



Comhairle Cathrach
Bhaile Átha Cliath
Dublin City Council

Dublin City Council

(05/05/2025-11/05/2025)

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

WEEKLY PLANNING LISTS

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

(a) Under section 34 of the Act, the applications for permission may be granted permission, subject to or without conditions, or refused.

(b) It is the responsibility of any person wishing to use the personal data on planning applications and decisions lists for direct marketing purposes to be satisfied that they may do so legitimately under the requirements of the Data Protection Acts 1988 and 2003 taking account of the preferences outlined by applicants in their applications.

Article 31(g), Planning & Development Regulations 2001 (as amended)

(a) In deciding a planning application the planning authority, in accordance with section 34(3) of the Act, has had regard to submissions or observations received in accordance with these Regulations”

(b) It is the responsibility of any person wishing to use the personal data on planning applications and decisions lists for direct marketing purposes to be satisfied that they may do so legitimately under the requirements of the Data Protection Acts 1988 and 2003 taking account of the preferences outlined by applicants in their applications.

PLANNING INFORMATION SESSIONS

Qualified staff members are available by appointment to explain the content of **current** planning applications.

The service is being provided to assist members of the public and residents groups in understanding planning applications currently part of the planning process. The service is **not** intended to provide general planning advice or to assist in the drafting of submissions in relation to planning objections, observations and appeals.

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

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

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

Area 5 COMMERCIAL

Area	Area 5 - North Central
Application Number	3004/25
Application Type	Permission
Applicant	Bryan Tighe and Ciara O'Brien
Location	1 Grange Park Avenue, Donaghmede, Dublin 5, D05YH64
Registration Date	08/05/2025
Additional Information	Additional Information Received

Proposal: The development will consist of : (1) relocation (south-eastwards) of existing vehicular entrance via Grange Park Road and relocation (north-eastwards) of existing vehicular access via Grange Park Avenue ; (ii) provision of new pedestrian entrance/access path via Grange Park Road to existing shed to rear of existing dwelling and revision of front garden area to provide revised hardstanding area for vehicular parking ; (iii) partial demolition of existing single storey garden shed to rear , partial demolition of single storey element to side of existing dwelling at ground floor level and removal of covered pedestrian entrance porch to side also; (iv) construction of single storey extension with rooflights , to the rear of existing dwelling ; (v) construction of 2 no. two storey , with attic level accomodation , semi detached three-bedroom dwellings fronting Grace Park Avenue each served by north-west facing dormer window at attic level , 3no. rooflights per dwelling , private amenity space to the rear and 1no vehicular parking space per dwelling with 1 no. dwelling served by relocated vehicular entrance via Grange Park Road and 1no. dwelling served by new vehicular entrance via Grange Park Avenue , pedestrian entrances to both dwellings via Grange Park Avenue also , and ; (vi) all ancillary works , inclusive of landscaping , boundary treatments and SuDs Drainage , necessary to facilitate the development .

Area	Area 5 - North Central
Application Number	3190/25
Application Type	Permission
Applicant	Johnathan Downey
Location	11 Ribh Road, Harmonstown, Dublin 5
Registration Date	06/05/2025
Additional Information	

Proposal: Permission for the demolition of existing single storey extensions to the side and rear, the construction of a 2-bedroom, 2 storey detached dwelling to the side, new off-street parking to the front of the existing dwelling, boundary alterations and all associated site works.

Area	Area 5 - North Central
Application Number	WEB1231/25
Application Type	Retention Permission
Applicant	Cabernet Properties Limited
Location	24 and 26 Howth Road, Dublin 3
Registration Date	09/05/2025
Additional Information	Additional Information Received

Proposal: Retention Permission for: 1. the addition of 1 external ground floor door from the ground floor apartment No.3 in the rear return of No.24 and the addition of 1 water tank enclosure located in the rear garden of No 24. 2. the addition of 1 external ground floor door from the ground floor apartment No.3 in the rear return of No.26 and the addition of 1 water tank enclosure located in the rear garden of No 26. 3. all associated site works .At: 24 and 26 Howth Road, Dublin 3, D03 FV44 & D03 N2K7.

