



Dublin City Council

(04/09/2023-08/09/2023)

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

WEEKLY PLANNING LISTS

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

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

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

Area 2 COMMERCIAL

Area	Area 2 - South Central
Application Number	3221/18/X1
Application Type	Extension of Duration of Permission
Applicant	Ciaran McManus
Location	Lands at the former Faulkners Industries Factory, Chapelizod Hill Road, Chapelizod, Dublin 20, 'Beann', 38 Chapelizod Hill Road, Chapelizod, Dublin 20 and 'Clarevill' 38D Chapelizod Hill Road, Dublin 20
Registration Date	08/09/2023

Additional Information

Proposal: EXT. OF DURATION: Revision to a previously permitted mixed-use residential development (previously granted under Reg. Ref. 2869/17; ABP Ref. PL29S248958) to now provide for a 'build to rent' scheme. The proposed revisions shall consist of: (a) An increase of 21 no. residential units to now provide for a total of 174 no. residential units (84 no. 1 bedroom units; 88 no. 2 bedroom units; and 2 no. 3 bedroom units) within the 3 no. previously permitted blocks as follows;

Block A - 5 storeys in height (part 3 storeys) comprising of 40 no. residential units (25 no. 1 bedroom units; 15 no. 2 bedroom units with balconies/terrace on all elevations; Block B - 5 storeys in height comprising 80 no. residential units (39 no. 1 bedroom units; 41 no. 2 bedroom units) with balconies/terraces/gardens to all elevations; and Block C - 5 storey in height comprising 54 no. units (20 no. 1 bedroom units; 32 no. 2 bedroom units; and 2 no. 3 bedroom units) with balconies/terraces/winter-gardens to all elevations. (b) Associated elevational changes to Block A, Block B and C, (c) Reduction in the size of previously permitted childcare facility; (d) Provision of additional amenity facilities including community room, gym and recreational area in Block A; (e) Reduction in basement level car parking spaces from 202 no. spaces to 123 no. spaces; (f) Reduction in basement level motor cycle parking spaces from 13 no. spaces to 9 no. spaces; (g) Increase in basement level bicycle parking spaces from 188 no. spaces to 280 no. spaces; (h) Reduction in the basement floor area; (i) Provision of new plant areas at basement level; (j) All associated engineering and site development works necessary to facilitate the development.

Area	Area 2 - South Central
Application Number	4412/23
Application Type	Permission
Applicant	David Cambie
Location	130 Emmet Road (D08 N7FV) & 132, Emmet Road (D08 AX93), Inchicore, Dublin 8
Registration Date	04/09/2023

Additional Information

Proposal: a) Change of use of the 2 no. properties from commercial/retail to residential; b) Demolition of the existing single storey extensions to the rear of each property; c) Proposed new single storey extensions to the rear of each property; d) Associated alterations to the external elevations of each property to accommodate proposed new extensions & internal layout; e) and all associated site works.

Area	Area 2 - South Central
Application Number	4421/23
Application Type	Permission
Applicant	Geared Up Limited
Location	138-140, Thomas Street, Dublin 8, D08 XN61
Registration Date	05/09/2023

Additional Information

Proposal: The erection of a projecting sign. The projecting sign would be in contravention of condition 5e of planning permission 2111/17. The lettering of the projecting sign would be illuminated.

Area	Area 2 - South Central
Application Number	4434/23
Application Type	Permission
Applicant	Cruisevale Limited
Location	1-3, High Street, Dublin 8
Registration Date	07/09/2023

Additional Information

Proposal: PERMISSION: To construct a 5 storey extension to the rear of an existing office building, to accommodate an additional stairs and lift.

Area	Area 2 - South Central
Application Number	4436/23
Application Type	Permission
Applicant	Shorevale Investments Limited
Location	A site of 3.6 hectares at the Royal Liver Assurance Retail Park, Old Naas Road, Dublin 12
Registration Date	07/09/2023

Additional Information

Proposal: The site is bounded by Kylemore Road (R112) to the west; Old Naas Road to the north; Naas Road (R810) to the south; and 'Brooks' (Building Providers) to the east. The development will consist of amendments to a previously permitted mixed-use development (DCC Reg.Ref.: 4238/19; ABP Ref. PL29S.307804).

