

Dublin City Council

(28/07/2025-03/08/2025)

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 5   
COMMERCIAL**

**Area** Area 5 - North Central  
**Application Number** 3334/25  
**Application Type** Permission  
**Applicant** Gerrard McDonald  
**Location** Site to the side of 7 Grangemore Lawn, Donaghmede,  
 Dublin 13  
**Registration Date** 29/07/2025  
**Additional Information**   
**Proposal**: (A) Two storey detached house (B) Associated off street parking and dishing of footpath to accomodate same (C) All associated site works.

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**Area** Area 5 - North Central  
**Application Number** WEB2761/25  
**Application Type** Permission  
**Applicant** Fieldrick Construction Limited  
**Location** Site adjoining the Former Columban Missionary's Site,  
 at the Junction of the R139 Road and, Hole in the Wall  
 Road, Donaghmede, Dublin 13  
**Registration Date** 28/07/2025  
**Additional Information**   
**Proposal**: The proposed development comprising amendments to the permitted scheme consists of reconfiguration of ground floor plan to include modifications to bicycle stores and ESB substation; relocation of waste collection area and stairways; provision of new bin staging area and plant rooms (54.60 m2 total); Reduction in total car parking spaces at ground floor level from 44 no. spaces to 37 no. spaces including 2 no. accessible spaces; Omission of Ground Floor Residents Lounge and alterations to First Floor Residential Lounge, Increase of communal open space from 285 m2 to 343 m2 at roof terrace level with associated modifications to landscaping; reconfiguration of permitted floor plans on each level to provide for amended unit layouts with associated balconies/terraces; a new lobby at 6th floor level to access a communal open space. Total provision of 42. no units remains unaltered with now proposed mix of 20 no. 1 bed and 22 no. 2 bed units. Provision of a pedestrian access ramp to Hole in the Wall Road and modifications to pedestrian access arrangement from R139. The proposed changes will result in a reduction of total gross floor area by c.566.3 sqm; a modest increase in overall height of c.600mm for the permitted 7 storey block and c.1300mm for the permitted six storey block (the number of storeys has not increased) and minor modifications to the southern, western and northern elevations. Permission is sought for all associated site development and infrastructural works.

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**Area** Area 5 - North Central  
**Application Number** WEB2772/25  
**Application Type** Permission  
**Applicant** Paula Mc Carthy  
**Location** Rear garden of existing dwelling at 19 Hollybrook  
 Road, Clontarf, Dublin 3, D03YE09  
**Registration Date** 29/07/2025  
**Additional Information**   
**Proposal**: Planning Permission is sought for the demolition of the existing garden shed and construction of a new detached two storeys one bedroom and office mews dwelling with a pitched roof, to the rear garden of the existing dwelling at 19 Hollybrook Road, Clontarf, Dublin 3, D03YE09 for Paula Mc Carthy. Development to include Pedestrian & vehicular entrance with off-street car port accessible from adjacent laneway ‘Hollybrook Mews’ (between Hollybrook Park & Hollybrook Court Drive); First Floor terrace to the front of the dwelling (facing Hollybrook Mews), 3no. skylights: 1no. to the front West facing roof plane and 2no. to the rear flat roof above the Ground Floor; solar panels to the west and east facing roof planes; along with all associated site and landscaping works.

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**Area** Area 5 - North Central  
**Application Number** WEB2789/25  
**Application Type** Permission  
**Applicant** Fieldrick Construction Limited  
**Location** Site adjoining the Former Columban Missionary's Site,  
 at the Junction of the R139 Road and, Hole in the Wall  
 Road, Donaghmede, Dublin 13  
**Registration Date** 30/07/2025  
**Additional Information**   
**Proposal**: Fieldrick Construction Ltd. intend to apply for permission for development comprising amendments to the development permitted under DCC Ref. 3159/21 (ABP-313307-22) on a site of 0.19 ha adjoining the former Columban Missionary's site located at the junction of the R139 Road and Hole in the Wall Road, Donaghmede, Dublin 13.   
  
The proposed development comprising amendments to the permitted scheme consists of reconfiguration of ground floor plan to include modifications to bicycle stores and ESB substation; relocation of waste collection area and stairways; provision of new bin staging area and plant rooms (54.60 m2 total); Reduction in total car parking spaces at ground floor level from 44 no. spaces to 37 no. spaces including 2 no. accessible spaces; Omission of Ground Floor Residents Lounge and alterations to First Floor Residential Lounge, Increase of communal open space from 285 m2 to 343 m2 at roof terrace level with associated modifications to landscaping; reconfiguration of permitted floor plans on each level to provide for amended unit layouts with associated balconies/terraces; a new lobby at 6th floor level to access a communal open space. Total provision of 42. no units remains unaltered with now proposed mix of 20 no. 1 bed and 22 no. 2 bed units. Provision of a pedestrian access ramp to Hole in the Wall Road and modifications to pedestrian access arrangement from R139. The proposed changes will result in a reduction of total gross floor area by c.566.3 sqm; a modest increase in overall height of c.600mm for the permitted 7 storey block and c.1300mm for the permitted six storey block (the number of storeys has not increased) and minor modifications to the southern, western and northern elevations. Permission is sought for all associated site development and infrastructural works.

