Part 2 of Schedule 5 provides thresholds above which EIA is required.

In addition to consideration of the above; for the purposes of a thorough screening process, this screening report also considers potentially relevant requirements arising from other legislative codes, specifically the following Roads legislation: -

2. The Roads Act 1993, as amended, *inter alia*, by the:  
Roads Regulations, 1994 (S.I. 119/1994)  
the European Union (Roads Act 1993) (Environmental Impact Assessment) (Amendment) Regulations, 2019 (S.I. 279/2019)

Section 50 of the Act specifies types of roads projects that automatically require EIA. These are generally large-scale projects such as new or realigned roads of four lanes or more, new bridges or tunnels that are likely to have significant effects on the environment. It also sets out criteria for determining whether or not other roads projects should be subject to EIA.



## 4 Project type

In the first instance it is necessary to determine whether the proposed development is a type of project that requires EIA.

Potentially relevant project types prescribed for EIA purposes in the Roads and Planning and Development legislation are listed in the table below, with commentaries of their applicability to the proposed development.

Project type / criteria	Comment	Is EIA required on this basis?
<b>Planning and Development legislation</b>  S.I. 600/2001, Schedule 5, Pt 2, as amended		
Project type 10. <i>Infrastructure projects</i>		
<i>(b) (iv) Urban development which would involve an area greater than 2 hectares in the case of a business district, 10 hectares in the case of other parts of a built-up area and 20 hectares elsewhere.</i>  <i>(In this paragraph, “business district” means a district within a city or town in which the predominant land use is retail or commercial use.)</i>	<p>Commission guidance<sup>2</sup> lists a range of projects, stating that these or other projects with similar characteristics can be considered to be ‘urban development’. These include:</p> <ol style="list-style-type: none"> <li>3. Shopping centres</li> <li>4. Bus garages</li> <li>5. Train depots</li> <li>6. Hospitals</li> <li>7. Universities</li> <li>8. Sports stadiums</li> <li>9. Cinemas</li> <li>10. Theatres</li> <li>11. Concert halls</li> <li>12. Other cultural centres</li> <li>13. Sewerage or water supply networks</li> </ol> <p>The proposed development does not correspond to or have similar characteristics to any of these types of projects.</p> <p>The judgement of the High Court in the case of <i>Carvill &amp; Flynn v Dublin City Council &amp; Ors.</i> [2021] IEHC 544 took a broad interpretation of the ‘urban development’ project type. The development in the case was a cycleway. The judgement considered it to fall into the ‘urban development’ project type and, in doing so, did not make any reference to the Commission guidance.</p>	

<sup>2</sup> Interpretation of definitions of project categories of annex I and II of the EIA Directive, 2015, EU

Project type / criteria	Comment	Is EIA required on this basis?
	<p>The subject development is in an urban area where the 10 ha threshold would apply. At 6.07 ha the scheme area is equivalent to approximately 60% of this threshold.</p> <p>The buildings in Ranelagh Village and along Charlemont Street are in mixed uses with a predominance of commercial use at street level. These parts of the route could be considered to be in business districts where the 2 ha threshold would apply. The combined length of these sections of the scheme route is approximately 830 m. This is approximately 23 % of the overall scheme length. The equivalent portion of the scheme's area would be approximately 1.4 ha (6.07 ha x 23%). The actual combined area of these sections is likely to be less than this because the Ranelagh Village section is a relatively narrow part of the route.</p> <p>If, taking account of the <i>Carvill &amp; Flynn</i> judgement, it is considered that this scheme falls into the 'urban development' <u>project type</u> (type 10(b)(iv)). At 6.07 ha overall, including some 1.4 ha in what could be considered to be a business district, it is well below the scale thresholds and thus does not correspond to the <u>project class</u>.</p>	No
(dd) All private roads which would exceed 2000 metres in length	The proposed development is not a private road.	No
<b>Roads legislation</b> Section 50 of the Roads Act, 1993, as amended by, <i>inter alia</i> , the European Union (Roads Act 1993) (Environmental Impact Assessment) (Amendment) Regulations 2019 (SI 279/2019) requires that: -		
(1) (a) A road development that is proposed that comprises any of the following shall be subject to an environmental impact assessment:		
(i) the construction of a motorway	The proposed scheme does not provide for construction of a motorway.	No

Project type / criteria	Comment	Is EIA required on this basis?
<i>(ii) the construction of a busway</i>	The proposed scheme does not include construction of a busway.	No
<i>(iii) the construction of a service area</i>	The proposed scheme does not include construction of a service area.	No
<i>(iv) any prescribed type of road development consisting of the construction of a proposed public road or the improvement of an existing public road</i>		
The <i>prescribed types</i> as referred to in (iv) above are given in section 8 of S.I. 119/1994 as:		
<i>(a) The construction of a new road of four or more lanes, or the realignment or widening of an existing road so as to provide four or more lanes, where such new, realigned or widened road would be eight kilometres or more in length in a rural area, or 500 metres or more in length in an urban area</i>	The proposed scheme does not include construction, realignment or widening of a road to provide for four or more lanes.	No
<i>(b) the construction of a new bridge or tunnel which would be 100 metres or more in length.</i>	The proposed scheme does not include construction of any bridge or tunnel.	No
S50 (1) (b) to (d) of the Roads Act of 1993, as amended, require that any road development or road improvement project which would be likely to have significant effects on the environment, including projects located on ecologically protected sites, shall be subject to EIA.	It is required to review the proposed scheme in order to determine whether or not it is likely to have significant effects on the environment.	Uncertain (Ref. s5 - s8 below.)

## 5 Sub-threshold development

Article 92 of the Regulations of 2001, as amended define 'sub-threshold development' as:

*development of a type set out in Part 2 of Schedule 5 which does not equal or exceed, as the case may be, a quantity, area or other limit specified in that Schedule in respect of the relevant class of development.*

As stated in s4, the proposed development may be considered to correspond to project type 10(b)(iv) 'urban development' (as contained in Part 2 of Schedule 5 of the Planning & Development Regulations, 2001)). As it is below the given area threshold for this project type, it can be considered to comprise 'sub-threshold development'.

The Roads Act, 1993 (as amended) does not refer to sub-threshold development *per se*. However, as noted in the above table, s50(1)(b) to (d) of the Act requires that any road development or road improvement project which would be likely to have significant effects on the environment shall be subject to EIA. Any road project that does not fall into the types specified in s50 must thus be examined to establish if it is likely to cause significant environmental effects. This is the same requirement that applies to sub-threshold projects under the Planning and Development legislation.

## 6 Preliminary examination

Article 120(a)(1)(a) of the Planning and Development Regulations 2001, as amended, requires that prior to screening a project for EIA: -

*Where a local authority proposes to carry out a sub-threshold development, the authority shall carry out a preliminary examination of, at the least, the nature, size or location of the development.*

The proposed scheme requires groundworks along a 3.1 km stretch of busy regional road lined with a mixture of uses, mainly retail, catering and residential. During construction, the proposed scheme can be expected to affect pedestrian, cycle and vehicular traffic and to cause noise, dust and visual effects. During operation it will also affect pedestrian, cycle and vehicular traffic and cause noise and visual effects. These effects have potential to affect residential and other types of sensitive receptors along the route and users of the roadway. On preliminary examination it can be considered that there is significant and realistic doubt in regard to the likelihood of significant effects on the environment arising from the proposed development. Thus, in accordance with the Regulations, it is required to screen the proposal to form an opinion as to whether or not the proposed development should be subject to Environmental Impact Assessment (EIA).

## 7 Schedule 7 screening

### 7.1 Overview of Schedule 7

Annex III of the EIA Directive (2011/92/EU, as amended by Directive 2014/52/EU) as transposed into Schedule 7 of the Planning and Development Regulations - sets out criteria for review of sub-threshold projects to determine if they should be subject to EIA. These criteria include project

characteristics, location and potential effects. Schedule 7A sets out information which is required to be provided for sub-threshold projects to enable review against the Schedule 7 criteria.

## 7.2 Schedule 7A information

Schedule 7A of the Planning and Development Regulations sets out the 'Information to be provided by the Applicant or Developer for the Purposes of Screening Sub-threshold Development for Environmental Impact Assessment'. Article 120 of the Regulations of 2001 (as amended) confirms that this requirement applies local authority developments. The specified information is listed below and the right-hand column shows where the information is provided in this report.

<b>Schedule 7A requirement</b>	<b>Where this information is provided</b>
1. A description of the proposed development	Section 2 of this report, also accompanying documents and drawings.
2. A description of the aspects of the environment likely to be significantly affected by the proposed development.	Section 7.3 of this report
3. A description of any likely significant effects, to the extent of the information available on such effects, of the proposed development on the environment	Section 7.3 of this report
4. The compilation of the information at paragraphs 1 to 3 shall take into account, where relevant, the criteria set out in Schedule 7	Section 7.3 of this report
<b>Additional requirement</b>	
Any further relevant information on the characteristics of the proposed development and its likely significant effects on the environment, including, where relevant, information on how the available results of other relevant assessments of the effects on the environment carried out pursuant to European Union legislation other than the Environmental Impact Assessment Directive have been taken into account.	Because no significant adverse effects are found to be likely, no further information on the characteristics of the proposed development and its likely significant effects on the environment is relevant or required. Relevant assessments of potential effects on the environment carried out pursuant to European Union legislation other than the Environmental Impact Assessment Directive are set out in Appendix II of this report.
<b>Optional information</b>	
A description of the features, if any, of the proposed development and the measures, if any, envisaged to avoid or prevent what might otherwise have been significant adverse effects on the environment of the development.	Section 7.3 of this report, particularly at last row (item 3(h)) of table addressing Schedule 7 criteria.

## 7.3 Review against Schedule 7 criteria

The Schedule 7 criteria are grouped into three categories:

1. Characteristics of the proposed development

2. Location of the proposed development
3. Types and characteristics of potential impacts

The specific criteria that are given in each category are listed in the table below. The comments provided in relation to the category 1 and 2 criteria are factual and do not generally comment on the types or characteristics of impacts. In keeping with the intent of Schedule 7, commentary on impacts is mainly provided in response to the items covered in the review of the category 3 criteria. All comments, particularly regarding 'significance', are made in the context of the Directive and follow the guidance on standard description of effects (ref Appendix I). The review against the Schedule 7 criteria takes account of the environmental factors set out in of Schedule 6, 2(d), as relevant.

Schedule 7 Criteria	Commentary
<b>1. Characteristics of Proposed Development</b> The characteristics of proposed development, in particular:	
(a) the size and design of the whole of the proposed development	The proposed development is approx. 3.1 km in length and 6.07 ha in area.
(b) cumulation with other existing development and/or development the subject of a consent for proposed development for the purposes of section 172(1A)(b) of the Act and/or development the subject of any development consent for the purposes of the Environmental Impact Assessment Directive by or under any other enactment	<p>There are numerous existing developments of a wide range of types along and in the vicinity of the route, as typical for a busy urban roadway.</p> <p>The proposed development will form part of a Primary Radial Route identified in the Greater Dublin Area (GDA) Cycle Network Plan, 2013 and is incorporated into the NTA Transport Strategy for the Greater Dublin Area 2016-2035. The route will intersect with several other Primary and Secondary cycle routes identified in the GDA Cycle Network Plan. It will also interact with the wider transportation network.</p> <p>There are existing live permissions for numerous other, as yet unbuilt, developments in the vicinity of the route. These are listed in Appendix IV.</p>
(c) the nature of any associated demolition works	No demolition works are required.
(d) the use of natural resources, in particular land, soil, water and biodiversity	No significant natural resources will be used.
(e) the production of waste,	Waste generated during construction can be anticipated to be typical for road works. No significant waste streams will be generated when the scheme is operational.

(f) pollution and nuisances,	<p>During construction, the proposal is likely to generate localised and short-term noise, dust and minor traffic. Restrictions in availability of footpaths, cycle tracks, carriageways and parking spaces during construction can be anticipated to have potential to cause nuisance to users.</p> <p>After construction, the proposed changes in footpaths, cycle lanes and vehicular carriageways can be expected to have limited potential to cause significant pollution effects. They can be anticipated to have potential to cause nuisance to some users through, for example, changes in parking spaces, and to have a potential to reduce nuisance to other users, particularly pedestrians and cyclists.</p>
(g) the risk of major accidents, and/or disasters which are relevant to the project concerned, including those caused by climate change, in accordance with scientific knowledge	The proposal is likely to have a calming effect on traffic in along the route and will provide improved, separated facilities for cyclists and reduce the risk of major accidents, and/or disasters in the area.

<p><b>2.Location of proposed development</b></p> <p>The environmental sensitivity of geographical areas likely to be affected by the proposed development, with particular regard to—</p>	
(a) the existing and approved land use	The land-uses of the surrounding area are mainly residential, commercial (retail, catering and offices) with some educational, healthcare and other facilities.
(b) the relative abundance, availability, quality and regenerative capacity of natural resources (including soil, land, water and biodiversity) in the area and its underground	The route crosses the Grand Canal and for much of its length, it is tree lined.
(c) the absorption capacity of the natural environment, paying particular attention to the following areas:	
(i) wetlands, riparian areas, river mouths	The southern end of the route is proposed to join the Clonskeagh to UCD route on Clonskeagh Bridge. This bridge crosses the River Dodder, which is an important riparian ecological corridor through the south of the City.
(ii) coastal zones and the marine environment	-
(iii) mountain and forest areas	-

(iv) nature reserves and parks	<p>The route passes close to but is physically separated from Ranelagh Park in Ranelagh Village. The southern end of the route is proposed to join the Clonskeagh to UCD route on Clonskeagh Bridge. This bridge crosses the River Dodder, which is a linear park.</p> <p>It also crosses the Grand Canal which is a Proposed Natural Heritage Area (site code 002104), designated for a variety of aquatic and terrestrial species of flora and fauna and linear habitat value.</p>
(v) areas classified or protected under legislation, including Natura 2000 areas designated pursuant to the Habitats Directive and the Birds Directive	-
(vi) areas in which there has already been a failure to meet the environmental quality standards laid down in legislation of the European Union and relevant to the project, or in which it is considered that there is such a failure.	-
(vii) densely populated areas	The majority of the areas through which the route passes are residential with some apartment blocks, particularly on the Charlemont Street section, but mostly low density housing.
(viii) landscapes and sites of historical, cultural or archaeological significance	There are numerous protected structures and a number of other buildings and sites of cultural heritage value along the route, as shown on the Dublin City Development Plan Zoning Maps <sup>3</sup> . There are no designated landscapes or views however the visual amenity of the route can generally be considered to be of significant value.

<sup>3</sup> <https://www.dublincity.ie/sites/default/files/2021-11/mapsete.pdf> and <https://www.dublincity.ie/sites/default/files/2021-11/mapseth.pdf>



<p><b>3. Types and characteristics of potential impacts</b></p> <p>The likely significant effects on the environment of proposed development in relation to criteria set out under paragraphs 1 and 2, with regard to the impact of the project on the factors specified in paragraph (b)(i)(I) to (V) of the definition of 'environmental impact assessment report' in section 171A of the Act, taking into account—</p>	
<p>(a) the magnitude and spatial extent of the impact (for example, geographical area and size of the population likely to be affected)</p>	<p>The proposed development will directly affect an area of 6.07 ha along a 3.1 km length of road.</p>
<p>(b) the nature of the impact</p>	<p>Construction of the proposed scheme will be undertaken on existing built surfaces.</p> <p>The level of potential noise, dust and surface water effects during of construction can be expected to be within the normal range of such effects that would be expected during maintenance works for roads and traffic management. It can be reasonably anticipated that with application of normal construction environmental management techniques that these temporary effects will be kept within appropriate standards and be negligible to moderate in significance.</p> <p>Temporary impacts on landscape during construction are also likely to be similar to those arising from routine road maintenance works and are likely to range from insignificant to moderate.</p> <p>During construction nuisance effects due to localised changes in availability of footpaths, cycle tracks and vehicular carriageways can be expected to cause temporary effects on access and amenity. It can be reasonably anticipated that such effects will be effectively managed by standard construction access and traffic management planning so that these effects will be insignificant to moderate.</p> <p>It is anticipated that some roadside trees will need to be felled to facilitate the construction of the scheme. The number of trees is not known at this stage. However, it can be expected that the scheme landscaping plan will include compensatory tree planting.</p> <p>Pedestrian and cyclist facilities will be improved by the proposed scheme. A bus lane is proposed to be removed on Charlemont Street, otherwise the current two lane vehicular arrangement will be maintained. The net effect</p>

	<p>on traffic can be anticipated to be positive and not significant within the meaning of the Directive.</p> <p>Effects on the ecological corridors of the Dodder and Grand Canal can be anticipated to be imperceptible to insignificant. There are no significant pathways to the former and standard CEMP measures will manage potential effects on the latter.</p> <p>Once completed, the overall permanent effects of the proposed development during operation can be expected to be largely positive and generally insignificant within the meaning of the Directive.</p>
(c) the transboundary nature of the impact	-
(d) the intensity and complexity of the impact	Construction impacts will be temporary, of low to moderate intensity and will not be complex.
(e) the probability of the impact	The effects outlined at (b) above, are likely to occur.
(f) the expected onset, duration, frequency and reversibility of the impact	Construction phase impacts will commence at start of construction and will be temporary. Once completed, overall permanent effects will be insignificant within the meaning of the Directive and permanent.
(g) the cumulation of the impact with the impact of other existing and/or development the subject of a consent for proposed development for the purposes of section 172(1A)(b) of the Act and/or development the subject of any development consent for the purposes of the Environmental Impact Assessment Directive by or under any other enactment	<p>As noted at 1(b) above, there are numerous other permitted and proposed projects in the locality, including various other cycle routes as identified in the Greater Dublin Area (GDA) Cycle Network Plan, 2013 and incorporated into the NTA Transport Strategy for the Greater Dublin Area 2016-2035. These include the Clonskeagh to UCD route which will join the southern end of the subject scheme. Each of these projects and routes is subject to the requirements of the EIA legislation including screening and, where required, full EIA.</p> <p>Both the Greater Dublin Area (GDA) Cycle Network Plan and the Transport Strategy for the Greater Dublin Area have been subject to Strategic Environmental Assessment (SEA). These assessments have considered the environmental effects of the wider network of cycle routes and other transportation proposals, including cumulative effects, in full compliance with the SEA Directive and transposing legislation.</p> <p>On the basis of their nature and scale, when considered together with effects arising from other existing and/or permitted development, the subject proposal has negligible potential to cause or contribute to significant cumulative effects within the meaning of the Directive.</p>
(h) the possibility of effectively reducing the impact	<p>A high quality of design is anticipated to ensure that visual impact is effectively minimised.</p> <p>It can be reasonably anticipated that any effects on traffic and parking will be effectively managed as part of the normal functions of the Council.</p>

	Construction effects will be managed so to be within appropriate standards by adherence to a Construction Environmental Management Plan.
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Based on review against the Schedule 7 criteria, the environmental impacts of the proposed scheme can be generally anticipated to be negligible to moderate and temporary during the construction phase and insignificant and permanent during operation. These effects are not likely to be significant within the meaning of the Directive.

Article 120 of the Regulations of 2001, as amended, states that the Schedule 7A information:

‘shall be accompanied by any further relevant information on the characteristics of the proposed development and its likely significant effects on the environment, including, where relevant, information on how the available results of other relevant assessments of the effects on the environment carried out pursuant to European Union legislation other than the Environmental Impact Assessment Directive have been taken into account’ and  
‘may be accompanied by a description of the features, if any, of the proposed development and the measures, if any, envisaged to avoid or prevent what might otherwise have been significant adverse effects on the environment of the development.’

A review of other relevant assessments is contained in Appendix II. This shows that none of the findings of these assessments affect the Schedule 7 screening considerations for this proposal.

In relation to (b), key measures associated with the proposal are referred to at the final row of the table above.

## 8 Conclusions

It is considered that Sandyford Clonskeagh to Charlemont Street Pedestrian and Cyclist Improvement Scheme, at Clonskeagh Dublin does not need to be subject to Environmental Impact Assessment and no Environmental Impact Assessment Report is required for it.

This conclusion is based on an objective review of the proposed development, including its characteristics, location and the likelihood of it causing significant environmental effects. The screening has followed the relevant legislation and has had regard to the relevant guidance.

## Appendix I – Standard descriptions of effects

(from *Guidelines on the information to be contained in Environmental Impact Assessment Reports*, EPA, 2022)

<b>Quality of Effects</b> It is important to inform the non-specialist reader whether an effect is positive, negative or neutral	<b>Positive Effects</b> A change which improves the quality of the environment (for example, by increasing species diversity; or the improving reproductive capacity of an ecosystem, or by removing nuisances or improving amenities).
	<b>Neutral Effects</b> No effects or effects that are imperceptible, within normal bounds of variation or within the margin of forecasting error.
	<b>Negative/adverse Effects</b> A change which reduces the quality of the environment (for example, lessening species diversity or diminishing the reproductive capacity of an ecosystem; or damaging health or property or by causing nuisance).
<b>Describing the Significance of Effects</b> "Significance" is a concept that can have different meanings for different topics – in the absence of specific definitions for different topics the following definitions may be useful (also see <i>Determining Significance</i> below.).	<b>Imperceptible</b> An effect capable of measurement but without significant consequences.
	<b>Not significant</b> An effect which causes noticeable <sup>2</sup> changes in the character of the environment but without significant consequences.
	<b>Slight Effects</b> An effect which causes noticeable changes in the character of the environment without affecting its sensitivities.
	<b>Moderate Effects</b> An effect that alters the character of the environment in a manner that is consistent with existing and emerging baseline trends.
	<b>Significant Effects</b> An effect which, by its character, magnitude, duration or intensity alters a sensitive aspect of the environment.
	<b>Very Significant</b> An effect which, by its character, magnitude, duration or intensity significantly alters most of a sensitive aspect of the environment.
	<b>Profound Effects</b> An effect which obliterates sensitive characteristics
<b>Describing the Extent and Context of Effects</b> Context can affect the perception of significance. It is important to establish if the effect is unique or, perhaps, commonly or increasingly experienced.	<b>Extent</b> Describe the size of the area, the number of sites, and the proportion of a population affected by an effect.
	<b>Context</b> Describe whether the extent, duration, or frequency will conform or contrast with established (baseline) conditions (is it the biggest, longest effect ever?)

<b>Describing the Probability of Effects</b> Descriptions of effects should establish how likely it is that the predicted effects will occur – so that the CA can take a view of the balance of risk over advantage when making a decision.	<b>Likely Effects</b> The effects that can reasonably be expected to occur because of the planned project if all mitigation measures are properly implemented.  <b>Unlikely Effects</b> The effects that can reasonably be expected not to occur because of the planned project if all mitigation measures are properly implemented.
<b>Describing the Duration and Frequency of Effects</b> 'Duration' is a concept that can have different meanings for different topics – in the absence of specific definitions for different topics the following definitions may be useful.	<b>Momentary Effects</b> Effects lasting from seconds to minutes
	<b>Brief Effects</b> Effects lasting less than a day
	<b>Temporary Effects</b> Effects lasting less than a year
	<b>Short-term Effects</b> Effects lasting one to seven years.
	<b>Medium-term Effects</b> Effects lasting seven to fifteen years.
	<b>Long-term Effects</b> Effects lasting fifteen to sixty years.
	<b>Permanent Effects</b> Effects lasting over sixty years
	<b>Reversible Effects</b> Effects that can be undone, for example through remediation or restoration
	<b>Frequency of Effects</b> Describe how often the effect will occur. (once, rarely, occasionally, frequently, constantly – or hourly, daily, weekly, monthly, annually)
<b>Describing the Types of Effects</b>	<b>Indirect Effects (a.k.a. Secondary Effects)</b> Impacts on the environment, which are not a direct result of the project, often produced away from the project site or because of a complex pathway.
	<b>Cumulative Effects</b> The addition of many minor or significant effects, including effects of other projects, to create larger, more significant effects.
	<b>'Do-Nothing Effects'</b> The environment as it would be in the future should the subject project not be carried out.
	<b>'Worst case' Effects</b> The effects arising from a project in the case where mitigation measures substantially fail.
	<b>Indeterminable Effects</b> When the full consequences of a change in the environment cannot be described.

	<b>Irreversible Effects</b> When the character, distinctiveness, diversity or reproductive capacity of an environment is permanently lost.
	<b>Residual Effects</b> The degree of environmental change that will occur after the proposed mitigation measures have taken effect.
	<b>Synergistic Effects</b> Where the resultant effect is of greater significance than the sum of its constituents, (e.g. combination of SOx and NOx to produce smog).

## Appendix II - Relevant assessments of potential effects on the environment carried out pursuant to European Union legislation other than the Environmental Impact Assessment Directive

EU Legislation		Comments
Air Quality Directive	2008/50/EC	No assessment is required pursuant to this Directive.
Energy Performance of Buildings and Energy Efficiency Directive	2010/31/EU and 2012/27/EU	No assessment is required pursuant to these Directives.
Floods Directive	2007/60/EC	No Flood Risk Assessment is required pursuant to this Directive.
Habitats and Birds Directives	92/43/EEC and 2009/147/EC	An Appropriate Assessment screening report has been prepared for the proposed development. It finds that the proposed development is not likely to have significant effects on any European site, either alone or in combination with other plans or projects.
Noise Directive	2002/49/EC	No assessment is required pursuant to this Directive.
SEA Directive	2001/42/EC	The proposed scheme is part part of a Primary Radial Route identified in the Greater Dublin Area (GDA) Cycle Network Plan, 2013 as incorporated into the NTA Transport Strategy for the Greater Dublin Area 2016-2035. Both of these plans have been subject to Strategic Environmental Assessment (SEA). These are taken account of in the consideration of cumulative effects in this screening report.
Directive on Waste and repealing certain Directives (a.k.a Waste Framework Directive)	2008/98/EC	The proposed development will generate small quantities of construction waste. At this planning stage, no assessment is considered to be required pursuant to this Directive. The CEMP for the works will address waste management.
Water Framework Directive	2000/60/EC	There is no requirement for any assessment pursuant to this Directive.

This review of assessments of potential effects on the environment carried out pursuant to the European Legislation finds that no results arising from such assessments affect the findings of this EIA screening.



### Appendix III - Competency of authors

**Paul Fingleton, the lead author**, has an MSc in Rural and Regional Resources Planning (with specialisation in EIA) from the University of Aberdeen. Paul is a member of the International Association for Impact Assessment as well as the Institute of Environmental Management and Assessment. He has over twenty-five years' experience working in the area of Environmental Assessment. Over this period, he has been involved in a diverse range of projects including contributions to, and co-ordination of, numerous complex EIARs and EIA screening reports. He has also contributed to and supervised the preparation of numerous AAs and AA screenings.

Paul is the lead author of the current EPA Guidelines<sup>4</sup> and accompanying Advice Notes<sup>5</sup> on EIARs. He has been involved in all previous editions of these statutory guidelines. He also provides a range of other EIA related consultancy services to the EPA. Paul is regularly engaged by various planning authorities and other consent authorities to provide specialised EIA advice.

**Clodagh Ryan, Environmental Assistant** has a BSc in Environmental Management, Dublin Institute of Technology, 2021. Clodagh liaises with various government agencies and local authorities in order to assimilate the environmental baseline information that is used in EIAs and AAs and assists in the preparation of the various EIA and AA related documentation.

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<sup>4</sup> *Guidelines on the information to be contained in Environmental Impact Assessment Reports*, EPA, 2017 (Draft)

<sup>5</sup> *Advice notes on current practice in the preparation of Environmental Impact Assessment Reports*, EPA, 2003

## Appendix IV - Live planning permissions in the vicinity of the proposed development<sup>6</sup>

Project Code	Status	Overview	Grant Date	Project Area [m <sup>2</sup> ]
3647/19	Grant Permission	Permission at the former Gardener's Cottage, at the Royal Hospital Donnybrook, Bloomfield Avenue, Donnybrook, Dublin 4, D04 P8N6. The development consists of: permission for a change of use at the former Gardener's Cottage (c. 103 sq m) to a G.P. Practice comprising 3 no. consultation rooms, a minor procedures room, nurses' room, patient waiting room, reception, entrance lobby, shower room and toilet facilities (including disabled facilities) and minor ancillary site works.	2019/11/06	157,140
2027/19	Grant Permission	Permission at the Former Nurses Home Building, at the Royal Hospital Donnybrook, Bloomfield Avenue, Donnybrook, Dublin 4, D04 HX40. The development consists of: permission for a change of use at ground floor level of the Former Nurses Home Building (311 sqm) to a G.P. Practice comprising 5 no. consultation rooms, patient waiting room, reception, entrance lobby, toilets (including disabled facilities), store room, kitchen, boiler room and ancillary site works.	2019/04/05	157,140
3602/16	Grant Permission	Planning permission for the erection of a single storey prefabricated structure (290 sq.m) linked to the ground floor Phoenix Ward (452 sq.m) all to accommodate the relocation of existing hospital services (excluding addiction services) at The Royal City of Dublin Hospital (Known as HSE Baggot Street Hospital) for a period of up to five years and ancillary works.	2017/03/16	157,140
2843/21	Grant Permission	Permission for development of Donnybrook Primary Care Centre and additional works at Royal Hospital Donnybrook, Morehampton Road, Donnybrook, Dublin 4, D04 HX40. The proposed development comprises: (i) construction of a new Primary Care Centre, 4 storeys over basement level accommodating HSE medical diagnostics, consulting and treatment rooms plus ancillary offices, service areas, staff facilities & circulation (6,175sq.m.), General Practitioner Surgery (552sq.m.), Retail Pharmacy Unit (132sq.m.); car parking, cycle parking, plant, storage and refuse management at basement level; escape stair enclosure; external plant enclosure; all ancillary floorspace (505sq.m.); new Quadrangle Garden; 1 no. National Ambulance Service parking space; vehicular access via existing public entrance to Royal Hospital Donnybrook at Bloomfield Avenue; building signage; sub-station; external plant; connection to existing water and waste-water services; (ii) remove the existing main surface car park at Royal Hospital Donnybrook (82 no. spaces) and re-configure the entrance car park (12 no. spaces), and provide 94 no. spaces as follows, new car parking spaces adjacent existing Hospital building (4 no.), re-configure and extend the Entrance Car Park (66 no.), extend car park adjacent to the Hospital Maintenance Yard (13 no.) and new car parking spaces adjacent to the Pavilion (11 no.); (iii) New controlled pedestrian and cycle link at Cullenswood Park with new entrance piers & gate, new steps and ramp to connect to existing internal path and road network within the grounds of Royal Hospital; (iv) All related site lighting, hard and soft landscaping, site development works and excavation works above and below ground.	N/A	157,140
2367/21	Grant Retention Permission	RETENTION: Permission for retention of the single storey storage annexe / extension of 90 sq. meters total area connected to the existing healthcare facility.	2021/06/21	157,036
3886/21	Grant Permission	Permission for development of an Integrated Care Facility on the existing Healthcare Campus at Clonskeagh Hospital, Clonskeagh Road, Dublin 6. The development will consist of: 1. The construction of a 402 sq metre single storey modular type building, ramps, hard standings and associated works. 2. The reconfiguration of existing parking and provision of 4 additional parking spaces to serve the facility. 3. All associated drainage, site development and landscaping works.	N/A	157,036

<sup>6</sup> planning application from within the last 5 years were searched using a radius of 200m around the proposed site, applications within the last 10 years with a 10 year lifespan were also included

