

**PLANNING AND DEVELOPMENT ACT 2000, AS AMENDED
PLANNING AND DEVELOPMENT REGULATIONS 2001, AS
AMENDED**

PLANNING WEEKLY LIST NO. 04 2024

FOR WEEK ENDING: 26 January 2024

Contents:

- List of Planning Applications Received
- List of Decisions Made
- List of Appeals Notified by An Bord Pleanála
- List of Appeal Decisions made by An Bord Pleanála

“Applications for permission under Section 34 of the Planning and Development Act, 2000, as amended, may be granted permission, subject to or without conditions, or refused. It is the responsibility of any person wishing to use the personal data on planning applications and decisions list for direct marketing purposes to be satisfied that they may do so legitimately under the requirements of the Data Protection Acts 1988 and 2018 taking into account of the preferences outlined by applicants in their applications.”

PLANNING APPLICATIONS RECEIVED FOR WEEK 04 2024

DATED 22/01/2024 TO 26/01/2024

- Total Application Registered = 21

- Permission for Retention = 2

- Permission = 19

Reg. Ref.: D23A/0600

App Rec'd Date: 18/09/2023

Applicant Name: Board of Management, Scoil San Treasa

Location: Scoil San Treasa The Rise, Mount Merrion, Blackrock, Dublin, A94EK75

Proposal: Demolition and removal of existing temporary accommodation and the construction of a one/two-storey extension (total area 1,060sqm) comprising 9 no. classrooms, 1 no. ASD unit and ancillary accommodation, a new school office, conversion of 1 no. existing classroom to special educational needs accommodation, solar voltaic panels (472 sqm) to be mounted on the roof of the existing school and the proposed extension, 32 no. additional bicycle stands providing for a total of 96 no. bicycle spaces and all associated landscaping, boundary treatments and site development works on an overall site area of .66 ha.

Application Type: Permission

Further Information: Additional Information 26/01/2024

Clarification FI Recd:

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97096>

Reg. Ref.: D23A/0657

App Rec'd Date: 18/10/2023

Applicant Name: Sherry Fitzgerald

Location: 1 & 1A, Brighton Road, Foxrock, Dublin 18, D18N8C0

Proposal: Subdivision of existing 156 sqm estate agent offices to form a 45sqm separate stand alone retail unit at no. 1A, Alterations to the main shopfront facing onto Brighton Road and reconfiguration of the roof and glazing to the existing single storey shopfront structure facing onto Westminster Court.

Application Type: Permission

Further Information: Additional Information 25/01/2024

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97316>

Reg. Ref.: D23B/0419

App Rec'd Date: 05/09/2023

Applicant Name: Paul & Natalie Clinch

Location: Lissaphúca, Heronford Lane, Shankill, Dublin 18, D18Y3K4

Proposal: Extension & alterations to existing structure comprising (a) Demolition of existing conservatory to front and side of dwelling. (b) Construction of new garden room as extension to south east elevation. (c) Alterations to window opes to north east elevation. (d) Removal of existing roof light and construction of new roof light to front roof plane. (e) Demolition of existing shed structure at site entrance and construction of three new shed structures around pond with connections to existing services. (f) Construction of new garden wall within the site to protect embankment and associated site works.

