



Comhairle Cathrach
Bhaile Átha Cliath
Dublin City Council

Dublin City Council

(16/06/2025-22/06/2025)

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 3 COMMERCIAL

Area Area 3 - Central
Application Number WEB1921/25
Application Type Permission
Applicant Tempside Limited
Location Unit 62/63 Parnell Mall, Ilac Centre, Henry Street,
Dublin 1 , KX95
Registration Date 19/06/2025
Additional Information Additional Information Received

Proposal: Planning permission is sought by Tempside Limited from existing retail unit to retail with ancillary off licence sales (area for display of alcohol circa. 51.1m2) and associated signage for the Unit and associated site works, all at Unit 62/63 Parnell Mall, Ilac Centre, Henry Street, Dublin 1, D01KX95.

Area Area 3 - Central
Application Number WEB2405/25
Application Type Retention Permission
Applicant Decathlon sports Ireland
Location Decathlon Store, Ground Floor of the Clery's Building,
18-27 O'Connell Street Lower and Sackville Place,
Dublin 1, D01 P2Y0
Registration Date 16/06/2025
Additional Information

Proposal: PROTECTED STRUCTURE : RETENTION: Retention permission is being sought for development at the Decathlon Store at the Ground floor of the Clery's Building 18-27 O'Connell Street lower and Sackville Place, Dublin 1 A Protected Structure reference 6003.
The development consists of 3 digital display screens, ultra slim design, crystal UHD 220x90cm, to be kept in a fixed operating mode. One screen is in the southern most window display on the O'Connell Street façade and two screens are in the western window displays on the Sackville Place façade. All screens are located within the window display and directly behind the glazing supported on individual stands.

Area Area 3 - Central
Application Number WEB2410/25
Application Type Permission
Applicant Tuath Housing Association
Location Portland Row, Dublin 1, The site has access via
Portland Row and is bounded by houses on Portland Row,
Dunne Street, North Great Clarence Street and fronts
onto Aldborough Place, D01 FV05
Registration Date 17/06/2025
Additional Information

Proposal: For permission for development at a site located at Portland Row, Dublin 1, D01 FV05. The site has access via Portland Row and is bounded by houses on Portland Row, Dunne Street, North Great Clarence Street and fronts onto Aldborough Place. The proposed housing development aims to provide a sustainable and vibrant residential community with a total of 49 units across 3 blocks.

The development will feature a mix of two-story houses, own-door duplex apartments, and apartment units, catering to diverse housing needs. Additionally, the project will include ample secure and visitor cycle parking facilities, associated site works, and landscaping. These works include the demolition of 2no. existing industrial sheds. Proposed Construction of; Block A comprising of 4no. 3 bed 2-story houses, Block B comprising of 4no. 3 bed 2-story houses and Block C is an apartment building ranging from 3 to 5 storeys, comprising 16no. 3 bed duplex apartments, 16no. 2 bed apartments, 9no. 1 bed apartments as well as a community arts and culture space, bicycle storage, utilities and bin storage. The proposed development also includes public open space, communal open space and associated site works.

Area	Area 3 - Central
Application Number	WEB2426/25
Application Type	Permission
Applicant	Marina Hand
Location	43 Capel Street, Dublin 1, D01 A9N4
Registration Date	18/06/2025

Additional Information

Proposal: Re-instatement of the ground floor curtilage of No.43 Capel Steet (from amalgamation with 65 Mary St, D01 P7F8) to allow retail area at basement and ground floor, Change of use from office area to residential at 1st to 3rd floor with new private open space/winter garden over existing ground floor extension to rear with internal modifications and associated site works

Area	Area 3 - Central
Application Number	WEB2455/25
Application Type	Permission
Applicant	Carrolls Irish Gifts Unlimited Company
Location	98/99-100 Talbot Street, and 3/4 Marlborough Place, Dublin 1
Registration Date	20/06/2025