2124/20	Grant Permission	The development will consist of construction of a single storey extension, of approx. total 120 sqm, to the rear (South) of the existing school to provide additional canteen facilities together with ancillary areas and associated site works.	2020/06/29	104,541
2749/19	Grant Permission	Permission for the erection of a permanent Air Dome to cover two existing outdoor tennis courts. The Air Dome is constructed from a series of membranes manufactured from a translucent white polyester fabric located with PVC on both sides. The Air Dome will not exceed a height of 11m above the adjoining ground level of the club and it will cover an area of 2,070 sq.m (45m x 46m). The Air Dome will be illuminated internally.	2019/07/15	71,061
2677/17	Grant Permission	PROTECTED STRUCTURE and Protected Structures (No 11 Sandford Road Ranelagh Dublin 6, D06 RC94 (Sandford Park Gate House) - RPS Ref No 7426 and the Main House, Sandford Road, Ranelagh, Dublin 6, D06 FN29 - RPS Ref No 7427). The development will consist of permission for the construction of 4 no prefabricated classrooms in the form of two, single-storey blocks to provide temporary classroom accommodation, including all associated site development and ancillary works above and below ground. Each prefabricated block will have metal framed windows and insulated, cladded panelling with folded metal copings to match the existing single-storey temporary classrooms located to the south of the canteen and library block (permitted under Reg Ref 2202/15). The proposed classrooms will be located to the north of the existing canteen and library block, east of the existing Classroom Block A-B, south of the Main House (Protected Structure) and west of the existing playing pitches. The prefabricated blocks will have a gross internal floor area of 102sq m and 90sq m, respectively, resulting in a total proposed GFA of 192 sq m	2017/06/30	65,631
D19A/06 62	Grant Permission	Permission for development on a site of c.1.7 ha. The development will consist of a revised landscape masterplan for the Office Park, including the 2 No. existing internal eastern and western courtyards; the provision of 2 No. single storey office meeting room pods (66 sqm in total); 1 No. single storey garden pavilion structure and 1 no. smoking shelter in the eastern courtyard; a raised sheltered seating pavilion in the western courtyard and a new stepped access to the existing basement level -1 car park in the western courtyard. The re-configuration of the existing basement level - 1 car park at this location will result in the loss of 8 No. existing car parking spaces. The development will also consist of revisions to the layout of the existing access road including increased cycle path and pedestrian footpath widths and reduced carriageway widths. A new hard landscaping entrance arrangement is also proposed at Blocks No. 7 and 8. The proposed development also includes revisions to the existing pedestrian access route and gated boundary treatment to the south-east of the site; all hard and soft landscaping, including seating, street furniture and fixed planters; boundary treatments; signage and wayfinding; street-lighting; piped infrastructure and ducting; SuDS; Services provision and all associated site development and excavation works above and below ground.	2019/12/04	47,794
2107/20	Grant Permission	The development will consist of amendments to Block 4 which forms part of a previously permitted development DCC Reg. Ref. 3742/10 (ABP Ref. PL29S.238212), as subsequently amended by planning permission DCC Reg. Ref. 4443/16 and DCC Reg. Ref. 3416/18. The proposed amendments to Block 4 will provide for an additional storey to Core 2 of the previously approved development to provide for an 8-storey building at Core 2 and an increase in height from the approved 23.375m to the proposed 28.15m. The proposed development will provide for an additional 4 no. residential units, increasing the total in Block 4 from the approved 86 no. units to the proposed 90 no. units. The additional units will comprise the following: -1 no. two-bedroom unit with a floor area of 103m2 to include a winter garden measuring 9.3m2 and external balcony measuring 8m2; -1 no. two-bedroom unit with a floor area of 103m2 to include a winter garden measuring 9.3m2; -1 no. two-bedroom unit with a floor area of 87m2 and external terrace measuring 18m2; -and 1 no. one-bedroom unit with a floor area of 58m2 and external terrace measuring 8m2.	2020/06/29	47,481
4822/19	Grant Permission	The development will consist of amendments to Block 4 which forms part of a previously permitted development DCC Reg. Ref. 3742/10 (ABP Ref. PL29S.238212), as subsequently amended by planning permission DCC Reg. Ref. 4443/16 and DCC Reg. Ref. 3416/18. The development includes the proposed repositioning of the approved ESB substation and switchroom which will serve Block 4 of the Charlemont Square development to a position inside the wall along the southern boundary of the subject site. The substation and switchroom will consist of a single, flat roofed, single-storey structure with an internal floor area of 25.7 sq.m and measuring 3.15m in height.	2020/05/14	47,481

4088/18	Grant Permission	<p>Planning Permission for development at this site Tom Kelly Road / Charlemont Street, Dublin 2, D02 P489 and No. 21 Richmond Street South, Dublin 2, D02 WF99. The development will consist of amendments to Block 5 which forms part of a previously permitted development under DCC Reg. Ref. 3742/10 (ABP ref. PL29S.238212), as subsequently amended by planning permission DCC Ref. 2286/12 (ABP Ref. PL.240620), DCC Ref.4443/16 and DCC Ref. 4152/17 including extension of the site to encompass lands at Gordon Place and No. 20 and No. 21 Richmond Street South. The proposed amendments to Block 5 will provide for a building with a total gross floor area of 8,830 sq.m. This is an increase of 1,315.5 sq.m from the permitted total gross floor area of 7,514.5 sq.m. The application also proposes amendments to the approved basement / sub basement serving blocks 1-5 for a total gross floor area of 21,549.4 sq.m. This is an increase of 2,691.16 sq.m from the permitted total gross floor area of 18,858.69 sq.m. The application includes the following amendments to Block 5: - Amendments and alterations to the approved no. 57 units; - Amendments to the exterior of the approved Block 5 building; - An increase in the number of storeys from the approved no. 5 storeys to proposed no. 6 storeys, in line with adjacent permitted Block 4, resulting in an increase in the overall height of the building from 20m above ground floor level (as permitted) to 24.1m above ground floor level (as proposed) facilitating an additional 9 apartments, which comprises 7 no. 2 bed and 2 no. 3 bed units; - Demolition of No. 21 Richmond Street South; and - An extension of the approved block to the site at 21 and part of 20 Richmond Street South to provide for an additional 20 apartments, which comprises 5 no. 1 bed, 10 no. 2 bed and 5 no. 3 bed units. These changes will result in an overall development of 86 apartments. The proposed amendments to the basement / sub basement includes the following: - An increase in the overall footprint from the approved 15,463 sq.m to the proposed 16,885 sq.m, an increase of 1,422 sq.m; - An overall increase in parking by 32 no. spaces; - Alterations to the parking provision, including, redistribution of spaces assigned to approved and proposed development at Blocks 1-5; and - Provision of parking to proposed Block 7 development at 18-19 Richmond Street South. In addition, the development will consist of: - Ground floor retail of 276 sq.m; - Changes to the permitted access at Gordon Place to accommodate vehicular access; - Development of a substation to replace the existing substation at Gordon Place; Alterations and amendments to the approved plantroom; internal lift core; elevational changes; parapet height increase block 5 footprint change; and - Amendments to the approved public realm works and ancillary hard and soft landscaping. The proposed works are all within a site area of 16,885 sq.m = 1.6885 hectares.</p>	2019/03/19	46,813
3416/18	Grant Permission	<p>The proposed development will consist of external and internal amendments to a previously permitted development known as Block 4 that forms part of a larger mixed use permitted development under DCC Reg. Ref. 3742/10 (ABP ref. PL29S.238212), as subsequently amended by planning permission under DCC Ref. 4443/16 and DCC Ref. 4152/17. The proposed external alterations to Block 4 include: (a) Revised elevational treatments to both the retail / restaurant unit at ground floor level and the residential facades of the building, which is mainly due to the provision of integrated wintergardens to the residential units at ground floor level; 10 no. units at first to fifth floor, respectively; and 5 no. units at sixth floor level; (b) Revised fenestration to the southern elevation at 5th floor level of the eastern wing of the block, to provide a high level 'slotted' window; (c) Revised fenestration to the north-eastern corner to provide a curtain wall facade to the corner; (d) Revised fenestration and detail at 6th floor level to the southern elevation of the western wing of the block and at 5th and 6th floor level to the western elevation of the western wing of the block; (e) Amendments to the layout and form of the previous permitted apartment at the south-western corner of the building at sixth floor level; including an extension of the floor area to the south and a reconfigured and increased ancillary private roof terrace; (f) Alterations to rear external wall alignment of 2 no. duplex units to provide reconfigured layout and private ancillary terraces together with omission of balconies at first floor level; (g) Change in finished floor levels and raising of the previously permitted parapet levels from a permitted level of 40.525m to 41.15m (an increase of approximately 0.625m in height) to the northern part of the western wing of the block and from a permitted level of 36.70m to 37.15m (an increase of approximately 0.625m in height) to the northern part of the western wing of the block and from a permitted level of 36.70m to 37.15m (an increase of approximately 0.45 in height) to the southern part of the western wing of the block. Raising of the previously permitted parapet levels from a permitted level of 37.5m to 38.05 (an increase of approximately 0.55m in height) to the northern part of the eastern wing of the block and raising of the previously permitted parapet levels from a permitted level of 34.35m to 34.9 (an increase of approximately 0.55m in height) to the southern part of the eastern wing of the block. The proposed internal alterations to Block 4 include: (h) Amalgamation of two retail / restaurant units into a single unit together with an overall increase in floor area from a permitted 412 sq.m to approximately 418 sq.m together with revised layout to include the omission of the previously permitted ESB substation and the provision of a goods lift to basement level below; (i) Reconfiguration of 2 no. lobby core areas (Cores 1 and 2) at ground floor level and the reconfiguration of Core 3 by the addition of a mechanical riser and associated external louvers from ground floor level to roof level; (j) Change internal layouts of residential units to open plan layout. These comprise 4 no. ground floor residential units, together with the incorporation of 1 no. studio unit at ground level, 7 no. residential units at first to fifth floor levels (i.e. 7 units per floor) and 3 no. residential units at sixth floor level; (k) The</p>	2018/10/03	43,525

		proposed alterations to the residential units would result in the provision of a revised mix of the permitted 86 no. units from a mix comprising 9 x 1 bed; 53 x 2 bed and 24.3 bed units to 1 x studio unit; 8 x 1 bed; 52 x 2 bed; 1 x 2 bed plus study and 24 x 3 bed units.		
4758/18	Grant Permission	The development will consist of amendments to Block 1 which forms part of a previously permitted development DCC Reg. Ref. 3742/10 (ABP ref. PL29S.238212), as subsequently amended by planning permission DCC Reg. Ref. 4443/16, and DCC Reg. Ref. 3735/18. There are no amendments from basement through to fourth of the previously permitted development DCC Reg. Ref. 3735/18. The following is a breakdown of the proposed amendments to the fifth floor and proposed additional levels. Specific changes to each floor are as follows: Fifth Floor - proposed amendment to the footprint of the previously permitted fifth floor; Sixth Floor - proposed additional floor and terrace; Seventh Floor - proposed additional floor and terrace on four sides; Roof Plant Room Plan - reduction in the overall footprint of the overall roof plant room plan; and Roof Plan - reduction in the overall footprint of the overall roof plan. The proposed amendments to Block 1 will provide for a building of 8 no. storeys (inclusive of ground, 1st, 2nd, 3rd, 4th, 5th, 6th, 7th) of a total gross floorspace of 23,279 square metres (excluding basement) and 29,574 square metres (including basement), with an overall building height of 32.80m from ground level (excluding plant, atrium and lift overrun above). The proposed changes will result in amendments to the overall floor areas for the following uses: Office - from approved 17,064 square metres to proposed 22,233 square metres. The proposed works are all within a site area of 3,168 sqm (0.3168ha).	2019/06/06	43,238
3735/18	Grant Permission	The development will consist of amendments to Block 1 which forms part of a previously permitted development under DCC Reg. Ref. 3742/10 (ABP ref. PL29S.238212) as subsequently amended by planning permission DCC Ref. 2286/12 (ABP ref. PL.240620), DCC Ref. 4443/16 and DCC Ref. 4152/17. The proposed amendments to Block 1 will provide for a building with total gross floor area of 18,110 sq.m, an increase of 3,087 sq.m on the approved area of 15,023 sq.m, accommodated across eight (no.) floors (sub-basement, basement, ground, 1st, 2nd, 3rd, 4th, 5th) with an overall height of 24.8m across six floors (above ground level), comprising c.17,064 sq.m of office space incorporating a double height link bridge (58 sq.m), a cafe (c.324 sq.m), retail (c.680 sq.m) and ESB substation (42 sq.m). In addition, the proposed amendments include the following: A change of use of 41 no. residential units to office use, incorporating 4,707 sq.m of approved floor space; An extension of the approved building footprint (over 8 no. floors from sub basement to 5th floor) to provide an additional 3,087 sq.m in floor space; A uniform height of 24.8m to Block 1 to accommodate the proposed number of office floors (6no. above ground level) as approved for residential use (6 no. above ground level) to provide the necessary floor to ceiling height for office use from the currently approved height of 24.05m of 1A (commercial) and 21.45m of 1B (residential); and alterations to the elevations, approved plant room, internal lift core, public realm works and ancillary hard and soft landscaping are proposed on a site area of 1.54 hectares.	2018/11/14	43,238
4152/17	Grant Permission	Permission for development at a site at Charlemont Street/Tom Kelly Road, Dublin 2. The development will consist of amendments to part of a previously permitted development under DCC Reg. Ref. 3742/10 (ABP ref. PL29S.238212), as subsequently amended by planning permission DCC Ref. 2286/12 (ABP Ref. PL.240620) and DCC Ref.4443/16. The proposed amendments relate solely to the previously permitted basement levels. The proposed amendments to Basement Level -1 include a reconfiguration of the basement layout and reduction in floor area of approximately 343 sq.m. Provision of a lightwell measuring approximately 13.7m wide by 2.3m deep along the northern basement wall serving the previously permitted office floorspace at basement -1 level together with associated external alterations comprising glazing provision and door opening into landscaped lightwell. Reconfigured layout of previously permitted office floorspace, including a reduction in the previously approved quantum of office floorspace at basement level -1 level from 2,318 sq.m to 2,105 sq.m - a reduction of 213 sq.m of office floorspace in total. Provision of a new ancillary gym measuring approximately 145 sq.m. General reconfiguration of basement layout at level - 1 to provide revised circulation cores; changing facilities; bicycle storage provision (number of cycle storage spaces remain un-altered at 518 no. spaces); refuse storage areas; residential storage facilities; plant rooms; store rooms; switch rooms and car parking layout (reduce number of car parking spaces from 303 to 297). The proposed amendments to Basement Level -2 include the reconfiguration of the basement layout and floor area and increase in floor area by approximately 1,164 sq.m. General reconfiguration of basement layout at level -2 to provide revised circulation cores; residential storage facilities; plant rooms; store rooms and car parking layout (increase the number of car parking spaces from 98 spaces to 104 spaces) together with the provision of water storage/tanks. In the interest of clarity, the proposed amendments would result in a net increase of approximately 821 sq.m in basement floor area (overall). The overall number of car parking spaces remain unchanged at 401 spaces across both basement levels and the constructed basement level beneath Block 3 remains unaffected from its previously approved and built form.	2018/01/30	43,238
4443/16	Grant Permission	The development will consist of amendments to part of a previously permitted development under DCC Reg.Ref. 3742/10 (ABP Ref. PL29S.238212)	2017/07/05	43,238

		<p>as subsequently amended by planning permission DCC Ref. 2286/12 (ABP Ref. PL240620).</p> <p>Amendments to Block 1 include an amended footprint, form and layout of the block together with the conversion and change of use of 22 no. residential units (comprising 18 x 2 bed units and 4 x 3 bed units) at ground to 5th floor level in the northern part of Block 1 to office use (2,657.8 sq.m). Change of use and infill of part of previously permitted courtyard semi-private open space (440 sq.m) to retail use and amalgamation of previously permitted retail units to provide a single convenience retail outlet of 937 sq.m. Omission of management office and ESB sub-station and realignment of vehicular access ramp to basement level. Reconfiguration of previously permitted office lobby and retail unit together with a change of use from part office and retail use to café/ restaurant use (258 sq.m) reconfiguration of previously permitted residential units at first floor level to provide access to a proposed roof garden at first floor level. External alterations include the re-configuration of balconies / roof terraces to the block at all levels and the provision of a bridgeline at third floor level connecting Block 1 and Block 2. Amendments to floor to ceiling heights of Block 1 resulting in an overall increase in the permitted building height from 22.65 m to 24.05m, as measured from ground level to parapet level at the north-eastern corner of the block. Amendments to Block 2 include an amended footprint, form, layout (including omission of previously approved central courtyard landscaped garden) and change of uses at ground floor level to include: the omission of Cinema use at ground floor level (94 sq.m), change of Retail floorspace from 1,109 sq.m to 400 sq.m to be contained in two separate units instead of the previously permitted 3 units; change of use of previously permitted retail floorspace to provide a Restaurant unit with a floorspace of 385 sq.m and increasing the previously approved office floorspace from 995 sq.m to 1,630 sq.m. Alterations to previously approved cinema, retail and circulation cores to provide a new vehicular access and egress ramp to the reconfigured basement level car park below (approximately mid-way along the south-eastern ground floor elevation of Block 2) resulting in the omission of 2 previously permitted on-street car parking spaces along the permitted new east-west street together with associated external alterations. Internal and external alterations to the layout of Block 2 at first to fifth floor level to include the omission of a reconfiguration of the previously dispersed stair cores into a centrally positioned main stair and lift cores and omission of previously approved balconies/ terraces to provide an increased quantum of office floorspace from 1,943 sq.m to 2,748 sq.m at first floor level; from 2,073.5 sq.m to 2,821 sq.m at second to fourth floor levels and from 2,043 sq.m to 2,775 sq.m at fifth floor level. Amendments to floor to ceiling heights resulting in an overall increase of the permitted building height from 22.72 m to 24.05 m, as measured from ground level to parapet level. Basement level below Blocks 1 and 2 to include change of use and conversion of previously approved basement level car parking to office (2,318 sq.m); change of use and conversion of previously approved Cinema (Block 2) to car parking and ancillary plant provision; general reconfiguration of basement level car parking layout; Omission of previously approved sub-basement level Cinema (Block 2) and provision of new sub-basement level car park below Block 1 to provide ancillary car parking and plant. The proposed amendments result in an increase in the level of basement car parking from 381 no. spaces to 401 no. spaces. Amendments to Block 4 include a reduction in one of the previously permitted restaurant unit(s)/ floorspace from a previously permitted 117 sq.m to 108; an increase in residential units from a previously permitted 73 no. units (comprising 18 x 1 bed; 27 x 2 bed and 28 x 3 bed units) to 86 no. units (comprising 9 x 1 bed; 53 x 2 bed and 24 x 3 bed units), resulting in an increase of 13 no. residential units. The above changes are facilitated through an increased footprint and form of the block at the northern end together with associated internal alterations to the layout and configuration of the block and the extension of previously permitted 5th floor and the provision of a new part-6th floor extension. External alterations include the reconfiguration of balconies/ roof terraces to the block at all levels. The proposed extensions will result in a revised height and mass of Block 4 from a part 1-, part 4-, part 5- and part 6-storey height (21.8 m in height to parapet, above ground level) to a part 1-, part 5-, part 6- and part 7-storey building height (24.075 m in height to parapet, above ground level). Amendments to Block 5 include a reduction in floorspace of the previously permitted café/ restaurant floorspace from a previously permitted 116.5 sq.m to 98.4 sq.m; an increase in the number of residential units from a previously permitted 42 no. units (comprising 4 x 1 bed; 30 x 2 bed and 8 x 3 bed units) to 57 no. units (comprising 6 x 1 bed; 46 x 2 bed and 5 x 3 bed units), resulting in an increase of 15 no. residential units.</p> <p>The above changes are facilitated through proposed extensions at 4th and 5th floor levels together with a revised footprint and form of the block and associated internal alterations to the layout and configuration of the block. External alterations include the reconfiguration of balconies/ roof terraces to the block at all levels. The proposed extensions will result in a revised height and mass of Block 5 from a previously approved part 4- and part 5-storey height (17.78 m in height to parapet, above ground level) to a part 5- and part 6-storey building height (21.05 m in height to parapet, above ground level).</p> <p>In summary, the proposed amendments to Block 1, 2, 4 and 5 will result in a revised mix of uses through the entire omission of the previously approved cinema; a reduction (-88 sq.m) in retail floorspace from 1,425 sq.m to 1,337 sq.m; an increase (45 sq.m) in Café floorspace from 213 sq.m</p>		
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		to a proposed 258 sq.m; a reduction (-65.1 sq.m) in restaurant floorspace from 935.7 sq.m to 870.6 sq.m and an increase of 7,395 sq.m in office floorspace from 16,949 sq.m to 24,344 sq.m (GFA), together with an increase (6 no. residential) in the number of residential units from a permitted 178 units to 184 units.		
3766/18	Grant Permission	The development will consist of the following - Relocation of existing vehicle and pedestrian entrance of the club from its current position to a new position closer to the south eastern corner of Mountpleasant Square; The re-arrangement of car parking bays within the club grounds and the construction of an extension of 265 sq.m containing two additional squash courts and an accessible toilet, all built attached to the western gable of the existing club house building and all associated ancillary works.	2019/09/16	43,114
3216/18	Grant Permission	Replacement of existing twenty two x ten meter high floodlighting poles and fittings for eleven courts, with sixteen poles x fifteen meters high, each with luminaries, to light eleven courts, including landscaping and all site works. (This application should be seen as a substitute for the planning permission approved for forty two x eight meters high poles with luminaries by Dublin City Council Reg. Ref. 2291/17))	2018/09/04	43,114
2291/17	Grant Permission	Replacement of existing floodlighting poles and fittings for eleven courts with forty two poles x eight metres high, each with luminaries, to light eleven courts, including landscaping and all site works. (The poles and floodlights will replace twenty two x ten metres high poles with luminaries).	2017/11/27	43,114
2189/20	Grant Permission	PROTECTED STRUCTURE: Permission for development on lands at Sandford Lodge (a Protected Structure), Sandford Close, Sandford Road, Dublin 6. The development will consist of the demolition (total c. 392 sqm GFA) of Block 5 (1 storey) and Block 6 (1 storey) (total 4 no. residential units) and the construction of a new residential scheme of 36 no. residential units in the form of 2 no. contemporary three storey terraces, comprising: 12 no. 1 bed A 1 storey (GIA c. 54.65 sqm) units, 12 no. 1 bed B 1 storey (GIA c. 57.76 sqm) units; and 12 no. 2 bed A 2 storey (GIA c. 110.29 sq.m) units. Each new residential unit has associated private open space in the form of a garden courtyard or terraces. Landscaping works to existing and proposed external amenity spaces (total c. 3,851 sq m) include an upgraded fire tender route with a wild flower meadow edge, a sunken garden area around the Protected Structure, a central formal garden and an outdoor seating area. The development shall be accessed via the existing vehicular access point from Sandford Close and will provide for the reconfiguration of the existing basement car park and surface level parking areas to comprise a total of 120 car parking spaces at basement level; 36 spaces at grade; 133 residential cycle parking spaces and 18 visitor cycle parking spaces. The proposed modifications reduce the total number of vehicle parking spaces on the overall site from 169 to 156 and increase the cycle parking spaces from 85 to 151. An ESB Meter room (c. 6 sqm) and bin store (c. 21.6 sqm) are proposed at surface level. The associated site and infrastructure works include provision for water services, foul and surface water drainage and connections; attenuation proposals; permeable paving; all landscaping works; boundary treatment; electrical services and associated ancillary works. All of the above within the overall Sandford Lodge residential development. The proposal and associated ancillary elements are located within the curtilage of a Protected Structure.	2021/03/11	42,921
3159/17	Grant Permission	Planning permission for the following revisions to the previously approved development (Reg. Ref. 2308/16). The revisions to the development consisting of an increase in apartment units from 96 to 116, the following changes are proposed: Block 1 - elevation and plan revisions to increase the building height to the southern end, adjacent to block 2 from 3 storeys with set back penthouse to 4 storeys with set back penthouse, incorporating an increase in apartment units from 24 to 27 (01 No. one bed unit, 02 No. two bed units) and alterations to the penthouse to include the omission of 01 No. two bed unit and internal alterations to change from a two bedroom to a three bedroom unit, Block 2 - elevation and plan revisions to increase the building height from 3 storeys with set back penthouse to 4 storeys with set back penthouse, incorporating an increase in apartment units from 51 to 65 (04 No. one bed units and 10 No. two bed units), Block 4 - elevation and plan revisions to increase the building height from 3 storeys with set back penthouse to 4 storeys with set back penthouse, incorporating an increase in apartment units from 11 to 14 (03 No. two bed units), internal alterations to the basement carpark layout are also proposed to provide 30 No. additional car park spaces & additional bicycle parking spaces for use by the additional units.	2018/07/04	35,657
3774/21	Additional Information	Planning Permission for a Residential and Aparthotel development at the Former Paper Mills Site, Clonskeagh Road, Clonskeagh, Dublin 6. The application site includes the lands of the former Smurfit Paper Mills Factory and a portion of the curtilage of adjoining properties No. 103 and No. 73, Clonskeagh Road, Dublin 6, and is bound by the River Dodder to the east and south, by Clonskeagh Bridge to the south- west and by Clonskeagh Road and the rear boundaries of the properties fronting onto Clonskeagh Road to the west and north.	N/A	33,875

		<p>The proposed development comprises the following:</p> <ul style="list-style-type: none"> <li>• Site clearance and demolition of extension to the side of No. 103 Clonskeagh Road. All other buildings previously on the application site were demolished under Reg. Ref.: 2620/14, as amended by Reg. Ref.: 2308/16 / ABP Ref.: PL29S.247062 and Reg. Ref.: 3159/17 / ABP Ref.: PL29S.300024;</li> <li>• Construction of a residential and aparthotel development in 4 no. blocks (Blocks 1-4) ranging from part 1 to part 7 no. storeys in height above a lower ground / basement level. The development includes 167 no. residential units (81 no. 1 bed units, 84 no. 2 bed units, and 2 no. 3 bed units) within Blocks 1, 2 and 4, and an aparthotel containing 24 no. units (5 no. studios, 18 no. 1 bed and 1 no. 2 bed units) and residential support and amenity facilities within Block 3;</li> <li>• Block 1, to the north-east of the site, comprises 38 no. residential units including 16 no. 1 beds, and 22 no. 2 beds, in a part 3 to part 6 storey building, above lower ground / basement level. Balconies are provided on the northern, eastern and southern elevations and a plant area is proposed at roof level;</li> <li>• Block 2, to the east of the site, comprises 109 no. residential units including 50 no. 1 beds, 57 no. 2 beds, and 2 no. 3 beds, in a part 1 to part 7 storey building, above lower ground / basement level. Balconies are provided on the northern, eastern, southern and western elevations. An external communal roof terrace is proposed at 5th floor level. A plant area is proposed at roof level;</li> <li>• Block 3 (Aparthotel), which fronts onto Clonskeagh Road to the west of the site, comprises 24 aparthotel units including 5 no. studios, 18 no. 1 bed and 1 no. 2 bed units in a part 2 to part 4 storey building, above lower ground / basement level. An external communal roof terrace is proposed at 2nd floor level. Ancillary support facilities are proposed at ground and lower ground / basement levels and includes a reception area, resident's lounge / coffee bar, storage space, recreation space, gym, waste storage area, restrooms, ancillary offices and staff amenity areas. A plant area is proposed at roof level;</li> <li>• Block 4, to the south-east of the site, comprises 20 no. residential units including 15 no. 1 beds and 5 no. 2 beds in a 5 storey building, above lower ground / basement level. Balconies are provided on the eastern and southern elevations and a plant area is proposed at roof level;</li> <li>• The lower ground / basement level contains 113 no. car parking spaces, 8 no. motorcycle spaces and 260 no. bicycle parking spaces (255 no. spaces for the residential units and 5 no. spaces for visitors). The lower ground / basement level also includes ancillary residential facilities, plant rooms, waste storage areas and block cores. 2 no. car parking spaces and 84 no. bicycle parking spaces (5 no. spaces for the aparthotel and 79 no. spaces for visitors) are provided at surface level;</li> <li>• The proposed development will also provide communal and public open space, hard and soft landscaping, including a new riverside walkway to the River Dodder along the eastern and south-eastern site boundary with a proposed entrance off Clonskeagh Bridge and through the application site;</li> <li>• The proposal includes two vehicular and pedestrian entrances from Clonskeagh Road and associated public realm works (which includes alterations to the existing footpaths / public road external to the planning application site boundary which will be subject to agreement with the Planning Authority), internal vehicular and pedestrian routes and ramped access to the lower ground / basement level, and boundary treatments; and</li> <li>• The associated site development and infrastructural works will include foul and surface water drainage, lighting and all associated site development and infrastructural works.</li> </ul> <p>A Natura Impact Statement (NIS) will be submitted to the Planning Authority with the planning application and the NIS will be available for inspection or purchase at a fee not exceeding the reasonable cost of making a copy at the offices of the Planning Authority.</p>		
4784/19	Grant Permission	<p>PROTECTED STRUCTURE: Planning permission for amendments to previously permitted development, DCC Reg. Ref. 3024/18 at a site of 0.88 hectares located at Harcourt Square, Harcourt Street and Charlotte Way, no. 39 Harcourt Street (a protected structure, RPS no. 3541), and no. 40 Harcourt Street (a protected structure, RPS no. 3542), Dublin 2. There are no works proposed to the protected structures arising from this amendment application. The proposed amendments will consist of: Minor increase of site area of c. 50 sq. m on western boundary allowing for</p>	2020/04/21	24,863



		amendments to the basement and floors above to include additional floorspace and revised circulation and ancillary areas., including provision of 26 no. motorcycle spaces (9 no. permitted), 6 no. additional cycle spaces and associated modifications to ventilation (at basement level and Ground Floor level); Additional sprinkler tank and pump room included at basement level -2; Enhanced bicycle parking access at Ground Floor to include 3no.dedicated bicycle lifts from Ground Floor to Basement; Proposed increase in height of steel gates to the vehicular ramp at Ground Floor onto Charlotte Way; Extension of the goods lift to serve roof plant levels; Reduction in size of double- height space to entrance 'B' (resulting in minor increase in floor area at 1st floor level); Minor increases in floorspaces across all levels, including the addition of a storey of floorspace on part of southern portion of site (c. 1,652 sq. m) at 8th floor level, including associated amendments to plant at roof levels (to include green roofs, solar panels and lift access and increase in the size of the plant rooms); Minor reduction in central atrium from 1st floor to 7th floor levels (including new staircase) and increase in floorspace; Minor modifications to the façade detail as a result of the additional floor level and other amendments (revised fenestration and underground car park entrance detail onto Charlotte Way); Proposed additional floorspace and new roof terrace proposed at 7th floor level (facing Harcourt Street) and 8th floor level (facing West) and revisions to permitted terraces at 4th floor to 6th floor levels; Reduction in roof glazing at 6th floor level (to result in minor increase in floor area); The revised layout will increase the overall Gross Floor Area from 37,160sq.m. to 40,579sq.m approx.; The proposed development includes all associated and ancillary works, site development works, and all hard and soft landscaping necessary to facilitate the proposed amendments.		
3024/18	Grant Permission	<p>PROTECTED STRUCTURE: We, Hibernia REIT Plc, intend to apply for a 10 year planning permission for development of a 0.87 hectare (approx.) site located at Harcourt Square, Harcourt Street and Charlotte Way, no. 38 Harcourt Street (a protected structure, RPS no. 3541), and no. 40 Harcourt Street (a protected structure RPS no. 3542), Dublin 2. The proposal relates to an overall commercial development of c. 37,636 sq.m gross floor area , to include offices and retail/cafe/restaurant/class 2 financial services floor space as well as ancillary areas , over basement of 6.364 sq.m.</p> <p>The proposed development will consist of:</p> <ol style="list-style-type: none"> <li>1) Demolition of all existing modern buildings and associated structures on the site and the existing wall to Charlotte Way;</li> <li>2) The development of an office development (including ancillary areas) of c. 37,636 sq.m gross floor area (excluding basement) of up to eight storeys over lower ground and basement level (to include screened plant enclosures and a green roof and photovoltaics at roof level);</li> <li>3) At lower ground floor level the provision of office ancillary areas and attenuation storage;</li> <li>4) At ground floor level the provision of a retail/cafe/restaurant/class 2 financial services unit (200 sq.m) fronting onto Charlotte Way, (and 40 no. visitor cycle spaces;</li> <li>5) Terraces are provided at fourth, fifth and sixth floor levels on the east and west elevations and fourth and fifth floor level on the north elevation and at fourth and sixth floor level on the southern elevation;</li> <li>6) Alterations to no. 39 Harcourt Street (a protected structure) to include removal of modern rear extensions (180 sq.m), construction of four storey mews office building to the rear (580 sq.m), connected to main new office building on the development site, provision of link at first, second and third floor levels of no. 39 to new office development as well as restoration and renovation works;</li> <li>7) Demolition and reconstruction of modern internal walls, floors and fixtures as well as modern external rear wall (and modern rear extension/link) in respect of no. 40 Harcourt Street (a protected structure). East and South facades of no. 40 Harcourt Street will be retained;</li> </ol>	2018/11/22	24,773

		<p>8) Replacement of existing roof of no. 40 Harcourt Street with a glazed roof;</p> <p>9) Provision of a vehicular, pedestrian and cycle access from Charlotte Way;</p> <p>10) The basement (c. 6,364 sq.m) will provide 92 no. car parking spaces, 9 no. motorcycle spaces and 600 no. cycle spaces and all ancillary areas (to include plant, storage, shower/changing facilities);</p> <p>11) The development includes all associated site development works, hard and soft landscaping and all other ancillary works and landscaping and upgrades to Harcourt Street and Charlotte Way;</p> <p>12) Provision of ESB substations on Charlotte Way and to the rear of no. 39 Harcourt Street.</p> <p>The proposed development is intended as a redesigned scheme for the site - the comprehensive redevelopment of the site (excluding no. 39 Harcourt Street) previously permitted under DCC Ref. Ref. 2527/15 and DCC Reg. Ref. 3987/15 (An Bord Pleanála Ref. PL29S.246119).</p>		
3636/20	Grant Permission	<p>PROTECTED STRUCTURE: Planning permission for development at a site located at One and Two Park Place, Hatch Street Upper, Dublin 2, including the adjoining plaza and vaulted foundations of the Platform Building of the former Harcourt Railway Station. A protected structure is partly situated within the application site (RPS Ref. 3514: a former station roof and facade), with no works proposed to same. The development consists of the following: (i) The removal of the brise soleil treatment to the western elevation which oversails the plaza area; (ii) All ancillary and associated works to the existing building.</p>	2021/02/10	18,511
3486/20	Grant Permission	<p>PROTECTED STRUCTURE: Planning Permission at 2 Grand Parade, Dublin 6 and Dartmouth Road, Dublin 6. The application site contains the former Carroll's Building which is a Protected Structure (RPS.: 3280). The proposed development consists of amendments to the development permitted under Reg. Ref.: 2373/17 and An Bord Pleanála Reg. Ref.: ABP-300873-18, as previously amended under Reg. Ref.: 4755/19. The proposed amendments are as follows:</p> <ul style="list-style-type: none"> <li>- Amendment and extension of the office accommodation at fourth and fifth floor levels, resulting in additional office floor space at both levels (an increase of 114 sq.m at fourth floor level, and 184 sq.m at fifth floor level);</li> <li>- The extension of the southern stair core of the permitted office development to serve the fourth and fifth floor levels;</li> <li>- Associated amendments to the extent and layout of the permitted roof terraces at fourth and fifth floor levels, including reorientation of permitted rooftop plant;</li> <li>- Provision of an additional access / egress route at ground level to the south of the permitted office development;</li> <li>- The proposed amendments include an extension of the development boundary of permission Reg. Ref.: 2373/17 and An Board Pleanála Reg. Ref.: ABP- 300873-18, as previously amended under Reg. Ref.: 4755/19 to accommodate the additional access / egress route at ground level.</li> </ul> <p>The proposed amendments result in an increase of 298 sq.m to the gross floor area of the development, resulting in a total gross floor area of 14,926 sq.m including basement.</p>	2021/06/08	16,658
4755/19	Grant Permission	<p>PROTECTED STRUCTURE: Planning permission for development at 2 Grand Parade, Dublin 6 and Dartmouth Road, Dublin 6. The application site contains the former Carroll's Building which is a Protected Structure (RPS Ref.: 3280) and a number of outbuildings. The proposed development consists of amendments to the development permitted under Reg. Ref.: 2373/17 and An Bord Pleanála Reg. Ref.: ABP-300873-18.</p>	2020/04/21	16,411

