



Comhairle Cathrach
Bhaile Átha Cliath
Dublin City Council

Dublin City Council

(18/03/2024-22/03/2024)

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

WEEKLY PLANNING LISTS

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PLANNING INFORMATION SESSIONS

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

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

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

Area 2 COMMERCIAL

Area Area 2 - South Central
Application Number 3409/24
Application Type Permission
Applicant PI Hotels & Restaurants Ireland Ltd
Location Nos 1, 1a and 2 Usher Street, Dublin 8 & Nos. 29-30 Ushers Quay, Dublin 8 (D08 YY11 & D08 VYX7)
Registration Date 20/03/2024

Additional Information

Proposal: For development to amend a previously permitted hotel scheme (Dublin City Council Reg. Ref. 2409/20 and ABP Ref. ABP-308627-20) on a site of 0.055ha located at Nos. 1, 1a and 2 Usher Street, Dublin 8 and Nos. 29/30 Ushers Quay, Dublin 8 (Eircodes D08 YY11 and D08 VYX7). The proposed development which provides for alterations to the permitted building, comprises: a decrease in the size of the permitted Basement, Ground, First, Second, Third, Fourth, Fifth and Sixth Floor Levels (from c. 3,673 sq m floor area permitted across these levels to c. 3,602 sq m floor area floor area total proposed across these levels), and an increase in the size of the Seventh Floor Level (from c. 350 sq m floor area permitted to c. 362 sq m floor area proposed); an increase in the thickness of the external wall around the permitted building's perimeter from Ground to Seventh Floor Levels; the reconfiguration of the internal layout of all levels of the permitted building (from Basement to Seventh Floor Levels), to include amendments to the hotel bedrooms and related ancillary hotel facilities including work space, reception area, lobby and restaurant with public bar, storage areas, administration and staff facilities, plant, waste storage area and bicycle store, ancillary space (which includes areas such as circulation cores (lifts and stairs) and routes, and plant areas (including ESB substation and meter room) throughout the building); alterations to the permitted plant and mechanical and electrical services areas at Roof Level, including an increase in the height of the permitted lift overrun (by c. 1.35m from c. 0.6m permitted to c. 1.95m proposed), and the provision of roof ladder access, green / blue roofs and photovoltaic panel zones; alterations to the permitted building's elevations from Ground to Seventh Floor Levels as required, including changes to fenestration design on the western elevation to Usher's Court; and associated alterations to permitted landscaping and permitted scheme's site services (mechanical and electrical, water supply, sewage disposal and surface water disposal). The total gross floor area of the hotel building decreases by c. 59 sq m (from c. 4,023 sq m permitted to c. 3,964 sq m proposed). There are no changes arising to the number of hotel bedrooms permitted (100 No.)

Area Area 2 - South Central
Application Number WEB1317/24
Application Type Permission
Applicant Meiling Ding
Location 1, Drumfinn Road, Ballyfermot, Dublin 10
Registration Date 20/03/2024

Additional Information

Proposal: RETENTION & PERMISSION: Retention permission for the enlargement of an existing vehicular access to front and two stone cladded pillars with a height of 1.7 metres to front. Planning permission is also sought at the same address for: 1) An end of terrace 2-storey pitch roof dwelling to side with vehicular access from Ballyfermot Road to rear 2) A front porch for the existing dwelling 3) Demolition of existing single storey rear extension and construction of new single storey rear extension 4) Removal of window from existing house rear bathroom at first floor 5) Proposed

pedestrian access and modification to existing driveway to front 6) Proposed modifications to side boundary wall 7) all related works.

Area 2 DOMESTIC

Area Area 2 - South Central
Application Number 3421/24
Application Type Permission
Applicant Susan O'Flanagan
Location 2 Greenville Parade, Dublin 8, D08 E1C2
Registration Date 22/03/2024
Additional Information
Proposal: Permission to erect a first floor flat roof extension to rear of existing dwelling including ancillary site works.

Area Area 2 - South Central
Application Number WEB1306/24
Application Type Permission
Applicant Lisa McDonnell and Cian Clifford
Location 7, Mountshannon Road, Kilmainham, Dublin 8, D08 K7PP
Registration Date 19/03/2024
Additional Information
Proposal: Planning permission is sought for demolition of existing shed and the construction of a single storey extension to the rear and all associated site works for Lisa McDonnell & Cian Clifford at 7 Mountshannon Road, Kilmainham, Dublin, D08 K7PP.

Area Area 2 - South Central
Application Number WEB1323/24
Application Type Permission
Applicant Damien Lavery
Location 22, Belgrove Park, Chapelizod, Dublin 20
Registration Date 21/03/2024
Additional Information
Proposal: Provision of a porch extension to the front, first floor extension over existing extension to the side, two story (over basement) extension to side and rear, single story extension (over basement) to the rear raised and lower external terraces to the rear, internal modifications, refurbishment throughout and all associated site works.