Additional Information

Proposal: Carrolls Irish Gifts Unlimited Company intends to apply for permission for development at a c. 0.078 ha site located at 98/99-100 Talbot Street, and 3/4 Marlborough Place, Dublin 1. The proposed development consists of an interactive and immersive film experience tourist attraction, with a cumulative development area of 1,503 sq.m. The site is accessed via Talbot Street and Marlborough Place and also borders Talbot Lane to the western boundary. The proposed development provides for the reconfiguration of the existing structures, which are 3 no. storeys in height above basement. The development comprises the change of use of the existing buildings from shops and associated storage facilities to an interactive and immersive film experience tourist attraction, with associated internal tour facilities. In addition, the following works are required to facilitate the proposed development including reconfiguration of existing floorplates on all floors above ground floor level to create interactive attraction rooms and gallery/exhibition areas; retail space (c. 138 sq.m at ground floor level); automated café area (c.28 sq.m at ground floor level); guest lockers area; immersive 3D rooms and associated lobby; staff welfare facilities; storage areas; removal of existing roof lights to flat roof at first floor level; reconfigured plant area on flat roof to first floor level; SUDs provision in the form of green roof installations at first floor level; new lift core; demolition of internal staircases and internal walls; demolition of mezzanine at first floor level (80 sq.m); reconfiguration of fenestration to Talbot Street at Ground Floor level and Marlborough Place, including removal of existing rear shutters to Marlborough Place; removal of signage to Marlborough Place; Changes of internal levels; Replacement of existing shopfront signage to Talbot Street and all associated development works above and below ground. In

addition, the development involves the removal of an existing roller shutter, 2 no. doors and overhead signage at 3/4 Marlborough Place, and the removal and replacement of the existing signage and shopfront at 98/99-100 Talbot Street.

Area	Area 3 - Central
Application Number	WEB2457/25
Application Type	Permission
Applicant	Parkwall Taverns Limited
Location	Hole in the Wall Pub, Blackhorse Avenue, Dublin 7
Registration Date	20/06/2025
Additional Information	
Proposal: PERMISSION AND RETENTION: We Parkwall Taverns intend to apply for Retention and Planning permission for development at the site: Hole in the Wall pub, Blackhorse avenue, Dublin 7, D07 V663. The development consists of: Proposed retention permission of the existing modified shipping container, previously approved reg.ref. 2069/19, which facilitates 'to go' coffee and snacks during the working hours of 7.30am to 8pm Monday - Sunday; and Permission for proposed associated planter boxes, screening, hardscaping, landscaping and all associated site servicing and development works.	

Area	Area 3 - Central
Application Number	WEB2466/25
Application Type	Permission
Applicant	Keadarr Limited
Location	172 North Strand Road and Aldborough Parade, Dublin 1, D01HN36
Registration Date	21/06/2025
Additional Information	
Proposal: PERMISSION & RETENTION: Convert, retain and extend existing two-storey public house premises including accommodation on first floor to residential accommodation with the provision of 2 no. additional floors, as follows:-	
A. Convert existing ground floor public house premises to 2 no. apartments comprising a two-bed apartment and studio.	
B. Retain 3 no. 1-bed apartments on first floor.	
C. Construct 2 no. additional floors to comprise 2 no. 1-bed apartments on second floor and a 3-bed apartment on third floor. Total no. of apartments: 8	
The proposed apartments will be provided with amenities and terraces.	
D. The proposed development will include alterations to elevations, site development works and connection to existing services	

Area	Area 3 - Central
Application Number	WEB2467/25
Application Type	Permission
Applicant	Janette Hurrell
Location	6 Addison Place, Glasnevin, Dublin 9
Registration Date	22/06/2025
Additional Information	
Proposal: The construction of a first floor extension over an existing single-storey industrial unit. The proposed work will include the installation of a new roller shutter on the south-east facing	

facade, a new stairwell to the proposed L01 extension with a proposed entrance to same on the north east facing elevation at ground floor level to the rear of the property, which will include 2 No. storage room, a WC, and 4 No. new windows on the south east facing elevation at L01.

Area 3 DOMESTIC

Area	Area 3 - Central
Application Number	3156/25
Application Type	Permission
Applicant	Adrian Magerusan
Location	9 Broombridge Road, Cabra West, Dublin 7
Registration Date	19/06/2025
Additional Information	Additional Information Received
Proposal:	RETENTION/ PERMISSION : The development will consist of permission for a single storey front extension plus first floor rear extension over existing ground floor rear extension plus retention permission for completion of partially constructed rear garden home office/shed and all associated site works .