		<p>The proposed amendments are as follows:</p> <ul style="list-style-type: none"> <li>- Omission of the Basement -2 level from the permitted new building and internal reconfiguration of the layout of the Basement -1 level;</li> <li>- Amendment to the footprint of the permitted new building to provide for additional office floorspace at the western side of the building (towards the adjacent Luas embankment) at ground to fourth floor levels;</li> <li>- Reconfiguration of permitted roof terraces at fourth and fifth floor levels of the permitted new building, including the provision of screened plant in a landscaped setting;</li> <li>- Reconfiguration of permitted facade treatment of the northern stair core within the permitted new building, resulting in a reduction in glazed area; and</li> <li>- All associated development and ancillary works.</li> </ul> <p>The proposed amendments result in an increase of 597sq.m in the overall gross floor area (GFA) of the permitted development, resulting in a total GFA of 14,627sq.m, including basement.</p>		
2373/17	Grant Permission	<p>PROTECTED STRUCTURE The application site has an area of c. 0.576 hectares and contains the former Carroll's Building which is a Protected Structure (RPS Ref.: 3280) and a number of outbuildings. The application site is located to the north of No. 19A and 19-25 Dartmouth Road, Dublin 6, D06 CV44. Development will consist of refurbishment and alterations to the existing 8 storey Carroll's Building (a protected structure RPS Ref. 3280), to include refurbishment of original features and removal of later building fabric, including a single storey rear extension. The proposed alterations include a change of use from office to cafe / restaurant at basement and ground floor level and a gallery / multi-purpose space at first floor level. External alterations to the protected structure include replacement glazing, the reinstatement of the original undercroft, alterations to the existing plant area at roof level and landscaping to the curtilage of the existing Protected Structure. Demolition of 3 no. existing warehouse / light industrial building to the south of the Protected Structure and other ancillary structures on the site. Provision of a new part 3, part 4, part 5 and part 6 storey, over two levels of basement, new office building to the south of and setback from the Carroll's Building. The proposed office building is connected to the Carroll's Building by a 6 storey glazed atrium and an 8 storey link which provides for new shared circulation / lobby and a services core. A roof terrace is provided at fourth and fifth floor level. The proposed office extension has a total GFA of 10,658 sq.m including basement floorspace. Vehicular access to the office building and basement car park will be from Grand Parade and a secondary controlled vehicular access will be provided from Dartmouth Road. The development includes 30 no. car parking spaces, 126 no. bicycle spaces, changing facilities and plant area, including electrical rooms, substation and swichrooms at basement level - 1. A plant room is also provided at basement level -2. 9 no. surface level car parking spaces are provided. The total floorspace, including existing retained and proposed new floorspace, including basement area, to be provided on site is 15,647 sq.m GFA. The development includes all associated site development works, hard and soft landscaping and all other ancillary works.</p>	2019/04/11	16,411
3789/21	Grant Permission	<p>The development consists of; the removal of 2 no. previously permitted external entrance signs to the entrance of Block C, and replacement with new external wall mounted non-illuminated corporate identity signage to parts of Hatch Street Upper North Elevation and the adjoining walls that form part of previously permitted 8 storey over basement and sub-basement level office development known as Park Place, on Hatch Street Upper, Dublin 2 (Reg. Ref 3993/03). Works in 6 no. locations, with a total of 12 no. signs to include: a) Provision of 6 no. wall mounted external Building name and logo signage (overall size: 1.45m wide x 1.485m high, top at approx. +5m above ground level). b) Provision of 6 no. wall mounted Tenant directory signage systems (overall size: 1.2m wide x 1.8m high, top at approx. + 2.65m above ground level).</p>	N/A	16,395
4804/19	Grant Permission	<p>Permission for Development on a site of 0.57ha at Hilton Dublin Hotel, Charlemont Place, Dublin 2. The site is bounded by the Luas Green Line to the north-east and east; "Harcourt Green" residential development to the north-west; "Charlemont Exchange" to the west; and Charlemont Place and the Grand Canal to the south. The development will consist of modifications to permissions DCC Reg. Ref 3622/19, 2661/18 and 2209/16 / ABP PL29S.26976 to the existing Hotel as follows: Relocation of goods lift, introduction of goods lobby and replacement of permitted stairs with a ramp basement level; Reconfiguration of ground floor to include the reorganisation of WCS, furniture store and removal of roof light in lobby area on ground floor; Redesign of link to proposed new extension block to include redesign at ground floor level and the omission of the pedestrian link on the 2nd, 3rd, 4th and 5th floors and associated changes; Relocation of the lift core resulting in the overall reduction of 1 no. hotel bedroom on the first floor and 1 no hotel bedroom on the sixth floor and relocation of lift over-run at roof level. No changes are being proposed to the permitted heights of the hotel building. The modifications will result in a decrease in the total number of existing and permitted hotel bedrooms from 297 to</p>	2020/06/29	16,157

		295 with associated minor alterations to the north, east, west and south elevations and at roof level. The remainder of development to be carried out in accordance with permission DCC Reg. Refs 3622/19,2661/18 and 2209/16/ ABP PL29S.246976.		
3622/19	Grant Permission	<p>Permission for development at a site of c.057ha at Hilton Dublin Hotel, Charlemont Place, Dublin 2. The site is bounded by the Luas Green Line to the north-east and east; "Harcourt Green" residential development to the north-west; "Charlemont Exchange" to the west; and Charlemont Place and the Grand Canal to the south. The development will consist of modifications to permission DCC Reg. Ref.: 2661/18 and to the existing hotel as follows;</p> <ul style="list-style-type: none"> <li>• Omission of permitted glazed atrium extension at ground floor level to retain the existing configuration;</li> <li>• Omission of permitted sixth floor in the central block containing 18 no. bedrooms, retaining the permitted link to the permitted rear block;</li> <li>• Replacement of permitted 1 no. bedroom, executive lounge and associated service rooms with 13 no. bedrooms on the front block ( southern) at sixth floor level;</li> <li>• Reconfiguration and relocation of the existing/permitted plant from the front block to the middle block at sixth floor level.</li> </ul> <p>The modifications will result in a decrease in the total number of existing and permitted hotel bedrooms from 303 to 297 with associated minor alterations to the north, east, west, and south elevations and at roof level. The remainder of development to be carried out in accordance with permission DCC Reg. Refs.: 2661/18 and 2209/16 / ABP PL29S.246976.</p>	2019/11/01	16,144
2661/18	Grant Permission	<p>The site is bounded by the Luas Green Line to the northeast and east; " Harcourt Green " residential development to the northwest " Charlemont Exchange "to the west; and Charlemont Place and the Grand Canal to the south. The development will consist of modifications to permission DCC Reg. Ref. 2209/16/ ABP PL29S.246976 and to the existing hotel to include the following:</p> <ul style="list-style-type: none"> <li>* Redesign / reduction in size of the permitted 7 storey hotel extension and set-back of the northern and western elevations;</li> <li>* Redesign of the permitted ground floor 3 no. function rooms to provide 6 no. meeting rooms with ancillary areas and alterations to permitted breakout/atrium area;</li> <li>* Reconfiguration/relocation of the permitted and existing ancillary hotel area including bar, stores, lobbies, circulation areas, lifts/stairs and toilets at ground floor level;</li> <li>* Reinstatement of an existing pre-function/meeting room from previously permitted circulation area at ground floor level;</li> <li>* Omission of an existing meeting room to provide redesigned coffee dock/seating area and alterations/extension of the permitted external courtyard at ground floor level;</li> <li>* Reconfiguration/relocation/reduction of the existing/permitted plant area and relocation of lifts/ stairs throughout;</li> <li>* Reconfiguration of the permitted basement to provide a total of 77 no. car parking spaces and 48 no. bicycle parking spaces;</li> <li>* All associated elevational changes including alterations to windows and doors.</li> <li>* The removal of permitted balconies on the northern/southern elevations of the permitted hotel wing and provision of an east facing balcony serving a proposed amalgamated bedroom suite setback at 6th floor level.</li> <li>* Associated changes at roof level;</li> <li>* All associated site development works, internal modifications, services provision, alterations to the northern courtyard and associated landscaping works;</li> <li>* The above modifications result in a reduction in the overall number of existing and permitted hotel bedrooms from 305 to 303. The revised total gross floor area of the new and retained hotel will be c.16,183sq.m;</li> <li>* The remainder of development to be carried out in accordance with permission DCC Reg. Ref. 2209/16 / ABP PL29S.246976.</li> </ul>	2018/07/03	16,144
3913/18	Grant Retention Permission	<p>RETENTION; To retain the temporary accommodation permitted under register reference 2673/16 / PL29S.246869 until the 31st August 2019 on the society of Jesus Lands, Milltown Park, Sandford Road, Dublin 6. The number of classrooms and overall footprint of the building at 745 sqm, will remain unchanged . All other ancillary accommodation including external play area, car-parking and drop-off / pick-up area will also remain</p>	2018/12/17	15,955

		unchanged. Access/egress to/from the temporary school will continue to be via the Sandford Road entrance to Milltown Park only.		
3581/20	Grant Permission	<p>PROTECTED STRUCTURE: Planning Permission for development to amend the permitted development (Reg. Ref. 4628/18 and 4476/19) at a c. 0.5409 hectare site generally bound by Charlemont Street to the east, Harcourt Road to the north and Richmond Street South to the west, including 2,3,4,5,6,7 and 8 Charlemont Street; 16,17,18, 19/20, 21/22 (including laneway) and 23 Harcourt Road; vacant site to the corner of Harcourt Road and Richmond Street South (formerly 24 Harcourt Road and 1-2 Richmond Street South); 3,4,5,6-7,7b and 7a Richmond Street South, existing gym facility located between Charlemont Street and Richmond Street South accessed from a laneway south of 7a Richmond Street South (Richmond Villas); and all associated structures and curtilage to properties listed, Dublin 2. The site is generally north of the 'Charlemont Square' site currently under development.</p> <p>The application site contains four Protected Structures: 5 Charlemont Street (RPS Ref. 1350); 6 Charlemont Street (RPS Ref. 1351), 7 Charlemont Street (RPS Ref. 1352); 8 Charlemont Street (RPS Ref. 1353).</p> <p>The development consists of the following:</p> <ul style="list-style-type: none"> <li>(i) Provision of an additional floor, to provide for a ten storey over two level basement office development;</li> <li>(ii) Reconfigurations of floorplates including internal layouts and core locations;</li> <li>(iii) Revisions to elements of all permitted elevations of the new development;</li> <li>(iv) No Alterations are proposed to the four protected structures from that permitted;</li> <li>(v) Increase in GFA of the cafe/ restaurant to Charlemont Street from 84 sq.m. to 121 sq.m.;</li> <li>(vi) Increase in secure bicycle parking at basement level to 328 no. (not including 22 no. visitor bicycle parking at street level);</li> <li>(vii) Overall, the proposal increases the development by 3,814 sq.m. to a total 36,845 sq.m.;</li> <li>(viii) All associated site development works and consequential amendments to the permitted development.</li> </ul>	2021/02/26	14,767
4476/19	Grant Permission	<p>PROTECTED STRUCTURE: Planning permission for development to amend the permitted development (Reg. Ref. 4628/18) at a c. 0.5409 hectare site generally bound by Charlemont Street to the east, Harcourt Road to the north and Richmond Street South to the west, including 2,3,4,5,6,7 and 8 Charlemont Street; 16, 17, 18, 19/20, 21/22 (including laneway) and 23 Harcourt Road; vacant site to the corner of Harcourt Road and Richmond Street South (formerly 24 Harcourt Road and 1-2 Richmond Street South); 3, 4, 5, 6-7, 7b and 7a Richmond Street South, existing gym facility located between Charlemont Street and Richmond Street South accessed from a laneway south of 7A Richmond Street South (Richmond Villas); and all associated structures and curtilage to properties listed, Dublin 2. The site is generally north of the Charlemont Square site currently under development. The application site contains four Protected Structures: 5 Charlemont Street (RPS Ref. 1350); 6 Charlemont Street (RPS Ref. 1351); 7 Charlemont Street (RPS Ref. 1352); and 8 Charlemont Street (RPS Ref. 1353). The proposed amendments consist of the following: (i) The provision of a part substation part security room to the laneway south of 7A Richmond Street South (Richmond Villas), in location of permitted security room. (ii) Consequential minor amendments to elevations and associated works to Richmond Street South and laneway. (iii) Reduced basement footprints under the proposed substation resulting in a proposed reduction to the permitted gross floor area of 24 sq.m with the revised overall development providing for 34,502 sq.m.</p>	2020/02/27	14,767
4628/18	Grant Permission	<p>PROTECTED STRUCTURE: Planning Permission for development at c. 0.5409 hectare site generally bound by Charlemont Street to the east, Harcourt Road to the north and Richmond Street South to the west including, 2, 3, 4, 5, 6, 7 and 8 Charlemont Street; 16, 17, 18, 19/20, 21/22 (including laneway) and 23 Harcourt Road; vacant site to the corner of Harcourt Road and Richmond Street South (formerly 24 Harcourt Road and 1-2 Richmond Street South); 3,4,5,6-7,7b and 7a Richmond Street South, existing gym facility located between Charlemont Street and Richmond Street South accessed from a laneway south of 7A Richmond Street South (Richmond Villas); and all associated structures and curtilage to properties listed, Dublin 2. The site is generally north of the 'Charlemont Square' site currently under development. The application site contains four Protected Structures: 5 Charlemont Street (RPS Ref. 1350); 6 Charlemont Street (RPS Ref. 1351); 7 Charlemont Street (RPS Ref. 1352); and 8 Charlemont Street (RPS Ref. 1353). The development consists of the following:</p> <ul style="list-style-type: none"> <li>(i) The provision of a part 7, part 8 and part 9 storey with set backs at various levels over two level basement office development (26,350</li> </ul>	2019/06/12	14,767

		<p>sq.m GFA offices; 6,904 sq. GFA basements) with retail/cafe/rest aunt units (381 sq.m GFA;</p> <p>(II) Change of use of 7 and 8 Charlemont Street to office use (975 sq.m GFA);</p> <p>(iii) Change of use of 5 and 6 Charlemont Street to cafe and ancillary use (134 sq.m and 163 sq.m GFA respectively);</p> <p>(iv) Conservation works to 5, 6, 7 and 8, Charlemont Street including removal of non original features, repairs, refurbishment and reinstatements as set out in detail in the conservation documentation submitted with the application;</p> <p>(v) The proposal includes accessible terraces to all elevations;</p> <p>(vi) Signage is proposed to Charlemont Street, Harcourt Road and Richmond Street South;</p> <p>(vii) The proposal includes the demolition of all existing structures and associated structures on site with the exception of the main buildings for 5,6,7 and 8, Charlemont Street (5,195 sq.m GFA demolitions overall);</p> <p>(viii) New pedestrian and plaza area to rear of 5,6,7 and 8, Charlemont Street with access north of 5 Charlemont Street and linking to new street south of the development, part of which is included in the Charlemont Square development;</p> <p>(ix) Retail/Cafe/Restaurant unit fronting Charlemont Street and new pedestrian area north of 5, Charlemont Street (84 sq.m GFA);</p> <p>(x) Vehicular access to the basement is provided from Richmond Street South;</p> <p>(xi) Public realm upgrades to Charlemont Street, Harcourt Road, South Richmond Street and laneway south of 7A, Richmond Street South, to include public art feature;</p> <p>(xii) The provision of 130 no. car parking spaces and 310 bicycle parking spaces at the proposed basement levels with associated facilities;</p> <p>(xiii) Removal of existing private parking spaces to Charlemont Street and provision of set down area;</p> <p>(xiv) All ancillary and associated site development, demolition works, site clearance, landscaping, substations, infrastructural works, hoarding during construction, provisions of plant at basement and roof levels including photovoltaic panels;</p> <p>(xv) The overall development consists of a total 34,526 sq.m GFA.</p>		
2656/18	Grant Permission	<p>The development will consist of the part extension of the Camden Court Hotel by 2 additional floors to make a total of 8 stories within the existing spine block to the rear (c.906sqm), the further extension of the hotel with an additional 8 storey block (c2,706sqm) within the existing courtyard to the rear (including replacement rooftop plant), all external finishes of glass and powder coated aluminium. The proposed development will comprise 71 additional bedrooms (to provide a total of 322 bedrooms), 4 conference rooms, one lift and ancillary accommodation totalling c.3,612sqm. The development will include new plant at roof level; modifications to the existing basement layout, the reduction in hotel car parking provision from 79 to 58 at ground and basement level and all associated site development including demolition works and site excavation works above and below ground. 30 existing car parking spaces for adjoining uses will be maintained at basement level to give a total number of 88 car parking spaces at this level.</p> <p>The development will also include public realm upgrades to the pedestrian route from Charlotte Way through the subject site including resurfacing works and planting .</p>	2019/04/11	12,388
3987/15	GRANT PERMISSION	<p>Hibernia REIT plc intend to apply for a 10 year planning permission for development at a 0.38 hectare site. The proposed development comprises of Phase 2 of the redevelopment of the overall site (Phase 1 is permitted under Reg.Ref.: 2527/15). The proposed development also includes minor amendments to the permitted Phase 1 to allow integration with the proposed Phase 2 development. The proposed development consists of the following:</p> <ul style="list-style-type: none"> <li>- Demolition of existing buildings on the site and the existing wall to Charlotte Way.</li> <li>- The development of a mixed use development of seven storeys above ground, with a setback at seventh storey ( sixth floor), a lower ground floor level for office accommodation, all above 1 no. basement level, comprising of 16,630 sq.m total gross floorspace. The development comprises of 1,115 sq.m gross of retail/ retail services/ café/ restaurant floorspace at ground floor level to Charlotte Way, including provision of an outdoor seating area, and 15,515 sq.m of office floorspace. Roof terraces are provided at sixth floor level on the south, east and west elevations. Plant enclosures and a green roof will be provided at roof level;</li> <li>- Provision of a landscaped open space area to Harcourt Street and public realm upgrades to Charlotte Way;</li> </ul>	2016/06/13	11,876

		<ul style="list-style-type: none"> <li>- Provision of a vehicular link from Charlotte Way to basement level to serve the proposed Phase 2 and the permitted Phase 1 development and the omission of the permitted vehicular entrance from Harcourt Street as permitted under Phase 1; The proposed Phase 2 basement comprises of 43 no. car parking spaces, 166 bicycle parking spaces, shower, changing and locker facilities, loading bays, plant areas, waste storage and other ancillary areas;</li> <li>- Amendments to the permitted Phase 1, including amendments to the permitted southern facade to provide integration with the proposed Phase 2 development; The development includes all associated site development works, hard and soft landscaping and all other ancillary works.</li> </ul>		
3730/18	Grant Permission	<p>Planning Permission at this 0.43 ha site, previously amended under Reg. Ref. 2260/17 and Reg. Ref. 3971/17. The proposed development will consist of the following:</p> <ul style="list-style-type: none"> <li>- Provision of 2 no. additional storeys (c. 1,052 sq.m) to Block D (located in the north of the site) increasing the height of Block D from 5 no. storeys to 7 no. storeys over basement with a building height of c. 26.3m, resulting in a part 6 no. part 7 no. storey building comprising of Blocks A, B, C and D at Charlemont Exchange;</li> <li>- Extension to ground, first and forth floor levels to align with the main building facade;</li> <li>- Amendments to the basement to provide for plant area of c. 424 sq.m;</li> <li>- Reduction in car parking spaces from 108 no. to 94 no. and increase in number of bicycle parking spaces from 112 no. to 164 no. bicycle parking spaces at basement level;</li> <li>- Provision of new screened plant area at roof level c. 128 sq.m;</li> <li>- Provision of ESB substation at ground floor level;</li> <li>- Provision of 1 no. totem sign located at the entrance to Block A and B and 1 no. totem sign located at the entrance to Block C and D;</li> <li>- Alterations to the building facades, including new entrance doors and opes, increased use of brick material and clouding of certain fenestration;</li> <li>- Minor amendments to Block C to facilitate the extension of Block D and to ensure consistent finishes with the extended Block D;</li> <li>- Minor amendments to the fourth floor plan to facilitate the additional floors;</li> <li>- Minor internal alterations, engineering works to support the structure, and all associated site works and site services necessary to facilitate the development.</li> </ul> <p>The total gross office floor space will increase from c. 12,681 sq.m to c. 13,825 sq.m.</p>	2019/01/04	11,798
3450/18	Grant Permission	<p>PROTECTED STRUCTURE: The development will consist of the provision of 2 no. external signs on the permitted Hotel building granted under DCC Reg. Ref. 2907/15 (ABP Ref. PL29S.246118), as subsequently amended by DCC Reg. Refs. 3894/16, 3976/17 and 2266/18 comprising of 1 no. sign (illuminated) measuring 5870 mm x 400 mm x 80 mm located on the southern elevation at fourth floor level; 1 no. sign (illuminated) measuring 4580 mm x 320 mm x 80 mm at fourth floor level on the eastern elevation together with all associated works. A concurrent planning application relating to the same site has been submitted to Dublin City Council seeking further lower level signage.</p>	2018/10/03	10,864
3451/18	Grant Permission	<p>PROTECTED STRUCTURE: The development will consist of the provision of 3 no. external signs on the permitted hotel building granted under Reg. Ref. 2907/15 (ABP Ref. PL29S.246118), as subsequently amended by DCC Reg. Refs. 3894/16, 3976/17, and 2266/18 comprising of 1 no. sign (illuminated) measuring 5870 mm x 400 mm x 80 mm located on the southern elevation at ground floor level above the entrance canopy; 1 no. sign (illuminated) measuring 2675 mm x 300 mm x 50 mm on the entrance canopy on the eastern elevation and 1 no. sign (illuminated) measuring 7650 mm x 400 mm x 50 mm between first and second floor level of the eastern elevation of No. 37 Charlemont Street (a Protected Structure) together with all associated works. A concurrent planning application relating to the same site has been submitted to Dublin City Council seeking further higher level signage.</p>	2018/10/03	10,864
3894/16	Grant Permission	<p>PROTECTED STRUCTURE: The development will consist of an amendment of planning permission granted under Reg. Ref. 2907/15 (ABP Ref. PL29S.246118) comprising of the following modifications to previously permitted Hotel &amp; Aparthotel scheme: reduction in permitted basement size by c.259 sqm (from c.2,229sqmGFA to c.1,970sqmGFA) and associated reconfiguration of internal spaces; relocation and reconfiguration of 2 no. permitted stair cores and omission of 1 no. lift core together with associated rationalisation of internal spaces to increase total bedrooms 22 no. additional rooms (from 150 no. permitted to 172 no. proposed (excluding 6 no. permitted Aparthotel bedrooms not affected by this</p>	2017/01/11	10,864

		application) and minor modifications to permitted bedroom layouts; modifications to permitted elevations including provision of additional windows on all elevations and associated reconfiguration of permitted fenestration positions, incorporation of window louvers throughout and minor amendments to material on all elevations; together with all associated and ancillary modifications. All modifications above ground level are generally within the permitted building envelope save for an increase in the setback of permitted building line along northern boundary of the site by approximately 1065mm and infilling of permitted void at south-east corner of building at first to third floor level, resulting in a total decrease in gross floor area of c.372sqm (from c.8,981.2sqm permitted to c.8,609.2sqm proposed. This permission does not propose any modifications to the permitted use or works at No. 37 Charlemont Street (a Protected Structure) or Nos. 35 & 36 Charlemont Street.		
3976/17	Grant Permission	<p>PROTECTED STRUCTURE: RETENTION &amp; PERMISSION: The development will consist of an amendment of planning permission granted under Reg. Ref. 2907/15 (ABP Ref. PL29S.246118), as amended by planning permission granted under Reg. Ref. 3894/16, comprising the retention of the as built amended basement level and completion in accordance with the submitted drawings (comprising a reduction in permitted basement size by c. 225sq.m (from c.1,970sq.m GFA to 1,745sq.m GFA) and associated reconfiguration of internal spaces and car parking layout to increase the number of car parking spaces from a previously permitted 10 No. car parking spaces to 20 No. car parking spaces) with an increase of 10 No. car parking spaces together with permission for proposed amendments to non-commenced elements of the permitted development as detailed below. Internal amendments to the previously permitted hotel building include a reconfigured bedroom layout and provision of additional bedrooms to replace previously permitted laundry rooms at first to fourth floor level (additional 4 No. hotel bedrooms); revised internal layout and configuration of main hotel reception and ancillary break out space at ground floor level together with a change of the previously permitted cafe/bar at ground floor level to provide 2 No. ancillary function rooms together with a revised layout of the business rooms and staircore along the southern elevation at ground floor to provide a revised Executive Room layout with new double doors to the north-eastern elevation at ground floor level. External alterations include provision of 1 no. additional emergency escape door at ground floor level on western elevation of permitted hotel building; revised fenestration at first to fourth floor level to the northern and western elevations (including additional bedroom windows); omission of previously permitted bronze coloured anodised aluminium louvres to all elevations; revised glass balustrading across entire southern elevation at parapet level (4th floor); amended site landscaping and revised boundary wall treatment along part of the southern boundary (along Charlemont Mall), together with a revised configuration of the previously permitted bicycle storeroom, ESB and switch room at north-western corner of site and the provision of a new vehicular entrance along the common boundary with the adjoining site to the north. Amendments to Nos. 35 and 36 Charlemont Street include the amalgamation of the two buildings into a single building, together with a change of the previously approved 3 No. aparthotel units under Planning Ref. 2907/15 (ABP Ref. PL29S.246118) to provide 3 No. hotel bedrooms with en-suite facilities at each floor (basement to second floor level) comprising an additional 12 No. hotel bedrooms. Associated external alterations include the removal of railings to the front of No. 36 and reinstatement of steps and provision of new front door, including door surround, and new railings plus gate to match No. 35 at ground floor level to the north-eastern elevation (both doors will be fixed closed); alterations to the rear elevation include the provision of two doors to the rear elevation at ground floor level; re-opening of windows to the southeast gable elevation together with alterations to the roof and chimneys to include rendering and replacement chimney pots. Internal alterations include amendments to internal walls/layout and lowering of basement floor to improve floor to ceiling height. Amendments to No. 37 Charlemont Street (Protected Structure) include a change of the previously approved hotel lounge at ground floor level under Planning Ref. 2907/15 (ABP Ref. PL29S.246118) to provide 2 No. Hotel Function Rooms together with minor modifications to the internal layout of the 4 No. hotel bedrooms on the upper levels (first and second floors). Amended works to the Protected Structure include the retention of the non-original northern, rear bay window; rebuilding of chimney to historic form with addition of lime plaster; alteration to front parapet; gable walls of permitted atrium have been altered to finish behind the edge of the gables walls to No. 37; permitted glazed roof has been extended to increase the separation distance between new hotel building and No. 37; alterations to side gable (northwest); renovation of windows and the replacement of two existing ground floor windows to the two existing rear bay windows with doors; retention of windows in southwest gable at first and second floor level; removal of internal, non-original partition walls and installation of removable internal, partition walls in a revised configuration to the first and second floor, en-suite hotel bedrooms; replacement of doors throughout building; lining of walls and provision of rising services within alcoves of chimney breasts. Alterations to the curtilage of the Protected Structure to provide a formal landscaping regime to the front of No. 37 Charlemont Street with new railings and gate to the front to historic detail. All modifications above ground level are within the previously permitted building envelope and will not result in an increase in floorspace. In the interest of clarity, the proposed amendments will result in an increase of 16 No. hotel bedrooms from a previously permitted 172 No. bedrooms to a proposed 188 No. bedrooms with the previously permitted aparthotel element (6 No. Aparthotel bedrooms) omitted.</p>	2018/01/24	10,864



3971/17	Grant Permission	The proposed development will consist of minor amendments to Block B of the permitted six to seven storey office development under construction (Reg. Ref. 2260/17) to comprise removal of 1 no. internal staircase from the ground to the fifth floor level, removal of associated fire door at ground floor and replacement with window, associated elevational changes including building out over the void at first floor level over the entrance all at the south west elevation and, the extension of the remaining internal staircase in Block B from fifth to sixth floor with access to roof and minor reconfiguration of plant layout at roof level. The total gross floor space will increase by c.15sqm from the permitted 10,172 sqm to 10,187 sqm.	2018/01/15	10,202
3035/20	Grant Permission	The development will consist of internal and external amendments to Block 1 which forms part of a previously permitted development as approved by Dublin City Council under Reg. Ref. 3742/10 (ABP Ref. PL29S.238212), as subsequently amended by DCC Reg. Ref. 4443/16, DCC Reg. Ref. 3735/18 and DCC Reg. Ref. 4758/18. The proposed development relates to ground level through to roof level only and will result in an uplift in the overall gross internal area of Block 1 by 752sqm (an increase from 21,712sqm to 22,464sqm). The proposed amendments will include: Minor extensions to the building footprint to the south and to the north at Core 1; Slight reconfiguration of internal cores/atriums; Minor changes to the quantity and positions of fins on upper facades; Removal of ESB substation at the southern elevation at ground floor level; Increase in central core parapet height from 51.25m to 52.45m and slight increase in finished floor levels (FFL's) at sixth and seventh floor from the approved 40.05 to 40.15m and 44.15m to 44.3 respectively; Addition of 2no. fire-fighting lifts to the rear of Core 1 and Core 4 at ground floor level and resultant minor changes to the north and south elevations, including an increase in parapet level from 48.95m to 49.69m at the point of these two cores; Changes to northern vent voids/addition of podium vent on pedestrian street; and Repositioning of glazing along the eastern elevation at seventh floor level.	2020/10/22	10,173
2260/17	Grant Permission	Planning Permission for development at this 0.37 ha site, Charlemont Exchange, at the junction of Charlemont Place and Charlemont Street, Dublin 2, D02 VN88. The proposed development will consist of the construction of 2 no. additional storeys to Block A/B and 1 no. additional storey to Block C of the existing 5 no. storey over basement building known as Charlemont Exchange. The proposed development will result in a part 6 no. storey, part 7 no. storey office development with a building height of c.26.2m. The proposed development will also include the provision of a terrace at 6th floor level on the south and west elevations, alterations to the building elevations, re-glazing of the existing corner drum feature, new entrance doors and windows, minor internal alterations, engineering works to support the structure, replacement of plant at roof level and relocation to basement level, reconfiguration of basement level to include 86 no. car parking spaces and 102 cycle parking spaces, site layout amendment works including landscaping, improvements to the public realm and all associated site works and site services necessary to facilitate the development. The total gross office floor space will increase from c7,473.6 sq.m. to c.10,172 sq.m.	2017/05/29	9,960
3929/16	Grant Permission	Amendments to the permitted development under Reg.Ref. 2756/15 for an office development at a 0.353 hectare site. The site has an existing access from Adelaide Road. The proposed development amendments to the permitted development comprise of the following: i) Minor amendments to internal core design/ layout; ii) Minor amendments to internal layout, including a minor increase in floorspace of 81 sq.m at first floor level above the double height reception area; iii) Re-positioning of entrance door on Hatch Street Upper; iv) Provision of fire escape corridor and fire escape door at ground floor level to the rear (south) elevation and omission of permitted fire escape corridor and door at first floor level to rear (south) elevation; v) Amendments to elevational/ facade design to Hatch Street Upper and minor amendments to the material at parapet level on the east elevation; vi) Amendments to permitted fifth (sixth storey) and sixth floor level (seventh storey) comprising extension of 146 sq.m to the north elevation; vii) Omission of permitted lower basement level; viii) Provision of 2 no. additional storeys with a total gross floor area of 3,675 sq.m, to increase the overall height from seven storeys (as permitted) to nine storeys, including a setback at seventh floor level (eighth storey) to the north elevation and provision of a terrace, a further setback at eighth floor level (ninth storey) to the north elevation, and a setback to the eighth floor level (ninth storey) to the east elevation and provision of a terrace; ix) Amendments to permitted basement level comprising provision of 10 no. additional car parking spaces (increase from 35 no. as permitted to 45	2017/01/16	9,546