Area	Area 5 - North Central
Application Number	WEB1287/25
Application Type	Permission
Applicant	Red Rock Collins Avenue Ltd.
Location	a 0.306 hectare site located to the west of St. Aidan's CBS Secondary School,, Collins Avenue Extension, Dublin 9
Registration Date	06/05/2025
Additional Information	Additional Information Received
<p>Proposal: The development will consist of: (i) Demolition of the existing single-storey, vacant building on-site and associated shed structure to the south-west; (ii) construction of a 5 to 6 storey building, containing a total of 67 no. apartments which are all one-bedroom social housing units for older persons. The proposed development will be provided in association with FOLD Housing, an Approved Housing Body (AHB). Private amenity space to serve each apartment is provided in the form of a balcony/terrace and landscaped communal open space is provided in the form of a roof terrace. Internal communal amenity space for residents is provided at ground floor level in the form of a multifunctional room, a shared dining/function room, a kitchenette and tea station, a healthcare/wellness consultation room, an exercise room, a meeting room and a reception area. The proposed development will also include: (iii) provision of a new junction entrance to the site (pedestrian and vehicular access) off Collins Avenue Extension to the north including associated upgrade works to the existing footpath and cycle lane at this location; (iv) provision of revised boundary treatments; (v) provision of 7 no. car parking spaces (including 1 no. accessible parking space and 5 no. EV car charging points), 14 no. resident bicycle parking spaces (including 2 no. adapted bicycle parking spaces), and 14 no. staff and visitor bicycle parking spaces; (vi) provision of landscaped open space, including pedestrian paths, outdoor seating, planting and exercise equipment; (vii) construction of a replacement single-storey shed structure in the southern section of the site for use by the adjoining school; (viii) and all associated development works necessary to facilitate the proposal including, drainage, landscaping, boundary treatments, bin storage, plant and lighting.</p>	

Area	Area 5 - North Central
Application Number	WEB1975/25
Application Type	Permission
Applicant	Mark McGurrin, Noel Kelly
Location	33, Limewood Park, Raheny, Dublin 5, D05 Y2V4
Registration Date	06/05/2025
Additional Information	
<p>Proposal: Planning permission is sought by Mark McGurrin and Noel Kelly at 33 Limewood Park, Raheny, Dublin 5, D05 Y2V4 for partial demolition and extension of existing dwelling, demolition of existing detached prefab structure and the construction of 3 new two storey terraced houses to the rear of existing dwelling at 33 Limewood Park, alterations to existing vehicular access, carparking and all associated site works.</p>	

Area	Area 5 - North Central
Application Number	WEB1977/25
Application Type	Permission
Applicant	Pownall & Hampson (Ireland) Limited
Location	Greencastle Parade, Malahide Road Industrial Park,

Registration Date

06/05/2025

Additional Information

Proposal: The Development will consist of the installation of roof mounted solar photovoltaic panels to include all ancillary works and services.

Area

Area 5 - North Central

Application Number

WEB1992/25

Application Type

Permission

Applicant

Gerard Davern

Location

Plot adjacent to 183, Grange Abbey Grove, Grange Abbey, Dublin 13

Registration Date

07/05/2025

Additional Information

Proposal: Demolition of existing side extension and garage, and construction of a three-bedroom detached dwelling with new vehicular access from Grange Abbey Grove, off-street parking, connection to public services, and associated site works.

Area

Area 5 - North Central

Application Number

WEB2007/25

Application Type

Permission

Applicant

TARA MCGRATH

Location

1 Saint Brigid's Road, Killester, Dublin 5

Registration Date

08/05/2025

Additional Information

Proposal: I, Tara McGrath, intend to apply for permission for the development at No. 1 St. Brigid's Road, Dublin 5. The proposed development will include the following: (i) The construction of 3 no. detached, 3-storey 4-bedroom houses to the rear of the site; (ii) All associated site works including enlarged shared vehicular and pedestrian access, boundary treatments, rear gardens, car parking, landscaping and drainage.