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**Area** Area 5 - North Central  
**Application Number** WEB2796/25  
**Application Type** Permission  
**Applicant** Darragh Gray  
**Location** Rockfield Park, Thorndale Park, Artane, Dublin 5, D05  
 T297  
**Registration Date** 30/07/2025  
**Additional Information**   
**Proposal**: The intention for this application is to provide a coffee shop service along with a wildflower allotment area for the Artane/ Beaumont locality based in Rockfield Park, Artane, Dublin 5. The purpose for the service is to accommodate the existing volume of activity and foot traffic that exists within Rockfield Park, as well as to provide a local outlet for surrounding residential area. Additionally, a wildflower Allotment would be included for to contribute toward the surrounding scenery for the park, and include the potential for a seating area for the park, and customers of the shop. Proposed area required for the development is between 40-50m2. Coffee trailer and all other resources required are readily available and will be supplied by the vendor.

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**Area 5   
DOMESTIC**

**Area** Area 5 - North Central  
**Application Number** 3335/25  
**Application Type** Permission  
**Applicant** Leo & Maria Devlin  
**Location** 12 Kilmore Crescent, Artane, Dublin 5, D05 PP83  
**Registration Date** 30/07/2025  
**Additional Information**   
**Proposal**: Permission for proposed loft conversion including dormer structure with widow to rear roof profile, also new window to gable end at loft level and velux windows to front roof profile.

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**Area** Area 5 - North Central  
**Application Number** 3336/25  
**Application Type** Permission  
**Applicant** Mike and Sarah Southern  
**Location** 28 St. Anne's Avenue, Raheny, Dublin 5, D05FC97  
**Registration Date** 31/07/2025  
**Additional Information**   
**Proposal**: A. Proposed front , side and rear single storey extensions with demolition of side shed with associated site development works to dwelling house . B. Proposed second phase option : side first floor level extension .

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**Area** Area 5 - North Central  
**Application Number** WEB1874/25  
**Application Type** Permission  
**Applicant** Neil & Julie Loftus  
**Location** Fairyhouse, 55 Seafield Road East, Clontarf Dublin 3  
**Registration Date** 30/07/2025  
**Additional Information** Additional Information Received  
**Proposal**: Permission for the construction of a single storey flat roof garden room/ gym which is detached to the rear of the garden, 44sq.m in area and all ancillary works to facilitate the development

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**Area** Area 5 - North Central  
**Application Number** WEB1937/25  
**Application Type** Permission  
**Applicant** Stephen Gallagher  
**Location** 172, Killester Avenue, Donnycarney, Dublin 5  
**Registration Date** 31/07/2025  
**Additional Information** Additional Information Received  
**Proposal**: The development will consist/consists of:  
  
1.) Construction of a Two-Storey Extension to the Rear, at Ground & First Floor level.  
  
 2.) Alterations/Refurbishment to Internal Areas of the Existing Two-Storey Dwelling House.  
  
3.) All Ancillary Site Development Works, Boundary Treatment Works and Services.

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**Area** Area 5 - North Central  
**Application Number** WEB2765/25  
**Application Type** Permission  
**Applicant** Eoin and Orla Gilhooly  
**Location** 35 Seafield Avenue, Clontarf, Dublin 3, D03 CF77  
**Registration Date** 29/07/2025  
**Additional Information**   
**Proposal**: The development will consist of: (i) the removal of existing single storey side and rear pitched roof extensions; (ii) the removal of a single storey garden shed; (iii) the construction of a new side two storey pitched roof extension to match existing front elevation; (iv) the construction of a new single and two storey flat and sedum roof rear extension; (v) the construction of a new single storey garden room and shed; (vi) landscaping and all associated works to facilitate the development.

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**Area** Area 5 - North Central  
**Application Number** WEB2776/25  
**Application Type** Permission  
**Applicant** Sharon O’Callaghan  
**Location** 31, Furry Park Road, Dublin 5  
**Registration Date** 29/07/2025  
**Additional Information**   
**Proposal**: Conversion of her attic to storage including changing her existing hipped end roof to a gable end roof, a dormer window to the rear and 2 Velux rooflights to the front all at roof level.

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**Area** Area 5 - North Central  
**Application Number** WEB2779/25  
**Application Type** Permission  
**Applicant** Ciaran Brennan  
**Location** 1 Ferrycarrig Green, Priorswood, Dublin 17  
**Registration Date** 29/07/2025  
**Additional Information**   
**Proposal**: PERMISSION & RETENTION: The application consists of the retention of the existing flat-roofed gym located along the western boundary of the rear garden and retention of the bin store located in the front garden to the southern boundary.   
  
Planning permission is sought for the following:   
  
1-Demolition of an existing flat-roofed timber shed along the western boundary of the rear garden.   
  
2-Construction of a new flat-roofed extension to the existing gym in the rear garden along the western and southern boundary to incorporate a new games room.   
  
3-Construction of a new stand alone garden shed in the rear garden along the southern boundary.   
  
The development will also include landscaping and all associated site works and drainage as required.

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**Area** Area 5 - North Central  
**Application Number** WEB2783/25  
**Application Type** Permission  
**Applicant** Blaithin O’Neill and Jonathan Kelly  
**Location** 24, Vernon Park, Clontarf, Dublin 3  
**Registration Date** 30/07/2025  
**Additional Information**   
**Proposal**: The development will comprise of: (i) conversion of the existing garage to habitable accommodation; (ii) construction of a part-single, part-two-storey flat-roofed extension to the rear and side of the existing dwelling; (iii) extension at first floor level to the side of the existing dwelling with extended pitched roof and roof lights; (iv) construction of a dormer structure at attic level to the rear of the dwelling; and all ancillary works, roof lights, associated landscaping, boundary treatments and ground works necessary to facilitate the development.