		<p>no.), relocation of some bicycle parking from basement to ground floor level adjacent to the access ramp, and increase in number of bicycle parking spaces of 41 no. spaces from 142 no. spaces as permitted to 183 no. spaces;</p> <p>x) All associated and ancillary works, including amendments to permitted plant.</p> <p>The proposed amendments will result in an overall increase in gross floorspace of the permitted development of 3,902 sq.m, from 14,084 sq.m as permitted to 17,986 sq.m as proposed.</p>		
3809/16	Grant Permission	<p>Planning permission for minor amendments to the permitted development under Reg. Ref: 2756/15 for an office development at a 0.353 hectare site located at Hatch Street Upper, Adelaide Road and Adelaide Court, Dublin 2. The site has an existing access from Adelaide Road. The proposed minor amendments to the permitted development comprise of the following:</p> <p>(i) Minor amendments to internal core design/layout;</p> <p>(ii) Minor amendments to internal layout, including a minor increase in floor space of 81 sq.m at first floor level above the double height reception area;</p> <p>(iii) Repositioning of entrance door from Hatch Street Upper;</p> <p>(iv) Provision of fire escape corridor and fire escape door at ground floor level to the rear (south) elevation and omission of permitted fire escape corridor and door at first floor level to rear (south) elevation;</p> <p>(iv) Amendments to elevational/facade design to Hatch Street Upper and minor amendments to the material at parapet level on the east elevation;</p> <p>(v) Amendments to permitted fifth (sixth storey) and sixth floor level (seventh storey) comprising extension of 146 sq.m to the north elevation;</p> <p>(vii) Omission of permitted lower basement level;</p> <p>(viii) All associated and ancillary works.</p> <p>The proposed amendments will result in an overall increase in gross floor space of the permitted development of 227 sq.m, from 14,084 sq.m as permitted to 14,311 sq.m as proposed.</p>	2017/01/11	9,546
4707/18	Grant Permission	<p>Permission for development at this site Tom Kelly Road / Charlemont Street, Dublin 2, D02 P489. The development will consist of amendments to Block 2 which forms part of a previously permitted development DCC Reg. Ref. 3742/10 (ABP ref. PL29S.238212), as subsequently amended by planning permission DCC Reg. Ref. 2286/12 (ABP Ref. PL.240620), DCC Ref. 4443/16, and DCC Ref 4152/17. The building has been designed as two separate units to allow for split tenancy. The following is a breakdown of the proposed amendments common to basement - fifth floor for each level: *Basement - Fifth Floor- The reconfiguration of the central access core to include two additional passenger lifts (main core six lift layout changed to an eight lift design) and the addition of a passenger lift or stairs subject to tenant requirements, the addition of a passenger lift to the northern secondary stair core and relocation and reconfiguration of the southern secondary stair core; Specific changes to each floor are as follows: *Basement Level - The internal layout of the basement floor of Block 2 has changed minorly in layout and configuration, change of use of the ancillary gym of approximately 145sq.m to an office of 155 square metres; *Ground Floor - The addition of a goods lift between basement and ground floor serving the Restaurant and Retail Unit 1, the addition of a second ESB station and the relocation of the existing ESB substation further south to beside the proposed ramp from its permitted location, the reconfiguration and relocation of access points (bi-fold doors now included to some Retail areas) and minor amendments to footprint as a result of elevation amendments; *First Floor - The introduction of a second atrium. Minor amendments to the footprint as a result of elevation amendments, the introduction of a second light-well above the primary reception entrance. The size of the permitted light-well above the secondary entrance reception has been reduced in size; *Second Floor - The introduction of a second atrium, minor amendments to the footprint as a result of elevation amendments; *Third &amp; Fourth Floor - The introduction of a second atrium, the inclusion of an opening in the façade for the granted (Block 1 application DCC Reg 3735/18) double height link bridge to connect to the proposed Block 2 office floor plate; *Fifth Floor - The introduction of a second atrium, the proposed removal of the fifth floor terrace to facilitate terrace and the proposed sixth floor; *Sixth Floor - proposed additional floor and terraces on four sides; *Seventh Floor - proposed additional floor and terrace. In addition to the foregoing there will be elevational changes as follows: North East Elevation: *The reconfiguration and relocation of access points and minor amendments to the footprint have resulted in minor elevation amendments; *Accentuation of the primary entrance through the raising of its parapet height from 24.05m to 29.2m above ground. Amendment to the twin central portals which no longer extend from the ground upwards, instead existing as large frames within the elevation. The parapet is proposed at to height of 32.35m above ground. The</p>	2019/03/28	9,093

		additional floors façade is a curtain walling system clad with aluminium fins. South East Elevation: *Addition of a passenger lift to the northern secondary stair core and relocation and reconfiguration of the southern secondary stair core has resulted in the rearrangement of windows in this area; *Ground floor changes consist of a reorganisation of openings as a result of one of the two substations. Reconfiguration and relocation of access points and minor amendments to footprint have resulted in minor elevation amendments; *Increased parapet height from 24.05m to 32.35m above ground. The additional floors are curtain walling clad with aluminium fins. South West Elevation *Ground floor changes consist of a reorganisation of openings to include bi-fold doors to open out onto central square from the retail space; *Increased parapet height from 24.05m to 32.35m above ground. The additional floors façade is an aluminium panel walling system on the south west elevation. West Elevation *Ground floor changes consist of a reorganisation of opening to include bi-fold doors to open out onto central square from the retail space; *The opening on the west elevation is proposed to change to accommodate the double height link bridge as approved under the Block 1 application (DCC Ref 3735/18); *Increased parapet height from 24.05m to 32.35m above ground. The proposed amendments to Block 2 will provide for a building of 8 no. storeys (inclusive of ground, 1st, 2nd, 3rd, 4th, 5th, 6th, 7th) of a total gross floor space of 20,756 square metres (excluding basement) and 23,820 sqm (including basement), with an overall building height of 32.35m from ground level (excluding plant, atrium and lift overrun above). The proposed changes will result in amendments to the overall floor areas for the following uses: *Restaurant - from approved 385 square metres to proposed 358 square metres; *Retail - from approved 400 square metres to proposed 325 square metres; *Office - from approved 15,699 square metres to proposed 20,073 square metres. The proposed works are all within a site area of 3,235 sqm (0.3235ha).		
3292/21	Grant Permission	<p>Planning permission for development at a 0.3148 hectare site located at Harcourt Road and Adelaide Road, Dublin 2. The site includes the former Telephone Exchange and lands to the north (south of One, Two and Three Park Place).</p> <p>The development consists of the following amendments to the development permitted under Reg. Ref. 2388/18 (ABP Ref. ABP-301931-19) and under construction:</p> <ul style="list-style-type: none"> <li>(i) Provision of part one, part two additional floors, to provide for an up to eleven storeys over basement level building;</li> <li>(ii) Reconfigurations of floorplates including internal layouts and core locations;</li> <li>(iii) Revisions to elements of permitted elevations of the new development;</li> <li>(iv) Increase in secure bicycle parking at basement level by 35 no. to 228 no.;</li> <li>(v) Increase in car parking provision by 9 no. to 57 no. total;</li> <li>(vi) Overall, the proposal increases the development by 3,546 sq.m. to a total 25,369 sq.m. (Including basement and a minor reduction in the retail provision by 14 sq.m.);</li> <li>(vii) All associated site development works and consequential amendments to the permitted development.</li> </ul>	2022/01/06	8,819
2388/18	Grant Permission	<p>The development consists of the following:</p> <ul style="list-style-type: none"> <li>(i) The provision of a nine storey including two set back storeys (over basement) commercial development with 18,464 sq.m. gross floor area of office space;</li> <li>(ii) The provision of a new pedestrian link from Harcourt Road through to the existing plaza area west of One Park Place, providing for access through to Hatch Street Upper from Harcourt Road;</li> <li>(iii) The provision of two retail/restaurant/cafe units at ground floor to Harcourt Road and Adelaide Road with a GFA of 640 sq.m. (including mezzanine level);</li> <li>(iv) The provision of a single storey basement level of 2,648 sq.m. GFA which would link to the existing basement servicing One, Two and Three Park Place. Vehicular access to the basement is proposed via the existing ramp to Hatch Street Upper at Two and Three Park Place;</li> <li>(v) The provision of 48 no. car parking spaces and 193 bicycle parking spaces at the proposed basement level with associated facilities;</li> <li>(vi) The proposed development involves the demolition of the former Telephone Exchange building and vaulted foundations 10 and 11 adjacent to the former Harcourt Railway Station buildings;</li> </ul>	2019/04/10	8,819

		<p>(vii) Public realm upgrades to Harcourt Road and Adelaide Road linking through to the plaza area west of One Park Place;</p> <p>(viii) All ancillary and associated site development, demolition works, site clearance, infrastructural works, provision of plant at basement and roof levels including photovoltaic panels.</p> <p>(ix) The overall development consists of a total 21,906 sq.m. GFA.</p>		
3706/21	Grant Permission	<p>Planning permission for the development will consist of the refurbishment and extension of the buildings comprising: 1) reconfiguration of the layout of the basement to provide for 16 no. car parking spaces (including 1 no disabled car parking space); 174 no. cycle parking spaces; 2 no. motorcycle parking spaces; staff showers, changing rooms and lockers; bicycle repair area; plant and tank areas and bin storage areas; 2) reconfiguration of the existing office floorplates and construction of extensions on the eastern and western sides of the buildings at first, second, third, fourth and fifth floors to provide an additional 6,239 sq. m. GFA of office accommodation (to 16,111 sq. m. GFA) including office space for collaborative working at ground floor in Hardwicke House and an ESB substation and switchrooms at ground level; 3) construction of two additional setback floors resulting in an eight storey Hardwicke House, setting back to a seven storey Montague House; 4) removal of all existing external cladding and replacement with a new stone frame structure framing double height glazed openings; 5) provision of roof terraces at sixth and seventh floor level on Montague House and at the sixth floor level on Hardwicke House; 6) provision of a 541 sq. m. plant area enclosure and 85 sq. m. solar photovoltaic ('PV') modules at roof level; 7) upgrading of pedestrian route along the eastern boundary, reconfiguration of the disabled ramp and widening of the access steps to the front of Hardwicke House.</p>	N/A	8,667
4562/18	Grant Permission	<p>The development will consist of amendments to Block 2 which forms part of a previously permitted development DCC Reg. Ref. 3742/10 (ABP ref. PL29S.238212), as subsequently amended by planning permission DCC Reg. Ref. 2286/12 (ABP Ref. PL.240620), DCC Ref. 4443/16, and DCC Ref. 4152/17. The proposed amendments to Block 2 will provide for a building with a total gross floor area of 19, 482 sqm including basement. This gross floor area represents an overall reduction from that permitted under DCC Reg. Ref. 4443/16 of 66 sqm. The building has been designed as two separate units to allow for split tenancy. Unless specifically stated below, the proposed changes relate to DCC Reg. Ref. 4443/16 providing for:</p> <p>Basement Level - reconfiguration of the central access core with the addition of two passenger lift or stairs subject to tenant requirements, the addition of two passenger lift or stairs subject to tenant requirements to the northern secondary stair core and relocation and reconfiguration of the southern secondary stair core; Ground Floor - reconfiguration of the central access core to include two additional passenger lift or stairs subject to tenant requirements, the addition of a passenger lift or stairs subject to tenant requirements to the northern secondary stair core and relocation and reconfiguration of the southern secondary stair core, the addition of a goods lift or stairs subject to tenant requirements between basement and ground floor serving the restaurant and retail unit 1, addition of a second ESB station and re-location of the existing ESB substation further south to beside the proposed ramp, reconfiguration and relocation of some access points and minor amendments to the footprint as a result of elevational changes; First floor - reconfiguration of the central access core to include two additional passenger lift or stairs subject to tenant requirements, the addition of a passenger lift or stairs subject to tenant requirements to the northern secondary stair core and relocation and reconfiguration of the southern secondary stair core, minor amendments to the footprint as a result of elevational changes, the introduction of a second light-well above the primary reception entrance, reduction in size of the permitted light-well above the secondary reception entrance; Second Floor - reconfiguration of the central access core to include two additional passenger lift to stairs subject to tenant requirements, the addition of a passenger lift or stairs subject to tenant requirements to the northern secondary stair core and relocation and reconfiguration of the southern secondary stair core, the introduction of a second atrium, minor amendments to the footprint as a result of elevational changes; Third &amp; Fourth Floor - reconfiguration of the central access core to include two additional passenger lift or stairs subject to tenant requirements, the addition of a passenger lift or stairs subject to tenant requirements to the northern secondary stair core and relocation and reconfiguration of the southern secondary stair core, the introduction of a second atrium, the inclusion of an opening in the facade for the granted (DCC Reg. Ref. 3735/18) double height bridge link to connect to the proposed Block 2 office door; Fifth Floor - reconfiguration of the central access core to include two additional passenger lift or stairs subject to tenant requirements, the addition of a passenger lift or stairs subject to tenant requirements to the northern secondary stair core and relocation and reconfiguration of the southern secondary stair core, the introduction of a second atrium, the proposed increase of the fifth floor terrae to create a larger terrace space; Terrace Level - As a result of the reconfiguration of the central core the introduction of a terraced landscaped area at roof top level including two lift or stairs subject to tenant requirements in the central core to terrace level. In addition to the foregoing there will be elevational changes as follows - North East Elevation - Raising of parapet above primary entrance from 24.05m to recessed parapet height of 24.80m. Relocation of entrances throughout; Additional screens to central facade; Addition of new arch</p>	2019/03/19	8,440

		at secondary entrance on Charlemont St. and frame projecting frame above. South East Elevation - Amendment to facade fenestration due to introduction of lift or stairs subject to tenant requirements and recessed parapet height of 24.80m reorganisation of openings as a result of the relocation of one of the two substations, reconfiguration and relocation of access points; South West Elevation - reorganisation of openings to include bi-fold doors to open out onto the central square from the retail space; West Elevation - reorganisation of openings to include bi-fold doors to open out onto the central square from the retail space, new opening to accommodate double height bridge link permitted for Block 1 (DCC Reg. Ref. 3735/18); North Elevation - New entrance canopy. The above alterations will result in overall height of building from 24.05m to 24.80m above ground level. The proposed works are all within a site area of 3,235 sqm.		
3707/20	Grant Permission	Permission for minor amendments to planning grant reg ref: 3180/19 for external signage. The proposed amendment comprises of replacement of permitted 1no. High level sign on the east elevation with an illuminated high level sign 2m wide x 1.5m high at the same location.	2021/02/24	7,959
3180/19	Grant Permission	Permission for the erection of 1 no. high level sign 2M wide x 1.35M high on the east elevation; 1no. street level tenant signage board made up of individual signs totalling 2.065M wide x 2.75M high on the west facing side of the north elevation undercroft; 1 no.sign 2.5M wide x 0.54M high over the entrance door on the north elevation; and 3no. flagpoles 5.4M high on the level 8 terrace to the north elevation.	2019/09/09	7,959
2743/18	Grant Permission	<p>IPUT plc intends to apply for planning permission for development at this site of c. 0.24 ha (c. 2,435 sq.m) at Styne House, Hatch Street Upper, Dublin 2, D02 DY27.</p> <p>The proposed development will consist of an extension to the existing office building comprising the re-configuration and extension of the existing 5th floor level and the provision of a new additional storey at 6th floor level, resulting in a 7 storey office building and overall increase in office floorspace of 805 sq.m, approximately.</p> <p>The development will also consist of a change of use from office to café (coffee dock) at ground floor level (75 sq m); revisions to internal layout; extension to existing reception area; lowering of ground floor entrance; green roof; fire-fighting lift core leading from basement level to 6th floor level (with plant to be housed within 6th floor footprint); revisions to existing terrace area at the northern and eastern elevations (to accommodate the extension of 5th floor level); minor elevational treatments; and solar shading in the form of an anodised aluminium brise soleil at 6th floor level.</p> <p>The development will also include changes to existing car and cycle parking areas; new shower, locker, drying room and toilet facilities at basement level and the omission of 8 no. existing car parking spaces (resulting in a total car parking provision of 66 no. spaces) and provision of 36 no. additional basement cycle parking spaces (resulting in a total cycle parking provision of 100 no. spaces). Vehicular access and egress to the proposed basement level will continue to be from Hatch Street Upper.</p> <p>The development will also include site development works above and below ground; a new ESB substation; minor elevational amendments; attenuation; plant; piped infrastructure and ducting and all associated site excavation and development works above and below ground.</p>	2018/09/20	7,373
3691/19	Grant Permission	Permission for a pay-to-use waste portable compactor for dry recyclables and a pay-to-use portable waste compactor for residual waste and food waste.	2019/11/11	7,321
2311/18	Grant Permission	PERMISSION & RETENTION: Planning permission is sought for the refurbishment of the existing station comprising modifications to internal layout of existing shop building to include new retail floorspace and servery and external elevational changes to include new illuminated signage and cladding. Retention permission is sought for a 'parcel motel' kiosk and a forecourt laundromat.	2018/04/30	7,321
3036/19	Grant Permission	Planning permission for the erection of signage at Charlemont Exchange located at the junction of Charlemont Street and Charlemont Place, Dublin 2, D02 VN88. The development will consist of: Erection of signage along the south-western elevation consisting of:	2019/08/22	7,285

		<ul style="list-style-type: none"> <li>- 1 no. WeWork facade sign comprising of built up illuminated lettering in aluminium back painted colour located between the 4th and 5th floor.</li> <li>- 1 no. WeWork wall mounted engraved brass plaque comprising of brushed brass, etched and engraved.</li> <li>- 1 no. WeWork illuminated projecting double sided signage comprising of aluminium painted black panelling with white lettering.</li> </ul> <p>Erection of signage along the south eastern elevation consisting of:</p> <ul style="list-style-type: none"> <li>- 1 no. WeWork over door sign comprising of built up suspended rimless illuminated lettering in aluminium back painted colour.</li> <li>- 1 no. WeWork facade sign comprising of built up illuminated lettering in aluminium back painted colour located between the 4th and 5th floor.</li> <li>- 1 No. WeWork illuminated projecting double sided sign comprising of aluminium painted black panelling with white lettering.</li> </ul>		
2045/16	Grant Permission	<p>PROTECTED STRUCTURE: Permission for development on lands (c.0.256ha) at No's 1,2,3,4 and 5 Camden Street Upper and No's 49,50 and 51 Camden Street Lower and all associated sites to the rear addressing Grantham Place, Dublin 2 (including 12 Grantham Place). (No's 1,2,3,4 and 5 Camden Street Upper and No's 50 and 51 Camden Street Lower are Protected Structures.</p> <p>The development will consist of the following:- Refurbishment/alterations and change of use of existing buildings on the site and construction of new buildings to the rear to provide a hotel development (98 bedrooms) with ancillary public restaurant/bar (c.896 sq.m) and associated ancillary uses. The overall building will comprise of a gross floor area of c.6,164 sqm, of which c.2,539 sqm is accommodated within the existing buildings and c.3,625 sqm is new build. The extent of development now proposed has been previously established in principle on this site by development permitted under Reg. Ref. 3316/13&amp; ABP Ref. PL 29s.243008. No's 1-5 Camden Street Upper and No's 50 and 51 Camden Street Lower are Protected Structures.</p> <p>The refurbished existing frontage buildings incorporating No's 1,2,3,4 and 5 Camden Street Upper and No's 49, 50 and 51 Camden Street Lower contain 34 bedrooms and involve internal reconfiguration and works to include repair and replacement (where necessary) of existing windows and doorframes/entrances and railings to the front. The frontage buildings which are to change to hotel and ancillary public bar/restaurant use are currently arranged as follows- No's 4/5 Camden Street Upper (former stain glass manufacturers, now vacant), No's 2/3 Camden Street Upper (formerly commercial offices, now vacant), No's 1/49/50 Camden Street Upper and Camden Street Lower (formerly hotel/commercial and hostel), No.51 Camden Street Lower (formerly residential over ground floor commercial, now vacant). 36 no. new interconnectors are proposed over four levels (Lower Ground Floor to second floor) between the existing buildings along Camden Street Upper and Lower, which will mean that the 8 buildings fronting Camden Street Upper/Camden Street Lower will be interconnected. The main entrance to the hotel and bar/lounge area is proposed at No. 49 Camden Street Lower. The development involves works and change of use of the chapel building (recent use as a gym/boxing club) and associated annexes to the rear of No. 49/50 Camden Street Lower to accommodate the hotel restaurant and ancillary areas. A second entrance and the hotel reception is proposed at No. 4 Camden Street Upper with associated residents lounge, luggage room and store at No.5 Camden Street Upper. The new build element is located to the rear and is located to the north and south of existing chapel building with a new link building connecting to the rear of No. 49 Camden Street Lower. 2 new external landscaped courtyard spaces are provided on either side of the link building to the rear of No's 1-5 Camden Street Upper and No's 50/51 Camden Street Lower respectively. The new building contains 64 bedrooms, bar/restaurant space and ancillary accommodation over 4 levels (including a lower ground floor level). The new buildings are stepped back from the site boundary on Grantham Place and the internal courtyard and the new building line is also set back from the existing site boundary on Grantham Place. No on-site car parking is proposed. Vehicular access/egress for the purpose of deliveries and servicing will be via Grantham Place and include an off-street loading area. 10 no. cycle parking spaces are provided off Grantham Place. Works to the rear of the existing front buildings (No's 1-5 Camden Street Upper and No's 49-51 Camden Street Lower) will include demolition of remnants of existing extensions and existing lift shaft, repair/replacement of windows and cleaning and repointing of brickwork as required, with the exception of the chapel which is</p>	2017/04/18	7,031

		to be refurbished, a number of existing buildings on Grantham Place (including the property known as 12 Grantham Place and structure annexed to the chapel located to the rear of 50 and 51 Camden Street Lower) are to be demolished. A new ESB Sub-station is contained within the new building at Ground Floor Level with a proposed independent access from Grantham Lane. Permission is also sought for landscaping roof plant, signage and all ancillary and associated development works.		
3801/20	Split Decision(Permission & Refusal)	<p>PROTECTED STRUCTURE: RETENTION: Retention permission on lands at No's 1, 2, 3, 4 and 5 Camden Street Upper and No's 49, 50 and 51 Camden Street Lower and all associated sites to the rear addressing Grantham Place, Dublin 2 (including 12 Grantham Place). No's 1, 2, 3, 4 and 5 Camden Street Upper and No's 50 and 51 Camden Street Lower are Protected Structures.</p> <p>The development to be retained consists of:</p> <ul style="list-style-type: none"> <li>• Addition of "Keavan's Port" in individual fascia mounted lettering with warm white LED halo illumination as the name of the establishment above the main entrance door to the front elevation of 49 Camden Street Lower.</li> <li>• Addition of 1 no. amenity board, non-illuminated, to the front elevation of 49 Camden Street Lower, to the right side of the main entrance.</li> <li>• Addition of 1 no. free standing internally illuminated menu board to the right of the main entrance at 49 Camden Street Lower.</li> <li>• Addition of 1 no. aluminium wall plaque, non-illuminated, to the left side of main entrance of 49 Camden Street Lower.</li> <li>• Addition of "Wetherspoon" in individual wall mounted lettering with no illumination above second floor level to the front elevation of 49 Camden Street Lower.</li> <li>• Addition of "Teach Tabhairne" in sign written lettering directly on to white wash wall with no illumination above first floor level to the front elevation of 49 Camden Street Lower.</li> <li>• Addition of 1 no. projecting sign, internally illuminated with a warm white LED, to the front elevation of 49 Camden Street Lower immediately above fascia level.</li> <li>• Addition of "Keavan's Port Hotel" in individual lettering on fascia panel with warm white LED halo illumination above the hotel entrance door to the front elevation of 5 Camden Street Upper and addition of non-illuminated black sign written text "Wetherspoon Est. 1979" applied to the white render wall to the left of hotel entrance door of 5 Camden Street Upper, and</li> <li>• All associated glazing, lighting and shopfront treatments including granite entrance, railings and bridge details to entrances at No. 49 Camden Street Lower and 5 Camden Street Upper.</li> </ul>	2021/06/28	6,996
3351/20	Grant Permission And Retention Permission	<p>RETENTION &amp; PERMISSION: PROTECTED STRUCTURE: Retention permission for development on lands (c.0.256ha) at Nos. 1, 2, 3, 4 and 5 Camden Street Upper and Nos. 49, 50 and 51 Camden Street Lower and all associated sites to the rear addressing Grantham Place, Dublin 2 (including 12 Grantham Place).</p> <p>Nos. 1, 2, 3, 4 and 5 Camden Street Upper and Nos. 50 and 51 Camden Street Lower are Protected Structures.</p> <p>The development for retention consists of modifications to development previously permitted under Reg. Ref. 2045/16 (PL29S.247635) at the above address. The modifications for retention permission consists of:</p> <p>(a) Alterations at Lower Ground Floor Level to include removal of 6 no. guest bedrooms at lower ground floor of 1-5 Camden Street Upper and 50-51 (Camden Street Lower) to be replaced with staff and other hotel facilities; staff facilities altered to maintenance stores and general store changed to staff room; new openings to courtyard from atrium/ link at lower ground floor level; 2 no. guest bedrooms relocated from lower ground floor of atrium/ link building and replaced with approx. 109sqm of function space/ meeting room separated from main customer area by screen doors; new plant area added at Lower Ground Floor of No. 51 (Camden Street Lower) to replace 1 of 6 no. hotel bedrooms; new sprinkler tank with green living wall screen added to courtyard to rear of 51 Camden Street Lower for fire safety of atrium design and No. 5 Camden Street Upper; Internal layout changes to new build at Lower Ground Floor to the rear at Grantham Place including new stair layout to ground floor level and new fire escape stair to the rear;</p> <p>(b) Alterations at ground floor level to include minor amendments to internal opening between front and rear reception at No. 5 Camden Street Upper; facade altered from render to original restored and repointed brick (at all levels); amendments to materials at entrance to No. 49; revised atrium design to include new link structure; 2 no. bedrooms relocated from Lower Ground Floor Level to replace customer areas at rear of No. 50</p>	2020/12/15	6,996

		<p>and 51 Camden Street Lower; new fire escape stair exit to the rear at Grantham Place and associated alterations to rear elevation at Grantham Place including revised railing treatment; canopy roof omitted within courtyard; hotel reception moved from rear of No. 4 to front of No. 5 Camden Street Upper; luggage room moved from No. 5 to No. 4 Camden Street Upper; residents lounge/ waiting area moved from front to rear of No. 5 Camden Street Upper; windows at ground floor of chapel annex blocked up for fire safety purposes; and other related fire safety and internal layout improvements within new build element to the rear;</p> <p>(c) Alterations at First Floor Level to include revised layout to hotel bedroom at No. 5 Camden Street Upper including new bathroom location; new sprinkler system added to rooms 111 and 112 for fire safety purposes; glass roof changed to solid roof at fire exit to north side of chapel annex; alteration to atrium design and internal walkway; relocation of internal stair within chapel to rear; additional openings added to chapel for structural stability; and infill of recess between chapel and new hotel block to the rear at Grantham Place;</p> <p>(d) Alterations at Second Floor Level to include alteration to hotel bedroom at No. 5 Camden Street Upper including new bathroom location; new sprinkler system added to rooms 211 and 212 for fire safety purposes; and other alterations as undertaken at lower levels including revised atrium design and recess infill;</p> <p>(e) Alterations at roof level to include pitched roof design at atrium and recess infill between chapel and new hotel block at Grantham Place; and</p> <p>(f) Permission is also sought for landscaping and all ancillary and associated site development works for the alterations described.</p> <p>The proposed changes will result in a reduction in the number of hotel bedrooms from 98 to 89 in total.</p>		
2865/21	Grant Permission	<p>IPUT plc intends to apply for planning permission for development at this site of c. 0.24 ha (c. 2,435 sq m sq m) at Styne House, Hatch Street Upper, Dublin 2, D02 DY27 for the internal reconfiguration and extension of an existing office development to provide for an overall increase of approximately 100 sq m of additional floorspace.</p> <p>The proposed development will consist of extending the existing ground floor area to include a new café (coffee dock) (73 sq m); the creation of additional office floorspace at first floor level (27 sq m); revisions to internal layout and elevation changes; the lowering of the ground floor entrance; extension of existing reception area at ground floor level at the front of the building on Hatch Street; and new glazing and entrance design.</p> <p>The development will also include changes to existing car and cycle parking areas; new shower, locker, drying room and toilet facilities at basement level, and the omission of 12 no. existing car parking spaces (resulting in a total car parking provision of 52 no. spaces), and provision of 36 no. additional basement cycle parking spaces (resulting in a total cycle parking provision of 100 no. spaces). Vehicular access and egress to the proposed basement level will continue to be from Hatch Street Upper.</p>	2021/09/02	6,944
3129/21	Additional Information	<p>The development will consist of: (a) alterations to apartment block known as Errigal House as follows: (i) removal of existing external fire escape and provision of new enclosed fire escape stair core; (ii) provision of new entrance porch; (iii) removal and replacement of all existing glazing and provision of new external insulation to apartment block; (iv) modification of existing apartments to provide each unit with private amenity space in the form of an external balcony/wintergarden; (v) extension of apartment block at second floor level to allow for the provision of 2 no. two-bedroom apartments each served by private balcony/wintergarden; (vi) extension and revision of apartment block at third floor level to allow for the provision of 2 no. two-bedroom apartments, each served by private balcony/wintergarden, and the alteration of the layout of the existing apartment Nos. 3.2 and 3.3 and, (vii) provision of 1 no. additional storey, to existing four storey building, comprising 1 no. one-bedroom and 3 no. two-bedroom apartments each served by private balcony/wintergarden; (b) provision of bicycle parking shed of 28 no. spaces, 15 no. external bicycle parking spaces and new bin store; and, (c) all ancillary works, inclusive of landscaping, necessary to facilitate the development. The development will increase the quantum of residential units within Errigal House from 20 no. apartments to a total of 28 no. apartments and will result in the provision of a five storey apartment building.</p>	N/A	6,480
WEB151 1/20	Grant Retention Permission	<p>RETENTION: This development consists of retention application for modifications to Planning Permission Reg. Ref. 3597/17 to include the following: minor modifications to elevations and material finishes to the residential dwelling, and all associated site development works.</p>	2020/11/04	6,460