The amendments will consist of:

- the relocation and reconfiguration of part basement under Blocks E1, E2, F1 and F2 to Blocks B1 and B2 (including the relocation and reconfiguration of sprinkler and water tanks, storage, plant rooms, tank and waste storage;
- and provision of vehicular (ramped) access from grade level at Block E1 to basement level under Blocks B1 and B2;
- reallocation of car parking spaces at podium level of Blocks C1, C2, D1 and D2;
- reconfiguration/ retention of part basement under Block E1 to accommodate water and sprinkler tanks;
- reconfiguration of commercial units at ground floor level of Block E1 and Block F2 replacing:- 1 no. pharmacy unit (75 sq.m Gross Floor Area (GFA)), 1 no. medical centre unit (237 sq.m GFA) one no. café/ bar restaurant unit (127Sq.m GFA) and a cafe/bar restaurant within Block E1 (253 sq.m GFA) with; 1 no. pharmacy unit (129 sq.m GFA), 1 no. medical centre unit (242 sq.m GFA) and 1 no. café/ bar/ restaurant unit (86 sq.m GFA);
- reconfiguration of podium car park (including reconfiguration of bicycle stores, waste rooms, plant rooms, circulation cores) within Blocks E1, E2, F1 and F2;

- provision of additional residential amenity area (467 sq.m GFA) within Block F2 to serve Blocks E2, F1 and F2;
 - the omission of 4 no. apartment units (2 no. 1 bed units and 2 no. 2 bed units) at ground floor level of Blocks F1 and F2;
 - relocation of 1 no. Generator Room from basement under Blocks E/ F to west of Block F1 at grade level;
 - minor amendments to proposed landscaping around the car park, residential and amenity entrances at ground floor level of Blocks E1, E2, F1 and F2 and within public realm area to the south of Block E1;
 - and all other associated works above and below ground to serve the proposed development.
- The amendments will result in the following:
- a reduction from 129,210 sq.m to 128,736 sq.m GFA with reduction from 31,413 sq.m to 26,151 sq.m ancillary floorspace;
 - a reduction from 1,102 no. to 1,098 no. apartment units;
 - a reduction in car parking spaces from 874 no. to 715 no. spaces;
 - an increase in motorcycle spaces from 37 no. to 39 no. spaces;
 - an increase in bicycle parking spaces from 1,896 no. to 2,318 no. spaces;
 - and an increase in communal amenities and support facilities from 4,477 sq.m GFA to 4,684 sq.m GFA.

Area	Area 2 - South Central
Application Number	4439/23
Application Type	Permission
Applicant	Blue Ant Ltd.
Location	177-179, James Street, Dublin 8
Registration Date	07/09/2023
Additional Information	
Proposal: PERMISSION: Proposed 1,407 sq.m. health spa (including ancillary cafe bar). Total area made up as follows: Ground floor: Change of use of existing 609 sq.m. warehouse / workshop building. New 104 sq.m. glazed extension (in existing west facing courtyard). New 39 sq.m. external sauna. First floor: New 580 sq.m. floor area and west facing external open terrace. Second floor: New 75 sq.m. floor area. Also external open terrace area and green roof areas. Also ground floor pedestrian paved area with decorative pool and shelter for 12 bicycles.	

Area	Area 2 - South Central
Application Number	4447/23
Application Type	Permission
Applicant	Iarnrod Eireann
Location	Chief Mechanical Engineers Building, Inchicore Railway Works, Inchicore, Dublin 8, D08 K6Y3
Registration Date	08/09/2023
Additional Information	
Proposal: PROTECTED STRUCTURE: Planning permission for a material change to the Chief Mechanical Engineers building within Inchicore Railway Works. A Protected Structure (Dublin City Council Development Plan 2022-2028, RPS No. 8853). The proposed works to consist of the energy retrofit of the existing building including the internal insulation of the roof and the internal drylining of the external walls, the introduction of internal secondary glazing and a mechanical ventilation system. The proposed works to take place at Iarnród Eireann, Inchicore works, Inchicore, Dublin 8, D08 K6Y3.	

Area	Area 2 - South Central
Application Number	4451/23
Application Type	Permission
Applicant	The South Inner City Community Development Association
Location	At the junction of Earl Street South and the lane identified as Meath Market Dubin 8, (also denoted St. Thomas Abbey) Dublin 8
Registration Date	08/09/2023

Additional Information

Proposal: Planning permission for development at their community resource premises. The development will consist of a material change of use of the existing flat roof at the rear and side of the SICCCA building for use as a roof garden, together with the installation of a balustrade guarding to the perimeter of the proposed new roof garden and the increase of this roof level thickness to upgrade its technical performance. Permission is also sought for a new external escape stair in their side yard at the west side of the building and the replacement of the existing canopy at that location and associated site works and for the installation of a smoke vent to a protected stairway.