Area 5 DOMESTIC

Area

Area 5 - North Central

Application Number

3192/25

Application Type

Permission

Applicant

John Reilly and Sandra Murphy

Location

19, Saint Assam's Avenue, Raheny, Dublin 5

Registration Date

07/05/2025

Additional Information

Proposal: We John Reilly and Sandra Murphy intend to apply for Planning Permission for a development at our house 19 St. Assams Avenue, Raheny, Dublin 5. (DO5HX72). The development consists of the construction of the following (1) To convert part of the garage area to a Shower Room, (2) To convert attic roof space to storage and ancillary domestic accommodation areas with two dormers at rear (South Elevation) and three Velux Rooflights at front (North Elevation). (3) To extend the house pitched roof over the existing first floor extension at side and demolish disused boiler chimney at side of house. (4) To widen the existing vehicular access from

Assams Avenue to 4 meters wide and provide on site parking for 2 cars (6) To adjust the existing location of one first floor window at front (North Elevation). (4) Internal alterations to house and all associated site works.

Area	Area 5 - North Central
Application Number	WEB1970/25
Application Type	Permission
Applicant	John & Anne Collins
Location	32 Grace Park Heights, Dublin 9
Registration Date	05/05/2025

Additional Information

Proposal: The development will consist of the demolition of an existing front porch and the construction of a single storey flat roof front porch extension and widening of existing vehicular entrance and all associated siteworks.

Area	Area 5 - North Central
Application Number	WEB1972/25
Application Type	Permission
Applicant	David Woolfson
Location	27 Mount Prospect Park, Clontarf, Dublin 3, D03 FW31
Registration Date	05/05/2025

Additional Information

Proposal: Planning Permission is sought by David Woolfson for the creation of vehicular access, including the part removal of existing railing, to the front of the property and the relandscaping of the front garden to accommodate a new paved area that will be used for parking, and a new electric car charging port to the front of the property, and the construction of a new bin storage unit to the front of the property, and all associated site works, all at 27 Mount Prospect Park, Clontarf, Dublin 3, D03 FW31.

Area	Area 5 - North Central
Application Number	WEB1974/25
Application Type	Permission
Applicant	Roma Smyth
Location	11, Oakpark Grove, Santry, Dublin 9
Registration Date	06/05/2025

Additional Information

Proposal: A ground floor extension to front & side of existing dwelling with internal modifications and associated site works

Area	Area 5 - North Central
Application Number	WEB1984/25
Application Type	Permission
Applicant	Liberty and Simon Finnegan
Location	104, Grange Park Road, Dublin 5
Registration Date	07/05/2025

Additional Information

Proposal: The proposed development includes conversion of the existing attic to create space for

a playroom, bathroom and storage, plus alterations to the existing roof structure to construct a dormer window to the rear roof plane, also two velux roof windows to the front roof plane and one window to the existing gable. Plus all associated site works

Area	Area 5 - North Central
Application Number	WEB1988/25
Application Type	Permission
Applicant	Enda Flynn
Location	4, Watermill Avenue, Raheny, Dublin 5
Registration Date	07/05/2025
Additional Information	

Proposal: The development will consist of the widening an existing front pedestrian gate to allow vehicle access for off-street vehicle/ car parking, with all associated site works.

Area	Area 5 - North Central
Application Number	WEB1994/25
Application Type	Permission
Applicant	Shauna Sweetman & Eric Murphy
Location	32 Grangemore Lawn, Donaghmede, Dublin 13, D13 Y7K4
Registration Date	08/05/2025
Additional Information	

Proposal: I, Cian Brennan, on behalf of my clients Shauna Sweetman & Eric Murphy, wish to apply to Dublin City Council for Planning Permission for amendments to the east elevation comprising of the converting of a ground floor flat roof to a hipped lean to roof to match the existing roofing and all ancillary site works at 32 Grangemore Lawn, Donaghmede, Dublin 13.

Area	Area 5 - North Central
Application Number	WEB1998/25
Application Type	Permission
Applicant	Cathriona Cody
Location	33, Conquer Hill Road, Clontarf, Dublin 3
Registration Date	08/05/2025
Additional Information	

Proposal: The development will consist of (i) Demolition of existing single storey extension to rear of dwelling; (ii) Construction of new two storey extension to rear of dwelling; (iii) Provision of 2no. rooflights to rear of existing roof; (iv) Internal and external alterations and reconfiguration to accommodate the proposed development; (v) Widening of existing pedestrian entrance at front boundary to form 3m wide vehicular entrance; (vi) Provision of bin and bike store structures in front garden; and (vii) The proposal also includes all associated landscaping, boundary treatment, site engineering works necessary to facilitate the development.