Application Type: Permission

Further Information: Additional Information Rec'd (New Adds) 26/01/2024

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97016>

Reg. Ref.: D24A/0041/WEB

App Rec'd Date: 22/01/2024

Applicant Name: Blackrock Later Living Limited

Location: 45, Grove Lodge, Woodlands Park, Stillorgan, Dublin, A94F248

Proposal: Alterations to previously approved development under Reg. Ref. D18A/0799 and ABP Ref. ABP-302926-18, and Reg. Ref. D23A/0529, which provided for the demolition of the existing two-storey dwelling (350sq.m) and ancillary garage (28sq.m) and the construction of a part-three to part-five storey apartment development, comprising 26 no. residential units (8 no. 1-bedroom units and 18 no. 2-bedroom units), together with all ancillary works including the provision of car parking, bicycle parking and an amended entrance arrangement. The alterations proposed consist of the following: (i) the amalgamation of 1 no. one-bedroom and 1 no. two-bedroom apartment at third floor level (Unit Nos. 3.05 & 3.04) to provide for 1 no. three bed apartment at third floor level, and the connection of the two balconies to provide 1 no. balcony to serve the amalgamated apartment (41 sq.m.). This will result in a reduction in apartment numbers from 26 no. units to 25 no. units; (ii) relocation of bin store to southern boundary; (iii) change of external material to front façade of apartment building; (iv) construction of two storey mews dwelling in the north-western section of the site, comprising 4 no. bedrooms, living/ kitchen/ dining area, bathroom and utility room. An external terrace will be provided at first floor level; (v) addition of 2 no. car parking spaces to serve dwelling, resulting in a total provision of 28 no. car-parking spaces including 1 no. accessible parking space; (vi) provision of substation; and (vii) all associated site works necessary to facilitate the development.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/98055>

Reg. Ref.: D24A/0042

App Rec'd Date: 22/01/2024

Applicant Name: Nigel Coffey

Location: 4, Rus-In-Urbe, Glenageary Road Lower, Glenageary, Dublin, A96V2Y9

Proposal: Construction of a single storey ancillary garden studio of 51sqm in the rear garden, containing gym, bedroom, bathroom and store. It will also include associated drainage, ancillary works and site works to facilitate the development. A Protected Structure.

Application Type: Permission

Further Information:
Clarification FI Recd:

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/98057>

Reg. Ref.: D24A/0043

App Rec'd Date: 22/01/2024

Applicant Name: Refresh Hospitality Dundrum Ltd.

Location: PYE Dundrum, Eagle Terrace/Ashgrove Terrace, Sandyford Road, Dundrum, Dublin 14, D14V9R3

Proposal: Retention of works and new works to the existing two storey and part single storey public house known as PYE Dundrum (599.1sqm). The development consists of the retention of works as follows. Retention of the extension of the open courtyard/beer garden by 46.2sqm that has incorporated part of the lounge of the public house and part of the storage and cold room to create an open courtyard/ beer garden of 76.4sqm towards the rear, at the ground floor of the public house that includes a new bar area (5.6sqm) under the oversailing flat roof above. Retention of the external fire escape staircase that connects the open courtyard/beer garden with the flat roof above. Retention of the retractable roof structure and awning above the open part of the courtyard/beer garden and retention of the one bed staff apartment at first floor level. The new works will consist of: New 1.1m guard rail at first floor level above the existing bar to provide safe access to the staff apartment. New external private amenity space to serve the staff apartment at first floor level above the single storey bar and a new 2.2m high acoustic screen to be erected at first floor level around the opening to the extended courtyard below.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/98059>

Reg. Ref.: D24A/0044

App Rec'd Date: 22/01/2024

Applicant Name: Casey McConnell & Jack Hegarty

Location: Winamac, Bird Avenue, Dublin 14, D14P6C2

Proposal: Demolition of existing garage to side, outhouses to the rear and porch enclosure to the front and construction of two-storey extension to the side with rooflight, single-storey extension to rear with rooflight, bay window constructed to the front at first floor over the existing bay window, awning over main front entrance, new windows to front, detached garden shed to rear and widening of the existing vehicular entrance.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/98060>

Reg. Ref.: D24A/0045

App Rec'd Date: 22/01/2024

Applicant Name: Eoin & Anika Lernihan

Location: 19, Landscape Park, Churchtown, Dublin 14, D14EA25

Proposal: Demolition of existing shower room at rear and garage roof. To construct a single storey flat roof extension at rear and side of existing semi detached house. The application also includes for a new roof over area of existing garage retained with parapet to front elevation and to widen the vehicular entrance to 3.4 metres wide, internal alterations to existing house and all associated site works.