Area	Area 2 - South Central
Application Number	4452/23
Application Type	Permission
Applicant	Kavco Project 9 Limited
Location	The Former Fodhla Printing Works site, Brookfield Road, Kilmainham, Dublin 8
Registration Date	08/09/2023

Additional Information

Proposal: Permission to amend planning permission reg. ref. 2725/21 by the addition of 7 new apartments at a new 6th floor level, set back from the north facing elevation, comprising 1 studio apartment, 4 number one-bed apartments and 2 number two-bed apartments, plus all ancillary accommodation, being a total of 624m2 and extends the development to 9 storeys including lower ground/basement and roof access staircore.

Area 2 DOMESTIC

Area	Area 2 - South Central
Application Number	4089/23
Application Type	Permission
Applicant	Shane Glynn
Location	12, Blackpitts, Dublin 8, D08 AN27
Registration Date	07/09/2023

Additional Information

Proposal: RETENTION: Retention permission for works consisting of a single storey extension to rear, removal of steel shutters and signage to front facade, all associated alterations, site works and ancillary works.

Area Area 2 - South Central
Application Number 4411/23
Application Type Permission
Applicant Jayne Wilde
Location 7, Almeida Terrace, Brookfield Street, Dublin 8, D08E6RY
Registration Date 04/09/2023
Additional Information
Proposal: PERMISSION: Conversion of existing attic space into study & storage space including new flat roof dormer extension with windows to rear of main house with all associated site works.

Area Area 2 - South Central
Application Number 4415/23
Application Type Permission
Applicant Sinead Morris and Shane Rourke
Location 44 Dufferin Avenue, St. Catherine's, Dublin 8, D08 E1C7
Registration Date 05/09/2023
Additional Information
Proposal: PERMISSION: The development will consist of: A) The construction of a new single storey extension to the rear of the existing dwelling at ground floor level, B) The construction of a new rooflight and flat roof dormer extension on the south eastern roof slope to the rear of the dwelling, and C) all associated site works and services.

Area Area 2 - South Central
Application Number 4427/23
Application Type Permission
Applicant Cliona Kelly
Location 52 Walkinstown Drive, Dublin 12, D12 DTW2
Registration Date 06/09/2023
Additional Information
Proposal: PERMISSION: To create a new vehicular entrance to facilitate off street parking and EV charging for one car.

Area Area 2 - South Central
Application Number 4430/23
Application Type Permission
Applicant Orlaith Phelan
Location Apt. 1, 4 Ardee Street, Dublin 8, D08PA61
Registration Date 06/09/2023
Additional Information
Proposal: PROTECTED STRUCTURE: PERMISSION: For the replacement of existing non original single glazing, to be replaced with vacuum glass retrofitted within existing non original sashes at ground and lower ground, at front and rear facades of Apt. 1, 4 Ardee Street, Dublin 8, D08PA61. The application pertains to Apartment 1 demise only located at ground and lower ground floors of the 5 storey terraced building, which is also a protected structure.

Area	Area 2 - South Central
Application Number	WEB1739/23
Application Type	Permission
Applicant	Jonathan Edgeworth
Location	31, Hardebeck Avenue, Dublin 12 D12 F9W4
Registration Date	04/09/2023
Additional Information	
Proposal:	Single storey porch to front, two storey extension to rear and single storey extension to rear

Area	Area 2 - South Central
Application Number	WEB1742/23
Application Type	Permission
Applicant	Mark Eastwood
Location	192, Mourne Road, Drimnagh, Dublin 12 D12 XAV8
Registration Date	04/09/2023
Additional Information	
Proposal:	New vehicular access with dropped kerb. Removal of the front wall and replacement with steel railings. With steel railings front gate.

Area 2

Large Scale Residential Development

Stage 3

Associated documents available to view on website

Area	Area 2 - South Central
Application Number	LRD6045/23-S3
Application Type	Large Residential Development - 3
Applicant	Carrey Issuer DAC
Location	Newmarket Square, Newmarket, Dublin 8. The site is part of development under construction approved (SHD Ref: ABP-307067-20) on, lands bounded by Newmarket, Brabazon Place, Brabazon Row and St. Luke's Avenue, Dublin 8, comprising part of the site formerly
Registration Date	01/09/2023