Area	Area 5 - North Central
Application Number	WEB2002/25
Application Type	Permission
Applicant	Edel O'Sullivan
Location	20 Beechlawn Grove, Kilmore, Dublin 5, D05KD37
Registration Date	08/05/2025

Additional Information

Proposal: A first floor extension to front and side over garage conversion, and a single storey extension to the rear.

Area Area 5 - North Central
Application Number WEB2012/25
Application Type Retention Permission
Applicant Viorel Iaus
Location 6, Shanowen Avenue, Santry, Dublin 9
Registration Date 08/05/2025

Additional Information

Proposal: RETENTION PERMISSION: The development consists of: Retention of (1) tarmac finish to front driveway, (2) altered barbecue structure to rear garden, (chimney removed, pipe flue used), (3) 4.02m vehicle entrance width.

Area Area 5 - North Central
Application Number WEB2016/25
Application Type Permission
Applicant Mieke Ryan
Location 35, Annadale Crescent, Dublin 9
Registration Date 09/05/2025

Additional Information

Proposal: The development seeking permission will consist of the provision of a 3m wide vehicular entrance to the front of the property

Area Area 5 - North Central
Application Number WEB2020/25
Application Type Permission
Applicant Hazel Doyle
Location 54 Ashbrook, Howth Road, Clontarf, Dublin 3, D03 X8P5
Registration Date 09/05/2025

Additional Information

Proposal: RETENTION Permission for widened vehicle access to front and raised fences to rear garden and Planning Permission for recladding of existing conservatory to first floor at rear and dormer to rear to facilitate attic conversion to non habitable storage space

Area Area 5 - North Central
Application Number WEB2026/25
Application Type Permission
Applicant Cáit and Neil Molloy
Location 6, Vernon Rise, Clontarf, Dublin 3
Registration Date 09/05/2025

Additional Information

Proposal: The development will consist of (a) Demolition & safe removal of concrete sheds in the rear garden to be replaced with new, (b) Conversion of the attic with 2 no. new dormers to the rear and 1 no. roof-light to the side in a new half hip roof to allow for the new staircase up to the attic and solar panels to front roof c) Conversion of the garage and extending out by 2m to the front with

flat roof and new porch. d) Exterior insulation; wrapping the full house with a graphite render finish, internal alterations to ground floor, first floor and attic level, including the provision of en-suite bathroom, study and new stairs to attic level; and all associated site and landscaping works.

Area 5 Decisions

Area	Area 5 - North Central
Application Number	0146/25
Application Type	Social Housing Exemption Certificate
Decision	Grant Social Housing Exemption Cert
Decision Date	07/05/2025
Applicant	Maire Reid and Colin Reid
Location	714 Howth Road,, Raheny, Dublin 5, D05 VY28.
Additional Information	
Proposal:	SHEC: Demolition of the existing 2-storey 5-bedroom house and construction of a new 2 storey 5-bedroom house.

Area	Area 5 - North Central
Application Number	0148/25
Application Type	Section 5
Decision	Exempt
Decision Date	07/05/2025
Applicant	Childvision
Location	Childvision Campus, Grace Park Road, Drumcondra, Dublin 9

Additional Information

Proposal: EXPP: PROTECTED STRUCTURE: Change of use of the ground floor of the W.H Byrne building on the Childvision campus. The ground floor of the W.H Byrne building is used as an early years educational space. The early years children are those with visual impairment many of whom also have other disabilities. This specialist service includes children up to 6 and a half years in age for whom there is a delay in adequate arrangements being made in mainstream schools. This application for a section 5 declaration is made following a request from TUSLA and is limited to clarification if the use as an early years space on the ground floor of the W.H Byrne building is considered to be a materially different use to the established use as an educational facility for educating children with visual impairment.

Area	Area 5 - North Central
Application Number	3112/25
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	07/05/2025
Applicant	James Early
Location	64A, Carndonagh Park, Donaghmede, Dublin 13 , D13VP38
Additional Information	

Proposal: The development will consist of permission for the construction of a single storey rear extension to existing two storey detached house and all associated site works .