Area	Area 3 - Central
Application Number	3269/25
Application Type	Permission
Applicant	Jane McCarthy
Location	74 Villa Park Gardens, Navan Road, Dublin 7, D07 C58X
Registration Date	20/06/2025
Additional Information	
Proposal:	1) a single storey rear extension with internal ground floor alterations to provide a kitchen/dining/living area , w.c. and utility room 2)an attic conversion including a change of roof profile from hipped roof to a half-hipped gable-ended profile , a rear dormer roof extension , two rooflights to the front elevation , one rooflight to the rear elevation , a new window to the gable wall and new internal access stairs , 3)a front porch extension . 4) widening the existing vehicular entrance , plus all associated site works .

Area	Area 3 - Central
Application Number	WEB2402/25
Application Type	Retention Permission
Applicant	Maire McDonnell
Location	21 Rutland Cottages, Mountjoy, Dublin 1, D01 Y2C7
Registration Date	16/06/2025
Additional Information	
Proposal:	RETENTION: for the retention of works carried out, including the demolition of the original attic structure, the construction of a first-floor dormer-type structure over the full area of the rear roof of the existing house, a first-floor extension to the rear over the existing ground floor rear structure, the raising of the ridge level of the main roof to achieve habitable accommodation height, and all associated works. The retained works accommodate a new stairs, bedroom, bathroom, and storage area at first floor level.

Area	Area 3 - Central
Application Number	WEB2432/25
Application Type	Permission
Applicant	Neil Kenny
Location	19 Glasnevin Hill, Glasnevin, Dublin 9, D09 E6N6
Registration Date	19/06/2025

Additional Information

Proposal: Planning permission is sought for:

- 1: Attic conversion, to include 4no. velux rooflights to front, and construction of dormer window and velux rooflight to rear.
- 2: Removal of hip end roof, and gabling side elevation to accommodate same, and associated site works.

Area	Area 3 - Central
Application Number	WEB2433/25
Application Type	Permission
Applicant	Michael Winston
Location	16, Carlingford Road, Drumcondra, Dublin 9
Registration Date	19/06/2025

Additional Information

Proposal: The development will consist of, an amendment to previously approved Planning Application by Dublin City Council per ref. WEB2366/24 to demolish existing single-storey rear extension, replaced by new ground and first-floor rear extensions with rooflight above ground level. New first floor side window. Attic conversion for storage with rear dormer. The amendment comprises an increase in floor area of the first-floor rear extension by 4 sq.m.

Area	Area 3 - Central
Application Number	WEB2439/25
Application Type	Permission
Applicant	Maeve O'Sullivan and John Brennan
Location	83 Glenbeigh Road, Dublin 7, D07F1W1
Registration Date	19/06/2025

Additional Information

Proposal: The development will consist of single and two storey extension to rear and side together with dormer extension of attic conversion to rear and garage conversion to side of existing semi-detached two storey dwelling.

Area	Area 3 - Central
Application Number	WEB2461/25
Application Type	Permission
Applicant	Sharon Sands
Location	65, Kinvara Park, Navan Road, Dublin 7, D07 XY18
Registration Date	20/06/2025

Additional Information

Proposal: The development will consist of the provision of a new vehicular entrance and driveway to the front of the existing dwelling and the dishing (dipping) of the public footpath to facilitate off-street parking. No changes to the existing dwelling. The property is not a protected structure.

Area	Area 3 - Central
Application Number	WEB2465/25
Application Type	Permission
Applicant	Noel and Teresa Clerkin
Location	16, Botanic Park, Dublin 9, D09 P9H2
Registration Date	21/06/2025

Additional Information

Proposal: The development will consist of a single storey extension to the side of the existing dwelling including alterations to ground floor windows to the front elevation with the introduction of cladding to the front elevation at ground floor level. Along with the adjustment of ground levels in the rear garden area and the introduction of retaining walls to create patio garden area at 16 Botanic Park, Glasnevin, Dublin 9.

Area	Area 3 - Central
Application Number	WEB2468/25
Application Type	Retention Permission
Applicant	Maire McDonnell
Location	21, Rutland Cottages, Mountjoy, Dublin 1
Registration Date	22/06/2025

Additional Information

Proposal: RETENTION: For the retention of works carried out, including the demolition of the original attic structure, the construction of a first-floor dormer-type structure over the full area of the rear roof of the existing house, a first-floor extension to the rear over the existing ground floor rear structure, the raising of the ridge level of the main roof to achieve habitable accommodation height, and all associated works. The retained works accommodate a new stairs, bedroom, bathroom, and storage area at first floor level.