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**Area** Area 5 - North Central  
**Application Number** WEB2784/25  
**Application Type** Permission  
**Applicant** Maeve and Brendan O'Brien  
**Location** 120 Mount Prospect Avenue, Clontarf, Dublin 3  
**Registration Date** 30/07/2025  
**Additional Information**   
**Proposal**: The development will comprise of: (i) demolition of the existing ground floor flat-roofed extension to the rear of the dwelling; (ii) conversion of the existing garage to habitable accommodation; (iii) construction of a part-single, part-two-storey flat-roofed extension to the rear and side of the existing dwelling with extended pitched roof; (iv) extension at first floor level to the side, front and rear of the dwelling; (v) A bay window to the front elevation; (vi) construction of a dormer structure at attic level to the rear of the dwelling; (vii) widening of the existing vehicular entrance onto Mount Prospect Avenue to 3.2 metres; (viii) installation of 7 roof lights; and all ancillary works, associated landscaping, boundary treatments and ground works necessary to facilitate the development.

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**Area** Area 5 - North Central  
**Application Number** WEB2786/25  
**Application Type** Permission  
**Applicant** Kaduna Company Ltd  
**Location** 175 & 177 Howth Road, Killester, Dublin 3  
**Registration Date** 30/07/2025  
**Additional Information**   
**Proposal**: The development consists of:   
  
(A) Retention permission to include amalgamation of units 175 & 177 Howth Road at ground floor level . And planning permission sought for the following   
  
(B) Change of use from retail use to doctor's surgery use at 177 Howth Road at ground floor level .   
  
(C) Material alterations to rear of 175 & 177 Howth Road at ground floor level.   
  
(D) Upgrade shop frontages with accompanying signage and all associated site works at 175 & 177 Howth Road at ground floor level.

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**Area** Area 5 - North Central  
**Application Number** WEB2794/25  
**Application Type** Permission  
**Applicant** Darren Gaffney  
**Location** 33 Shanboley Road, Whitehall, Dublin 9, D09 H264  
**Registration Date** 31/07/2025  
**Additional Information**   
**Proposal**: Attic conversion for storage, including a raised gable to the side, rear dormer, two rooflights to the front roof slope, one rooflight to the rear, and a gable window to the side. Single-storey flat-roof extension to the rear.

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**Area** Area 5 - North Central  
**Application Number** WEB2797/25  
**Application Type** Permission  
**Applicant** Maria Byrne and Sinead Bunyan  
**Location** 148, Grace Park Road, Grace Road, Dublin 9  
**Registration Date** 31/07/2025  
**Additional Information**   
**Proposal**: Maria Byrne & Sinead Bunyan seek permission for; a) conversion & subdivision of existing garage into a plant room & utility room; b) partial demolition of a single-storey extension and the subsequent construction of a new part-single & part-double storey flat roof extension to the rear and side of the existing house including 4no. new rooflights; c) associated alterations to existing elevations and internal layout; d) removal of existing chimney to rear of existing pitched roof; e) and associated site works at no. 148 Grace Park Road, Grace Park, Dublin 9, D09 R9V4.

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**Area** Area 5 - North Central  
**Application Number** WEB2811/25  
**Application Type** Permission  
**Applicant** Laura Murphy  
**Location** 13, Lough Derg Road, Dublin 5  
**Registration Date** 01/08/2025  
**Additional Information**   
**Proposal**: The development seeking permission will consist of the provision of a 3m wide vehicular entrance to the front of the property.

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**Area** Area 5 - North Central  
**Application Number** WEB2817/25  
**Application Type** Permission  
**Applicant** Antoinette Larkin  
**Location** 693, Collins Avenue Extension, Dublin 9  
**Registration Date** 02/08/2025  
**Additional Information**   
**Proposal**: RETENTION AND PERMISSION: Retention of the construction of granny flat in amended location to that approved in Planning Ref No. 3930/20 and permission for the construction of completion of works, a single storey connection extension to the rear of existing dwelling house and ancillary site works

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**Area 5   
Decisions**

**Area** Area 5 - North Central  
**Application Number** 0272/25  
**Application Type** Section 5  
**Decision** Not Exemption  
**Decision Date** 29/07/2025  
**Applicant** Fiona Graham  
**Location** 18, Shanliss Road, Santry, Dublin 9, D09 N2F3  
**Additional Information**   
**Proposal**: EXPP: We are looking to replace the window of a converted garage with a smaller window and a door.

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**Area** Area 5 - North Central  
**Application Number** 0287/25  
**Application Type** Social Housing Exemption Certificate  
**Decision** Grant Social Housing Exemption Cert  
**Decision Date** 31/07/2025  
**Applicant** Joseph Galvin  
**Location** Rear 35 and 37 Howth Road, ( D03 PX23 and D03 KT98)  
 Clontarf, Dublin 3  
**Additional Information**   
**Proposal**: SHEC: The demolition of shed auxiliary walls fronting Charlemont Lane and existing boundary wall and construction of two number 4 bedroom , two storey mews with attic bedrooms with dormer balconies facing the railway development with vehicular access from Charlemont Lane.

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**Area** Area 5 - North Central  
**Application Number** 0288/25  
**Application Type** Section 5  
**Decision** Exempt  
**Decision Date** 31/07/2025  
**Applicant** Thomas & Caroline McNamara  
**Location** 9 Kincora Grove, Clontarf, Dublin 3  
**Additional Information**   
**Proposal**: EXPP: The works to include:  
  
1. Demolition of single-storey rear structures. Includes removal of original external store, WC, and later conservatory.  
  
2. Construction of a single-storey rear extension. Proposed floor area: 37.30m2. Flat roofed, located to the rear only. Total floor area of all extensions (post demolition) < 40m2. No extension above ground floor level. Height below existing rear wall (18.63m AOD vs. extension at 16.96m AOD). >90m2 private open space retained (well above 25m2 threshold). All ground floor windows are set >1m from boundaries. No use of roof as balcony or roof garden.  
  