Area	Area 5 - North Central
Application Number	3114/25
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	08/05/2025
Applicant	Constantin Salop
Location	30 Shanowen Crescent, Santry, Dublin 9
Additional Information	
Proposal:	The development will consist of new vehicular entrance to front of no. 30 Shanowen Crescent , to include for dishing of public footpath .

Area	Area 5 - North Central
Application Number	3116/25
Application Type	Permission
Decision	ADDITIONAL INFORMATION
Decision Date	08/05/2025
Applicant	Eilish Tierney
Location	52 Grange Abbey Grove, Baldoyle, Dublin 13
Additional Information	
Proposal:	Planning permission for A. Removal of substandard single and two storey extensions to side and replacement with new two storey end of terrace dwelling . B. New porch extension to front of existing dwelling C. New vehicular access to new dwelling with associated off street parking facility and dishing of footpath to accomodate same . D. all associated site works to side and front .

Area	Area 5 - North Central
Application Number	WEB1082/25
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	07/05/2025
Applicant	Matthew and Emma Baskin
Location	34, Shanowen Park, Whitehall, Dublin 9, D09 YV63
Additional Information	Additional Information Received
Proposal:	The development will consist of demolishing the existing converted garage, extension and boiler house and building a two-storey extension to the side and rear with external side wall being separate from adjacent property but joined to it with piers at the front and rear, and roofs having weather flashing between them, a further single storey extension to rear with 4 rooflights, a garden room, adding one rooflight to the side, a porch canopy and external insulation with render finish to front, widening of vehicular entrance, internal reconfiguration and associated site works.

Area	Area 5 - North Central
Application Number	WEB1502/25
Application Type	Retention Permission
Decision	GRANT RETENTION PERMISSION
Decision Date	06/05/2025
Applicant	Róisín Byrne and Darragh Hegarty
Location	103, Ardcollum Avenue, Dublin 5, D05 E6H6

Additional Information

Proposal: RETENTION & PERMISSION : The development seeking permission will consist of narrowing the existing vehicular entrance to 3.5m wide. The development seeking retention permission consists of the provision of the vehicular entrance in the front boundary.

Area	Area 5 - North Central
Application Number	WEB1510/25
Application Type	Permission
Decision	ADDITIONAL INFORMATION
Decision Date	06/05/2025
Applicant	Greg Walsh
Location	Belfryee House, 3A Saint Brendan's Avenue, Dublin 5, D05 Y161

Additional Information

Proposal: Part change of use/relocation of existing home office use/residential use at ground floor and for a 2/3-storey residential use/extension to front/side/rear with rear flat roof and attic conversion, including a pitched gable roof and dormer windows to front/rear, rooflights, landscaping, and all associated site works.

Area	Area 5 - North Central
Application Number	WEB1513/25
Application Type	Permission
Decision	ADDITIONAL INFORMATION
Decision Date	06/05/2025
Applicant	Croydon Developments Ltd.
Location	Site to rear of No. 13 Windsor Avenue, on Windsor Lane, Fairview, Dublin 3

Additional Information

Proposal: The provision of a 76sqm 2-bed, 2-storey mews dwelling with slate to pitched roof and white brick external finish.

Area	Area 5 - North Central
Application Number	WEB1516/25
Application Type	Permission
Decision	ADDITIONAL INFORMATION
Decision Date	06/05/2025
Applicant	Geraldine and George Shaw
Location	59, Glenwood Road, Tonleagee, Dublin 5, D05 R2E1

Additional Information

Proposal: The development will consist of:

Construction of a new two storey dwelling including single storey elements to the side of the existing dwelling. Relocation of existing vehicular entrance to Tonleagee Drive to facilitate the proposed new dwelling. All associated site, boundary ancillary and landscaping works.

Area	Area 5 - North Central
Application Number	WEB1517/25

Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	06/05/2025
Applicant	Grace Egan
Location	1B Vernon Grove, Dublin 3, D03 EY15
Additional Information	
Proposal: The development seeking permission will consist of the provision of a 3m wide vehicular entrance to the front of the property.	