3597/17	Grant Permission	PROTECTED STRUCTURE: Permission for development at this site of c.021ha on lands to the rear of No. 91 Belmont Avenue, Donnybrook, Dublin 4. No. 91 Belmont Avenue is a protected structure (RPS No. 675). The development will consist of modifications to permitted House No. 4 granted under Reg Refs: 2582/16 & 2141/17 as follows: Provision of a residential basement (c.365 sq.m) to permitted House 4. Revised internal configuration of rooms at ground and upper floors with associated elevational changes and floor area (excluding basement) now c.830 sq.m. House footprint also moved slightly south-westwards from permitted location. All associated site development works. The remainder of House 4 to be carried out in accordance with permissions Reg. Refs: 2582/16 & 2141/17.	2017/11/10	6,460
2141/17	Grant Permission	Development at a site of c. 0.21 ha on lands to the rear of No. 91 Belmont Avenue, Donnybrook, Dublin 4. The development will consist of modifications to permission Reg.Ref.: 2582/16 to include the following: - Omission of Condition No. 3 of the permission. - Provision of a second floor (c. 78 sq.m) to permitted House 4. - Provision of south east and north east facing roof terraces at second floor of House 4. - Associated modifications to permitted roof and provision of stairs from first floor. - All associated site development works. The remainder of the development to be carried out in accordance with parent permission Reg. Ref. 2582/16.	2017/05/03	6,460
2477/17	Grant Permission	The development will consist of the following: The partial demolition/ alterations to the existing houses No. 59, 61, 63 and 65 and the construction of rear single storey with two storey over extensions to same to provide 4 no. single storey two bedroom lower garden level apartments and 4 no. two storey, two bedroom duplex apartments all with screened rear terraces, 2 no. semi detached three storey mews houses to the rear of No. 59 to 65, with 15 no. basement car park spaces to be provided in the permitted basement car park as granted under Reg.Ref. 2308/16, in addition the partial demolition/ alterations of various ground and first floor extensions to the rear of 73, 85, 87, 89, 93, 95, 97, 99, 101 & 103, construction of two storey pitched/ flat roof rear extensions to accommodate extended kitchen/ dining area on the ground floor with bedroom accommodation over at first floor, all with associated landscape and drainage works to facilitate the development.	2017/08/08	5,999
4401/16	Grant Permission	PROTECTED STRUCTURE: Permission at 45 Sandford Road, Ranelagh, Dublin 6, a protected structure (RPS #7444), for development consisting of: Demolition of rear non-original terrace and steps and non-original rear glass house, partial demolition (ca 5m2) of later added 2 storey side annex and demolition of side lean to storage (ca. 4m2). Internal modifications incl. new openings in original walls, removal of non-original partitions and dry-linings and replacement of basement floor slab, fitting of mechanical and electrical installations, essential conservation repairs and refurbishment of floors, windows, doors, walls, ceilings and internal fittings. Installation of new sanitary facilities on basement and first floor level. Construction of a 2 storey kitchen extension to the side (single storey construction on ground floor level (18m2) which is elevated "floating" on piers with storage (7m2) underneath), a new glazed "bridge" type link (3m2) between the new kitchen extension and the coach house at ground floor level, a part single (37m2) part 2 storey (6m2) extension behind the existing coach house, replacement of existing rear terrace with a basement extension (11m2) and roof used as terrace and external stairs at ground floor level incl. screening wall to south east boundary, new revised opening and glazed screen and doors to access this terrace, refurbishment of coach house including new floors at reduced levels on basement and ground floor level, creation of new window and door openings in coach house to front, rear and side, incl. 5 new conservation roof lights to coach house roof front, rear and side. Fitting of 1 conservation roof light to front of existing side extension and fitting of a solar panel to rear roof of same, general conservation refurbishments and essential repairs to all external finishes incl. gutters and rainwater goods, slate roofs, chimneys, stone wall and render finishes. Slightly reduced ground levels at side and rear of main house incl. new patio layout at rear (water feature and most of garden unaffected). Incl. associated site works and SUDS drainage layout.	2017/04/05	5,354
2321/20	Split Decision(Permission & Refusal)	Permission for an extension and alterations to an existing detached dwelling with existing vehicular access from Eglinton Road and rear access approached from Tramway lane serving an existing garage. The proposed development shall consist of: (i) replacement of an existing two storey bay to the front (north) elevation, (ii) removal of an existing two storey bay to the rear (south) elevation and (iii) the removal of an existing boiler room to the side (east) elevation. (iv) construction of a new two storey faceted bay to the front (north) elevation, (v) construction of a new single storey extension to the rear (south) of the dwelling at ground floor level, (vi) construction of a new bay window on the rear gable at first floor level to replace existing, (vii) formation of a new single arched window opening on the rear gable at second floor level to replace existing window	2020/07/09	5,271

		openings, (viii) construction of a new single storey plant room on the side elevation (east) to accommodate a new sustainable heating system. (ix) works are to include the installation of a new apex rooflight to the existing roof of the rear facing gable, minor internal alterations, refurbishment of the existing external fabric including replacement of the existing roof finishes and flashings, upgrades to existing rain water goods, soffits and fascias and replacement of existing windows with new thermally efficient windows, installation of photovoltaic solar collector panels to the existing roof and all associated site development works.		
3294/17	Grant Permission	PROTECTED STRUCTURE - Permission for modification to the permission granted under Reg. Ref. 2157/16. The development will consist of the reinstatement of an original ope on the side/south-east elevation at first floor level, currently blocked up. Ope to be fitted with a new sliding sash window to match the width and detail of the window below at ground floor level.	2017/10/06	4,749
2334/17	Grant Permission	The application is for the removal of 2no. existing freestanding canopy features and the upgrade/refurbishment of the stone facade at ground floor and the stone framing of the existing two storey glazed entrance facing onto Harcourt Road. The application also includes for the erection of one number back lit external sign set at high level. The sign comprises of individual letters approximately 500mm in height mounted on the existing north facade over the entrance (overall sign dimensions approx.:5500mm wide X 500mm high) that faces onto Harcourt Road. The application also includes for the erection of 4no. concealed external uplighters to uplight the entrance facade from the basement light well. There is no proposed increase in floor area. No other external alterations are proposed.	2017/06/07	4,677
2509/21	Grant Permission	<p>The development will consist of minor amendments to ground – through to seventh-floor level of Block 5 which forms part of a previously permitted development as approved by Dublin City Council under Reg. Ref. 3742/10 (ABP Ref. PL29S.238212), as subsequently amended by DCC Reg. Ref. 4443/16, DCC Reg. Ref. 4088/18, DCC Reg. Ref. 2502/20, and DCC Reg. Ref. 2687/20.</p> <p>The proposed amendments relate predominantly to the internal configuration of Block 5 and will include:</p> <ul style="list-style-type: none"> <li>• Relocation of the existing ESB substation at ground-floor level;</li> <li>• An overall increase in gross floor area (GFA) of retail space from 222.7m2 to 232m2 arising from an increase to Retail Unit 01 GFA from 68.6m2 to 88.2m2 and reduction to Retail Unit 02 GFA from 154m2 to 144.5m2;</li> <li>• Amendment to Core 2 entrance and minor re-arrangement of internal circulation spaces at ground-floor level;</li> <li>• Alteration to apartment unit no. 09 (Type C1) at ground-floor level from 2-bedroom to 1-bedroom unit, and a reduction in GFA from 87.2m2 to 60m2;</li> <li>• Alteration to apartment unit no. 01 (type A) at first-floor level from 1-bedroom to 2-bedroom unit, and an increase in GFA from 67.4m2 to 77.6m2;</li> <li>• Re-arrangement of internal configuration of apartment unit no. 14 (Type G1) at first-floor level to accommodate fire requirement for ESB substation;</li> <li>• Alterations to apartment unit nos. 47, 51, 55, 59 &amp; 63 (Type L) from third to seventh floor level to provide for removal of winter gardens to increase living areas;</li> <li>• Addition of a service riser from the ground- through to fourth-floor level resulting in alterations to apartment unit no. 02 (Type B) and a reduction in GFA from 59.2m2 to 46.2m2, and apartment nos. 04, 06 &amp; 08 (Type B) and a reduction in GFA from 47.5m2 to 46.2m2;</li> <li>• And addition of a service riser from ground- through to first-floor level resulting in a minor re-configuration to the en-suite bathroom in apartment unit no. 10 (Type D).</li> </ul>	2021/07/08	4,630
2502/20	Grant Permission	The development will consist of the internal and external amendments to Block 5 which forms part of a previously permitted development as approved by Dublin City Council under Reg. Ref. 3742/10 (ABP Ref. PL29S.238212), as subsequently amended by, DCC Reg. Ref. 4443/16 and DCC Reg. Ref. 4088/18. The proposed amendments will include: Re-arrangement of internal core areas and lobby spaces at all levels, resulting in minor changes to layouts and area in surrounding apartments, requiring the conversion of 1 no. two-bedroom unit to a one-bedroom unit and 1 no. one-bedroom unit to a two-bedroom unit at ground floor level; A change in core 1 at first floor level only, requiring the conversion of 1 no. two bedroom unit to 1 no. one-bedroom units and the remaining floor area allocated to the adjoining existing one-bedroom apartment; Change of use of the storage area located to the rear of core 2 at ground level to 1 no. two-bedroom apartment, resulting in the provision of a dual-access route	2020/08/13	4,630

		linking the courtyard and the core; conversion of the three-bedroom unit located at the rear of core 2 (first through to sixth floor inclusive) to 2 no. one-bedroom units with GFA's of 52.7m <sup>2</sup> and 47.7m <sup>2</sup> ; The provision of winter gardens in lieu of balconies/external terraces across 83 no. units from ground to sixth floor (inclusive); Addition of corner balconies to the northern elevation at third-floor to sixth-floor level (inclusive); Change the currently approved monocouche render external finish to the internal courtyard of Block 5 to brick finish; Addition of an ESB substation and switch room at ground floor level, resulting in slight reductions to the floor area of the ground floor retail units adjacent; and Addition of stairs at ground level connecting to basement level and a minor increase in size to the adjacent approved goods lift, requiring the conversion of 1 no. two-bedroom unit to a one-bedroom unit. The proposed amendments will provide for an overall increase from the approved 86 no. units at Block 5 to 93 no. units and the following housing mix: 25 no. one-bed units (27%); 62 no. two-bed units (67%) and 6 no. three-bed units (6%).		
4305/17	Grant Permission	<p>PROTECTED STRUCTURE: Development at a 0.1350 hectare site. The site includes the former Tripod bar and venue and consists of the northern element of the platform building of the former Harcourt Street Railway Station. A part of a protected structure is situated within the application site (RPS Ref.3514: former station roof and facade).</p> <p>The development consists of the following:</p> <ul style="list-style-type: none"> <li>i) Change of use of three areas within the vaulted foundation spaces at ground level to retail/ restaurant use (598 sq.m Gross Floor Area);</li> <li>ii) Change of use of the front of the building (to Hatch Street) at ground level and the first floor/ podium level and second floor/ mezzanine level of the northern element of the platform building (existing second floor/mezzanine floor to be removed and new floor provided) to office use (1,747 sq.m resultant Gross Floor Area in office use);</li> <li>iii) Removal of non-original features and interventions in accordance with good conservation practice;</li> <li>iv) Provision of glazed entrance to north elevation, replacement roof lights incorporated into a repaired and replaced roof as appropriate, glazed arched facades to vaulted foundations on east and west elevations, similar to works previously carried out at the southern element of the platform building;</li> <li>v) Upgrade of the existing service yard to provide a new public realm space, including the removal of the existing boundary railing and gates, and provision of new paving, steps landscaping and 22 bicycle parking spaces;</li> <li>vi) All conservation repair, replacement and refurbishment works in accordance with the submitted documentation;</li> <li>vii) All ancillary and associated site development works.</li> </ul>	2018/03/05	4,625
3596/18	Grant Permission	Planning permission sought for development works to the existing dwelling to include: a) Construction of a single storey flat roofed extension to rear and side of existing house (54m <sup>2</sup> ). b) Construction of first floor level, pitched roof extension to rear of existing house (7m <sup>2</sup> ). c) Demolition of existing garden house and external storage rooms and construction of a single storey, flat roofed garden house to the rear of the back garden (45m <sup>2</sup> ). d) All internal modifications and associated facade alterations, site development works including increasing part of the garden wall along the west boundary and associated drainage.	2019/01/09	4,400
4345/17	Grant Permission	Demolition of an existing single storey rear extension and construction of a new 88 sq.m single storey kitchen/ dining extension to rear of existing house together with the construction of a new 14 sq.m single storey domestic structure to rear garden.	2018/03/07	4,189
2380/17	Grant Permission	The application site has an area of c. 0.154 ha and is located to the south of the former Carroll's Building (Protected Structure Ref.:3280) at 2 Grand Parade. The development will consist of the demolition of existing buildings No. 19A and 19-25 Dartmouth Road and the outbuilding to the rear to provide for the construction of 4 no. 3 storey over basement, four bedroom houses. The proposed dwellings will form a terrace fronting Dartmouth Road. The development will also include off-street car parking, pedestrian and vehicular access from Dartmouth Road, the provision of private terraces at roof level, rear private amenity space, new boundary treatment and all associated site and infrastructural works including, SUDS Drainage, foul and surface water drainage; landscaping (hard and soft); and upgrading of existing footpaths.	N/A	4,049
4167/16	Grant Permission	Planning permission for amendments to the office development permitted under Reg. Ref. 3258/15, as amended by Reg. Ref. 2317/16, The application site comprises of 0.14 hectares and is bounded by Harcourt Road (adjacent to Adelaide Road) to the north, Harcourt Lane to the west and Albert Terrace to the south. The proposed amendments to the permitted development relate primarily to minor external alterations on each elevation and internal changes together with set back of the staircore by 1.5m from the building line on the north elevation following omission of 1	2017/03/03	4,021

		no. passenger lift and omission of glazed balustrade at roof level. The proposed amendments will reduce the total GFA from 7,060 sqm (as previously approved under Reg. Ref. 2317/16) to 7,029 sqm.		
3958/17	Grant Permission	A variation is sought to an existing Planning Permission (Reg. Ref. 3015/15). The permission granted involved a mixed use development of a 4 storey-over basement building comprising 1 retail unit at Ground Floor level with retail storage and gym at Basement level and office accommodation at Levels 1-3. The development also provided for 8 car parking spaces to the rear and 28 bicycle parking spaces in the basement. The proposed amendments to the permitted development consist of: 1. Redesigned external elevations to upper floors and to include more appropriate retail frontage at ground floor level; 2. Moving of bicycle parking from basement to the rear yard accessed from Harrington Court and to provide a revised layout to the previously approved 8 no. car parking spaces. 3. A rationalisation of internal spaces including cores & circulation space. As a result of the proposed amendments, the overall floor area is to increase from 3,739 sq.m as approved under the previous Permission (Reg. Ref. 3015/15) to 3,815 sq.m (an increase of 76 sq.m).	2017/12/20	4,018
3972/19	Grant Permission	Permission is sought to rearrange the layout of the parking area associated with the recently constructed 6 storey office and restaurant development at the Lennox Building, 47-51 South Richmond Street, Dublin 2, which was built under planning permission Reg. Ref. 3015/15 and amended by Reg. Ref.4638/17. Permission has been granted for the parking of 9 cars in the rear yard associated with the development (Reg. Ref.2958/19). Permission is sought to rearrange the parking, so that 10 cars can be parked in this space. The area would continue to accommodate bicycle parking, disabled parking space and access to the building as originally approved.	2019/12/17	3,971
2958/19	Grant Retention Permission	Permission is sought to rearrange the layout of the parking area associated with the recently constructed 6 storey office and restaurant development at the Lennox Building, 47-51 South Richmond Street, Dublin 2, which was built under planning permission Reg. Ref. 3015/15 and amended by Reg. Ref.4638/17. Permission has been granted for the parking of 9 cars in the rear yard associated with the development (Reg. Ref.2958/19). Permission is sought to rearrange the parking, so that 10 cars can be parked in this space. The area would continue to accommodate bicycle parking, disabled parking space and access to the building as originally approved.	2019/08/12	3,971
2414/19	Grant Permission	The development will consist of alterations to previously approved development Reg. Ref. 4638/17 at the corner of Richmond Street South, Dublin 2 and Lennox Street, Dublin 8. The proposed alterations are as follows: omission of approved basement level gym (678sq.m) and provision of a cultural/recreational space, as defined under Appendix 21 of the Dublin City Council Development Plan 2016-2022, to consist of a multipurpose events space including cinema, exhibition space, conference centre (and associated meeting rooms) and ancillary facilities (toilets, storage, etc.). The development will also include minor alterations to the approved ground floor and basement floor plans and all other ancillary works necessary to facilitate the development.	2019/06/06	3,969
2780/18	Grant Permission	Erection of 2 no. external signs 1 no. 60x60cm black steel plate with white lettering c.220cm high on southern elevation at main entrance and 240cm long and 50.8cm high black lettering at second floor slab level on south west corner.	2018/07/20	3,910
2154/18	Grant Permission	Planning permission is sought for to demolish the two-storey extension on western side of existing dwelling house and for the change of use from the provision of residential ante natal and post natal services to residential use.	2018/05/05	3,871
2387/17	Grant Permission	PROTECTED STRUCTURE: The development will consist of Construction of a single storey extension (area: 26M2) to the rear of the main house with 2 flat roof lights, widening of existing French doors to rear, associated ancillary works and site works in connection with the works. No works will be carried out to the upper floors of the main house. The property and its curtilage is a protected structure.	2017/06/07	3,859
3153/21	Grant Permission	The development will consist of externally illuminated VIASAT logo lettering.	2021/10/19	3,409
3930/21	Additional Information	Planning permission for the following development: -Demolition of 283 sq.m of existing commercial buildings, -Erection of six, two-storey (plus attic) townhouses, -8 car parking spaces, and all associated site works (including drainage).	N/A	3,393
2203/17	Grant Permission	PROTECTED STRUCTURE - Permission to locate 4no CCTV cameras on the front elevation and 6no to the side and rear.	2018/03/22	3,378
2125/18	Grant Permission	The development will consist of modifications to parent permission DCC Ref. 2582/16 ( as modified by permission DCC Refs. 2141/17, 2549/17,	2018/04/30	3,299

		2868/17 and 3597/17 ) to comprise the following: lowering the permitted finished ground floor levels ( to c.+ 17.002m), associated increase in overall building height but with no change to the permitted ridge levels for permitted House Nos. 1, 2 and 3. Associated elevational changes. The remainder of development to be carried out in accordance with extant permissions.		
4455/19	Grant Permission	The development will consist of the construction of a ground floor extension to the existing mews building to the rear of the site, providing 1 no. additional bedroom together with minor internal alterations to the mews. The development also consists of alterations to the front boundary wall, piers and front site area along Ranelagh Road to accommodate new vehicular access for 4 no. car parking spaces and bin storage area. The proposal also consists of the construction of a shed within the existing garden area between the existing house and mews building. All with associated landscaping, modifications to the car parking layout to the rear, together with all necessary site development works.	2020/02/27	2,983
3196/20	Grant Permission	PROTECTED STRUCTURE: Permission for development at a 0.1024 ha site at Charlemont Place, Dublin 2, principally bounded by a commercial building (No. 21 Charlemont Place) to the south, the Green Line Luas track to the west, the 'Peter Place' residential dwelling to the north and the 'Hilton Mews'. 'Harcourt Terrace/Harcourt Mews' residential dwellings and a commercial building (Charlemont House) to the east. The site incorporates a Protected Structure (a Spring Well). The development will consist of amendments to the permitted aparthotel development as granted under DCC Reg. Ref. 3549/19 (ABP Reg. Ref. PL29S.305585) to include the following modifications which are principally proposed within the permitted form/building envelope; an additional 8 No. aparthotel bedrooms which will increase the total number of bedrooms from 36 No. to 44 No. aparthotel bedrooms; the reduction in car parking at basement level -1 from 9 No. spaces to 3 No. spaces; the provision of a gym (22 sq.m), breakfast room (100 sq.m), breakfast preparation area (28 sq.m) and an external open area (15 sq.m) at basement level -1 (principally in lieu of the removed car parking spaces); additional minor modifications to the basement including the addition of a guest w.c., relocation of bin store and loading bay and relocation and reduction of bicycle parking spaces; additional plant at roof level; signage to the permitted entrance canopy; and all associated elevational changes and site development works above and below ground, The total gross floor area of the permitted aparthotel development will be slightly reduced from 1,763 sq.m over 660 sq.m at basement level to 1,737 sq m over basement level of 666 sq.m.	2020/11/18	2,977
3549/19	Grant Permission	PROTECTED STRUCTURE: Permission for development at a 0.1024 Ha site at Charlemont Place, Dublin 2, principally bounded by a commercial building (No. 21 Charlemont Place) to the south, the Green Line Luas track to the west, the 'Peter Place' residential dwellings to the north and the 'Hilton Mews', 'Harcourt Terrace/Harcourt Mews' residential dwellings and a commercial building (Charlemont House) to the east. The site incorporates a Protected Structure (a Spring Well). The development will consist of: a 36 No. bedroom part one to part six storey (over a part double basement) aparthotel (1,763 sq m over 660 sq m at basement level); 9 No. ancillary basement car parking spaces; vehicular access to the basement car park via the existing ramp to the west; pedestrian access via the existing laneway at the south-east of the site; a screened roof terrace (facing all directions) at fourth floor level; bicycle parking; hard and soft landscaping including a green wall; loading bay; boundary treatments; plant and all associated development works above and below ground.	2020/03/30	2,921
3764/18	Grant Permission	PROTECTED STRUCTURE: Permission for development at a 0.1024 Ha site at Charlemont Place, Dublin 2, principally bounded by a commercial building (No. 21 Charlemont Place) to the south, the Green Line Luas track to the west, the 'Peters Place' residential dwellings to the north and the 'Hilton Mews', 'Harcourt Terrace/Harcourt Mews' residential dwellings and a commercial building (Charlemont House) to the east. The site incorporates a Protected Structure (a Spring Well). The development will consist of: a 43 No. bedroom part two to part seven storey (over a part double basement) aparthotel (2,743 sq m); 10 No. ancillary basement car parking spaces; vehicular access to the basement car park via the existing ramp to the west; pedestrian access via the existing laneway at the south-east of the site; a screened roof terrace (facing north, east and west) at fourth floor level; bicycle parking; hard and soft landscaping; loading bay; boundary treatments; plant; and all associated site development works above and below ground.	N/A	2,921
3086/20	Grant Retention Permission	RETENTION: Planning permission is sought for a change of use from Medical Practice to Childcare facility to the lower ground floor and rear extension of an existing building.	2020/11/02	2,907
4377/18	Grant Permission	PROTECTED STRUCTURE: Permission for development at Belmont House, Belmont Avenue, Donnybrook, Dublin 4 (Protected Structure). The development will consist/consists of the demolition of the single storey side extensions and the part single, part two storey extension at the rear of the main house; the construction of a two storey extension to the side and a two storey extension at the rear of the main house. Works will also include internal alterations, new roof lights and all associated roof, site, drainage and landscaping works.	2019/09/18	2,843

3034/21	Grant Permission	PROTECTED STRUCTURE: The development consists of general façade maintenance and cleaning works including: (1) The removal of plant growth from the façade and gutters; (2) The local repair of pointing to the granite façade elements (steps, columns and cappings etc); (3) The local repair of pointing to the brickwork and (4) Cleaning the entire façade and (5) Repainting of windows and entrance portico. The building is a protected structure in a Strategic Development and Regeneration Zone.	2021/11/11	2,800
3247/18	Grant Permission	Planning permission is sought for: (i) to relocate and reconstruct the rear section of the western boundary wall of the property, (ii) to plaster the brick piers at the entrance gates, (iii) to fit new decorative fascia at eaves level (to match fascia of the adjoining dwelling house) on the front elevation of the house.	2018/09/13	2,522
WEB142 5/17	Grant Permission	The development will consist of the demolition of extensions to the rear and garages to the side of the house. The construction of a new three-storey (two-storey over basement) extension to the rear and a new screen wall to the side, the levelling and terracing of the rear garden, internal alterations including new mechanical and electrical services, re-roofing, repairs to the brick facades and replacement of non-original windows with new painted hardwood windows. All existing parking spaces will be maintained and no significant trees will be affected.	2017/11/22	2,446
WEB512 2/21	Grant Permission	The development consists of a detached, flat roofed 2-storey 3 bed house with a north west facing first floor balcony, to the side of the existing house, with new pedestrian entrance to existing house and associated works and landscaping.	N/A	2,353
3167/20	Grant Permission	Permission for replacement of existing signage and new signage as follows, 1) Replacement of existing backlit stainless steel sign at fourth floor level to Harcourt Street side elevation with new stainless steel and coloured Perspex illumined sign 655mm high x 4080mm wide ; 2) Installation of new free-standing three dimensional aluminium finished totem sign between existing boundary wall and South elevation, 600mm wide x 600 mm deep x 5885mm high (note 4700mm height visible above boundary wall) with stainless steel and coloured Perspex illuminated signs to three sides with letters 411mm high.	2021/01/06	2,346
WEB165 3/21	Grant Permission	The development will consist of; removal of existing single storey non-original extension and conservatory to rear, construction of new single storey extension to rear/side, replacement and modification of roof to single storey garage to front/side and conversion of garage to habitable accommodation, modifications to facades and internal layouts, provision of 2 no additional rooflights to rear, widening of vehicular entrance and provision of bicycle and bin stores to front and all associated ancillary, landscaping and site development works.	2021/09/21	2,200
2549/17	Grant Permission	Development at this site of c. 0.08 ha. The development will consist of modifications to permission DCC Reg.Ref. 2582/16 to include a rear south west facing dormer window on permitted Houses 2 and 3 which will result in a minor increase in floor area of c. 1.9 sq.m for each house. Associated roof modifications to the rear of Houses 2 and 3. The remainder of development to be carried out in accordance with parent permission DCC Reg.Ref. 2582/16. A concurrent application DCC Reg.Ref. 2141/17 has been submitted to Dublin City Council in relation to permitted House 4.	2017/06/28	2,066
4233/18	Grant Permission And Retention Permission	PROTECTED STRUCTURE: PERMISSION & RETENTION: Retention Permission and Permission for Retention and Temporary Continuation of use (for a period of three years) of semi-covered smoking area and beer garden/outdoor dining area (previously permitted under Reg. Ref. 3332/08 and Reg. Ref. 3497/13 (ABP Ref. PL29A.242944) and "The Big Blue Bus" pizza kitchen and dining area of 43 sq.m (as previously permitted by Reg. Ref. 3334/12 (ABP PL29S.242235), and Reg. Ref. 2207/14. At The Bernard Shaw Public House, 11-12 Richmond Street South, Dublin 2 (A Protected Structure - Ref. 7361 on the Record of Protected Structures) and Nos. 13-14 Richmond Street South, Dublin 2.	N/A	1,935
WEB119 7/18	Grant Permission	Works include the construction of a single storey conservatory to the rear and a bay window to the side all at ground floor level. No significant trees will be affected.	2018/07/20	1,921
4636/19	Grant Permission	PROTECTED STRUCTURE: Planning Permission at 55 & 56 Ranelagh Road, Dublin 6, D06 N562 & D06 E2X4, respective, both Protected Structures, for a three storey rear extension incorporating the existing rear return to both properties to form extended lower ground floor living accommodation, new bedroom to ground floor level and new bathroom to first floor landing level; alterations to rear landing arch window sill to form access to new extension; additional works to no. 55 include: alteration to existing bathroom to form ensuite to main bedroom, new ensuite door in main bedroom; new 2.85 internal openings in existing walls to lower ground floor; new stud wall to form utility space to lwr ground floor; replacement of front lwr ground floor window to door; extended front terrace to lwr ground floor terrace, new landscaping detail for bin storage to front lawn, removal of cement mortar to front & rear brickwork and replacement with lime mortar; additional works to no. 56 include: new stud wall to form bedroom to lwr ground floor; new ensuite and wc to lwr ground floor, new 3m ope to existing rear wall, removal of kitchen to first	2020/03/20	1,874

		floor, replacement of front lwr ground floor window to door; extended front terrace to lwr ground floor terrace, new insulated slab to lwr ground floor, new landscaping detail for bin storage to front lawn, repair and repointing of granite steps to entrance and all associated site works.		
WEB146 1/21	Grant Permission	An attic conversion including, single dormer window to rear, raising ridge height of part of existing roof, removal of chimney to side of house. Also new green roof to replace existing pitched roof to existing rear extension with three new rooflights, new canopy at existing front door and all associated work.	2021/08/06	1,849
2714/20	Grant Permission	PROTECTED STRUCTURE: The development will consist of works to the front boundary including the reinstatement of a masonry pillar to the east and the construction of a new masonry pillar to the west to form a matching set of pillars either side of the permitted vehicular entrance and all associated site development works, all on a site area of 0.067ha.	2020/08/24	1,807
3272/20	Grant Permission	PROTECTED STRUCTURE: Permission at this site on Oxford Lane, Ranelagh, Dublin 6 & rear of 3 Selskar Terrace, Ranelagh, Dublin 6 (a Protected Structure). The development will consist of: extension, alteration and partial demolition of an existing single storey ancillary music room structure within the curtilage of the protected structure. The music room will consist of a single storey, pitched roof structure. Alterations will be made to the existing brick wall to reinstate windows and doors in existing opes. The existing door to Oxford Lane will be replaced with a new door.	2020/12/04	1,777
3207/20	Grant Permission	Permission for (1) the construction of a first floor extension to the rear of the existing house (2) the addition of a first floor bedroom window on the existing south eastern elevation and (3) the addition of 3 no. Velux type windows on the existing roof line of the house along with all associated site works.	2020/11/23	1,745
WEB146 2/16	Grant Permission	Demolition of existing single and two storey extensions to side and rear of existing semi-detached two storey dwelling and subsequent construction of a new part single storey / part two storey extension to the side and rear with new roof lights, modifications to existing roof including a new roof light to the rear, modification of existing windows and doors, new window to side of existing house, widening of existing vehicular entrance and all associated site works.	2017/04/24	1,633
3312/20	Grant Permission	PROTECTED STRUCTURE: Permission for development at this site of c.0.06ha at No. 91 Belmont Avenue, Donnybrook, D04A2R3 Dublin 4, (Protected Structure RPS No. 675). The development will consist of modifications to permission DCC Reg. 2868/17 to include the following: revised ground floor rear extension (totalling c.10.4 sq.m; Site area c.0.06ha to include a single storey rear return for a utility room to No. 91 Belmont Avenue. The remainder of development to be carried out in accordance with parent permission DCC Reg. Ref. 2582/16.	2020/12/09	1,614
2868/17	Grant Permission	Permission for development at this site of c.0.06ha. (Protected Structure RPS No. 675). The development will consist of modifications to permission DCC Reg. Ref: 2582/16 to include the following: revised ground floor rear extension (totalling c.70sq.m) and reconfiguration/modification of internal areas and associated works to 91 Belmont Avenue. All associated site development works, services provision, access, car parking, bin and bicycle storage, landscaping and boundary treatment works.	2017/08/14	1,614
3611/17	Grant Retention Permission	RETENTION:PROTECTED STRUCTURE: (RPS no. 5988) Retention of reinstatement works, which included removal of temporary subdividing works, to convert previously subdivided house (2 no. studios & 5 no. apartments) back to single family home.	2017/11/02	1,546
4266/17	Grant Permission	Demolition of existing workshop buildings (250 sq.m) and the erection of 4 no. three storey houses (2 no. x 125 sq.m and 2 no. x 155 sq.m) with off street car parking and associated works.	2018/11/09	1,532
4030/19	Grant Permission	The development consists of Modifications to Planning Permission Reg. Ref. 2582/16 to include the following: a) modifications to elevations b) increase in gross floor area from 50.76sqm to 91 sqm c) relocation to the north east corner of the site d) all associated site development works.	2020/01/29	1,494
3759/16	Grant Permission	PROTECTED STRUCTURE: The development will consist of minor internal alterations at ground and first floor level to the original house, dry-lining and damp-proofing works at basement level, re-slating of the main roof and re-construction of rear boundary wall to laneway. The development will also consist of modifications to the existing rear return including raising to the first floor level and roof level, extension of first floor level and reconfiguration of existing balcony within existing footprint.	2017/01/09	1,459
4059/19	Grant Permission	The development will consist of construction of vehicular access (for owner with disabled parking permit) from Cullenswood Park into front garden to side. Pillars on each side of entrance will match pillars at front gate entrance off Sandford Road. Gate will be installed in similar wrought iron to	2020/05/14	1,459

		railings on the property. Driveway will be gravel stone.		
4035/20	Split Decision (Permission & Refusal)	PROTECTED STRUCTURE:1) Subdivision (change of use) of existing two-storey over basement terraced house into 2 no. separate dwelling units: main dwelling reduced to upper ground and first floor three-bedroom unit, with lower ground floor two-bedroom unit ancillary to existing dwelling; both with own door access front door; 2) Alterations to existing openings to front facade (lower ground floor) and rear facade (upper ground floor); 3) Alterations to modern lower ground floor extension to rear; 4) Construction of new upper ground floor extension to rear, to included terrace and access to rear garden; 5) Demolition of existing mews structure at rear of site; 6) Construction of 1 no. new two-storey two bedroom detached mews dwelling unit at rear of site, ancillary to existing dwelling, including first floor terrace to south, rooflight to east, and access to rear garden of main house, with own door access via lane shared by residents of Mander's Terrace and 38-40 Charleston Road; 7) Complete with all associated site works and landscaping, to include rainwater harvesting tank, geothermal heat pump and locally adjusted ground levels.	2021/09/03	1,413
4406/19	Grant Retention Permission	RETENTION: Retention permission for approximately 75sqm retractable fabric canopies with aluminium support structure, covering the front (north-east) roof/3rd floor level terrace of the Devlin Hotel.	2020/02/19	1,405
2440/20	Grant Permission And Retention Permission	RETENTION & PERMISSION: (Three-storey terraced villa) Retention Planning Permission sought for two storey rear extension (b.2004) comprising of ground floor kitchen, wc / shower room, boiler room. Double height atrium dining room with west-facing rooflight and clerestory glazing. First floor bedroom, ensuite wc /shower room, lightwell access and flat roof areas. Garage and garden playroom at rear laneway. Planning permission sought for new internal balcony in double height atrium dining room, access bridge to first floor bedroom, 2 no. glazed rooflights and sedum planting on rear flat roof extension. External hard / soft landscaping to front and rear.	2020/08/11	1,399
WEB100 6/20	Grant Permission	The development will consist of the demolition of the garage to the side and the single storey extensions to the rear and the construction of a two storey extension to the rear and side including the widening of the front access gate to 3.6metres together with an automatic timber faced gate 1.2m high and all ancillary works	2020/05/15	1,368
4235/16	Grant Permission	The development will consist of the extension and refurbishment of existing dwelling house to include; 1. The demolition of existing garage and single storey extensions to side of dwelling. 2. Construction of two storey extension to side and single storey extension to rear of dwelling.	2017/03/13	1,362
WEB507 4/21	Grant Permission	The development will consist of, the erection of a Games Room and Bike Shed in the rear garden, with sand cement rendered parapet walls 3.33m high with a flat roof behind and 1 no. 1.35m x1.35m openable roof light and all ancillary works.	N/A	1,362
D21A/03 65	Grant Permission	Permission to widen existing vehicular entrance by moving one gate pier and reconstructing to match existing detail and finish, including extending existing wrought iron gates in sympathetic fashion, to fit enlarged opening	2021/07/22	1,337
3078/17	Grant Permission	PROTECTED STRUCTURE: The development will consist of works to the existing 3 storey house, a protected structure (Ref. 6991), involving the removal, reconstruction and extension of the existing modern 3-storey return to the rear. Ancillary works to the main house include: - widening of the existing garden level doorway onto Northbrook Road, - the removal and replacement of the wall between the Northbrook Road entrance and the new laundry room, - the creation of an exterior door from the laundry, currently a window, - the insertion of a new window at first floor landing level facing onto Northbrook Road.	2017/09/11	1,323
D20B/02 32	Grant Permission	Permission is sought for; Single storey extension to side and rear of kitchen and form utility & all associated site works.	2020/10/29	1,274