3. Construction of detached garden room. Proposed use: home office and gym (incidental to enjoyment od dwelling). Area 24.51m2, flat roofed, height does not exceed 3m. Located to the rear of the house and behind its front wall. Only one such structure on site, total area <25m. Rear garden open space remains >25m2. Not for human habitation or agriculture use.  
  
4. Erection of timber fence to rear garden. Maximum height does not exceed 2m.  
  
5. Internal alteration and refurbishment. Works limited to internal layout modifications. No impact on external appearance.

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**Area** Area 5 - North Central  
**Application Number** 3243/25  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 31/07/2025  
**Applicant** Conor and Laura Roe  
**Location** 30 Mask Avenue, Artane, Dublin 5  
**Additional Information**   
**Proposal**: The development will consist of building a ground floor ancillary family accommodation extension comprising bedroom , living room , and bathroom at the side and rear of the existing dwelling house. The development will include all associated internal , site and drainage works .

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**Area** Area 5 - North Central  
**Application Number** 3245/25  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 31/07/2025  
**Applicant** Frank and Anne Marie O'Connor  
**Location** 37, Furry Park Road, Dublin 5  
**Additional Information**   
**Proposal**: The construction of 1) a part 2 storey part single storey extension to the rear 2) an attic conversion with a dormer to the rear 3) a velux roof window to the front at attic level 4) conversion of the existing rear garage into an ancillary family garden room with new pitched roof incorporating attic storage , with all associated site works and SUDs drainage .

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**Area** Area 5 - North Central  
**Application Number** 3246/25  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 31/07/2025  
**Applicant** Jerzy Nawrocki  
**Location** 154 St. Donagh's Road, Dublin 13, D13E523  
**Additional Information**   
**Proposal**: A) Demolish the existing single storey shed located to the side of dwelling , along with the removal of the timber fence enclosure at the front . B) The construction of a new two storey extension to the side of the property and a single storey lean -to roof to the front . C) The formation of a new side entrance , with an overhanging first-floor structure above .

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**Area** Area 5 - North Central  
**Application Number** 3248/25  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 31/07/2025  
**Applicant** Kate Crowley  
**Location** 48 Lein Park, Dublin 5, D05WR44  
**Additional Information**   
**Proposal**: Development will consist of a proposed new 2 storey detached 3no bedroom house with flat roof dormer to the rear of the new roof making attic level to be used for storage in the side garden of 48 Lein Park . The ridge line of the new house to be 600mm higher than exiting house ridge line. A new vehicular entrance at the front of the new property and all ancillary works .

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**Area** Area 5 - North Central  
**Application Number** 3251/25  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 01/08/2025  
**Applicant** Paul and Sam Sheehy  
**Location** 16, Kilbarrack Avenue, Dublin 5  
**Additional Information**   
**Proposal**: Permission for the construction of an attic conversion with a dormer window to the front and a dormer window to the rear of the existing roof structure , including the addition of 4 velux roof windows to the north east and 1 velux roof window to the south west elevation , with all associated site works .

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**Area** Area 5 - North Central  
**Application Number** 3252/25  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 31/07/2025  
**Applicant** Garry and Caitriona Stenson  
**Location** 28, Grange Park Crescent, Dublin 5  
**Additional Information**   
**Proposal**: Construction of an attic conversion with a raised ridge line and a raised gable wall to the side , a dormer window to the side/rear , velux roof windows to the front and to the rear , removal of the existing chimney stack at attic level , with all associated site works .

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**Area** Area 5 - North Central  
**Application Number** 3281/25  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 31/07/2025  
**Applicant** Joseph and Helena Galvin  
**Location** Rear 35-37 Howth Road, Clontarf, Dublin 3, DO3PX23 and  
 D03KT98  
**Additional Information**   
**Proposal**: The demolition of shed auxliary walls fronting Charlemont Lane and existing boundary wall and construction of two number 4 bedroom , two storey mews with attic bedrooms with dormer balconies facing the railway development with vehicular access from Charlemont Lane and associated site works .

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**Area** Area 5 - North Central  
**Application Number** 3334/25  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 01/08/2025  
**Applicant** Gerrard McDonald  
**Location** Site to the side of 7 Grangemore Lawn, Donaghmede,  
 Dublin 13  
**Additional Information**   
**Proposal**: (A) Two storey detached house (B) Associated off street parking and dishing of footpath to accomodate same (C) All associated site works.

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**Area** Area 5 - North Central  
**Application Number** WEB1347/25  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 30/07/2025  
**Applicant** Derek and Anja Byrne  
**Location** 15, Saint Anne's Drive, Raheny, D05 C990  
**Additional Information** Additional Information Received  
**Proposal**: The development will consist of 1.Modification of the existing main roof including raising the ridge to accommodate a full attic conversion with a rear dormer window, and a front facing roof light to serve the new stairs. The attic is to consist of a Home Office and WC. 2.General remodel and upgrade of the existing dwelling at first floor to suit the new proposed layouts. 3. All drainage, structural and associated site works to be implemented.