Area	Area 5 - North Central
Application Number	WEB1524/25
Application Type	Permission
Decision	ADDITIONAL INFORMATION
Decision Date	07/05/2025
Applicant	Charles Hughes
Location	Naomh Treasa, Stiles Court, Clontarf, Dublin 3
Additional Information	
Proposal: The development consists of alterations to the ground floor rear elevation and for minor internal alterations to the existing ground floor plan and for the construction of a first floor extension to the existing house and for all associated site works.	

Area	Area 5 - North Central
Application Number	WEB1526/25
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	07/05/2025
Applicant	Zhentong Nie
Location	8 Walker Grove, Clongriffin, Dublin 13, D13 F9DH
Additional Information	
Proposal: Planning permission for an attic conversion with contemporary dormer to front and rear to create habitable bedroom ensuite and walk in wardrobe, roof window to rear roof all with associated ancillary works	

Area	Area 5 - North Central
Application Number	WEB1538/25
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	07/05/2025
Applicant	Deveshi & Prakash Dumbre
Location	7, Killester Park, Killester, Dublin 5 , D05C2H1
Additional Information	
Proposal: Planning permission for new Porch extension to front of existing house.	

Area	Area 5 - North Central
Application Number	WEB1552/25
Application Type	Permission
Decision	GRANT PERMISSION

Decision Date 08/05/2025
Applicant Amanda & David Kelly
Location 266, Howth Road, Killester, Dublin 5

Additional Information

Proposal: The proposed development will consist of an attic conversion with a rear dormer with a flat roof, raising the existing gable to incorporate a Dutch hip, new frosted window to the side elevation along with associated alterations to the existing roof.

Area Area 5 - North Central
Application Number WEB1555/25
Application Type Permission
Decision GRANT PERMISSION
Decision Date 08/05/2025
Applicant Vincent Lattimore
Location 39A, Kincora Avenue, Clontarf, Dublin 3

Additional Information

Proposal: The development will consist of works to the existing house including ground and first floor extension, attic conversion, demolition works, alterations to roof profile and all associated site works.

Area Area 5 - North Central
Application Number WEB1561/25
Application Type Permission
Decision ADDITIONAL INFORMATION
Decision Date 08/05/2025
Applicant Gerry Leigh
Location 89 Chanel Road, Artane, Dublin 5, D05 A6Y2

Additional Information

Proposal: The development will consist of: 1. Demolition of the existing rear ground floor conservatory 2. Demolition of the existing rear ground floor masonry shed 3. Two storey extension to the rear of the house consisting of- Ground floor extension to the rear of the house circa. 68m² - First floor extension to the rear of the house circa. 8m² 4. Attic level dormer roof extension to the rear of the house 5. Attic level gable roof extension to side of the house 6. Single storey entry porch to the front of the house circa 5m² 7. All ancillary site and enabling works.

Area Area 5 - North Central
Application Number WEB1876/25
Application Type Permission
Decision APPLICATION DECLARED INVALID
Decision Date 07/05/2025
Applicant Shauna Sweetman & Eric Murphy
Location 32, Grangemore Lawn, Donaghmede, Dublin 13

Additional Information

Proposal: Planning Permission for amendments to the east elevation comprising of the converting of a ground floor flat roof to a hipped lean to roof to match the existing roofing and all ancillary site works at 32 Grangemore Lawn, Donaghmede, Dublin 13.

Area	Area 5 - North Central
Application Number	WEB1898/25
Application Type	Permission
Decision	APPLICATION DECLARED INVALID
Decision Date	08/05/2025
Applicant	Yvonne Ward
Location	24 Foxhill Park, Baldoyle, Dublin, D13 C5V6

Additional Information

Proposal: Partial demolition of the existing garage and proposed installation of a 2 bedroom, single storey, light gauge steel framed structure residence with a proposed 2m high boundary wall around new private amenity space and all ancillary works.

Area	Area 5 - North Central
Application Number	WEB1899/25
Application Type	Retention Permission
Decision	APPLICATION DECLARED INVALID
Decision Date	08/05/2025
Applicant	William Costello
Location	77, Celtic Park Avenue, Beaumont, Dublin 9

Additional Information

Proposal: Permission for Retention & Completion of alterations to front boundary walls & piers & new Vehicular access & associated works .