Area 3 Decisions

Area	Area 3 - Central
Application Number	3250/25
Application Type	Permission
Decision	APPLICATION DECLARED INVALID
Decision Date	18/06/2025
Applicant	James Kearney
Location	131a Church Road, East wall, Dublin 3

Additional Information

Proposal: Construction of a detached two storey dwelling with living room , kitchen and dining room with ancillary utility room and WC at ground floor and two bedroom with shared bathroom at first floor . The external works includes one car parking space, replacement of existing wall with railings, dishing to pavement and associated landscaping . Permission previously granted as WEB1377/19

Area	Area 3 - Central
Application Number	3255/25

Application Type	Permission
Decision	APPLICATION DECLARED INVALID
Decision Date	19/06/2025
Applicant	Sunny Sky Solarium Beauty and Nails Ltd .
Location	298 North Circular Road, Dublin 7, D07X318
Additional Information	
Proposal: Change of use from shop to solarium , beauty and grooming use , signage , and associated internal alterations to ground floor , including associated site works all on a site area of 89 sq m .	

Area	Area 3 - Central
Application Number	WEB1880/25
Application Type	Permission
Decision	ADDITIONAL INFORMATION
Decision Date	16/06/2025
Applicant	Snackton Limited
Location	35-35A Parkgate Street, Stoneybatter, Dublin 8
Additional Information	
Proposal: Permission to construct 1 no. 1-bed apartment at third floor level on an existing 3-storey building and all associated site works	

Area	Area 3 - Central
Application Number	WEB1911/24
Application Type	Permission
Decision	WITHDRAWN ARTICLE 33 (NO SUB)
Decision Date	17/06/2025
Applicant	Innvik Retail Ltd
Location	Retail Unit 3, The School Yard, 519-533 North Circular Road, Dublin 1, D01 VP65
Additional Information	
Proposal: Installation on the retail unit's external facade of 2no. high-level projecting signs with concealed lighting, an awning and outdoor seating for a café and bakery. Outdoor seating area to accommodate up to 16no. seated customers on loose tables and chairs and also include windbreakers, planting, outdoor heating and lighting.	

Area	Area 3 - Central
Application Number	WEB1951/25
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	18/06/2025
Applicant	Martin Mc Cooley
Location	3 Pinehurst, Cabra, Dublin 7
Additional Information	
Proposal: PERMISSION is sought for attic conversion, raising of gable end to change roof profile and dormer projecting window to rear for additional study/playroom use, also 2 no velux windows to front roof and all associated site works.	

Area	Area 3 - Central
Application Number	WEB2296/25
Application Type	Permission
Decision	APPLICATION DECLARED INVALID
Decision Date	16/06/2025
Applicant	Tuath Housing Association
Location	Portland Row, Dublin 1, D01FV05

Additional Information

Proposal: Permission for development at a site located at Portland Row, Dublin 1, D01 FV05. The site has access via Portland Row and is bounded by houses on Portland Row, Dunne Street, North Great Clarence Street and fronts onto Aldborough Place. The proposed housing development aims to provide a sustainable and vibrant residential community with a total of 49 units across 3 blocks. The development will feature a mix of two-story houses, own-door duplex apartments, and apartment units, catering to diverse housing needs. Additionally, the project will include ample secure and visitor cycle parking facilities, associated site works, and landscaping. These works include the demolition of 2no. existing industrial sheds. Proposed Construction of; Block A comprising of 4no. 3 bed 2-story houses, Block B comprising of 4no. 3 bed 2-story houses and Block C is an apartment building ranging from 3 to 5 storeys, comprising 16no. 3 bed duplex apartments, 16no. 2 bed apartments, 9no. 1 bed apartments as well as a community arts and culture space, bicycle storage, utilities and bin storage. The proposed development also includes public open space, communal open space and associated site works.

Area	Area 3 - Central
Application Number	WEB2306/25
Application Type	Retention Permission
Decision	APPLICATION DECLARED INVALID
Decision Date	16/06/2025
Applicant	Decathlon sports Ireland
Location	Decathlon Store, The Clery's Building, 18-27 O'Connell Street Lower & Sackville Place, Dublin 1, D01 P2Y0

Additional Information

Proposal: RETENTION : PROTECTED STRUCTURE: Retention permission is being sought for development at the Decathlon Store at the Ground floor of the Clery's Building 18-27 O'Connell Street lower and Sackville Place, Dublin 1 A Protected Structure reference 6003. The development consists of 3 digital display screens, ultra slim design, crystal UHD 220x90cm, to be kept in a fixed operating mode. One screen is in the southern most window display on the O'Connell Street façade and two screens are in the western window displays on the Sackville place façade. All screens are located within the window display and directly behind the glazing supported on individual stands.