WEB103 4/17	Grant Permission	The development will consist of permission to permit temporary markets to operate in excess of the specified exemptions at the above location one day per week.	2017/04/28	1,264
2432/17	Grant Permission	Permission is sought a) Demolition of existing 3 storey dwelling (not a protected structure) that is currently divided into 8 bedsits b) Construction of a new terrace comprising three no. 2 storey over half basement 3 bedroom town houses, with a recessed top floor at third level with private roof area c) Construction of new private sheltered setback balconies to Ranelagh Road at first floor level d) Construction of new raised gardens at rear elevation at entrance level e) Relocation of existing vehicular entrance along Northbrook Road to give access to private off-street car parking to rear of proposed dwellings f) 3 no. new pedestrian gates to give access to each dwelling from Ranelagh Road g) New boundary walls, plinth and railings to match existing streetscape to front and side elevation h) New boundary railings to rear gardens, and i) All associated site works. The proposed development will give an overall total floor area of 625.15sqm, divided into 3 dwellings to give 1 no. 202.05sqm 3 bed townhouses, and 2.no 211.50sqm 3 bed townhouses.	2017/07/26	1,261
3505/20	Grant Permission	PROTECTED STRUCTURE: Planning permission for development on a site comprising a laneway to the rear of numbers 1 to 17 Dartmouth Square West, Dublin 6. The laneway runs between Grand Parade, Dublin 6 and Dartmouth Road, Dublin 6. The application site forms part of the curtilage of numbers 1 to 17 Dartmouth Square West, all of which are protected structures (RPS Ref. Nos. 2147 to 2163). The proposed development consists of the following: Light cleaning and consolidation of the existing walls of the laneway; resurfacing of the laneway and provision of lighting, paved surfaces and planting; reinstatement of cast-iron gates to the entrances to the laneway from Grand Parade and Dartmouth Road provision of replacement gates to the entrances to the rear gardens of numbers 1 to 17 Dartmouth Square West (including the reopening of a pre-existing entrance to number 17 Dartmouth Square West); all associated and ancillary works.	2021/01/11	1,239
3233/21	Grant Permission	Permission for development consisting of a 5 storey above ground floor residential building, totalling 6 storeys overall, at a height of 20.8m containing 19 apartments comprising of 3 no. studio units, 10 no. 1 bedroom units, and 6 no. 2 bedroom units all with private balcony concierge facilities, a communal meeting room at ground floor level of 56m2 and a communal terrace at fourth floor level of 26.6m2. Bin storage is provided at ground floor level as well as a 32-space secure bicycle parking area. The proposal also includes landscaping works and all associated site works.	N/A	1,238
3687/17	Grant Permission	Permission is sought for the removal of an existing garden shed in the rear garden of the existing two-storey house and construction of a single-storey garden building and shed, together with all associated ancillary site works, services and landscaping.	2017/11/22	1,220
2248/18	Grant Permission	PROTECTED STRUCTURE: Planning permission for works consisting of: (a) Creation of 2 no. self contained 2 bedroom apartments at first and second floor levels, with introduction of new staircase flight between levels. (b) Restoration of front elevation sash windows. (c) Replacement of existing slated roof with new slates.	2018/10/09	1,208
4059/18	Grant Permission	Permission for development at 18/19 Richmond Street South, Dublin 2, D02 EF20. The development will consist of demolition of 18-19 Richmond Street South and the construction of a new standalone development comprising: - 15 No. apartments consisting of 9 no. 1 bedroom and 6 no. 2 bedroom units over 5 no. floors to a height of 19.6m over ground floor. - Ground floor retail units of 188 sq.m and - All ancillary site works and landscaping. The proposed works are all within a site area of 443m2 - 0.044 hectares	2019/04/25	1,203
4031/19	Grant Permission	The development will consist of alterations to the existing shopfront at ground floor level and associated works to the existing main entrance and window ope. Proposed new 2 no. external fascia signs and 1 no. projecting internally illuminated sign to right hand side of shopfront.	2019/12/19	1,186
4504/17	Grant Permission	PROTECTED STRUCTURE: Development at an existing end of terrace dwelling. This building is a Protected Structure. The development will consist of: a) The construction of a new single storey extension (30 sq.m) with flat roof and roof light to the rear of the existing house; b) Removal of existing non-original uPVC door to front elevation on lower ground floor and replacement with timber sash window, removal of existing non-original window under steps and reinstatement of new timber door to lower ground floor. Form new single door opening to rear elevation at lower ground floor to provide access to new extension. Replacement of all non-original uPVC windows to existing house with timber sash windows to match historic detailing.	2018/03/28	1,168

		<p>c) Minor internal alterations and refurbishment work comprising of removal of non-original partitions, provision of new plumbing and heating, including the provision of new bathroom, utility and W.C. to the lower ground floor with associated new stud partitions, complete rewiring and general internal refurbishment and conservation works.</p> <p>d) Modifications to second floor attic area to include removal of existing rooflight and provision of a new dormer with 2 no. windows in rear pitched roof and the provision of a conservation roof window over stairwell in existing rear pitched roof.</p> <p>e) External conservation and repair work to comprise repairs and repointing of existing brick facades as necessary, repairs/ replacement of existing pitched roof, repairs to rendered chimney stacks, the replacement/ repair of damaged rain water goods to the back and front of the house, repairs to front railings, and reinstatement of cast iron entrance gates to Sandford Road.</p> <p>f) Excavation of rear garden for new extension and construction of new patio area to rear of house, associated drainage, site development and landscaping works.</p>		
3817/18	Grant Permission	<p>PROTECTED STRUCTURE: Charlesfort Investments Designated Activity Company intends to apply for planning permission for development at a site located at the Iveagh Gardens, Dublin 2. The application site relates to the southern boundary wall of the Iveagh Gardens adjoining Hatch Street Upper. The site is included on the Record of Protected Structures (Dublin City Development Plan 2016-2022) RPS Ref. 7791. The proposed development includes:</p> <ol style="list-style-type: none"> <li>1. Provision of a new pedestrian gated entrance with brick piers to Hatch Street Upper in the southern boundary wall of the Iveagh Garden;</li> <li>2. Granite stepped access with metal handrails from the proposed entrance into the Iveagh Gardens;</li> <li>3. Part reduction in height of the existing wall to the east and west of the proposed new entrance and replacement with railings on granite stone capping to match that on the existing eastern end of the Iveagh Gardens southern boundary wall;</li> <li>4. Associated repairs, repointing, reinstatement, capping and cleaning works to the existing wall and entrance off Hatch Street Upper as required and set out in the application documentation;</li> <li>5. All associated site development, landscaping and demolition works.</li> </ol>	2018/11/28	1,163
D21A/01 01	Grant Permission	Permission is sought for the demolition of existing two storey extension and detached garage to the rear, the construction of part single/part two storey extension to the side and rear, and for the widening of existing vehicular entrance to existing (semi-detached) house	2021/06/10	1,159
2143/18	Grant Permission	<p>PROTECTED STRUCTURE: Permission to:</p> <ol style="list-style-type: none"> <li>a) Demolish existing mews building and</li> <li>b) Construct 1no. 2-storey, 3 bedroom detached mews dwelling incorporating one off-street car parking space accessible at no. 71 Dartmouth Terrace, Ranelagh, Dublin 6.</li> </ol> <p>This site is at the rear of and in the curtilage of no. 71 Ranelagh Road, Dublin 6 which is protected structure.</p>	2018/06/18	1,149
2687/20	Grant Permission	The development will consist of amendments to Block 5 which forms part of a previously permitted development DCC Reg. Ref. 3742/10 (ABP Ref. PL29S.238212), as subsequently amended by planning permission DCC Reg. Ref. 4443/16 and DCC Reg. Ref. 4088/18. The proposed amendments to Block 5 will provide for an additional storey to Core 3 of the previously approved development to provide an 8-storey building at Core 3, and an increase in height from the approved 36.4m to the proposed 40.3m. The proposed development will provide for an additional 4 no. residential units consisting of 3 no. two-bedroom units and 1 no. one-bedroom unit and all ancillary internal wintergarden and external terrace areas for each unit.	2020/08/27	1,141

3439/18	Grant Retention Permission	RETENTION: The development will consist of retention of existing dormer bathroom in existing roof, single storey lounge extension to rear and single storey utility room and store to side all to existing house. (Previous application Ref No (0480/02)).	2018/10/03	1,136
4404/18	Grant Permission	Permission is sought for demolition of 2no. existing dormers and replacement with 2no new larger dormers, alterations to balcony size and new balustrade to existing balcony all to rear of roof, associated increase in second floor area (2.7sqm) and all associated internal and site works at a 3 Storey terraced house.	2019/02/22	1,125
2390/17	Grant Permission	The development consists of alterations and extensions to existing house comprising internal modifications, the demolition of existing first floor extension to the side of the house, the conversion of existing garage, 2 no. rooflights to the front of the house, the erection of a two storey extension to the side and rear along with a single storey extension, a dormer window to the rear of the house, the widening of existing vehicular entrance and all associated site works.	2017/09/08	1,121
3701/20	Grant Permission	PROTECTED STRUCTURE: Planning permission for the following: the provision of an extension to the rear of their house, the partial demolition of the present later edition extension that is in poor repair – replacement of its present façade cladding at first floor level with brick cladding and the insertion of a new sliding sash timber window as well as some very minor works internally to facilitate the new extension. Leeson House is a recorded protected structure (Ref No. 279).	2021/02/24	1,120
4371/17	Grant Permission	PROTECTED STRUCTURE: Refurbishment and repair of basement. Permission is also sought for new door opening to West area to front, enlargement of existing access to East area to front, replacement of all non original joinery, removal of windows to rear, and removal of wall below cill level, extension of basement into existing area to rear, provision of single window and double roof light over new basement extension, provision of Deltaliner free draining cavity liner damp proofing system and internal finishes to all walls at basement level, replacement of water damaged stair and surround, renewal of mechanical and electrical services, decoration throughout.	2018/03/09	1,118
4370/17	Grant Permission	PROTECTED STRUCTURE: Planning permission for demolition and reconstruction of existing two storey extension to rear and construction of new single storey extension to rear of 39, Mountpleasant Square, Dublin 6, a protected structure. Permission is also sought for reorganisation of existing accommodation to involve moving living spaces to hall level and bedroom and bathroom spaces to top level. Associated modifications to include new opening to side and rear wall of existing master bedroom, alterations to top floor landing, provision of new partitions to top floor, renewal of mechanical and electrical services, decoration throughout.	2018/03/09	1,118
3636/17	Grant Permission	PROTECTED STRUCTURE: Planning permission is sought for alterations to approved Planning Application Ref. No. 3747/16: addition of 1.9 sqm to rear extension at ground floor, alterations to elevations and roof to rear extension. Permission is also sought for new pedestrian gate to south-west garden boundary wall, demolition of existing modern garden wall, planter and gates, new roof finish to front porch and all ancillary site works to a semi-detached 2 storey protected structure.	2017/11/15	1,094
3747/16	Grant Permission	PROTECTED STRUCTURE: Full planning permission is sought for the demolition of existing conservatory to rear, demolition of existing shed to rear garden, partial demolition of existing rear wall to house for 2no. new openings, replacement of existing windows throughout, internal alterations and construction of a single storey extension (26sq.m) to rear with 2no. roof lights, 1no. new roof light to side and 1no. new roof light to rear of existing roof, new bike shed to front driveway and associated site works to a semi-detached 2 storey protected structure.	2017/01/09	1,094
4406/16	Grant Permission	Two storey front/side extension with new bay window to match existing. Single storey extension to the rear with one number rooflight. Attic conversion with new dormer housing 4no. windows to the rear elevation. One number rooflight to front elevation, widening of existing vehicular access with internal modifications and all ancillary works.	2017/05/22	1,081
3600/20	Grant Permission	PROTECTED STRUCTURE: Planning permission is sought for replacement of existing sand cement pointing to front elevation with new lime mortar Irish tuck style pointing; cleaning of granite coins, cills, steps, plinth etc.; local repairs to broken and damaged decorative ironwork, and external painting of rear, gable and contemporary return elevations.	2021/02/02	1,079
D17A/11 00	Grant Permission	Permission for: 1. Conversion of existing garage into habitable rooms comprising 16 sqm. 2. Revisions to front façade. 3. Proposed single-storey rear extension comprising 9 sqm. 4. Proposed widening of vehicular entrance to approx. 3.5m wide. 5. Internal revisions to ground and first floor. 6. Connections to all public services, together with all necessary ancillary work to facilitate this development.	2018/03/22	1,053

WEB136 5/19	Grant Permission	The development will consist of: Alterations to the front elevation, comprising the removal of the existing porch roof structure; Alterations to the rear elevation, comprising the insertion of a single bathroom window to the first floor facade, facing east; Construction of a single storey extension (measuring 80.5m <sup>2</sup> ) to the rear of the existing dwelling, with glazed, sliding doors to the rear garden; Construction of a metal brise soleil structure to the rear of the proposed new extension; Provision of a glazed sliding rooflight to the new extension at the rear; Provision of an array of 6 solar panels to the roof of the new extension to the rear.	2019/09/27	1,034
D19B/00 36	Grant Permission	Permission for: A. Single storey flat roof extension to rear of existing building. B. Associated internal modifications and site works.	2019/05/22	1,023
4043/18	Grant Permission	The development will consist of (a) a ground floor extension to the northern and eastern sides of house providing 23.5 sqm additional floor area, (b) provision of an entrance canopy to the western side of the house, (c) an adjusted window ope at ground floor level to the western side of the house, (d) associated demolitions and internal layout alterations, (e) drainage and landscaping works within the cartilage of the site.	2019/01/09	1,019
2369/19	Grant Permission	Further to Planning application number 4129/17, in respect of 64/66 Ranelagh, Dublin 6, for (a) Permission for the relocation of the first floor apartment's ground floor storage and bin area to first floor terrace and rear of the premises; (b) Permission for increase of granted restaurant floor area at front by 4.6m <sup>2</sup> .	2019/05/27	1,009
4129/17	Grant Permission	The development will consist of a change of use at ground floor level from retail with ancillary off-licence use to restaurant with ancillary bar use; and at first floor level from ancillary use to residential use ( 1 no. apartment unit); modifications to the ground floor shop front including new signage at fascia level, and all associated site works.	2018/02/06	1,008
3901/19	Grant Permission	The development will consist of first floor domestic extension to front and side of existing dwelling.	2019/12/17	1,002
D19A/07 14	Grant Permission	Permission for development. The proposed development will consist of a) demolition of existing annex and sunroom to rear, and chimney to side and b) construction of new single-storey extension to rear of existing dwelling, c) raising flat roof of existing garage to side to facilitate conversion to habitable space with new window and door to front elevation, d) widening of existing vehicular entrance to 3.5m, and all associated site works.	2020/01/07	986
WEB162 2/19	Grant Permission	Permission is sought for construction of new single storey extension (14sq.m) to rear with 1 no. rooflight; new flat roof to existing single storey extension to rear with 1 no. rooflight; attic conversion (46sq.m) with new dormer to rear; new solar panel to the existing roof to the front, modifications to existing fenestration to the rear; brick finish to replace existing timber fence on north-east boundary wall & all associated site works to an existing two storey semi-detached house at 17 Belmont Gardens, Donnybrook, Dublin 4, D04 E8N2.	2020/03/03	962
WEB158 2/18	Grant Permission And Retention Permission	PERMISSION & RETENTION: The development consists of the retention of the widened front vehicular entrance and planning permission for new vehicular entrance gates and all associated site works.	2019/02/19	961
3134/19	Split Decision(Retentio n Permission)	PROTECTED STRUCTURE & RETENTION: Retention permission at this site, Number 81 Marlborough Road, Donnybrook, Dublin 4 which is a Protected Structure. The development consists of the retention of the following: - Use of upvc / aluminium in rear facade construction of conservatory; - Use of upvc / aluminium in windows construction to rear of previous kitchen and bedroom extension at lower ground and ground level; - Alterations to conservatory roof; - alterations to rear kitchen extension roof at ground level; - Installation of bay window to previous bedroom extension at rear lower ground level; - Installation of bay window to previous kitchen extension at rear ground level; - Erection of front boundary wall; - Erection of external stairs from lower ground level to ground level to rear of previous kitchen and bedroom extension; - Retention of vehicular access/entrance to front of the property.	2019/11/11	960
2799/19	Grant Permission	The development will consist of first floor extension to side over existing garage, rooflight to rear and all associated site works.	2019/07/23	959
3594/18	Grant Permission	PROTECTED STRUCTURE: The development will consist of works to a detached protected structure (ref 1121), located on the cross-roads of Cambridge Terrace, Dartmouth Road, Dartmouth Square West and Dartmouth Square South. The front garden, house and part of the rear garden	2019/03/14	951

		are located within Dartmouth Square Architectural Conservation Area. Demolition of non-original, 50m2 garage to rear of no. 11 Cambridge Terrace. Construction of 1 no. 72m2, two storey one-bedroom, detached contemporary dwelling and 4.3 l/m new stone wall to the rear of 11Cambridge Terrace. The new stone wall will contain a vehicular and pedestrian wooden access gate from Dartmouth Road and enclose an external courtyard garden to the rear of the site where one off-street car parking bay and 2 protected cycle spaces will be located. Connection to public water and foul networks. All sewerage, drainage, landscape and ancillary works.		
3367/18	Grant Permission	Planning permission for: the conversion of existing garage to a playroom to incorporate new bay window on the front facade in lieu of garage door.	2018/09/26	947
2438/21	Grant Permission	The development will consist of alterations to facades, involving removal of slated fronts to existing mansard roof and construction of new parapet walls which, together with existing brickwork, will be finished with proprietary render to selected colour with facade above and around office entrance clad in stone. Ground floor office entrance door and all windows to first and second floors will be replaced.	2021/10/01	941
2011/17	Grant Permission	Replacement of existing external signage elements with new brand identity to facade including new ATM Surround & ATM Canopy.	2017/04/10	939
2727/21	Grant Permission	PROTECTED STRUCTURE: The development will consist of: Alterations to front driveway to house to include: a) Removal of existing brick pier, and rebuilding of pier in adjacent location to widen vehicular access to site from 2490mm to 3340mm; b) Demolition and rebuilding of existing non-original random rubble side boundary wall, and c) Removal of existing concrete paving slabs in front driveway and replacement with gravel with granite cobble lock at entrance.	2021/11/30	939
3126/20	Grant Permission	PROTECTED STRUCTURE: The development will consist of alterations to and the extension of the house comprising: demolition of two single storey extensions to the side of the house; construction of a single storey extension to the rear and side at ground floor (rear garden level); alterations including the re-arrangement of rooms to the garden level, reinsertion of a fireplace in rear room at hall level, conversion of bedroom level storage to a bathroom, renovation of top floor bathroom, repair of exterior plaster and brick defects, and upgrading of mechanical and electrical services; formation of a new vehicular entrance off Sandford Avenue and the provision of 1 no. off-street parking space in the front garden including the removal of a section of the boundary wall, new brick piers, regrading of the front garden and associated landscape works; removal of a section of the boundary wall to Sandford Avenue to provide a pedestrian access to the rear garden.	2020/11/12	936
3316/20	Grant Permission	PROTECTED STRUCTURE: Permission to carry out the following works at 79 Marlborough Rd., Dublin 4, a Protected Structure: (a) Single-storey extension to existing single-storey extension to rear of main house at basement level; (b) Single-storey extension to roof of return at rear (at first floor level of main house); (c) Dormer window to rear roof of main house at attic level; (d) New bathroom at basement of main house, including window in front wall; (e) Modification to existing bathroom at landing between first floor at attic of main house; (f) Non-structural modifications to existing internal wall at basement level of main house; (g) New bathroom in existing bedroom at first floor of main house; (h) New front wall and gates and associated site works at front of site.	2021/03/16	926
3019/15	GRANT PERMISSION	PROTECTED STRUCTURE: 1. Demolition of shed to rear of basement return. 2. Construction of single-storey extension to rear at basement level, including forming new opes in rear wall of main house and side wall of return. 3. Conversion of attic to bathroom and storage space, including new stairs to attic and removal of existing landing bathroom. 4. Forming new window ope in side wall of front entrance stairs at basement level. 5. Forming new door ope between two first floor front rooms.	2015/09/15	926
3120/16	Grant Permission And Retention Permission	PROTECTED STRUCTURE & RETENTION: Permission for Retention of 4 No. Apartment Units (Apartment No's 02, 03, 04 and 05) occupying the ground, first and second floors of No 93 Ranelagh Road, Dublin 6 (Protected Structure), and for permission for localised alterations and improvements to the existing Apartments 02, 03, 04 and 05 mentioned above to enable compliance with the relevant guidelines for Apartment designs and fire safety regulations in place at the time of their construction in accordance with plans and documents submitted.	2017/01/09	925
2233/21	Grant Permission	PERMISSION & RETENTION: Retention permission to retain the existing LED advertising sign (3m high by 6m wide by 150mm deep) structure at first	2021/05/26	912

	And Retention Permission	floor level at 29 Ranelagh, The Triangle, Ranelagh, Dublin 6, and seeks planning permission to convert its usage to a LED display sign which will carry a series of alternating static advertisements (6 per minute). If granted, the permission would be on the basis of decommissioning, in line with the outdoor advertising policy of Dublin City Council, outdoor signage on the upper two floors of 34 Bachelors Walk and 56 O'Connell Street Lower, (a Protected Structure), Dublin 1.		
3625/21	Grant Permission	PROTECTED STRUCTURE: planning permission for the development consisting of alterations and extensions to existing 3 storey rear return to form new extended lower ground floor accommodation; new bedroom and projecting bay window to ground level; new opal glass windows to north elevation; alterations to existing rear return roof to increase floor/ceiling level and replacement with reduced footprint to accommodate new bathroom; reinstatement of previously modified landing arch window internally; removal of window and vents facing no. 60 Ranelagh Road; removal of non-original utility extension and steps to rear return; removal of existing ensuite to first floor front room and replacement with smaller ensuite to rear bedroom area; removal of stairs to attic bedroom area and reinstatement of ceiling in landing area; new 3m & 2.6m wide internal openings to existing walls in lower ground floor; new stud wall to form utility space to lwr ground floor; new wc to lwr ground floor area, alterations to front lwr ground floor window to form new double doors in existing opening; new extended front terrace area to lwr ground floor front garden space; removal of cement pointing to existing front granite steps and replacement with lime mortar; new rear terrace and steps at reduced levels to rear garden to access existing garden/garage area; new insulated slab to lwr ground floor; repairs to main roof including replacement of front roof-light to conservation roof-light, removal of existing rear roof light; replacement of casement windows to sash windows to main house and all associated site works.	2022/01/13	907
4192/16	Grant Permission	PROTECTED STRUCTURE: Construction of single-storey extension to rear at ground floor (rear garden level) with roof light, and associated blocking up of existing side pedestrian gate to Bushfield Terrace and create new side pedestrian gate to Bushfield Terrace from rear garden.	2017/03/03	907
WEB109 4/18	Grant Permission	The development shall consist of the following: (a) Demolition of existing side and rear extensions to the existing dwelling. (b) Construction of a new two storey extension to the side of the existing dwelling and a single storey flat roofed extension to the rear of the existing dwelling. (c) Existing vehicular entranceway into site to be widened to 3.5m including the construction of a new entrance piers and associated inward opening gates (d) Landscaping & associated site works.	2018/06/06	904
3927/20	Grant Permission	Permission for the construction of a new two storey, 3 bedroom dwelling house with vehicular access from Vergemount Park and all associated works.	N/A	900
2077/20	Grant Permission	PROTECTED STRUCTURE: The development will consist of (a) the repair, refurbishment and making good of all walls, floor, roofs, ceilings and internal features including all associated structural work. (b) Replacement of non- original windows with six over six sash double glazed windows to match those of the adjacent property. (c) Opening up of blocked in window on the east elevation and installation of a new sash window. (d) Widening of rear door in south façade. (e) Demolition of the existing out house in rear garden. (f) Replacement of cement pointing on the brick facades with lime pointing. (g) Replacement of slate roof including gutters and downpipes. (h) Alterations to interior to include (i) new openings in existing internal walls, (ii) demolition of 2 internal walls, (iii) installation of 2 new bathrooms on first floor level, (iv) lowering of floor level at rear of dwelling, (v) all associated fitted furniture, plumbing and electrical works, (vi) internal insulation to external walls. (h) all associated site works and landscaping.	2020/06/29	884
3643/19	Grant Permission And Retention Permission	PROTECTED STRUCTURE: PERMISSION & RETENTION: The development will consist of the retention of amendments to the fenestration arrangement in the form of high level windows to the rear elevation of the four storey return permitted under Reg. Ref. 3460/11 at ground, first, second and third floor level to rear of the main house (a protected structure). The four storey dwelling will remain sub-divided into four no. apartments (1 no. 2 bed unit; 2 no. 1 bed plus study units; and 1 no. 1 bed unit) as permitted under Reg. Ref. 3460/11. The development will also consist of the construction of a new three storey 2 bedroom mews dwelling to the rear of the site and bounding Grantham Place that will include a single integrated off-street car parking space with vehicular access off Grantham Place as well as all ancillary and site development works	2019/11/06	864

		associated with the development, including a revised garden arrangement for the main house to serve the apartments.		
4139/16	Grant Permission	Planning permission is sought for the demolition of the existing two storey extension, elevational alterations to existing single storey extension, 2 no. new rooflights to the rear of the existing house, the construction of a single storey extension (10.3 sq.m) with 2 no. roof lights and a two storey extension (26 sq.m) both to the rear of the existing house , and all associated site works.	2017/05/23	853
2775/20	Grant Permission	PROTECTED STRUCTURE: Planning permission is sought for; the change of use of the existing single storey garage to the rear of the existing dwelling to a two storey unit containing a garage, home office and W.C. at ground floor level and a sleeping/living/bathroom space at first floor level which is ancillary to the main house; the raising of the existing ridge height by 1365mm; reorientation of the existing roof; the addition of 3no. rooflights, one towards Bannaville and 2 facing the existing house; elevational changes to the front and back of the existing structure; and all associated site works.	2020/09/03	851
3191/19	Grant Permission	The development will consist of the demolition of the existing roof and associated 3rd floor office accommodation within the roof space, and the construction of a new stepped back 3rd floor of office accommodation, with roof terrace fronting onto Sandford Road.	2019/12/05	845
2483/21	Grant Permission	PROTECTED STRUCTURE: The development will consist of the remodelling of opes to rear and side of existing ground floor extension, installation of rooflight to rear existing ground floor extension, removal of walls to ground floor return, remodelling of internal partitions to first floor return, enlarging window ope to rear of second floor return, addition of internal partitions to create ensuite, installation of rooflight to hidden apex of roof and repointing of brickwork to the front.	2021/07/07	845
D18A/01 74	Grant Permission For Retention	Retention permission for development at this site. The development will consist of the retention permission of a single air conditioning condensing unit located within a raised planter on the east elevation located at ground floor level.	2018/05/24	841
3482/18	Grant Permission	PROTECTED STRUCTURE: Planning permission for alterations to the existing dwelling house, comprising repair of existing timber sash windows, internal changes to basement accommodation including relocation of sanitary accommodation, new internal stud walls & an increase by 9 square metres of the existing single storey basement extension including provision of a new skylight. New bathroom to ground and first floor rear return, removal of existing bathroom on the second floor return to be replaced with a bedroom. A new dormer roof structure to the rear of the roof serving an existing attic rooflights to the front & rear of the roof.	2018/11/19	839
2815/19	Grant Permission	PROTECTED STRUCTURE: The proposed development will consist of the following: demolition of the existing two-storey rear extension and the conversion of this three-storey over-basement (four storey) end-of-terrace residential building into an apartment development including a proposed two storey extension to the rear with new pedestrian entrance from Peter Place, all of which will provide a total of 8 no. apartments (4 no. studios, 1 no. 1 bed, and 3 no. 2 beds); balconies/terraces to the north and east elevations of the proposed extension with roof terrace at second floor level; internal and external modifications to the existing structure to facilitate this development and restoration/repair works to existing brickwork, roof, windows and doors. Planning permission is also sought for landscaping; boundary treatment works including low wall and railings with gated entrance to front/northern boundary to access 2 no. car parking spaces; and all associated site and engineering works necessary to facilitate the development.	2019/12/19	831
D17A/11 10	Grant Permission	Permission is sought for the demolition/removal of existing porch (to the front), garage / outhouses / chimney (to the side), conservatory / single storey extension (to the rear), the construction of part two storey / part single storey extension to the side and rear, and , for the widening of existing vehicular entrance, all to existing house.	2018/03/22	828
2812/20	Grant Permission	Permission for development at this site at No. 23 Bushfield Terrace, Donnybrook, Dublin 4, D04 V2RO. The development will consist of: <ul style="list-style-type: none"> <li>- Demolition of existing single storey structures to the side and rear.</li> <li>- Construction of single storey rear extension to the side and rear of the existing dwelling including new roof lights.</li> <li>- Attic conversion with a new dormer roof light to the rear roof slope.</li> <li>- New roof light to the front roof slope.</li> </ul>	2020/09/09	816

		<ul style="list-style-type: none"> <li>- Increase width of existing vehicular driveway to 3.5m in width.</li> <li>- All associated internal and external alterations, site, drainage and landscaping works.</li> </ul>		
4480/18	Grant Permission	Permission sought for 2 storey extension to the side and rear and first floor extension to the side and rear of existing house.	2019/03/07	812
3938/17	Grant Permission	Planning permission for the construction of a single storey extension to the side of existing detached house.	2018/01/08	807
4619/17	Grant Permission	PROTECTED STRUCTURE: Permission for the removal of a window and widening of the ope in the rear basement and the insertion of new folding patio doors, the removal of an internal partition wall in the basement, and associated site works.	2018/04/05	807
WEB116 1/19	Grant Permission	<ul style="list-style-type: none"> <li>• Demolition of lean-to extension and shed to the rear, and rear boundary wall</li> <li>• New single storey extension to the rear to include ancillary family accommodation and 4no. rooflights and new rear boundary wall and entrance door.</li> <li>• Alterations to side elevation of rear return to include new ground floor doorway and first floor bedroom window</li> <li>• All associated internal alterations, site, landscaping, drainage and ancillary works.</li> </ul>	2019/06/21	804
2201/21	Grant Permission	PROTECTED STRUCTURE: Permission for development at this site, consisting of demolitions , alterations and change of use and additions at a site of 0.0275 ha., a Protected Structure (Record No. 6965). The development will consist of: (a) Demolition of non-original rear two storey extension and 2 no. sheds. (b) Change of use from multiple units to single family use. (c) Replacement of existing uPVC windows with historically accurate timber sash windows and shutters. (d) Repointing and cleaning of brickwork to front and rear facades. (e) Reinstatement of original opening between ground floor reception rooms. (f) New ground floor WC under stairs. (g) Re-insertion of 3 no. steps to lower ground floor at rear of entrance hall and 3 no. steps between rear room and new extension. (h) New single storey kitchen/family/dining rear extension partially located in opened up existing rear return, with flat roof and including platform lift serving upper floors. (i) New second floor extension over existing rear return with pitched roof and housing platform lift. (j) One new window to rear elevation of rear return at first floor level. (k) New three-storey glazed atrium between rear returns. (l) Raising ceiling height of the front bedroom at second floor to track shape of the pitched roof. (m) Two new openable roof lights over main staircase at rear. (n) Forming openings in original historic fabric at ground floor rear wall, first floor wall at landing, second floor rear wall and 2 no. openings in spine wall also at second floor level. (o) Repair and refurbishment of surviving historic fabric in entrance hall and stairs of house including decorative plasterwork, joinery and staircase. All other historic plasterwork and joinery that has been previously stripped out is to be replaced with historically accurate plasterwork and joinery. Repair of historically accurate chimney pieces. (p) Various landscaping in rear garden including raised planters, outdoor fireplace with chimney, single storey garden room with flat roof and pergola. (q) Various landscaping in front garden including, bin and bike storage structure, creation of car parking bay with electric car charging points and 3.2m wide vehicular/pedestrian opening with cast-iron gates incorporating existing cast-iron railings and granite coping on top of limestone rubble boundary wall including dishing of pathway kerb, repositioning of existing pathway signage and replanting of tree with new to the front of the property. (r) To include repair, refurbishment, renovation and alterations to the existing building, including all associated site works.	2021/05/19	784
WEB196 1/20	Grant Permission And Retention Permission	Mr. Andy Donohoe seeks retention permission and permission for development at No. 4 & No.5 Ivy Cottages, Mountpleasant Place, Ranelagh, Dublin 6, which consists of retention of completed works consisting of; (i) the re-configuration of the internal party wall between No. 4 & 5, including all associated internal alterations (ii) single-storey extension (circa 3sqm) and new rooflight to the rear of no.5 and (iii) minor elevational changes to the rear of no.4 & 5, as well as, proposed works consisting of minor internal alterations to no. 4 & 5.	2021/04/01	773
2597/17	Grant Permission	<p>PROTECTED STRUCTURE - The development will consist of the following :</p> <p>At garden level: demolition of existing single storey extension and shed to rear; construction of new single storey extension to rear; widening of opening in original back wall of the house; removal of chimney breast in rear room; replacement of ground floor slab; and reworking of shower room and utility.</p> <p>At first floor return level: removal of existing partition; reworking existing bath,wc and doors.</p> <p>At rear main roof: new conservation rooflight to stairwell.</p> <p>Generally: all associated temporary works; services; decoration; landscaping; and drainage works.</p>	2017/07/05	760