Area	Area 5 - North Central
Application Number	WEB1913/25
Application Type	Permission
Decision	APPLICATION DECLARED INVALID
Decision Date	08/05/2025
Applicant	Angela Mezzetti
Location	131 Annadale Drive, Drumcondra, Dublin 9, D09 P2N3

Additional Information

Proposal: To widen the existing pedestrian entrance to create a new vehicular entrance to facilitate off street parking and EV charging with associated kerb dishing

Area	Area 5 - North Central
Application Number	WEB2145/24
Application Type	Permission
Decision	REQUEST AT EXT OF TIME
Decision Date	07/05/2025
Applicant	The Board of Beaumont Hospital
Location	Beaumont Hospital, Beaumont Road, Dublin 9, D09 V2N0

Additional Information

Proposal: Two number new bike storage units to be located at two separate locations within the Beaumont hospital campus, one to the north-east of the Ashlin Centre and one adjoining an existing surface level car park to the east of the Trim Road entrance. Each bike storage unit will be an enclosed, covered single-storey structure with racks to accommodate 56 no. bikes and additional, dedicated space for parking cargo bikes. The gross development floor area of the new build elements will be 138 sq.m.

Area	Area 5 - North Central
Application Number	WEB2207/24
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	09/05/2025
Applicant	Kavco OKR Ltd
Location	Lands at Grattan Lodge, Hole In The Wall Road, Dublin 13

Additional Information A.I Article 35 Received

Proposal: Planning permission for a proposed residential development on lands at Grattan Lodge, Hole In The Wall Road, Dublin 13. The proposed development will consist of the construction of 1 no. 7-storey apartment block comprising 62 apartment units (24 no. 1 bed units, 32 no. 2 bed units and 6 no. 3 bed units) with balconies to the north, east, south and west elevations. The proposed development will also provide for 33 no. car parking spaces at surface level, 107 no. resident bicycle parking spaces (including cargo bike and e-bike spaces) within a bike store in the building and 24 no. visitor bicycle parking spaces at surface level, bin/waste store and a plant room at ground floor level; 1 no. detached ESB substation. The proposed development will also provide for all associated site development and infrastructural works including street lighting, foul and surface water drainage, roads, footpaths, landscaping and boundary treatment.

Area	Area 5 - North Central
Application Number	WEB2711/24
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	07/05/2025
Applicant	Nicolas Smyth
Location	Glenere, 78 Dollymount Avenue, Clontarf, Dublin 3, D03 PY93

Additional Information Additional Information Received

Proposal: 2No. new vehicular and pedestrian access, gates, piers, dished footpaths and new 2/3 storey detached house to side with pitched roof and attic conversion, dormer windows, pitched roof single storey extension to rear, rooflights, landscaping and all associated site works.

Area	Area 5 - North Central
Application Number	WEB2822/24
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	07/05/2025
Applicant	Dean Cummins
Location	17, Hole in the Wall Road, Donaghmede, Dublin 13, D13 C7N8

Additional Information Additional Information Received

Proposal: Planning Permission is sought by Dean Cummins at 14 Hole in the Wall Road, Dublin 13 for a 3 bedroom single storey extension to the rear of the existing cottage as well as internal alterations and retrofit of the existing cottage. External works will include site services and associated drainage.

Area 5 Appeals Notified

Area	Area 5 - North Central
Application Number	4278/24
Appeal Type	Written Evidence
Applicant	Focus Housing Association CLG
Location	5 and 6 Malahide Road, Newtown Cottages, Priorswood, Dublin 17 D17ND25 and D17N634

Additional Information Additional Information Received

Proposal: The proposed development will consist of the demolition of 2 no. single storey existing bungalow dwellings on the site (c.203.3 sq.m. GFA total) and the construction of a new apartment building ranging in height from 5-6 storeys comprising of 32 no. 'Housing for Older People' one bedroom apartment units. The development also proposes c.578 sq.m of communal amenity space (c.555 sq.m landscaped communal open space and c.23 sq.m internal communal amenity area), photovoltaic panels at roof level, balconies/terraces associated with individual apartment units, secure bicycle parking serving the apartments (32 no. spaces), bicycle parking for visitors (16 no spaces), surface level car parking (9 no. spaces 1 no. of which is a mobility-impaired car parking space), bin storage, ESB substation and switch room, boundary treatments, hard and soft landscaping and all other associated site works above and below ground on an overall site area of c.1,910 sq.m. Vehicular and pedestrian access to the development is proposed from new access points along Malahide Road.