Area	Area 3 - Central
Application Number	WEB2355/25
Application Type	Permission
Decision	APPLICATION DECLARED INVALID
Decision Date	17/06/2025
Applicant	Shepherd Masango
Location	117A Church Road, Dublin 3, D03 P6W9

Additional Information

Proposal: Change of Use from a Gym to a Place of Worship.

Area	Area 3 - Central
Application Number	WEB2402/25
Application Type	Retention Permission
Decision	APPLICATION DECLARED INVALID
Decision Date	19/06/2025
Applicant	Maire McDonnell
Location	21 Rutland Cottages, Mountjoy, Dublin 1, D01 Y2C7

Additional Information

Proposal: RETENTION: for the retention of works carried out, including the demolition of the original attic structure, the construction of a first-floor dormer-type structure over the full area of the rear roof of the existing house, a first-floor extension to the rear over the existing ground floor rear structure, the raising of the ridge level of the main roof to achieve habitable accommodation height, and all associated works. The retained works accommodate a new stairs, bedroom, bathroom, and storage area at first floor level.

Area	Area 3 - Central
Application Number	WEB2502/24
Application Type	Permission
Decision	REQUEST AI EXT OF TIME
Decision Date	20/06/2025
Applicant	Durkan Residential Ltd.
Location	Corner of Brunswick Street North and Church Street Upper, Dublin 7

Additional Information

Proposal: PERMISSION The development will consist of the following:

- 1) The demolition of existing walls within the subject site and the construction of a housing development scheme divided into 2 no. apartment blocks (A and B) ranging between 3 - 6 no. storeys in height.
- 2) The new development comprises 34 no. residential units (each with private balconies/winter gardens/rear gardens):
 - Block A (6 no. storeys):
 - Comprises an entrance lobby (c.44.2 sqm - fronting Brunswick Street North), a commercial retail unit (c.114.4 sqm - fronting both Church Street Upper and Brunswick Street North) including a bin store (13 sqm) and circulation space (3.6 sqm), a bike store (28.5 sqm) for a total of 28 no. bicycle parking spaces (including 2 no. cargo spaces), a bin store (19.4 sqm), and a plant room (13.8 sqm) all located at ground floor level, and
 - 28 no. residential units (16 no. 1 bed units & 12 no. 2 bed units).
 - Block B (3 no. storeys):
 - 6 no. residential units (3 no. 1 bed units & 3 no. 2 bed units).
- 3) 2 no. pedestrian access points to residential units, from Brunswick Street North and Church Street and 1 no. public pedestrian access point to the commercial retail unit from the corner of Brunswick Street North.
- 4) Communal open space in the form of a courtyard area (208.3 sqm) for residential use, including 3 no. separate areas for bicycle parking for a total of 38 no. bicycle parking spaces in the form of a bicycle shelter (30 no. spaces) and 2 no. separate bicycle parking areas (4 no. spaces in each - totalling to 8 no. bicycle parking spaces).
- 5) The associated site and infrastructural works include provision for surface water drainage services and connections, attenuation proposals, green/blue roofs, landscaping/public realm works, boundary treatment and all associated site development works.

Area	Area 3 - Central
Application Number	WEBDSDZ1931/25
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	19/06/2025
Applicant	Waterside Block 9 Developments Limited
Location	City Block No. 9, North Wall Quay, Dublin 1