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**Area** Area 5 - North Central  
**Application Number** WEB1796/25  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 29/07/2025  
**Applicant** Siobhan Power and Scott McMullan  
**Location** 125, Abbeyfield, Killester, Dublin 5, D05 R5F2  
**Additional Information** A.I Article 35 Received  
**Proposal**: The development will consist of the demolition of existing out houses / storage sheds along the west boundary of the site and the construction of a single storey structure, consisting of two home offices, a home gym, a bathroom and a children’s den and all associated landscaping and drainage works.

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**Area** Area 5 - North Central  
**Application Number** WEB2238/25  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 28/07/2025  
**Applicant** Ewan and Sheila Dunbar  
**Location** 61 The Rise, Glasnevin, Dublin 09, D09R7W2  
**Additional Information**   
**Proposal**: The proposed development comprises; Permission for Demolition of existing single storey extension to rear (north) of existing dwelling and chimney breast to side (west) elevation; and construction of new single storey, flat roof extension to rear (north) of existing dwelling, first floor extension over existing garage and utility to side (west) of existing dwelling to create 2 storey side structure with hipped roof tying into existing roof, loft conversion with box dormer window to rear (north) roof hip, 1 No velux window to side (west) roof hip and 1 No velux window to front (south) roof hip; internal alterations to existing dwelling and associated elevation changes, widening of existing Vehicular Access, rainwater soakaway to rear garden and ancillary site works to facilitate the development.

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**Area** Area 5 - North Central  
**Application Number** WEB2247/25  
**Application Type** Permission  
**Decision** ADDITIONAL INFORMATION  
**Decision Date** 28/07/2025  
**Applicant** Geraldine Martin  
**Location** 12 Brookwood Meadow, Dublin, Dublin 5, D05VH72  
**Additional Information**   
**Proposal**: a) Widening the vehicular access to 4m to create a shared vehicular entrance. b) Alterations to boundary wall to create a new pedestrian access. c) Demolition of a single storey extension to the side and rear of no 12 Brookwood Meadow. d) Construction of a two storey 3-bedroom detached dwelling with rooflight to the side of no 12 Brookwood Meadow. e) One associated off street parking space and cycling spaces. f) All with ancillary site works including, drainage, and landscaping.

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**Area** Area 5 - North Central  
**Application Number** WEB2250/25  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 28/07/2025  
**Applicant** Conor Dunne  
**Location** 124, Shelmartin Avenue, Dublin 3  
**Additional Information**   
**Proposal**: The development seeking permission will consist of the provision of a 3m wide vehicular entrance and a bicycle store to the front of the property

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**Area** Area 5 - North Central  
**Application Number** WEB2254/25  
**Application Type** Retention Permission  
**Decision** ADDITIONAL INFORMATION  
**Decision Date** 28/07/2025  
**Applicant** John & Mary Ryan  
**Location** 212, Collins Avenue, Whitehall, Dublin 9  
**Additional Information**   
**Proposal**: RETENTION PERMISSION: The development will consist of the retention permission for the following:  
  
1. Conversion of the existing garage into a bedroom with en-suite.  
  
2. Single-story extension to the rear of the existing dwelling house.  
  
3. Conversion of the attic space into a storage room.

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**Area** Area 5 - North Central  
**Application Number** WEB2255/25  
**Application Type** Retention Permission  
**Decision** ADDITIONAL INFORMATION  
**Decision Date** 28/07/2025  
**Applicant** Timber Factors Limited  
**Location** Unit 40, Newtown Avenue, Malahide Road Industrial  
 Park, Dublin 17  
**Additional Information**   
**Proposal**: RETENTION PERMISSION: Timber Factors Ltd is applying for retention permission for a) 204.3sqm steel-framed canopied sheltered area located to the southern elevation of the main building, and b) a 295sqm steel-framed and clad, single-story pitched-roofed, industrial storage space to the rear (west) of the site.

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**Area** Area 5 - North Central  
**Application Number** WEB2265/25  
**Application Type** Permission  
**Decision** ADDITIONAL INFORMATION  
**Decision Date** 29/07/2025  
**Applicant** James Connolly and Mary Ryan  
**Location** 268, Clontarf Road, Clontarf, Dublin 3  
**Additional Information**   
**Proposal**: The conversion of an attic into a store room and external renovations comprising 1.0 the provision of a gable wall to the front of the dwelling 2.0 fitting external insulation 3.0 installing two velux rooflights to the front roof 4.0 the construction of a 4.6M2 extension to the rear of the dwelling on the ground and first floor and a 5.2M2 extension to the east side on the ground and first floor 5.0 Internal renovations

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**Area** Area 5 - North Central  
**Application Number** WEB2271/25  
**Application Type** Permission  
**Decision** ADDITIONAL INFORMATION  
**Decision Date** 28/07/2025  
**Applicant** Alison Murray & Anthony Merrigan  
**Location** 100, Castle Avenue, (corner of Blackheath Park),  
 Dublin 3, D03 Y400  
**Additional Information**   
**Proposal**: PERMISSION : Proposed increased widening of the existing pedestrian access to the front of the property for provision of a new combined vehicular and pedestrian access exiting onto Castle Avenue, Clontarf, Dublin 3, D03 Y400. with an additional hard surface driveway zone.

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**Area** Area 5 - North Central  
**Application Number** WEB2274/25  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 29/07/2025  
**Applicant** Eimear Kane  
**Location** 45, Ribh Avenue, Dublin 5  
**Additional Information**   
**Proposal**: The development will consist of the construction of a single-storey extension to the rear of the existing dwelling to accommodate a new kitchen, playroom, utility room, and bathroom, and a first-floor extension to the side of the property to provide an additional bedroom, together with all associated site works.