Area 5 Appeals Decided

Area	Area 5 - North Central
Application Number	3376/24
Appeal Decision	SPLIT DECISION
Appeal Decision Date	06/05/2025
Applicant	Paul Geraghty
Location	116 St Lawrence Road, Clontarf, Dublin 3, D03YX05

Additional Information

Proposal: PROTECTED STRUCTURE: The development will consist of: The addition of a dormer roof/window extension to the rear of the existing main roof structure at attic level and the extension of the existing rear bedroom at first floor level. The proposed extensions are to be located to the rear of the existing protected residential dwelling structure.

WEEKLY PLANNING LISTS

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

(a) Under section 34 of the Act, the applications for permission may be granted permission, subject to or without conditions, or refused.

(b) It is the responsibility of any person wishing to use the personal data on planning applications and decisions lists for direct marketing purposes to be satisfied that they may do so legitimately under the requirements of the Data Protection Acts 1988 and 2003 taking account of the preferences outlined by applicants in their applications.

Article 31(g), Planning & Development Regulations 2001 (as amended)

(a) In deciding a planning application the planning authority, in accordance with section 34(3) of the Act, has had regard to submissions or observations received in accordance with these Regulations”

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PLANNING INFORMATION SESSIONS

Qualified staff members are available by appointment to explain the content of **current** planning applications.

The service is being provided to assist members of the public and residents groups in understanding planning applications currently part of the planning process. The service is **not** intended to provide general planning advice or to assist in the drafting of submissions in relation to planning objections, observations and appeals.

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

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

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



Dublin City Council

SOCIAL HOUSING EXEMPTION CERTIFICATES

18/25

(05/05/2025-11/05/2025)

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Area	Area 5 - North Central
Application Number	0186/25
Application Type	Social Housing Exemption Certificate
Applicant	Jonathan Downey
Location	11 Ribh Road, Harmonstown, Dublin 5
Registration Date	06/05/2025
Additional Information	
Proposal:	SHEC: 2 bedroom, 2 storey dwelling to the side, new off street parking

Area	Area 5 - North Central
Application Number	0194/25
Application Type	Social Housing Exemption Certificate
Applicant	Tara McGrath
Location	1, St. Brigid's Road, Killester, Dublin 5
Registration Date	09/05/2025
Additional Information	
Proposal:	SHEC: Construction of 3 no. detached, 3 storey 4-bedroom houses to the rear of the site, all associated site works including shared vehicular and pedestrian access, boundary treatments, rear gardens, car parking, landscaping and drainage.



Dublin City Council

SECTION 5 EXEMPTIONS

18/25

(05/05/2025-11/05/2025)

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

Area	Area 5 - North Central
Application Number	0188/25
Application Type	Section 5
Applicant	Nuala McElhinney
Location	23, Mount Prospect Avenue, Clontarf, Dublin 3
Registration Date	07/05/2025

Additional Information

Proposal: EXPP: 1. Replacement of the existing rear conservatory with a squared-off, energy-efficient single-storey extension on the same footprint, featuring a warm flat roof with two rooflights, high-performance insulation, and a brick external finish to match the front elevation. 2. Alterations to the rear elevation include a reduction in the width of the kitchen window and widening of the patio doors. 3. Reinstatement of the original front building line at ground floor level by relocating the stepped-back wall and window of bedroom 5 to align with the first-floor facade. 4. Installation of a rooflight to bedroom 4 on the north-east facing roof slope. 5. Alterations and renovations to improve the internal layout. All structural modifications will be certified by a competent structural engineer. 6. At present, the floor level is stepped internally throughout. We propose that the finished floor level is 200mm above the external ground level. At present, it is 385mm. Door head heights and window head heights are to be maintained with the removal of one front porch step. 7. At present, there are coin stones on the front elevation at first floor. At the right-center and left, we propose to remove the coin stones from the center.