Additional Information

Proposal: Waterside Block 9 Developments Limited intends to apply for permission for development (identified as 'Scheme No. 17') on a site of 0.4834ha at City Block No. 9, North Wall Quay, Dublin 1 for amendments to a previously-permitted Scheme (identified as 'Scheme No. 14'). This application relates to Commercial Block No. 2 of a permitted development currently under construction within a Strategic Development Zone Planning Scheme area, located within City Block No. 9 (1.96ha), North Wall Quay, Dublin 1. The site is bounded by North Wall Quay to the south, the residual City Block No. 9 lands of 1.4766ha to the north and east, and Castleforbes Road to the west as identified in the North Lotts & Grand Canal Dock Planning Scheme, 2014 (as amended). The proposed 'Scheme No. 17' will amend Commercial Block No. 2 of the previously permitted scheme (Reg. Ref. DSDZ3552/24 ('Scheme No. 14'), which itself amends Reg. Ref. DSDZ4408/23 ('Scheme No. 11'), Reg. Ref. DSDZ5296/22 ('Scheme No. 9'), Reg. Ref. DSDZ2103/21 ('Scheme No. 7'), Reg. Ref. DSDZ3042/19 ('Scheme No. 6') and Reg. Ref. DSDZ3780/17 ('Scheme No. 5')). Reg. Ref. DSDZ3552/24 ('Scheme No. 14') permitted Block No. 2 with a Total Floor Area (TFA) of 42,629 sq m (comprising: 30,400 sq m above Ground Floor Level 00; 3,781 sq m at Lower Ground Floor Level -01; and 8,448 sq m at Basement Levels). The Total Floor Area of the proposed Amendment Scheme ('Scheme No. 17') will not change from the permitted Scheme ('Scheme No. 14'), and the floor areas will remain the same at all levels. The permitted Residential Blocks A, B and C and Commercial Block Nos. 1 and 3 of City Block No. 9 ('Scheme Nos. 12 and 16') are not affected by this Application. The development will consist of amendments to Commercial Block No. 2 as Permitted under Reg. Ref. DSDZ3552/24 Scheme ('Scheme No. 14'), comprising:

1. Extension of permitted goods lift to from Eight Floor Level 08 to Roof Level 09;
2. Relocation of permitted diesel generator fuel transfer room (including change from a single door to a set of double doors to diesel generator fuel transfer room) within Basement Level -03;
3. Addition of lobby to Core 02 to all levels from Lower Ground Floor Level -01 to Sixth Floor Level 06;
4. Change from Accessible WC to Accessible Shower / WC in Core 01 from Lower Ground Floor Level -01 to Eight Floor Level 08;
5. Reconfiguration of Core 01 WC and Cleaner Store layouts on all office levels from Lower Ground Floor to Level 08;
6. Increase in height of Atrium Balustrade from 1.2m to 1.5m on all levels from First Floor Level 01 to Sixth Floor Level 06;
7. Change from internal single door to leaf and half door in the bike lift lobby Core 02 at Ground Floor Level 00;
8. Amendments to external elements of Commercial Block No. 2 (including: addition of marshalling box and extension of cladding to column at Podium / Ground Floor Level 00; omission of double doors to the bike lift lobby in Core 02 at Ground Floor Level 00; replacement of permitted leaf and half set of doors with double doors to the bike lift lobby in Core 02 at Ground Floor Level 00; revised ventilation louvres to the façade above the retail services' unit in compliance with Building Regulations Part F; replacement of permitted double doors with leaf and half set of doors to retail services' unit; omission of a single door to at south façade of plant screen at Roof Level 09; 3 No. AOV doors increased in height by 550mm on Level 01 along north façade; raising of parapet along central area of south elevation at Roof Level 09 by 0.20m from 44.825 m OD to 45.025 m OD; addition of monorail to top of glass veil south façade for maintenance access to the façade glazing

and veil system; addition of riser overruns to Roof Level 09 within the plant zone; increase in height of lift overruns by 0.10m from 48.75 m OD to 48.85 m OD at Roof Level 09; and reconfiguration of a fire escape egress walkway to the plant area at Roof Level 09 to comply with Fire Certification);

9. Amendments to the landscape design as permitted under Reg. Ref. DSDZ3552/24 ('Scheme No. 14') (including: revised planter structure and landscaping at Ground Floor Level 00; addition of foam inlet valve and grease trap extract valve cabinets to planter along new east west street at podium / Ground Floor Level 00; removal of lighting poles along east façade at Podium / Ground Floor Level 00; relocation of lighting poles along north façade at Podium / Ground Floor Level 00; addition of lighting to external columns along east facade at Podium / Ground Floor Level 00; revised landscaping finishes at top of vehicular ramp and finished levels and falls to the paving along Castleforbes Road; relocation of mini pillars from North Wall Quay to Castleforbes Road; relocation of access pedestals and cane guards at Podium / Ground Floor Level 00 along Castleforbes Road and revised landscape treatment on accessible terraces at Levels 05, 06, 07 and 09); and

10. All ancillary works above and below ground. The proposed Scheme No. 17 will also comprise partial change of materials: to the external soffit at the south and south east of Ground Floor Level 00; addition of aluminium cladding to the district heating pipes in the lightwell at Lower Ground Floor Level -01; addition of stainless steel mesh behind the trellis at vehicular ramp along the north façade; addition of non-vision glazing to side door panels and addition of new internal walls at Ground Floor Level 00 along west facade at fire escape doors to comply with Fire Certification; and a change to glazed panels on the façade from vision glass to anodic bronze panels at Level 07 only. The proposed Scheme No. 17 will also comprise minor alterations to the veil structure at the south façade due to design development.