Application Type: Permission

Further Information:

Clarification FI Recd:

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/98061>

Reg. Ref.: D24A/0046

App Rec'd Date: 23/01/2024

Applicant Name: Kealan & Susan Turley

Location: Ballyolaf House, Ballyolaf Manor, Parkvale, Dundrum, Dublin 16, D16W3V5

Proposal: i) Retention permission for complete demolition of the existing dwelling house. (ii) Permission is sought for the construction of a new replacement two storey dwelling house having the same design and layout as granted in D23A/0292. (iii) All associated site works shall remain as granted by D23A/0292.

Application Type: Permission

Further Information:
Clarification FI Recd:

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/98065>

Reg. Ref.: D24A/0047

App Rec'd Date: 24/01/2024

Applicant Name: Zeng Wei

Location: 16, Lawnswood Park, Stillorgan, Dublin, A94KD61

Proposal: Demolition of the existing front porch & sunroom at rear. Garage conversion and construction of a first floor extension over garage. Construction of a single storey extension with pitch roof to the front and a single storey extension to the rear. Widening the existing vehicular access & internal alterations and all associated site works.

Application Type: Permission

Further Information:
Clarification FI Recd:

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/98068>

Reg. Ref.: D24A/0048

App Rec'd Date: 23/01/2024

Applicant Name: Barry Cunningham

Location: Langdale, 37 (rear of 36) Silchester Road, Glenageary, Dublin, A96D4R2

Proposal: Extension to rear of house consists of part single-storey and part 2-storey extension to the northwest of the main house, covering an area of 186.7sqm. Total overall house area 638sqm. Proposed internal layout modifications and alterations at both the ground and first floors. Demolition of the existing conservatory and veranda and reconstruction of same. Part removal of side (southeast), and rear (northeast) roof areas to facilitate the new rear extension roofs. Proposed construction of a new rear dormer with a flat roof at the second-floor level integrated within the existing roof space. Proposed new ridge roof lights in the existing roof over the main stairwell and velux roof lights. Proposed new single storey porch extension at the main house entrance, new balcony at first floor facing Southwest. The existing house's external walls are proposed to be fitted with external insulation and clad in brick slips at ground level and rendered at first floor level. Replacement of all existing windows with french-style windows and new garage door. Replacement of the existing entrance metal gate and proposed cladding to the existing front wall with brick slips. Replacement of the roof tiles on the garage. All with associated site works, landscaping, and drainage connected to existing services.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/98069>

Reg. Ref.: D24A/0049

App Rec'd Date: 26/01/2024

Applicant Name: Mark & Imelda Anderson

Location: 14, Maple Road, Clonskeagh, Dublin 14, D14N762

Proposal: Dismantling existing vehicle entrance gate at right hand elevation and central pedestrian gate and reinstating vehicle entrance gate to off centre of front wall elevation.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/98076>

Reg. Ref.: D24A/0050

App Rec'd Date: 26/01/2024

Applicant Name: Alvina Byrne

Location: 6A, Ulverton Road, Dalkey, Dublin, A96KF25

Proposal: Permission for the subdivision of an existing dwelling and a two storey extension to provide a new two storey two bedroom dwelling and alterations to front boundary including the revision to the position of existing car parking space.