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**Area** Area 5 - North Central  
**Application Number** WEB2284/25  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 30/07/2025  
**Applicant** Dean Watts  
**Location** 9, Saint Donagh's Crescent, Dublin 13  
**Additional Information**   
**Proposal**: Planning permission for attic conversion with dormer to rear roof to accommodate stairs to allow access to attic conversion as non habitable storage space with roof windows to front , removal of existing chimney all with associated ancillary works

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**Area** Area 5 - North Central  
**Application Number** WEB2302/25  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 31/07/2025  
**Applicant** Eoin O'Carroll and Paula Donovan  
**Location** 34 Maywood Avenue, Raheny, Dublin 5, D05 A365  
**Additional Information**   
**Proposal**: Planning Permission is sought for the construction of a single storey extension to front and rear, 2 storey extension to side and all associated site works at 34 Maywood Avenue, Raheny, Dublin 5, D05 A365 for Eoin O'Carroll and Paula Donovan.

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**Area** Area 5 - North Central  
**Application Number** WEB2304/25  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 31/07/2025  
**Applicant** Emma Guiney & Declan Waters  
**Location** 114, Brian Road, Marino, Dublin 3  
**Additional Information**   
**Proposal**: A proposed single storey extension and a proposed first floor extension over an existing rear single-storey element all to rear at 114 Brian Rd, Marino, Dublin 3,

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**Area** Area 5 - North Central  
**Application Number** WEB2314/25  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 31/07/2025  
**Applicant** Alan Homan Sarah King  
**Location** 145, Raheny Road, Dublin 5  
**Additional Information**   
**Proposal**: Development will consist of demolishing an existing chimney and building a proposed new dormer roof to the side and rear of the existing house roof and all ancillary works.

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**Area** Area 5 - North Central  
**Application Number** WEB2323/25  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 01/08/2025  
**Applicant** CNSIP Limited  
**Location** Killester Sports & Social Club, Nuns Walk, Dublin 5  
**Additional Information**   
**Proposal**: The development will consist of the installation of a converted horse box selling takeaway beverages, confectionery and sandwiches on the land adjacent to the Killester Sports & Social Club clubhouse.

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**Area** Area 5 - North Central  
**Application Number** WEB2326/25  
**Application Type** Permission  
**Decision** ADDITIONAL INFORMATION  
**Decision Date** 30/07/2025  
**Applicant** Bahmen Khoshnawaz  
**Location** 221 Swords Road, Santry, Dublin 9, D09X865  
**Additional Information**   
**Proposal**: Planning permission for changes to previously approved grant of permission register reference number 3186/24 dated 8th April 2024. The works will include (a) To demolish the existing side garage, Utility Room and Store, (b) To re-build a larger two storey extension to the southeast Gable with pitched roof over, (c) To build a single storey rear extension with flat roof over, (d) Build a new porch to the front elevation with pitched roof over and (e) 2nr Roof lights to the front roof elevation.

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**Area** Area 5 - North Central  
**Application Number** WEB2330/25  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 01/08/2025  
**Applicant** Kevin Menton  
**Location** 20, Seapark Road, Clontarf East, Dublin 3, D03 RH70  
**Additional Information**   
**Proposal**: PERMISSION : The development will consist of the construction of a new dormer window at the attic level, over the existing main roof facing the rear garden & all necessary sitework to facilitate the development.

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**Area** Area 5 - North Central  
**Application Number** WEB2332/25  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 01/08/2025  
**Applicant** Gerard Gannon Properties  
**Location** Two separate sites located on (i) the corner of Park  
 Street and Park Terrace South, and (ii) the corner of  
 Park Street and Park Terrace North Clongriffin Dublin  
 13  
**Additional Information**   
**Proposal**: The construction of 14 houses comprising 10 no. 3-bedroom 3-storey houses, 2 no. 3-bedroom 2 1/2 -storey houses, and 2 no. 4-bedroom 3-storey houses, 14 no. off-street car parking spaces and 1 no. on-street visitor car parking space, 8 no. bicycle stores with capacity for 3 no. bikes each and located to the front of the 8 no. mid-terrace houses (24 bicycle spaces in total), plus all associated and ancillary works necessary to facilitate the development.

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**Area** Area 5 - North Central  
**Application Number** WEB2333/25  
**Application Type** Permission  
**Decision** ADDITIONAL INFORMATION  
**Decision Date** 01/08/2025  
**Applicant** Suzanne Sutton  
**Location** 75, Howth View Park, Donaghmede, Dublin 13  
**Additional Information**   
**Proposal**: Attic conversion for storage with dormer windows to the front and rear and new gable window. Single-storey flat roof extensions to the front and rear, including garage conversion. Two new rooflights to the side at ground floor level.

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**Area** Area 5 - North Central  
**Application Number** WEB2337/25  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 31/07/2025  
**Applicant** David Meagher  
**Location** 33, Hampstead Park, Glasnevin, Dublin 9, D09 CY68  
**Additional Information**   
**Proposal**: Planning permission for attic conversion with hip to gable roof and dormer to rear roof to accommodate stairs to allow access to attic conversion as non habitable storage space with roof windows to front, Gable window to side all with associated ancillary works.