Area	Area 3 - Central
Application Number	WEBLRD6071/25-S3
Application Type	Permission
Decision	GRANT PERMISSION
Decision Date	18/06/2025
Applicant	Ringline Investments Limited
Location	139-149 North King Street, Bow Street and Brown Street North, Dublin 7, D07 TH28, D07 E392, D07 DX5D

Additional Information

Proposal: PROTECTED STRUCTURE: Ringline Investments Limited intend to apply for permission for a Large-Scale Residential Development (LRD) at 139-149 North King Street, Bow Street and Brown Street North, Dublin 7, D07 TH28, D07 E392, D07 DX5D. The façade on North King Street and Bow Street are a protected structure (RPS Ref. No. 8790).

The development will consist of: -

Demolition of the existing structures on site, with the exception of the protected structure facades on North King Street and Bow Street, which will be refurbished and integrated into the development; Construction of a mixed-use purpose-built student accommodation and retail development in a 7-storey building over a partial existing basement with a setback at the 5th floor and a further significant setback at the 6th floor level;

The proposal includes 361 no. bedspaces comprising 62 no. studios, 291 no. single rooms and 8 no. accessible rooms;

Internal communal amenity facilities include a library, gym, yoga studio, reception and exhibition space, laundry, games room, office/admin and luggage/parcel store;

External amenity spaces include a central courtyard at ground level, a roof terrace at 5th floor level along Brown Street North to the south and a roof terrace at 6th floor level along North King Street;

A retail unit with frontage to North King Street and Bow Street;

Bicycle parking spaces for residents and visitors, accessed from Brown Street North and Bow Street;

Public realm improvements include widening the carriageway on Brown Street North, providing drop-off/pick-up car parking and loading off-carriageway; a footpath on the eastern side of Brown Street North; pedestrian friendly junction threshold at both the Bow Street and North King Street junctions; and restoring/landscaping a fenced dumping area to the south;

ESB substation, switch room and plant room at ground level accessed from Brown Street North and refuse store area accessed from Bow Street; Landscaping, PV panels at roof level and all associated site works and services.

Area 3 Appeals Notified

Area	Area 3 - Central
Application Number	WEB1283/25
Appeal Type	Written Evidence
Applicant	Vodafone Ireland Limited
Location	Kavanagh Court , 1, Gardiner Street Lower, Mountjoy, Dublin 1
Additional Information	Additional Information Received
Proposal: Permission to erect 3 No. telecommunication antennas with 6 No. radio remote units supported on 3 No. ballast mounted support frames together with 1 No. wall mounted outdoor cabinet and associated equipment	

Area	Area 3 - Central
Application Number	WEB2653/24
Appeal Type	Written Evidence
Applicant	Greenspace Homes Limited
Location	Blackhorse Avenue, Dublin 7
Additional Information	Additional Information Received
Proposal: PROTECTED STRUCTURE: We, Greenspace Homes Limited, intend to apply for permission for development at this site at Blackhorse Avenue, Dublin 7. The site bounds the wall of the Phoenix Park, which is a Protected Structure (Ref. 6781). The development will consist of modifications to planning permission granted under Ref. 3705/20 (ABP Ref. 311000-21). Modifications will include an additional floor providing 6 no. units consisting of 2 no. 1-bed apartments and 4 no. 2-bed apartments and all associated adjustments to the elevations and Sections.	

Area 3 Appeals Decided

None

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.



Dublin City Council

SECTION 5 EXEMPTIONS

24/25

(16/06/2025-22/06/2025)

WEEKLY PLANNING LISTS

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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 Area 3 - Central
Application Number 0252/25
Application Type Section 5
Applicant Beggsboro Football Club
Location Cabra Community College, Kilkieran Road, Cabra, Dublin
7
Registration Date 17/06/2025
Additional Information
Proposal: EXPP: Changing grass football pitch to astro grass