2165/20	Grant Permission	The development will consist of the demolition of an existing single storey garage to the side and existing single storey extensions to the side and rear and construction of a part single storey/part 2 storey extension to the rear and 2 storey extension to the side. The development will include the removal of a chimney to the side, installation of a rooflight to the rear main roof, remodelling of first floor windows to the rear, widening of the existing vehicular access to the front to 3.3 metres, construction of bike/bin storage to the front including a hardwood fence, general refurbishment and associated site works.	2020/06/30	756
3068/18	Grant Permission	The development will consist of the demolition of the low perimeter wall around the site and the construction of a part single storey, part two storey, detached three-bedroom mews house accessed from Price's Place, consisting of two courtyards within dwelling, a 69.7 sq.m central garden, a rooflight over the single-storey living area and a single storey garage with off-street parking and cycle storage opening on to Mountpleasant Terrace; and all associated drainage and landscaping works.	2018/12/10	754
2399/18	Grant Permission	PROTECTED STRUCTURE: Full planning permission is sought for new gates, wall and railings and all associated works at a terraced 2 storey protected structure.	2018/06/01	754
2805/21	Grant Permission	PROTECTED STRUCTURE: Permission for the following: a) Restore this 4 storey terraced house from multi occupancy to the original single dwelling and associated works; b) Connect No. 84 at ground level to No. 83 including a rear garden connection; c) Proposed 10.8 sqm extension constructed on the 2 storey return accessed off the first floor half landing and used as a winter garden; d) Install front gates in the existing vehicular entrance as per No. 83; e) Provision of 2 no. CCTV security cameras; f) Replace aluminium windows with historically accurate timber sliding sash windows and replace rear ground floor window with french doors; g) Reconfiguration of ground floor layout; h) Internal and external restoration, repair or replacement, of the historic fabric including brickwork, stonework, roof, ironwork, plasterwork and joinery; i) Include ensuite to 4 existing bedrooms and associated services; j) 2 new rooflights (1 no. replacing the existing hatch) within the roof valley.	2021/08/30	747
WEB126 1/21	Split Decision(Permissi on & Refusal)	Two storey extension to front & single storey extension to rear of existing dwelling and all associated site works	2021/06/22	746
2254/17	Grant Retention Permission	RETENTION: The development will consist of the retention of the existing shopfront to the restaurant on the ground floor comprising of painted timber columns, panelling, lettering, window frames and cills, recessed lighting trough and stone plinth.	2017/05/22	745
3062/18	Grant Permission	Alterations and extension to the existing 2-storey terrace house. Works comprise a single-storey rear extension and inclusion of a new ground floor window to the gable elevation and associated site development.	2018/08/21	742
WEB169 7/21	Grant Permission	The development will consist of: single storey porch extension to front & two storey extension to rear of existing dwelling and all associated site works	2021/09/29	741
3983/16	Grant Permission	PROTECTED STRUCTURE: We Lee Dillon & Eoin Corrigan intend to apply for permission for a development at 38 Mountpleasant Square, Dublin 6, a Protected Structure. To consist of refurbishment of an existing dwelling including replacement of all non-original windows with reproduction timber Slimlite double-glazed windows. Formation of small window to store room under entrance steps. Modification of window ope to rear facade to form doorway and insertion of timber-framed door. Repair/re-slating of existing roof & chimneys. Insertion of conservation roof light to front roof slope. Provision of bin platform over front basement area. Internal alterations to include provision of new kitchen on ground-floor, subdivision of one first-floor room to provide additional bedroom, subdivision of one basement room to provide additional bathroom.	2017/03/01	740

		Replacement of existing basement floor with new insulated floor slab. Replacement of all electrical, heating and plumbing services and general redecoration works.		
4396/17	Grant Permission	PROTECTED STRUCTURE: (1) The refurbishment of the existing three storey over basement house; rebuilding the existing roof including rooflights, lowering the existing basement, the demolition and replacement of the existing rear annex with a new three storey rear annex and all associated internal alterations, (2) Demolition and rebuilding of the existing workshop to rear, (3) New drainage runs and associated external works including, one car parking space to the front. (4) Retaining all existing vehicular and pedestrian access from Ranelagh Road and Athlumney Villas.	2018/08/01	735
3365/16	Grant Permission	PROTECTED STRUCTURE: The development will consist of: a three storey over basement rear extension totalling 78 sq.m; a new second floor extension over the existing rear return totalling 28 sq.m; redevelopment and refurbishment of the rear return; elevational and internal changes to the existing building; the provision of a new external rear staircase at basement and ground floor level. The following demolitions and works are proposed:  Basement: A new internal door opening into the rear room; the conversion of a window ope to a door ope in the rear room; 1 new door ope to the rear return; existing door ope on rear return replaced with new door ope; the removal of the existing external staircase; the provision of a new external staircase; the provision of new internal partition walls in the return to provide for a WC and an internal stair; new extension to the rear of the return.  Ground Floor: 2 new door opes to the rear return; the removal of the existing external staircase; the provision of a new external staircase; the demolition of a 4.2 sq.m external annex; the removal of all internal partition walls and doors in the return; the provision of new internal partition walls in the return to provide for a WC and a corridor; new extension to the rear of the return.  First Floor: A new window ope in the rear return; the removal of the rear wall of the rear return; the provision of new internal partition walls to provide for a corridor and entrance to a new office; new extension to the rear of the return;  Second Floor: Existing window on the main building removed to provide for new door ope into the proposed extension; extension over the first floor of the return and to rear of the return. The existing fire alarm system will be extended to include the proposed works with new directional signage, and upgrading of existing emergency lighting to stairwell. The works will include new landscaping to rear area with improvement to existing rear pedestrian access to laneway to include new hardwood external door with additional emergency lighting and cctv.	2017/01/23	733
2451/18	Grant Permission	Amendment to the approved mixed use development as approved under An Bord Pleanála Ref. PL.29S.238212 (Dublin City Council Ref. 3742/10 ) and as amended under An Bord Pleanála Ref. PL.29S.240620 ( Dublin City Council Ref.2286/12) through a change of use of the ground floor, Unit No. 1 within Block 3 from its permitted Office use to shop use ( 214 sq.m ) .	2018/06/12	722
WEB163 6/18	Grant Permission	Planning permission sought for: a) Demolition of existing rear return, shed and boiler house b) Construction of new part single storey and part 2 storey flat roof rear extension c) Construction of new single storey flat roof garden room to rear garden d) Internal alterations to existing ground and first floor layouts e) All associated site works.	2019/03/12	707
2326/21	Grant Permission	The development will consist of the construction of a single storey, flat roofed, rear extension to join existing extension, reconfigured existing balcony, internal alterations and associated site works all to existing 2 storey terraced dwelling.	2021/06/08	707
2365/17	Grant Permission	PROTECTED STRUCTURE permission for (a) Demolition of existing part two/part single storey (non-original) extension(s), over store, to the rear, and, removal of existing light wells to the rear, (b) Construction of part two/part single storey extension, to the rear, including the formation of ope (to the rear wall of the existing house), at ground floor, to provide access to the proposed extension. (c) Removal of (non-original) partitions, within the existing house, and other (non-original) works / materials associated with the previous sub-division of the existing house/rooms; (d) Internal alterations, within the existing house, including the formation of new door opes to internal walls, at ground and first floor, and, provision of partition to form wardrobe, at first floor; (e) Removal of aluminium windows, to the existing house/window opes, and replacement with sliding sash timber windows;	2017/07/18	705

		(f) Localised repair/re-pointing of the existing brickwork/brick joints to the front and rear facades, (g) Formation of new light well to existing window ope to the rear, at lower ground floor level, (h) Removal of existing window ope, to the front , at lower ground floor level (under the external steps to the front door) and reinstatement of external door ope, (i) Other general/minor internal and external refurbishment works associated with the reinstatement of the existing house to (single) family dwelling from previous use as flats/bedsits, (j) Construction / of (single storey) garden store and general landscaping works to the rear garden, all to existing house, a Protected Structure (RPS Ref. No. 7414).		
2011/21	Grant Permission	Widen existing pedestrian access to provide for a vehicular entrance with kerb dishing for off street parking.	2021/04/22	676
2407/19	Grant Permission	PROTECTED STRUCTURE: The development will consist of the alteration of the front boundary wall and railings for the provision of a vehicular entrance to accommodate 1 no. off street parking space in the front garden and all associated site development works, on a site area of 0.0075 ha.	2019/06/06	675
3684/18	Grant Permission	The development will consist of the demolition of the existing single storey domestic garage (53.7m2) and the construction of 2 no. 2 storey, with habitable roof accommodation, split level mews dwelling with roof lights and 2 no. off street car parking spaces, all accessed off Walker's Cottage. Dwelling no. 1 is to be 96.75m2 with 2 bedrooms. Dwelling no. 2 is to be 95.77m2 with two bedrooms. To include all hard and soft landscaping and all associated site works. Note refer to lapsed planning permissions Ref. no. 1614/97, 1547/01 and 5694/07.	2019/03/28	672
2120/17	Grant Permission And Retention Permission	RETENTION & PERMISSION ( PROTECTED STRUCTURE) Retention Permission is sought for the bar service counter and restaurant use in the main reception rooms at first floor level and the associated toilets and two private dining rooms in the first floor return building. Planning permission is sought for the change of use from residential to ancillary restaurant use at second and third floor levels.	2019/03/13	671
WEB162 5/17	Grant Permission	The widening of the front gateway and internal remodelling of the existing terraced house, along with the replacement of the existing single-storey return and extension, with a single storey extension to the rear of the original house connected by a single-storey gallery to a two-storey extension at the rear of the property.	2018/07/09	670
WEB159 7/17	Grant Permission	Works to include widening of existing entrance gate to 3600 mm. All of the above along with landscaping works and all associated site works.	2018/03/14	668
3708/18	Grant Permission	PROTECTED STRUCTURE: The development will consist of the partial demolition of existing extension (to rear) and subsequent erection of a new two storey extension with external staircase (to rear); internal modifications to existing layout to include the removal of the non-original bathroom at upper first floor level to allow for reinstatement of the original arch window (to rear), new ensuite at first floor level, removal of non-original partition wall at basement level; external modifications to include repointing the brick facades, refurbishment of existing windows and front door and fanlight, replacement of the PVC window to the front elevation at basement level with new slimline double-glazed hardwood timber sash window, reinstatement of the cast iron railings with pedestrian gate to the front, new hardwood double doors to the rear elevation at basement level, new rooflights to the existing rear return roof (east side) above W/C and living room, new conservation rooflight to the existing roof to the rear above master ensuite, new rooflight in new extension (west side); modifications to fenestration in rear return; general restoration & decoration works; and all associated site works to existing mid-terrace 3-storey house, No 2 Ontario Terrace is a Protected Structure.	2019/02/04	662
3190/18	Grant Permission	PROTECTED STRUCTURE; Alterations to previously approved permission Reg. Ref. 2982/17. Alterations will consist of (A) Reduction of previously approved basement extension including removal of previously proposed, (i) Sunken basement courtyard (ii) internal and external concrete stairs (iii) Opening in external wall to rear of existing terraced dwelling (B) Minor reductive alterations to previously approved; (i) inaccessible green roof(ii) Roof lights to rear of existing dwelling.	2018/09/04	656
2982/17	Grant Permission	PROTECTED STRUCTURE: The development will consist of: A) Demolition of : (i) existing, non-original double height extension over part-basement to rear of existing dwelling (ii) existing, non-original external concrete stair	2017/08/30	656

		(iii) sections of external wall to rear of existing terraced dwelling, B) Construction of: (i) extended replacement single-storey extension over basement, with new courtyard, inaccessible green roof, and rooflights to rear of existing dwelling; (ii) refurbishment and renovation of existing dwelling inclusive of all associated landscaping and site works.		
2446/21	Grant Permission	PROTECTED STRUCTURE: The development will consist of: Construction of a 2-3 storey 2-bedroom dwelling with balcony at 1st floor and roof garden at 2nd floor, blocking up of windows in rear return of 45 Harrington Street and all associated site works and services.	2021/07/05	653
2210/17	Grant Permission	Relocation of two no. existing rooflights to main roof, the construction of a dormer window to the existing converted attic space and all associated site works, all at the rear of the property.	2017/05/12	651
WEB121 7/18	Grant Permission	Construction of a two storey extension to the side of the existing house, the replacement of the lean-to roof with a new flat roof over the existing extension including new roof lights, the alteration of window and door opes to the rear, replacement of external windows with timber sash windows and internal alterations and all ancillary works.	2018/08/01	651
3690/20	Grant Retention Permission	RETENTION: Permission for dormer window facing onto Belmont Avenue at first floor of existing dwelling at the above address. This window is in similar position to a window previously permitted when dwelling redeveloped (Planning references 3231/07, WEB1014/10, PL29S.236521).	2021/02/23	643
3100/20	Grant Permission	PROTECTED STRUCTURE: Permission is sought comprising of the provision of a new stair between the lower ground floor and ground floor, with the associated removal of the existing bathroom from the ground floor landing and provision of a small WC in the same location, provision of a new door leaf in the existing door frame between kitchen and hall, and the refurbishment of the bathroom on the uppermost floor level including replacement of the existing bathroom window in the rear façade.	2020/11/02	641
WEB185 1/20	Split Decision(Permissi on & Refusal)	PERMISSION & RETENTION:The development will consist of; the construction of a first floor extension to the side of the house and a single storey extension to the rear of the existing garage; removal of a portion of the front railing and plinth, and provision of new vehicular access to an off street electric car charging point; addition of new rooflights; all associated site works and all ancillary minor works. All new wall & roof finishes to match existing house.  In addition, Retention permission is sought for the existing covered veranda in the rear garden and the boundary wall to the lane.	2021/03/10	635
2130/21	Grant Permission	Permission for: demolition of existing single storey extension to rear return; construction of new single storey extension to rear with associated rooflight; new windows to rear elevation of return; construction of dormer window to rear; new rooflights to front roof; new vehicular entrance and all associated drainage and landscaping works.	2021/05/11	634
3655/21	Grant Permission	PROTECTED STRUCTURE: comprising of: 1)The amalgamation of two separate dwellings into a single dwelling unit over 3 storeys. 2) A new staircase from Ground to Lower Ground floor along with associated demolition works to the existing utility space. 3) Construction of a glazed rear extension ( approx.24m. sq.) with associated new openings to the existing rear facade, structural reconfigurations to the rear room and landscaping work all at lower ground floor level. 4) Internal reconfigurations to include the first floor rear bedroom and en-suite layout and first floor landing bathroom layout, provision of a new AOV rooflight at first floor level and landing of existing doors. 5) General refurbishment/repair works including refurbishment of original sash windows, reinstatement and repairs to chimneys, fire upgrades to original internal doors, repairs and cleaning to entrance steps and porch. 6) Associated front landscaping works. 7) All associated works.	2022/01/14	629
2969/18	Grant Retention Permission	RETENTION: PROTECTED STRUCTURE: The development consists of the retention of 5no. double glazed 6 over 6 timber frame sliding sash windows.	2018/11/20	628
3505/17	Grant Permission	Permission is sought for the proposed partial demolition of the existing three-storey return/extension to the rear of the dwelling and the subsequent reconstruction of a new three-storey extension to include 31m2 extension at ground floor level, the remodelling/renovation of the existing house including replacing the existing roof, the proposed enlargement of the existing dormer at attic level, raising 2no. window cills to rear return elevation, the provision of 2no. velux roof lights to the front slope of the main roof and is to include all associated landscaping & site works	2018/03/05	627

4235/18	Grant Permission	Permission for development will consist of the following : - The change of use of the existing office use to restaurant, residential and storage and the carrying out of internal and external alterations to No. 22 Richmond Street South; - Demolish the ground level projection and replace it with a new structure matching its perimeter/footprint and containing a new stair from ground to first floor; - Change to the elevation. A new internal ramp of gradient 1:12 connects the entrance level to the lift, with an additional external ramp and steps to fully negotiate the 1 metre level change between ground FFL and rear external ground level. The two additional volumes to the existing building's massing are an extension at basement level, a new volume at first floor level containing the stairwell, private amenity balconies for studios A & C and the lift overrun; - Installation of a lift and stair core within the middle of the building and other internal alterations. - The proposed works and change of use would facilitate the following on each floor: * Basement to be used as a cold room, toilets and storage; * Ground floor restaurant; * A total of 4 no. studio apartments, consisting of 2 no. at the first floor and 2 no. at the second floor; * Storage at the third floor; - All ancillary site works. The proposed works are all within a site area of 200 sqm = 0.02 hectares.	2019/05/10	625
2266/18	Grant Permission	Permission for development at a site comprising Nos. 35 & 36 Charlemont Street, Dublin 2. The development will consist of an amendment to permission granted under Reg. Ref. 2907/15 (ABP Ref. PL29S.246118), as amended by Reg. Ref. 3894/16 and Reg. Ref. 3976/17, comprising modifications to Nos. 35 & 36 Charlemont Street to facilitate the change of use of 3 no. previously approved aparthotel units (comprising 6 no. bedrooms) and ancillary storage area, permitted under Planning Ref. 2907/15 (ABP Ref. PL29S.246118), to 11 no. hotel bedrooms (2 no. hotel bedrooms with ensuite facilities at ground floor level and 3 no. hotel bedrooms with ensuite facilities on each floor at basement, first and second floor levels) together with associated reconfiguration of internal spaces. Total gross floor area subject to proposed change of use is 481sqm. Associated external alterations include the removal of railings to the front of No. 36 and reinstatement of steps and provision of new front door including door surround, and new railings to match No. 35 at ground floor level to the north-eastern elevation together with all associated and ancillary modifications. In the interest of clarity, the proposed amendments will result in an overall increase of 11 no. hotel bedrooms within the overall scheme permitted under Reg. Ref. 2907/15 (ABP Ref. PL29S.246118), as amended by Reg. Ref. 3894/16 and Reg. Ref. 3976/17, from a previously permitted 176 no. bedrooms plus 3 No. Aparthotel units (6 no. bedrooms) to a proposed 187 no. bedrooms with the previously permitted aparthotel element omitted.	2018/05/16	621
3030/19	Grant Permission	PROTECTED STRUCTURE: Planning permission for development at this site 35 Mountpleasant Square (Protected Structure). Mountpleasant Avenue Upper, Ranelagh, Dublin 6 consisting of a proposed single storey above ground rear extension of 31m2 to basement and ground floor incorporated into the main house living accommodation with internal alterations to allow connectivity with proposed new extension with reduction of floor level in basement to provide adequate head height for habitable rooms which may require some underpinning of walls with demolition of a non-original single storey W.C. rear extension with demolition of original single-storey return along southern boundary (10.5m2 in total) with reinstatement of boundary wall along laneway on southern boundary with alterations to existing rear boundary wall with associated site works.	2020/01/07	612
3789/16	Grant Permission	Permission for development at the site (the existing shop front) of 111 Ranelagh Road, Dublin 6 D06 N593. The development will consist of new signage and alterations to the existing facade and will include the fitting of new oak panelling onto the existing reveals and fascia, reconfiguration of the existing shop front window to 2 no. oak framed access doors and to install a new oak framed front window.	2017/01/11	602
2994/20	Grant Permission	PROTECTED STRUCTURE: The development will consist of the demolition of partial boundary wall in disrepair between rear gardens of Nos. 6 & 7 Ranelagh Road and of contemporary brick boundary wall to rear of both sites adjoining Construction Industry Federation site, construction of 2 no. two storey, two bedroom semi-detached houses with gross floor areas of 110 sqm (house to the rear of no. 6) & 112 sqm (house to the rear of no. 7) both with living spaces at first floor level, 2 no. rooflights each overhead, accessed via shared private courtyard via an existing pedestrian entrance off Athumney Villas and all associated landscaping and site works.	2021/04/20	598
4651/19	Grant Permission	Permission for development for the relocation and amalgamation of 2 no. ducts and screening of the resulting duct unit to the rear.	2020/03/20	592
2344/19	Grant Permission	The development will consist of the following: An attic conversion with dormer window to rear and 2no. roof lights to the front.	2019/05/23	587
3529/17	Grant Permission	The development comprises the amendment of the existing first floor bathroom lean-to to the rear, and construction of a new first floor bedroom with a lean-to in its place incorporating a dormer window, along with all associated site works to facilitate the development. Permission previously granted for ground floor extension to rear and side; Reg Ref: 2516/17.	2017/11/02	586

2516/17	Grant Permission	The development comprises the amendment of the existing first floor bathroom lean-to to the rear, and construction of a new first floor bedroom with a lean-to in its place incorporating a dormer window, along with all associated site works to facilitate the development. Permission previously granted for ground floor extension to rear and side; Reg Ref: 2516/17.	2017/06/22	586
4295/17	Grant Permission	PROTECTED STRUCTURE: The development will consist of a one storey extension to the rear at lower ground level and alterations to the interior including reinstating the two existing flats at first floor and upper ground floor level into a single family dwelling. Permission is required also for the inclusion of a one bedroom granny flat at lower ground level.	2018/03/05	585
3419/19	Grant Permission	Planning permission is sought for an attic level dormer roof extension to the rear of the existing dwelling house with associated site works.	2019/10/08	585
3573/19	Grant Permission	The existing disused stores at ground floor level will be demolished and 2no. three-storey two-bedroom townhouses will be constructed with frontage onto the private laneway. The townhouses will comprise: entrance and storage at ground floor level; bedrooms and bathroom at first floor level; and kitchen, living, dining at second floor level. There will be a shared landscaped roof garden above the ground floor restaurant unit (Grant Order No. P0061), to the rear (southwest) of the development, and 2 no. second floor level balconies to the rear (southwest) of the proposed development overlooking the landscaped roof garden. 2no. screened terraces are proposed to the front (northeast) of the development addressing the private lane. Permission is also sought for all other associated above and below ground works.	2020/07/09	579
2615/20	Grant Permission	PROTECTED STRUCTURE: Planning Permission for the removal of an existing store/shed and construction of a new store/shed, of area c. 22 sq.m and height 3.0m, to the rear of 21 Mountpleasant Avenue Lower, Ranelagh, Dublin 6, Eircode D06 K128, which is a Protected Structure.	2020/08/24	575
3831/17	Grant Permission	PROTECTED STRUCTURE;1. The removal of existing solid ground floor to the ground floor return and the construction of a new insulated ground floor to this area, 2. Removal of a non original partition to the existing front bedroom, 3. Removal of the existing modern single storey flat roof extension to rear, 4. Removal of modern single storey outhouse in rear garden, 5. Extension of existing return at ground and first floor levels, 6. New 2nd floor storage area above existing first floor return, 7. Minor alterations to front railings to provide bin store, 8. General internal and external services upgrade, 9. Associated internal redecoration, 10. Associated External Landscaping to front and rear	2017/12/15	569
D19A/09 49	Grant Permission	Permission for development at the 0.022-hectare site, currently under construction. (The unit, now demolished, was formerly identified as 'Unit Nos.5 and 7' but Eircode now identifies it as Unit 4A.) The development will consist of: the construction/continuation of development of those parts of the development beyond that constructed on the date of expiration of permission for development of a previously-permitted three-storey over basement office building, with the period of the permission for development being sought being extended to 31st December 2021 (i.e. beyond the expiration of the duration of permission (18 January 2020 or mid-September 2020 - depending on one's interpretation of the date of 'parent permission') having regard inter alia to Section 251 of the Planning and Development Acts 2000-2019); amendment of the previously permitted development (Reg. Ref. D08A/1396 (An Bord Pleanála Ref: PL06D.234343) and Reg. Ref. D08A/1396E by the construction of an additional 15 sq.m of office accommodation (from 454 sq.m to 469 sq.m), due to the enlargement of the basement by 31 sq.m and the reduction of the 1st and 2nd floors by 16 sq.m (2 x 8 sq.m); the reconfiguration of permitted internal floor layouts; amendment of external elevations including a 400mm rise to the parapet and amendment to the roofline (now 14m above pavement), and the squaring of two-curved corners; and of all associated landscaping works at ground and basement levels.	2020/06/18	566
D19A/08 60	Grant Permission	Permission for development to amend a previously permitted 3-storey over basement office development Reg. Ref D08A/1396 (An Bord Pleanála Ref: PL06D.234343) and Reg. Ref. D08A/1396E, at the 0.022-hectare site, currently under construction. The development will consist of: the construction of an additional 15 sqm of office accommodation (from 454 sqm to 469sqm), due to the enlargement of the basement by 31sqm and	2020/04/02	566

		the reduction of the 1st and 2nd floors by 16sqm (2x8sqm); the reconfiguration of permitted internal floor layouts; amendment to external elevations including a 400mm raise to the parapet and amendment to the roofline (now 14m above pavement), and the squaring of two curved corners; and all associated landscaping works at ground and basement levels.		
4622/17	Grant Permission	The development will consist of: 1. Removal of existing 2-storey rear extension; 2. Excavation and removal of rear garden earth by approx. 0.9 m - 1.3 m depth to form a level garden with retaining wall and select timber boundary treatments all to Engineers design. 3. The construction of new two storey flat roof rear extension to consist of a kitchen, dining, lounge, utility & w.c. at ground floor and two bedrooms and a bathroom at first floor. 4. Part remodelling of walls of existing dwelling to suit the proposed layouts. All services, drainage, structural and associated site works to be implemented.	2018/04/05	565
2069/17	Grant Permission	PROTECTED STRUCTURE: Planning permission is sought for the following alterations: - Change from two units to single family home, - Refurbishment of basement including new door at undercroft and at rear and installation of staircase to entry level (existing previously removed), - Removal of flat roofed wc extension to first floor return and insertion of a new window in the original location, - Replacement of window with door in rear wall of first floor return including granite steps to garden level, - General refurbishment and decorative works including repointing rear elevation brickwork, - Refurbishment of existing windows, extension to existing plumbing, heating and electrical systems as necessary, installation of solar panels at inner roof valley and drylining existing external walls of return at both levels, landscaping works to front and rear.	2017/04/26	563
WEB145 1/20	Grant Permission	A double & single storey extension to rear of existing dwelling, internal alterations and associated site works.	2020/10/12	562
4658/19	Grant Permission	PROTECTED STRUCTURE: Permission at 20 Mountpleasant Square a Protected Structure. Reordering of existing basement facade involving the removal of the existing replacement timber single glazed window and door and their replacement with double glazed timber window and door in reduced ope sizes.	2020/03/20	555
2147/21	Grant Permission	Permission for attic conversion for bedroom use with dormer projection window to rear, also 2 no. Velux windows to front and single storey kitchen extension to rear with internal modifications and all associated site works.	2021/05/12	553
4225/19	Grant Permission	The development will consist of a two storey extension to the side of the house.	2020/01/21	550
4083/17	Grant Permission	Full planning permission for a two storey extension to the side of existing dwelling and all associated site works.	2018/08/07	550
3581/17	Grant Permission	PROTECTED STRUCTURE; Construction of new single storey rear extension, demolition and partial reconstruction of existing two storey rear return, internal and external alterations to existing two storey house , single storey garden store and ancillary works.	2017/11/08	547
WEB111 1/21	Grant Permission	The development will consist of partial demolition of single storey kitchen to rear of the house and the construction of a 23m2 single storey extension to the rear of the property with part flat and part sloped roof, with new rooflight to existing roof and new window to ground floor gable of existing house, along with associated site works.	2021/05/14	542
3912/20	Additional Information	RETENTION: The development consists of: Retention permission of the advertisement signage (0.891m2) to the front fascia elevation, all associated site and ancillary works at this address in accordance with the plans as submitted.	N/A	539
2246/20	Grant Permission	Planning Permission for development at this site. The site has access to the rear service lane connecting with Westmoreland Park. The development will consist of the construction of a 3-storey residential development on the existing derelict site. It will include 6 one-bedroom apartments with two apartments at each level accessed from a stairs and lift core. It will include 1 No. car parking space to the rear and 9. No cycle	2021/01/06	539

		spaces to the front. The main pedestrian entrance will be from Chelmsford Road with vehicular and pedestrian access to the rear service lane from Westmoreland Park. The development will include balconies & private open spaces to the front and rear at ground, first and second floor levels. Also included will be a green roof, roof lights, a lift shaft over-run and a roof access hatch for maintenance - all at roof level. The front and rear will be landscaped with low level walls, railings planting and box hedges. The development will include all associated drainage, ancillary site works, bin store and services.		
3126/17	Grant Retention Permission	RETENTION: Retention Permission is sought for the construction of a single and part two storey extension to the rear.	2017/09/13	529
2537/20	Grant Permission	Permission for development consisting of a rear extension at ground floor (12 sq.m) & first floor (12 sq.m), and an attic conversion with dormer window to the rear and the insertion of 2no. roof lights to front roof.	2021/11/09	527
2831/18	Grant Permission	PROTECTED STRUCTURE; Development at this four storey over basement end of terrace property (444sqm). The development will consist of the demolition of the existing part three storey and part five storey return (77sqm) and the construction of a new four storey rear return extension (89sqm) that will connect at basement, ground, first and second floor level to the rear of the property. The new return extension will create an extended property of 456sqm and will facilitate the change of use of the new extended basement and ground floor from its former use as offices to a café (195.5sqm) with new shop front and signage (0.5sqm) with steel footplate over basement courtyard below at ground floor level to the front, and external seating area to the rear. Internal alterations to the three no. apartments and new rear extension will change the residential configuration from 3no. 2 bed units to 2 no. 2 bed and 1 bed units (3 no. units remaining overall) at first, second and third floor level. The first and second floor apartments will be connected to the new return to the rear and the existing staircase from second to third floor will be replaced. The café will be accessed over a new platform and entrance from the street to the front; and with the apartments being accessed via the main front door. The development will include all associated conservation and site development works.	2019/01/22	526
2319/20	Grant Permission	Permission for development consisting of an attic conversion, with dormer window to the rear and the insertion of 2 no. roof lights to front roof.	2020/07/14	524
2178/20	Grant Permission	The development will consist of amendments to Block 2 which forms part of a previously permitted development DCC Reg. Ref. 3742/10(ABP Ref. PI29S.238212), as subsequently amended by planning permission DCC Reg. Ref. 2286/12 (ABP Ref.PL240620), DCC Reg. Ref. 4443/16, DCC Reg. Ref. 4152/17, DCC Reg. Ref. 4562/18 and DCC Reg. Ref. 4707/18. The development relates to the ground floor of Block 2 of the Charlemont Square development only and the proposed change of use of the unit located at the south eastern corner. The proposed development includes the change of use of a unit with a gross floor area of 169m2 from the currently approved retail use to commercial use as a staff amenity area which will form part of the approved office-use at ground floor level. The proposed development does not include any change to the permitted gross internal area as approved under DCC Reg. Ref. 4707/18.	2020/06/30	517
2675/17	Grant Permission	The development will consist of: -Demolition of the existing granny flat to the side and part of the boundary wall facing the laneway. -Construction of a new part two storey part single storey extension to the side/rear to include a replacement granny flat at ground floor. -Move existing laneway access doorways. -3no. new rooflights to the rear. -New porch doors in front entrance. -All associated site and landscaping works.	2017/07/05	497
4508/17	Grant Permission	Permission for an attic conversion with dormer window to rear & 2 roof lights to front.	2018/04/30	492
3202/20	Grant Permission	PROTECTED STRUCTURE: Planning Permission sought for the following works. New pitched roof to utility area, together with new glazed opes and removal of chimney breast to create open plan kitchen area. Repairs to chimney and chimney structure and to sun room roof. New glazing to rear of sun room. No increase in footprint. Creation of new vehicular access to the rear on Chelmsford Lane by removal of 3.5 meters of stone wall, construction of piers and installation of a sliding gate.	2020/11/18	490



2801/18	Grant Permission And Retention Permission	PERMISSION & RETENTION: The development for permission will consist of the subdivision of an existing 4-bedroom duplex apartment into 2 No. 2-bedroom duplex units over 2 floors measuring 118.3 sq.m and 101.6 sq.m in floor area respectively and the development to be retained consists of the retention of an internal, part upper 7th floor of an existing 4-bedroom duplex apartment unit measuring 91.1 sq.m in floor area.	2018/07/20	483
WEB162 1/18	Grant Permission	The development will consist of the modification to previous planning grant reference WEB 1306/18, consisting of the addition of 800mm to the length of the first floor extension to increase the first floor area by 2.6sqm.	2019/03/07	482
WEB130 6/18	Grant Permission	The development will consist of the change of use from multi occupancy to a single dwelling. The construction of a single storey extension to the rear of the house. The construction of a 1st floor, 2 storey extension to the rear of the house. Proposed to rebuild the existing 2 storey return to the rear. Proposed to convert the attic including a dormer roof window to the rear. The proposed development includes roof lighting to rear and sundry other minor works	2018/09/20	482
4411/18	Grant Permission	The development consists of construction of a two storey rear extension, (26sq.m) to a private dwelling. The ground floor extension (16.6sq.m) will consist of a family/dining room area. The first floor extension (9.4sq.m) will consist of a master bedroom and a remodelled bathroom. 2 no. velux rooflights at the side elevation. Including in the works is a new terrace area, a relocated side access gate and associated site works.	2019/11/27	481
3773/17	Grant Permission	PROTECTED STRUCTURE: Planning permission is sought for the renovation and rear extension of No. 2 Sallymount Avenue, Ranelagh, Dublin 6, which is a protected structure. The works will involve; the demolition of single storey rear return; and the provision of a three-storey rear extension; an external rear access stairs; and external front lower ground level access stairs; new access doors in four locations at lower ground floor level; internal alterations and renovations; and associated site works to facilitate the reconfiguration of existing building from current usage as six apartments into three separate apartments.	2017/12/06	480
2890/21	Grant Retention Permission	PROTECTED STRUCTURE: RETENTION: The removal of modern partitions forming two bathrooms and the alteration of modern partitions forming one larger bathroom on the third floor; the reconfiguring of modern partitions to bathrooms on the second floor, first floor, ground floor, ground floor return and at basement level; the removal of a modern partition in the first floor return and at basement level and all associated works to the four storey over basement building.	2021/09/08	479
4048/17	Grant Permission And Retention Permission	RETENTION:PROTECTED STRUCTURE; Modifications to planning permission 2690/04 consist of A. The retention of a return on lower basement and mid floor level forming a W/C and bathroom. B. The retention of the mid floor bedroom, instead of bathroom as granted under 2690/04 C. The construction of a shower room in the attic conversion permitted under planning reference 2690/04 D. The upgrading of the existing regency doors to the stairwell to provide a protected corridor to comply the requirements of Part B of the building regulations.	2018/01/24	466
WEB147 6/19	Grant Permission	The change of use from a multi occupancy unit to a single dwelling. The construction of a part one storey, part two storey extension to the rear of the house. The conversion of an attic to storage space including a rooflight and dormer roof window to the rear. The replacement of aluminium windows to the front with timber sash windows. The rebuilding of walls in the rear return. A replacement front door.	2019/11/11	454
2467/18	Grant Permission	PROTECTED STRUCTURE; proposed works include the replacement of the basement floor structure and ground floor floorboards, the reduction in level to the existing light well to the front of the dwelling , the proposed replacement and enlargement of the existing basement window to the front, relocation of kitchen in basement and all associated site works.	2018/06/12	450
2185/17	Grant Permission	PROTECTED STRUCTURE: Demolish existing garage (previously granted ref. 2861/14) & and part of existing boundary wall and to construct a 2-storey, 3 bedroom mews, new boundary wall, connect to existing services and all associated site works within the curtilage of a protected structure Ref.: 6972.	2017/11/06	447
3074/20	Grant Permission And Retention Permission	PERMISSION & RETENTION: Permission for retention of existing ground floor, single storey rear extension measuring 24 sqm, new ground floor bay window to side and new rear dormer window to attic.	2021/01/20	447