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**Area** Area 5 - North Central  
**Application Number** WEB2338/25  
**Application Type** Permission  
**Decision** GRANT PERMISSION  
**Decision Date** 31/07/2025  
**Applicant** Debbie Savage  
**Location** 65 Charlemont, Griffith Avenue, Dublin 9  
**Additional Information**   
**Proposal**: The conversion of the attic with the provision of metal-clad roof dormers to the side and rear aspects of the roof:

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**Area** Area 5 - North Central  
**Application Number** WEB2348/25  
**Application Type** Permission  
**Decision** ADDITIONAL INFORMATION  
**Decision Date** 01/08/2025  
**Applicant** Derek & Cara Joyce  
**Location** 29 Belgrove Road, Clontarf, Dublin 3, D03 VK68  
**Additional Information**   
**Proposal**: The development consists of demolition of an existing extension to the rear of the existing house and for the construction of a single storey extension to the rear and for a dormer window to the existing attic to the rear of the existing house and for all associated site works.

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**Area** Area 5 - North Central  
**Application Number** WEB2643/25  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 30/07/2025  
**Applicant** Laura Murphy  
**Location** 13, Lough Derg Road, Dublin 5  
**Additional Information**   
**Proposal**: The development seeking permission will consist of the provision of a 3m wide vehicular entrance to the front of the property.

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**Area** Area 5 - North Central  
**Application Number** WEB2729/25  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 28/07/2025  
**Applicant** Denise Poonsoonamy  
**Location** Mandelene, 32 Offington Park, Sutton, Dublin 3  
**Additional Information**   
**Proposal**: The renovation and extension of the existing detached bungalow including: raising the roof of the existing bungalow to create a new first floor/dormer living accommodation and the construction of a small extension to the rear at ground floor level, conversion of the existing garage to domestic use, raising the level of the flat roof to the existing extensions to the rear of the house, the addition of new rooflights to the front of the house, alterations to all of the existing elevations to include the reconfiguration of all windows and doors, external insulation to all walls finished with both composite timber cladding and render, reconfiguration of the internal layouts, along with all associated landscaping, boundary treatments, site services and all associated site works.

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**Area** Area 5 - North Central  
**Application Number** WEB2761/25  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 29/07/2025  
**Applicant** Fieldrick Construction Limited  
**Location** Site adjoining the Former Columban Missionary's Site,  
 at the Junction of the R139 Road and, Hole in the Wall  
 Road, Donaghmede, Dublin 13  
**Additional Information**   
**Proposal**: The proposed development comprising amendments to the permitted scheme consists of reconfiguration of ground floor plan to include modifications to bicycle stores and ESB substation; relocation of waste collection area and stairways; provision of new bin staging area and plant rooms (54.60 m2 total); Reduction in total car parking spaces at ground floor level from 44 no. spaces to 37 no. spaces including 2 no. accessible spaces; Omission of Ground Floor Residents Lounge and alterations to First Floor Residential Lounge, Increase of communal open space from 285 m2 to 343 m2 at roof terrace level with associated modifications to landscaping; reconfiguration of permitted floor plans on each level to provide for amended unit layouts with associated balconies/terraces; a new lobby at 6th floor level to access a communal open space. Total provision of 42. no units remains unaltered with now proposed mix of 20 no. 1 bed and 22 no. 2 bed units. Provision of a pedestrian access ramp to Hole in the Wall Road and modifications to pedestrian access arrangement from R139. The proposed changes will result in a reduction of total gross floor area by c.566.3 sqm; a modest increase in overall height of c.600mm for the permitted 7 storey block and c.1300mm for the permitted six storey block (the number of storeys has not increased) and minor modifications to the southern, western and northern elevations. Permission is sought for all associated site development and infrastructural works.

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**Area** Area 5 - North Central  
**Application Number** WEB2786/25  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 01/08/2025  
**Applicant** Kaduna Company Ltd  
**Location** 175 & 177 Howth Road, Killester, Dublin 3  
**Additional Information**   
**Proposal**: The development consists of:   
  
(A) Retention permission to include amalgamation of units 175 & 177 Howth Road at ground floor level . And planning permission sought for the following   
  
(B) Change of use from retail use to doctor's surgery use at 177 Howth Road at ground floor level .   
  
(C) Material alterations to rear of 175 & 177 Howth Road at ground floor level.   
  
(D) Upgrade shop frontages with accompanying signage and all associated site works at 175 & 177 Howth Road at ground floor level.

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**Area** Area 5 - North Central  
**Application Number** WEB2796/25  
**Application Type** Permission  
**Decision** APPLICATION DECLARED INVALID  
**Decision Date** 01/08/2025  
**Applicant** Darragh Gray  
**Location** Rockfield Park, Thorndale Park, Artane, Dublin 5, D05  
 T297  
**Additional Information**   
**Proposal**: The intention for this application is to provide a coffee shop service along with a wildflower allotment area for the Artane/ Beaumont locality based in Rockfield Park, Artane, Dublin 5. The purpose for the service is to accommodate the existing volume of activity and foot traffic that exists within Rockfield Park, as well as to provide a local outlet for surrounding residential area. Additionally, a wildflower Allotment would be included for to contribute toward the surrounding scenery for the park, and include the potential for a seating area for the park, and customers of the shop. Proposed area required for the development is between 40-50m2. Coffee trailer and all other resources required are readily available and will be supplied by the vendor.