Area 2 Decisions

Area Area 2 - South Central
Application Number 0089/24
Application Type Section 5
Decision APPLICATION WITHDRAWN
Decision Date 20/03/2024

Applicant Pavement Homes Ltd
Location 5 Echlin Street, Dublin 8

Additional Information

Proposal: EXPP: The proposed development consists of the renovation of the existing ground floor into 1No. 1 Bed Apartment and the renovation of existing workshop and yard to 1No. 1 Bed Apartment. The first floor will be renovated into a 1No. 2 Bed Apartment. A Fire Safety Certificate application will also be prepared and sent to Dublin Fire Brigade prior to any construction works commencing. During the project, footpaths and roadways will be maintained in a satisfactory condition and the works carried out in such a manner as to cause minimum inconvenience to adjoining residents and land users. Storage of building materials on site will be kept to a minimum. The existing yard to the rear of the existing property will be used to store building materials required. Construction works include but are not limited to:- Installation of Mechanical and Electrical Items in compliance with fire safety certificate - Strip out of existing internal walls, floors, ceiling and Mechanical and Electrical - Installation of proposed walls in compliance with fire safety certificate - Refurbishment of building facades and roofs and existing external yard- Installation of new windows and doors

Area Area 2 - South Central
Application Number 3099/24
Application Type Permission
Decision REFUSE PERMISSION
Decision Date 19/03/2024
Applicant Kavco Project 9 Limited
Location The former Fodhla Printing Works site, Brookfield Road, Kilmainham, Dublin 8

Additional Information

Proposal: Planning permission to amend planning permission reg. ref. 2725/21 to convert 308sq.m of gross internal ground floor communal space into 2 x two-bed apartments and 1 x studio apartment, access corridor and storage, to bring the development to a total of 82 apartments. The works include 2 new windows and amendments to 3 permitted windows on ground level to the rear of the development. No changes to the height or footprint of the permitted development are proposed.

Area Area 2 - South Central
Application Number 3112/24
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 21/03/2024
Applicant Fergal and Aubrey McCarthy
Location 13-16 Long's Place, Dublin 8

Additional Information

Proposal: The proposed development includes additional two floors on top of existing three storey building including removal of existing roof and a new lift shaft, to the rear of the premises, to serve all five storeys. The proposed new third and fourth floors are comprising of 2 types of apartments: 2 No. 2Bed/3p, each with gross floor area of 64.7m². 2 No. 1 Bed/2p, each with gross floor area of 61.5m². The proposed total floor area of the apartments with the extension is 795.2sq.m, a gross increase of 323.1sq.m. The floors of the existing building below the proposed additional 2 storeys will have the additional lift extension, and the overall height of the apartments including the proposed will be a maximum of 15.7m.

Area Area 2 - South Central
Application Number 3116/24
Application Type Permission
Decision REFUSE PERMISSION
Decision Date 22/03/2024
Applicant Kilian Tennyson
Location 161, Cooley Road, Dublin 12

Additional Information

Proposal: PERMISSION & RETENTION : Retention for the existing vehicular access and Permission to reinstate part of the front boundary wall to form a smaller vehicular entrance of 3.6 m with associated kerb dishing.

Area Area 2 - South Central
Application Number 3388/24
Application Type Retention Permission
Decision APPLICATION DECLARED INVALID
Decision Date 22/03/2024
Applicant Mr. Morgan Crowe & Ms. Brid Large
Location 175 Kimmage road lower, Kimmage, Dublin 6W

Additional Information

Proposal: RETENTION Permission for development consisting of an existing 2 storey property for change of use to part rear Ground floor storage room of 57m2 to 1 no. residential unit (1 no. bedroom apartment) with new access door from side laneway and 3 no. new window openings with removal of roller shutter to rear lane and new glass block facade infill finish with associated bin stores located in laneway.

Area Area 2 - South Central
Application Number WEB1088/24
Application Type Permission
Decision GRANT PERMISSION
Decision Date 21/03/2024
Applicant Marie McLoughlin
Location 39, Kickham Road, Dublin 8, D08 W0X5

Additional Information

Proposal: Construction of: one, two-bedroom end of terrace house complete with driveway and vehicular access to front and courtyard garden to side, adjacent to 39 Kickham Rd, Inchicore, plus a new driveway, vehicular access and door to the front of No. 39 Kickham Rd, with a new velux rooflight to rear of No. 39 - including modifications to existing on-site drainage.

Area Area 2 - South Central
Application Number WEB1290/24
Application Type Retention Permission
Decision APPLICATION DECLARED INVALID
Decision Date 19/03/2024
Applicant Meiling Ding
Location 1, Drumfinn Road, Dublin 10

Additional Information

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Area	Area 2 - South Central
Application Number	WEB1293/24
Application Type	Permission
Decision	APPLICATION DECLARED INVALID
Decision Date	20/03/2024
Applicant	Inaki Nunez
Location	Flat 133, Block B, The Maltings, Bonham Street, Dublin 8, D08 TP65

Additional Information

Proposal: Planning Permission for an attic conversion into a non habitable storage space with roof windows associated ancillary works.

Area 2 Appeals Notified

Area	Area 2 - South Central
Application Number	5071/23
Appeal Type	Written Evidence
Applicant	Tom Corcoran
Location	The Former Builders Suppliers Yard at the Ranch, Liffey Street South, Inchicore, Dublin 10

Additional Information

Proposal: The development is to consist of the demolition of all existing single storey structures on site and the construction of a four/five-storey apartment block comprising a total of 10 apartments (9 no. two-bedroom and 1 no. three bedroom) with associated areas of balcony and roof terrace and 3 no. three-storey townhouses (2 no. three bedroom and 1 no. two-bedroom) together with associated off-street car parking, landscaping and new boundary treatments.

Area 2 Appeals Decided

Area	Area 2 - South Central
Application Number	3705/23
Appeal Decision	GRANT PERMISSION
Appeal Decision Date	19/03/2024
Applicant	Claus Peter Pfeffer
Location	18/19, Merchant's Quay, Dublin 8, D08 CC90
Additional Information	

Proposal: PROTECTED STRUCTURE: The development will consist of proposed change of use of 18 and 19 Merchant's Quay from Office use of the Ground Floor and 3 Residential Accommodation units on the 1st, 2nd and 3rd floors overhead to Hostel (tourist) use with modifications to existing rear flat roof, amenity space at roof level, associated internal modification works and all associated site works and services.

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