Additional Information

Proposal: PERMISSION: The site is part of development under construction approved (SHD Ref: ABP-307067-20) on lands bounded by Newmarket, Brabazon Place, Brabazon Row and St. Luke's Avenue, Dublin 8 comprising part of the site formerly known as the IDA Ireland Small Business Centre at Newmarket Industrial Estate and including parts of 10, 12, 13 and 14 Newmarket Industrial Estate and 32 Newmarket/ Brabazon Place. The proposed development relates to a modification to a permitted Strategic Housing Development (ABP-307067-20). The current application is a Large-scale Residential Development (LRD). The development will consist of: amalgamation of 2no. retail units fronting Newmarket to create a single retail unit (490sqm) for use as a convenience store with ancillary part off-licence, plant compound in courtyard to the rear and associated adjustments to planters, revisions to shopfront details and glazing, signage, an antenna at eight floor roof level and all associated site and development works.

*****Amendment to Week 35*****

Area 2 Decisions

Area	Area 2 - South Central
Application Number	0291/23
Application Type	Social Housing Exemption Certificate
Decision	Grant Social Housing Exemption Cert
Decision Date	05/09/2023
Applicant	James Murphy
Location	Site at Balfr Road, To Rear of 171 Drimnagh Road, Dublin 12

Additional Information

Proposal: SHEC: New 2 storey plus attic premises containing 3 apartments: 1 no. Ground floor two bed unit (with south facing terrace) and 2 no. two bed duplex units above (with balconies facing Balfe Road).

Area	Area 2 - South Central
Application Number	3117/23
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	06/09/2023
Applicant	Sirius Construction Limited
Location	Site to the side garden of 66, Walkinstown Avenue, Dublin 12

Additional Information

Clarification of Add. Information Recd.
Proposal: Permission for development consisting of modernisation and refurbishment of existing dwelling with construction of 1 no. 2 storey (with attic conversion) 4-bedroom detached dwellings of 120m², with dormer window to rear with 1 new vehicular driveway entrances for 2 car spaces for proposed dwelling with associated site works, bin store, bicycle parking and front and rear landscaping.

Area	Area 2 - South Central
Application Number	4161/23
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	06/09/2023
Applicant	Oonagh Delargy
Location	24 Saint John's Street, Dublin 8, D08 E1W9

Additional Information

Proposal: Permission for the development will consist of demolitions and alterations to the existing single-storey rear extension; a 10m² first floor extension to the rear with obscured-glass window and screened window; 2no. new rooflights to the rear; demolition of internal partitions and stairs; new windows and external doors throughout; associated drainage works and ancillary works within the curtilage of the site.

Area	Area 2 - South Central
Application Number	4385/23
Application Type	Permission

Decision APPLICATION DECLARED INVALID
Decision Date 04/09/2023
Applicant Blue Ant Ltd.
Location 177 to 179, James Street, Dublin 8

Additional Information

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Area Area 2 - South Central
Application Number 4412/23
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 07/09/2023
Applicant David Cambie
Location 130 Emmet Road (D08 N7FV) & 132, Emmet Road (D08 AX93), Inchicore, Dublin 8

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e) and all associated site works.

Area Area 2 - South Central
Application Number WEB1574/23
Application Type Permission
Decision GRANT PERMISSION
Decision Date 05/09/2023
Applicant Joe McDonagh
Location 32, Liffey Street South, Kilmainham, Dublin 10

Additional Information

Proposal: A single storey detached flat roof outbuilding (48 sqm), consisting of a garden room, gym and bathroom, with all related works at rear

Area Area 2 - South Central
Application Number WEB1708/23
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 04/09/2023
Applicant Helen Hughes-Farren and Tobias Farrenkopt
Location 118, South Circular Road, Dublin 8 D08 VHW0
Additional Information

Proposal: Alterations to an existing house including the construction of a single storey extension to the rear

Area	Area 2 - South Central
Application Number	WEB1737/23
Application Type	Permission
Decision	APPLICATION DECLARED INVALID
Decision Date	06/09/2023
Applicant	Sinead Murphy and Neil Emerson
Location	19, The Orchard, Palmerstown, Dublin 20
Additional Information	

Proposal: (A) demolition of existing flat roof garage to side (south west) elevation,
(B) replacement single storey extension to side (south west) elevation to form new utility, toilet and study room,
(C) new flat roof extension to rear (south east) elevation of existing two storey house to form new kitchen & lounge room extension and
(D) new single storey extension to front (north west) elevation to form new front door entrance and to extend existing sitting room.

**Area 2
Appeals Notified**

None

**Area 2
Appeals Decided**

None

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