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**Area 5   
Appeals Notified**

**Area** Area 5 - North Central  
**Application Number** WEB1419/25  
**Appeal Type** Written Evidence  
**Applicant** Conor & Victoria Jordan  
**Location** 13, Island View, Dublin, D05N6P1  
**Additional Information** Additional Information Received  
**Proposal**: changing an existing single storey two bedroom dwelling with pitched roofs to a part single storey part two storey four bedroom dwelling with flat and pitched roofs consisting of the following works: (i) Construction of new single storey ground floor extension (11.8m2 in Area) to rear of existing dwelling with pitched roof (ii) Construction of a single storey first floor level extension with flat roof to provide additional habitable accommodation (58m2 in area) including a feature canopy & timber cladding (iii) Alterations to all existing elevations (iv) Internal alterations of existing dwelling to facilitate additional storey as required (v) Partial lowering of the side (southern) boundary wall (vi) all associated site & drainage works necessary to facilitate the development

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**Area 5   
Appeals Decided**

**Area** Area 5 - North Central  
**Application Number** 3021/25  
**Appeal Decision** GRANT PERMISSION & RETENTION PERMISSION   
**Appeal Decision Date** 24/07/2025  
**Applicant** Tony Drummond & Roisin Ryan  
**Location** 11, Saint Brigid's Crescent, Dublin 5

**Additional Information**    
**Proposal**: RETENTION AND PERMISSION : Retention permission for the construction of a single storey extension to the front / side / rear of the existing dwelling, 2) planning permission to change the existing pitched roof over the single storey extension to the front side / rear to a flat roof, 3) planning permission for the construction of a first floor extension on top of the existing garage / single storey extension to the front / side / rear, 4) planning permission to widen an existing vehicular access exiting onto Saint Brigid's Crescent, Dublin 5, with all associated site works, all at 11 Saint Brigid's Crescent, Dublin 5.

**\*\*\*Amendment to Week 30\*\*\***

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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)**

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Dublin City Council

SOCIAL HOUSING EXEMPTION CERTIFICATES  
  
  
30/25

(28/07/2025-03/08/2025)

WEEKLY PLANNING LISTS

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**Area** Area 5 - North Central  
**Application Number** 0328/25  
**Application Type** Social Housing Exemption Certificate  
**Applicant** Paula McCarthy  
**Location** Site to the rear of existing dwelling at 19 Hollybrook  
 Road, Clontarf, Dublin 3, D03 YE09  
**Registration Date** 28/07/2025  
**Additional Information**   
**Proposal**: SHEC: Planning Permission is sought for the demolition of the existing garden shed and construction of a new detached two storeys one bedroom and office mews dwelling with a pitched roof, to the rear garden of the existing dwelling at 19 Hollybrook Road, Clontarf, Dublin 3, D03YE09 for Paula Mc Carthy. Development to include Pedestrian & vehicular entrance with off-street car port accessible from adjacent laneway ‘Hollybrook Mews’ (between Hollybrook Park & Hollybrook Court Drive); First Floor terrace to the front of the dwelling (facing Hollybrook Mews), 3no. skylights: 1no. to the front West facing roof plane and 2no. to the rear flat roof above the Ground Floor; solar panels to the west and east facing roof planes; along with all associated site and landscaping works.

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**Area** Area 5 - North Central  
**Application Number** 0330/25  
**Application Type** Social Housing Exemption Certificate  
**Applicant** Sharon Griffin  
**Location** 1 Coolock Drive, Coolock, Dublin 17, D17 N670  
**Registration Date** 28/07/2025  
**Additional Information**   
**Proposal**: SHEC: The development consists of the subdivision of the existing house to create a part 2 storey 3-bedroom house to include a single story extension to the side and front of the existing house with provision to alter the existing vehicular access exiting on Coolock Drive and for all associated site works.

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**Area** Area 5 - North Central  
**Application Number** 0332/25  
**Application Type** Social Housing Exemption Certificate  
**Applicant** Gerard McDonald  
**Location** Site to side of 7 Grangemore Lawn, Donaghmede, Dublin  
 13  
**Registration Date** 29/07/2025  
**Additional Information**   
**Proposal**: SHEC: 2 Storey detached house.

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**Area** Area 5 - North Central  
**Application Number** 0341/25  
**Application Type** Social Housing Exemption Certificate  
**Applicant** James O FLynn & Brenda Kidd  
**Location** Kincora Avenue, 23, Castle Avenue, Clontarf, Dublin 3  
**Registration Date** 01/08/2025  
**Additional Information**   
**Proposal**: SHEC: Two Storey Dwelling.

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**Area** Area 5 - North Central  
**Application Number** 0342/25  
**Application Type** Social Housing Exemption Certificate  
**Applicant** Ciara McAuley  
**Location** 39 Charlemont Lane, Dublin 3, D03 R653  
**Registration Date** 17/07/2025  
**Additional Information**   
**Proposal**: SHEC: Demolish wall gate and shed. Construct 3-bedroom, 3 storey mews and all associated site development works.

**\*\*\*Amendment to Week 29\*\*\***

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**Area** Area 1 - South East  
**Application Number** 0335/25  
**Application Type** Social Housing Exemption Certificate  
**Applicant** Spencer Homes Ltd  
**Location** Development at and to the rear of 76 Leinster Road Rathmines, Dublin 6  
**Registration Date** 25/07/2025  
**Additional Information**   
**Proposal**: SHEC: 2 no. three bedroom houses.

**\*\*\*Amendment to Week 30\*\*\***

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Dublin City Council

SECTION 5 EXEMPTIONS  
  
  
30/25

(28/07/2025-03/08/2025)

WEEKLY PLANNING LISTS

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**Area** Area 5 - North Central  
**Application Number** 0325/25  
**Application Type** Section 5  
**Applicant** Orlagh Manigo & Ronan Farrell  
**Location** 25 Richmond Road, Drumcondra, Dublin 3, D03 RW31  
**Registration Date** 28/07/2025  
**Additional Information**   
**Proposal**: EXPP: The development consists of a single storey extension to the rear of the existing house with an area of 21.7sqm.

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