2604/21	Grant Retention Permission	RETENTION: Retention Permission for a domestic extension, at first floor level, to the rear No. 14 Northbrook Avenue, Ranelagh, Dublin 6, D06 FX95.	2021/07/23	446
3916/20	Grant Retention Permission	PROTECTED STRUCTURE: RETENTION: The development consists of: Retention permission for single storey service room to rear, change of window position and alteration to proposed roof in existing single storey extension. Proposed new fibreglass roof finish on existing basement entrance and new bin storage platform to front.	2021/07/30	445
3314/19	Grant Permission	PROTECTED STRUCTURE: The development will consist of: - Refurbishment and structural repair of existing Georgian dwelling including structural upgrading of floors, modification of basement window opening, and replacement of all non-original windows with timber up and down sash windows. - Re-slatting of existing roofs, repair of rainwater goods and chimneys - Modification of first floor door opening to rear facade to form a sash window - New pitched roof to existing flat roof rear extension - Removal of sloped floorboards in entry hall and restoration of original level - Internal alterations to remove existing ensuite bathrooms - Subdivision of rear first floor bedroom to provide additional bathroom - Restore original opening between rooms at entrance floor level - Reinstatement of original ceiling level in second-floor bedroom - General refurbishment and decorative works including installation of new plumbing and heating system, electrical rewiring, refurbishment of existing joinery, and damp treatment to existing basement walls.	2019/09/23	445
3793/20	Grant Permission	PROTECTED STRUCTURE: Planning permission for the demolition of the existing two storey and part single storey lean-to rear extension and the construction of a new two-storey over basement extension to the rear of the existing house, 1 no. velux rooflight to front slope of existing house and 2 no. velux rooflights to proposed rear extension, associated internal and external works, including; -Basement: remodelling of existing basement, including reduced floor level, a new opening to the rear to connect to the new extension, new access doors under front entrance steps, reduced level to front window cill, -Ground floor: a new opening to the rear reception room to connect to the new extension, reinstatement of the original rear wall from the stair half landing, -First Floor: a new opening to the rear bedroom to connect to the new extension, new double doors between the existing first floor single bedroom and the first floor double bedroom to the front of the house, the introduction of a bathroom to the first floor, reinstatement of the original wall (and possible ope) to half landing, -Landscaping works, including reduced levels to the rear and front external patios to rear basement and ground floor, new external steps and associated adjustments to existing railing to accommodate new gate, to the front and all associated refurbishment and remedial works as detailed in the Conservation Report of Existing & Method Statement for Proposed Works at No.14 Mountpleasant Square, Ranelagh, Dublin 6, in accordance with best practice.	2021/04/27	438
4107/18	Grant Permission	PROTECTED STRUCTURE: The development will consist of: (A) 11 msq extension to rear of house, (B) Alteration to ground floor of return and (C) miscellaneous internal modifications. (D) Removal of non-original single storey extension to rear. (E) Modifications to door and window openings. (F) Restoration of original glazing bars to windows and (G) Replacement roof access hatch with glazed rooflight.	2019/01/17	435
2211/18	Grant Permission	PROTECTED STRUCTURE: The development will consist of: a) 19 sq.m extension to rear of house with 4 no. roof lights, b) Alteration to ground floor of return, c) Miscellaneous internal modifications,	2018/06/25	435

		d) Removal of non-original single-storey extension to rear, e) Modifications to door and window openings, f) Restoration of original glazing bars to windows and g) Replacement roof access hatch with glazed roof light.		
4016/18	Grant Retention Permission	RETENTION: Planning Retention for the single storey flat roof dog grooming premises to rear, accessed from rear lane way and advertisement 4.3m2 to south east side elevation and 1.4m2.	2019/04/11	434
2385/21	Grant Permission	The proposed development comprises the construction of 1 no. new dormer window to the rear slope of the main house and an increase in size of existing window with privacy glass to rear return of existing two storey house, a terraced property.	2021/06/21	430
4221/17	Grant Permission	The development will consist of part 2-storey, part single storey extension to rear including 4 no. rooflights, new dormer window to attic level to rear ; new conservation style rooflight to front; and including all related services and landscaping.	2018/02/20	422
3586/19	Grant Permission	PROTECTED STRUCTURE: The development will consist of: The part demolition of the existing single storey garage and store within the curtilage of the existing Protected Structure to rear of No. 74 Ranelagh Village. The construction of a new two storey, two bedroom mews dwelling, including one car parking space, all accessed off Chelmsford Lane. New services connections, external storage space and ancillary site works.	2019/11/01	419
3569/17	Grant Permission And Retention Permission	RETENTION & PERMISSION: Application for retention planning permission for reconstructed two storey extension to rear and planning permission for new single storey to extension rear and new attic conversion to non habitable storage space with consequential alterations to create new gable to side to allow access stairs and new dormer to rear.	2017/11/08	417
WEB193 9/20	Grant Permission	The proposed internal reconfiguration of and alterations to an existing 3 storey terrace property with 3 no. existing 1-bed apartments and a 1 no. existing 2-bed apartment, to create 3 no. 1-bed apartments along with a proposed 1-bed apartment with a study, with the installation of proposed new windows throughout and associated site and construction works to facilitate the development at No. 87 Ashfield Road, Ranelagh, Dublin 6.	2021/03/31	417
WEB182 5/21	Grant Permission	The development will consist of: (1) Conversion of multi-unit residential (flats) back to single-family residential, (2) Demolition & alteration works to existing rear return and extension, (3) Construction of a new part single-storey, part two-storey extension with roof lights to rear, (4) Construction of a new Attic Dormer window to rear, (5) Associated site drainage and ancillary site works, all to the existing two storey mid-terrace property.	2021/11/02	415
3591/17	Grant Permission	Alterations and extension to the existing three storey semi-detached house, comprising of a first floor extension over the existing rear return, associated elevation alterations including 2 additional roof lights to the kitchen and attic space, alterations to the main roof profile to provide for attic storage (modification of previously approved Planning Permission ref. 4590/02 ) and associated site development , including reduction in the width of the rear access gate.	2017/11/10	414
2425/18	Grant Permission	Alterations and extension to the existing three storey semi-detached house at 2 Oxford Road, Ranelagh, Dublin 6, D06 NP70 comprising of modifications to previously approved Planning Permission 3591/17, including provision of a dormer window to the rear roof slope, provision a dormer window to the rear roof slope, provision of 2 no. new Velux rooflights to the first floor extension widening of the east-facing window to Bedroom 4, provision of an additional window to the ground floor Playroom and associated site development.	2018/06/06	413
3374/17	Grant Permission	Change of use from offices to single family dwelling along with minor alterations to rear ground floor window.	2017/10/17	412
WEB152 8/18	Grant Permission	The development will consist of revisions to the previously approved planning application (Ref: WEB 1291/18) consisting of increase in width by 1M of the permitted dormer rooflight to the rear roofslope and all associated alterations to the internal layout, site, drainage and landscaping works.	2019/01/22	410
WEB129 1/18	Grant Permission	The development will consist of	2018/09/13	410

		<ul style="list-style-type: none"> <li>•Demolition of the existing rear two storey extension</li> <li>•Construction of a new single storey and two storey extension to the rear of the existing dwelling with pitched and flat roofs including rooflights</li> <li>•Attic conversion with a new dormer rooflight to the rear roofslope</li> <li>•All associated alterations to the existing rear elevation, internal layouts, site, drainage and landscaping works</li> </ul>		
WEB158 5/17	Grant Permission	Planning permission is sought for the demolition of the existing single storey extension and one of the existing chimney breasts, construction of a single and two storey extension to the rear and side of the existing house, 2 no. new rooflights to the side slope of the existing roof and 6no. new rooflights to the proposed extensions, associated elevational changes, construction of a 1.1m high wheelie bin enclosure to the front of the property, and all associated site works	2018/08/18	404
2815/21	Grant Permission	Permission is sought for alterations to shopfront glazing to provide openable hatch	2021/08/30	402
2933/20	Grant Permission	Permission for a change of use of the ground floor retail unit from retail to coffee shop use (area 58.35sq.m). This new use is required to facilitate the transfer of the user from an existing coffee shop kiosk on the same street which will be closed and removed. An application for demolition of this kiosk is being lodged concurrently with this application.	2020/10/02	402
WEB167 7/19	Grant Permission	Planning permission for an extension to the existing dwelling on their site at 6 Oxford Road, Dublin 6, D06 TX36. The development includes the demolition of a 2 storey return totalling 32m2 and a 9.7m2 single storey shed to the rear of the property. The proposed works will consist of a 30m2 flat roofed ground floor extension and a 19m2 flat roofed first floor extension with a smooth render finish. The works also include a new 2.6m2 glazed internal courtyard, alterations to the internal layout and all associated site works	2020/03/03	389
2252/19	Grant Permission	The proposed development consists of the demolition of a 9.7m2 rear shed, the construction of a 7.9m2 ground floor extension to the rear & associated internal alterations, amendments to the existing south-facing windows at first floor to the rear, a new east-facing window at first floor to the rear, the demolition of an existing chimney in the rear return.	2019/05/10	389
2383/18	Grant Permission	PROTECTED STRUCTURE: The development will consist of: The part demolition of the existing single storey garage and store to the rear site. The construction of a new two storey, two bedroom mews dwelling, including one car parking space, all accessed off Chelmsford Lane. New services connections, new boundary wall and ancillary site works.	2018/11/22	382
3621/17	Grant Permission	Planning permission is sought for the construction of an upper ground floor (13.7m2) extension to the rear of the existing house, 1 no. new rooflights to the new single storey extension, associated internal remodelling, and all associated site works.	2017/11/13	378
2068/19	Grant Permission	Planning permission for the construction of an additional floor over the existing single storey extension to the rear of 13 Chester Road, a private dwelling and associated works. The works to include: alterations to the existing kitchen extension, the construction of an additional floor over the existing rear extension. New painted hardwood double glazed sliding sash windows to the front. Alterations to the internal layout of the house. The removal of 2 no. chimney breasts and chimney stacks to the rear and 3 no. new roof lights to the rear roof.	2019/06/25	377
3347/18	Grant Permission	Construction of a dormer roof and window to rear of house at 2nd floor level	2018/09/20	373
4831/19	Grant Permission	PROTECTED STRUCTURE - Permission to demolish dilapidated rear shed, & construct 2 storey two bedroomed dwelling facing rear laneway.	2020/04/21	371
3634/18	Grant Permission	The development will consist of: New advertisement signage with linear lights at ground floor front and side elevations, permission for projecting "green cross sign" to the front elevation, all associated site and ancillary works at this address.	2018/11/01	368
3997/20	Grant Permission	Demolition of existing brick and block wall and palisade fence within the curtilage of house, for vehicular access. Provision of hard standing for single car parking space adjacent to end of terrace house, accessible from Peter Place. Construction of 2 metre high fence with access gate enclosing rear of property.	2021/04/06	364
4665/19	Grant Permission	PROTECTED STRUCTURE: Permission for development at this site: 5 Clifton Mews, Ranelagh, Dublin 6 and rear of 26 Ranelagh Road (Protected Structure Ref. 6972). The development will consist of: Additions to previously granted mews house development (Ref. 2698/19) to include a new zinc-clad dormer window to the front facing onto Clifton Mews and two new Velux windows to rear facing rear of 26 Ranelagh Road. Proposed	2020/04/16	364

		works are within the curtilage of a Protected Structure.		
4504/19	Grant Permission	The development will consist of proposed amendments to previously granted permission Ref. 3116/18 for a single level basement and associated site works.	2020/03/03	359
WEB172 6/20	Grant Permission	The development will consist of a part single part two storey extension to the rear of the property, providing an additional 19msq at ground floor level and 6msq at first floor level, to provide a total additional area of 25msq, along with the refurbishment and reconfiguration of the existing rear return and all associated site works.	2021/04/26	353
WEB120 5/18	Grant Permission	Planning permission is sought for the demolition of the existing single storey extension and rear return and the construction of a single and two storey extension to the rear of the existing house, and the construction of 1 no. new dormer window to the rear slope of the main house, and two new rooflights to the proposed single storey extension, associated elevational changes and all associated site works.	2018/07/27	343
2208/17	Grant Permission	Construction of a single storey extension to the rear (northeast) which consists of a dining area which links the kitchen to the existing extension and associated site works.	2017/05/12	337
3220/17	Grant Permission	The development will consist of amalgamation of Units 2 & 3 with change of use at Unit 3 from hair salon to restaurant use, new signage and associated site works.	2017/09/27	337
3127/20	Grant Permission	Permission sought for a first floor extension over the existing single storey structure to the rear.	2020/10/28	334
3823/20	Grant Permission	Planning permission for development at this site on lands to the side of existing dwelling. The development will consist of the construction of a new 2 storey 2 bedroom house with pedestrian/cycling access off Westmoreland Park. Two onsite bicycle spaces are proposed in lieu of an onsite car parking space.	2022/01/24	333
2471/18	Grant Retention Permission	The development will consist of Retention Permission for change of use from restaurant to delicatessen/cafe/restaurant with ancillary takeaway functions and replacement shopfront and signage.	2018/06/12	329
2019/17	Grant Retention Permission	RETENTION: Permission for development on lands (c.93sqm) at The Mews, 1 Charlemont Place, Dublin 2, D02 X659. The development comprises the retention of the change of use from residential to office within this building. If permitted, Condition 5 of Reg. Ref. 0008/93 will be amended by way of this development.	2017/07/31	324
2343/20	Grant Permission	The development will consist of: <ul style="list-style-type: none"> <li>• Removal of lean to shed on rear party wall.</li> <li>• New single storey extension to rear with rooflights.</li> <li>• All associated site, drainage, landscaping and ancillary works.</li> </ul>	2020/07/16	321
3116/18	Grant Permission	The development will consist of the partial demolition of existing building previously used as office/residential, to be extended in order to accommodate the infill development of a three storey, 4 bedroom live/work unit and associated site works.	2018/08/23	321
3319/16	Grant Permission	PROTECTED STRUCTURE: Permission sought by Fiach & Catriona O'Brien for a 2-storey, 1 bedroom mews dwelling and garage, on Infill Site at Dartmouth Terrace.	2017/03/07	319
4310/18	Grant Permission	Permission for development at No. 8 Ranelagh, Dublin 6, D06T840 for: 1. Demolition of the existing building. 2. The construction of a new retail unit (35.89m2) at ground floor level on the original building footprint with a retail extension to the rear of 34.27m2. 3. Construction of a two bedroom apartment over first and second floor level including a 18.5m2 roof terrace facing north and a 6.0m2 enclosed external storage area serving the apartment to the rear of the first floor. 4. The height of the new building to increase by 0.995m over the original level. 5. All associated signage for the retail unit, ancillary site and ground works and maintaining the existing drainage connections.	2019/02/05	318
2520/20	Grant Retention Permission	Retention Permission for development consisting of the retention of the existing change of use from previously approved single garage to kitchen.	2020/08/24	318

3706/20	Grant Permission	Permission is sought for the change of use from office (GFA 90 sq.m.) to 1 no. two bedroom apartment with associated alterations to the first floor property and ground floor entrance.	2021/02/24	316
3850/19	Grant Retention Permission	PROTECTED STRUCTURE: RETENTION: Retention planning permission is sought for continuation of lapsed permitted use (planning register reference 2190/12) for change of use of ground and basement and retention of use of first, second and third floors from commercial office space to childcare facility.	2020/10/02	314
2971/21	Grant Permission	The development will consist of an amendment and revision of condition no. 2 of the permission granted under planning ref. 2120/21 that will include for a reduced first floor extension above the permitted new flat roof granted under planning ref. 2120/21 above the existing rear ground floor extension. The proposed new first floor extension (1.7 sqm) will contain a rooflight above and a rear facing window that will contain external louvres.	2021/09/21	311
2120/21	Grant Permission	A dormer extension to the rear at roof level, a flat-roofed extension to the existing 2-storey return at first floor level; a flat-roofed single-storey extension with roof light at ground floor in the side passage and the alteration of the existing single-storey ground floor rear extension to comprise the removal of the existing double pitched roof and the replacement of same with a new flat roof with roof light. The proposed internal works comprise adjusted ceiling levels in the staircase and the rear room at first floor level; the provision of a spiral stairs to the attic and the provision of an ensuite bathroom to the front room at first floor level and all associated drainage works.	2021/05/10	311
4576/17	Grant Permission	Permission consisting of the following principal elements. 1. New shopfront and Velux rooflight to Sandford Road. 2. Construction of a new single storey extension and roof terrace to the residential apartment at first floor level to the rear. 3. Construction of a new extension and roof terrace to the residential apartment at first floor level to the rear. 3. Construction of a new extension to the commercial premises at first floor level to the rear. 4. Enlargement of existing dormer window and Velux rooflight to roof to rear. 5. Internal alterations and refurbishment works. 6. The development will include all associated drainage and site development works.	2018/04/30	298
3809/21	Additional Information	RETENTION; PROTECTED STRUCTURE: Permission for the replacement of irreparable window sashes, installation of new kitchen on the first floor and en suite bathrooms in upper floor bedrooms, and associated upgrading works to the existing dwelling for single-family use at 31 Ranelagh Road, Ranelagh, Dublin 6, D06TD25 ( a protected structures RPS ref. 6977)	N/A	295
3315/17	Grant Permission	The development will consist of; the part demolition of the existing single storey rear extension; the provision of a two storey rear extension; general refurbishment of existing dwelling and associated site works, all on a site area of 0.010 hectares.	2017/10/09	284
2506/19	Grant Permission And Retention Permission	PERMISSION & RETENTION: Permission for roof level "velux" fire escape window and Retention Permission for 3-bed terraced end house Pl. Ref. no. 4141/99, alterations to external dimensions/height, attic level bedroom, 3 no. "velux" roof windows, 2 no. on-site front parking spaces, pedestrian side entrance.	2019/06/17	282
WEB509 8/21	Grant Permission	Conversion of existing garage to utility room and den, extension of 1st floor rear bedroom over existing kitchen/dining/living room, covering in of existing roof terrace at second floor level to front to form new bedroom. Modifications to front facade include replacement of garage door with window/door/cladding and zinc covered mansard type roof to new 2nd floor bedroom.	N/A	272
2161/20	Grant Permission	Permission for development at No. 46 Ashfield Road, Ranelagh, Dublin 6, D06X320 with frontage onto 73 Ranelagh Village at first and second floors only. The development will consist of a change of use of existing offices to GP surgery at ground (entrances/access only), first and second floors, new backlit surgery signage and nameplate adjacent to entrance on 46 Ashfield Road and change of finish from brickwork to render on Ashfield Road elevation at ground floor level.	2020/06/22	265
3533/19	Grant Permission	The development will consist of the change of use to the ground floor unit from a coffee shop to restaurant use, installation 1 no. backlit fascia sign to the front elevation and all associated site works.	2020/01/29	256
3904/16	Grant Permission	The development will consist of: change of use of the ground floor from Nursing Agency to Café; change of use of 1st & 2nd floors from Nursing Agency to a three-bedroom dwelling; works to the front facade include a new shopfront and back-lit sign; interior alterations at ground floor level include new toilets, removal of secondary internal stairs, and associated works; interior alterations to the upper floors include new bathrooms, kitchen and associated works, and a new access door onto rear flat roof and timber screen to part of flat roof and associated works. Access to the	2017/01/18	245

		dwelling will be from the rear lane.		
2995/19	Grant Permission	PROTECTED STRUCTURE: Permission for development at Orchard Lane, Ranelagh Road, Dublin 6. No. 60 Ranelagh Road is a Protected Structure. The development will consist of the demolition of a shed and the construction of one 3-bedroom, 2 storey mews dwelling, with a first-floor terrace facing onto Orchard Lane and a ground floor level rear garden/terrace backing onto the rear garden of No. 60 Ranelagh Road, on all lands opening onto Orchard Lane to the rear of No. 60 Ranelagh Road, Dublin 6, and all associated ancillary works above and below ground.	2019/08/21	243
3083/19	Grant Permission	Permission is sought for proposed 2 storey two bedroom house together with associated site works and new brick boundary wall on site to the rear of property.	2020/04/17	241
4648/19	Grant Retention Permission	RETENTION: PROTECTED STRUCTURE: Permission for (A) the installation of a fitted kitchen at ground floor, (B) for the new tiles and sanitary ware fitted to a new bathroom at first floor, (C) the installation of a roof light and (D) the installation of an internal window located at the staircase half landing.	2020/03/20	239
3024/20	Grant Permission	Refurbishment of existing apartment at first floor level including revised elevations and construction of a second floor extension (approx.38 sq.m) to the apartment including roof terrace with glazed screens.	2021/02/18	234
WEB140 8/20	Grant Permission	The partial demolition of the existing return, the construction of a new single storey extension to rear and the replacement of windows to the front elevation at No. 8 Elmwood Avenue Lower, Dublin 6, D06 R207	2020/10/08	234
2743/17	Grant Permission	Alterations and construction of new single storey extension with pitched roof to rear.	2017/07/26	231
2537/18	Grant Permission	Proposed alterations and reconfiguration of existing ground floor food retail unit with proposed new, separate front entrance to first floor residential accommodation, with new shop front facade and proposed first floor rear extension for residential use to replace existing first floor storage structure.	2018/06/21	229
2231/19	Grant Permission	PROTECTED STRUCTURE: Planning permission for development at a site comprising of a lane located between the former Harcourt Street Railway Station Building (Odeon Bar) and the Harcourt Building at Harcourt Street, Dublin 2. The former Harcourt Street Railway Station is a Protected Structure (RPS Ref. 3514: former station roof and facade). The development consists of the following: (i) The erection of a freestanding gate to the entrance of the lane between the former Harcourt Street Railway Station Building (Odeon Bar) and the Harcourt Building at Harcourt Street; (ii) The provision of a bin enclosure to serve the existing bin storage location on the lane; (iii) All ancillary and associated site development works.	2019/05/10	227
3231/19	Grant Permission	The development will consist of amendments to previously approved planning application reg ref 2891/18. The amendments to consist of reduction in size of existing cafe to coffee kiosk and an addition of 1no. hotel bedroom at ground floor.	2019/09/12	226
2891/18	Grant Permission	The development will consist of renovation and extension of No. 38 Charlemont Street to facilitate a change of use from shop to own-door cafe at ground floor level and from residential to hotel bedrooms at first floor level. The proposed development provides for the demolition of existing rear extension and development of a two-storey extension to the rear of No. 38 (approximately 41.5sqm) which is connected to the hotel development permitted under Reg. Ref. 2907/15 (ABP Ref. PL29S.246118), as amended by Reg. Refs. 3894/16, Reg. Ref. 3976/17 and 2266/18 and currently under construction, at ground floor level. The proposed development will provide an independent cafe (approximately 46.7sqm) at ground floor level, accessed via Charlemont Street, with 2 no. hotel bedrooms at first floor level, associated with and accessed via the adjoining Hotel development currently under construction (increasing total number of bedrooms permitted under Reg. ref. 2907/15 (ABP Ref. PL29S.246118) as subsequently amended from 187 no. bedrooms previously permitted to 189 no. bedrooms); together with all associated internal works; renewal of existing shopfront; removal of existing billboard on northern elevation and all associated elevational, site and development works.	2018/08/01	226
4290/18	Grant Permission	Planning Permission for the demolition of existing two storey extension and the construction of two storey extension to rear of existing house at Ground floor circa 16.50 sqm and First floor circa 4.0 sqm and 6 rooflights and all associated site works.	2019/02/04	219
4272/19	Grant Permission	Permission is sought for a rear, ground floor extension at No. 12/12A Collier's Avenue, Ranelagh, Dublin 6, an Architectural Conservation Area. The	2020/01/28	214

		works include a rear flat-roof extension with roof-lighting, an additional roof-light in the existing flat roof to the rear, internal remodelling and miscellaneous other works.		
2161/17	Grant Permission	Partial demolition of existing ground floor extension and construction of single storey rear extension with minor internal alterations and associated works. (within an Architectural Conservation Area)	2017/05/03	213
3602/19	Grant Permission	PROTECTED STRUCTURE: Development at the rear of a protected structure, comprising construction of a 72 sqm one bed two storey mews with access on to Marlborough Lane, Dublin 4, and all associated services and site works.	2019/11/01	211
3611/21	Grant Permission	Permission for development at a site located at Hatch Street Upper (to the north), Harcourt Street (to the west) and a public plaza to the west, Dublin 2. The site consists of the northern element of the platform building (former Tripod bar and venue) of the former Harcourt Street Railway Station. A part of a protected structure is situated within the application site (RPS Ref. 3514: former station roof and facade). The development consists of the following: i) Subdivision of retail/restaurant unit to the northern end of the building to provide for a new 40 sq.m. unit; ii) Replacement of existing stone faced doors with glazed entrance doors within an increased ope, incorporating a backlit signage zone within the fanlight; iii) Signage to external wall and commemorative plaque; iv) All ancillary and associated site development works.	2022/01/11	207
3002/17	Grant Permission	Permission to install a 3m high 'lamp post' style relief vent stack servicing the existing below ground natural gas pressure reduction unit with all ancillary services and associated site works at Hatch Street DRLug on lands adjacent to Hatch Street Upper, Dublin 2.	2017/08/30	205
WEB114 2/17	Grant Permission	The development will consist of the demolition of an existing single-storey extension to the rear of the property, the construction of a single-storey extension to the rear, alteration to the first floor bathroom window and the insertion of a dormer window in the attic store to the rear of the property.	2017/06/28	204
2747/21	Grant Permission	Planning permission for the following works: (a) demolition of existing single storey lean-to shed to rear; (b) proposed single storey flat roof extension incorporating rooflights to rear; (c) proposed new velux window to roof and replacement window to side of rear first floor bathroom return, along with associated internal modifications and siteworks.	2021/08/18	201
WEB102 8/18	Grant Permission	Permission to undertake the following works to an existing two-storey, terraced dwelling: 1. Demolition of an existing two storey return and single storey out-buildings, 2. Addition of a Velux roof light to the rear roof of the existing dwelling, 3. Construction of a part single storey, part two storey extension to the rear of the existing dwelling and 4. Alterations to existing drainage and associated site works.	2018/04/30	198
3641/17	Grant Permission	Planning permission is sought for the construction of a first floor extension to rear of existing property, raising of the roofline of the existing rear return, 3 no. new roof lights to the front slope of the existing main roof, demolition of the existing chimney breast on the north east facing gable associated internal remodelling, and all associated site works.	2017/11/13	192
WEB181 5/21	Grant Permission	1/ Demolition of existing single storey extensions to rear 2/ Construction of a part 2 storey, part single storey extension to rear 3/ Removal of existing half landing window to rear to facilitate access to new extension 4/ Demolition of part lane wall to rear and reconstruction of lane wall in salvaged brick with altered gate location. All together with associated internal modifications, site and landscape works	2021/11/09	184
4138/19	Grant Permission And Retention Permission	RETENTION & PERMISSION: Permission is sought for retention of minor departures from approved plans at dwelling (DCC Plan Ref: 2960/16, An Bord Pleanála Ref: PL295.246883) and for completion of brick finish to west elevation, at the 2-storey, one-bedroomed, detached dwelling 16 Cullenswood Park, Ranelagh, Dublin 6, D06 F6Y3.. The modifications include minor increase in height and length, minor re-positioning of dwelling	2020/03/26	177



		westward, minor revisions to floor plans, fenestration, garden boundaries and brick-finish.		
4520/19	Grant Permission	The development will consist of reconfiguration of the existing internal floor levels to allow conversion of the attic space for bedroom use. Demolition of existing chimneys, alterations and addition of windows and 2 no. velux to the Chester Road elevation, addition of 1 no. velux to rear, provision of a railed garden space to match the adjacent properties on Oxford Road. Internal renovations and new foul drainage connections with associated site works.	2020/03/03	173
WEB141 6/17	Grant Permission	Works include the demolition of the single storey extension to the rear. The construction of a new two storey extension with first floor terrace. The refurbishment of the house including new windows and roof.	2017/11/13	172
3554/17	Grant Retention Permission	RETENTION: Retention of a change of use from deli/sandwich bar to restaurant use including mechanical extract duct located to the rear first floor flat roof level serving restaurant premises. Previous Plan Reg. Ref. 4256/06.	2017/11/06	164
WEB164 4/18	Grant Permission	Construction of a revised roof terrace with opaque boundary screens and raised planter screening, accessed by patio doors from the 1st floor rear.	2019/03/13	156
WEB145 2/18	Grant Permission	Construction of a new dormer roof and bay window to the 1st floor rear, construction of a roof terrace with opaque balustrade screen to the 1st floor rear, and construction of 2 rooflights to the front pitched roof.	2018/11/30	156
3566/17	Grant Outline Permission	OUTLINE PERMISSION: Outline planning permission for a proposed single storey storage extension to the rear of existing Retail Unit (Joy's Florist) at 118 Ranelagh, Dublin 6.	2018/01/19	156
2669/20	Grant Permission	Permission - Construction of new upper storey, bathroom extension to rear and associated site works.	2020/08/27	154
2789/18	Grant Permission	Planning Permission is sought for the construction of a domestic extension at first floor level over existing ground floor extension to the rear.	2018/07/20	147
WEB152 5/16	Grant Permission	The development will consist of the demolition of existing single storey rear extension (7.2M2) and the construction of a new two storey extension to the rear which will consist of a kitchen at ground floor level (7.5M2) and a bathroom at first floor level (7.5M2)	2017/03/27	139
2169/18	Grant Retention Permission	RETENTION: Retention planning permission for the extension of the rear roof at first floor level to form study/store room & 4 No. rooflights in the rear roof & all associated works. The proposed 4 no. rooflights replaces 5 no. windows previously at roof level. Floor area to be retained is 9.7m2. The site located is in the Collier's Avenue Architectural Conservation Area.	2018/07/27	118
WEB154 5/21	Grant Permission	The development will consist of the removal of the existing single storey rear extension and the construction of a new two storey split level flat roofed extension to the rear of the existing house and all ancillary works, to include an external patio area at rear ground floor level and timber screening to windows at first floor level.	2021/10/29	110
WEB106 4/20	Grant Permission	Alterations and extension to existing two storey end of terrace house consisting of demolition of existing single storey kitchen/bathroom at rear and construction of a new part two storey extension to rear providing a new kitchen and bathroom at ground floor level and an extended bedroom with external terrace at first floor level. The works also incorporate the installation of a new window on the northwest gable elevation (opening onto Bannaville) and all associated site works	2020/07/09	102
2996/17	Grant Permission	Permission sought for a free standing, single storey, flat roof ESB Sub-Station with a switch room having a total area of 22.5 sqm to be located between no's 103 & 105 Clonskeagh Road Dublin 6.	2017/11/08	101
2936/21	Grant Permission	The development will consist of the installation of 1 no. stainless steel and glass Reliance 3-bay Mark Bus Shelter (5.2m x 3.5 x 1.8) and 1 no. double-sided digital advertising screen (1.7m 1.1m), together with 6-line RTPI unit and bus-stop sign. The proposal will include the relocation of an existing sign and litter bin and all ancillary site works on lands totalling c.36m2.	2021/09/21	94
2932/20	Grant Permission	Permission for the demolition of an existing coffee kiosk (area 6sq.m) and ancillary fencing etc., erected to the front of 18 to 20 Ranelagh, Dublin 6, D06 DC68 to include all ancillary works required to make good the existing building finishes.	2020/10/02	25
WEB135	Grant Permission	The development will consist of the replacement of the existing 3- bay, 5.3m long x 1.83m wide x 2.5m high stainless steel and glass bus shelter	2018/10/11	15

4/18		with walkthrough including 1 no. static 6 sheet illuminated advertising display and 1 no. scrolling illuminated advertising display with a 3- bay, 5.2m long x 1.848m wide x 2.8m high stainless steel and glass Reliance bus shelter with walkthrough and 1 no. 86' double sided digital advertising display with all associated site works and services.		
WEB146 1/17	Grant Permission	Replacement of the existing internally illuminated, double sided, scrolling 'Metropanel' advertising display with a double sided digital 'Metropanel' advertising display. The proposed structure has an overall height of 2.882 m, a depth of 0.255 m and a width of 1.438 m.	2017/12/01	3
WEB144 6/17	Grant Permission	Replacement of the existing internally illuminated, double sided, scrolling 'Metropanel' advertising display with a double sided digital 'Metropanel' advertising display. The proposed structure has an overall height of 2.882 m, a depth of 0.255 m and a width of 1.438 m.	2017/12/01	1