Application Type: Permission

**Further Information:
Clarification FI Recd:**

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/98077>

Reg. Ref.: D24A/0051

App Rec'd Date: 26/01/2024

Applicant Name: Michael & Lisa Tuohy

Location: 6, The Brambles, Kilgobbin Road, Dublin 18, D18W1H2

Proposal: Demolition of existing single storey conservatory extension & first floor roof terrace to rear of existing dwelling and construction of new single storey kitchen, living dining room extension to rear, with new first floor extension to rear bedroom, widening of existing driveway entrance, installation of new sliding gate and all associated site works.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/98078>

Reg. Ref.: D24B/0020

App Rec'd Date: 22/01/2024

Applicant Name: David McDermott & Siobhan Nestor

Location: 5, Beech Drive, Dundrum, Dublin 16, D16YK74

Proposal: Conversion of existing garage to guest room/study, construction of single storey ground floor and part first floor extensions to the rear and side incorporating new windows and doors, new rooflights, solar panels, external wall insulation to new extension walls, new hard landscaping to front and rear, internal alterations, Drainage connections and all ancillary site works.

Application Type: Permission

Further Information:

Clarification FI Recd:

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/98062>

Reg. Ref.: D24B/0021

App Rec'd Date: 22/01/2024

Applicant Name: Peter Grealis

Location: Ross Cottage, Seafield Road, Killiney, Dublin, A96H983

Proposal: Retain increased height of granite boundary wall. New section of wall to be granite faced and capped with a granite brick to east and south boundary wall.

Application Type: Permission for Retention

Further Information:

Clarification FI Recd:

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/98064>

Reg. Ref.: D24B/0022

App Rec'd Date: 24/01/2024

Applicant Name: Phelim & Tracey Flynn

Location: 8, Norwood, Ballybrack, Glenageary, Dublin, A96P5N3

Proposal: 1) Construction of dormer first floor (to bedroom use) with attic conversion including: raise existing ridge height by extending line of front roof, build up of side gable to form dutch hip roof. Construct dormer window to rear roof. Construct dormer window and rooflight to front roof. New windows to side gable. 2) Construction of single storey extension to rear, consisting of living/kitchen use and storage shed.

Application Type: Permission

Further Information:

Clarification FI Recd:

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/98071>

Reg. Ref.: D24B/0023

App Rec'd Date: 25/01/2024

Applicant Name: Adrian Lefebvre

Location: 39, Rollins Villas, Sallynoggin, Dublin, A96X766

Proposal: Construction of a single storey pitched roof front extension on the ground floor comprising of approximately 7sqm, and all associated site works.

Application Type: Permission

Further Information:

Clarification FI Recd:

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/98073>

Reg. Ref.: D24B/0024

App Rec'd Date: 25/01/2024

Applicant Name: Iain & Carol Montgomery

Location: Arvela, 3 Deansgrange Road, Deansgrange, Blackrock, Dublin, A94K2P2

Proposal: Attic dormer to the rear, new rooflight to the front, blocking an existing window opening to the side, internal alterations and associated external works.

Application Type: Permission

Further Information:

Clarification FI Recd:

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/98075>

Reg. Ref.: D24B/0025

App Rec'd Date: 26/01/2024

Applicant Name: Alison Davis & Alan Lord

Location: 83, Adelaide Road, Glenageary, Dublin, A96E7P2

Proposal: Part single storey, part two storey extension to the rear and all associated works.

Application Type: Permission

Further Information:

Clarification FI Recd:

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/98079>

Reg. Ref.: D24B/0026

App Rec'd Date: 26/01/2024

Applicant Name: Bruce Yuan & Hui Pan

Location: 1, Ludford Grove, Dublin 16, D16VT55

Proposal: A) Retention of a single storey extension to the side (southwest) of the property, including minor internal reconfiguration works. B) Retention of a single storey garden room to the rear of the property together with all associated site and landscaping works.

Application Type: Permission for Retention

Further Information:

Clarification FI Recd:

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/98082>

END OF PLANNING APPLICATIONS RECEIVED FOR WEEK 04 2024

DATED 22/01/2024 TO 26/01/2024

PLANNING DECISIONS FOR WEEK 04 2024

DATED 22/01/2024 TO 26/01/2024

- **Total Applications Decided = 42**
- Grant Permission = 18
- Request Additional Information = 9
- Withdraw The Application = 1
- Declare Invalid (Site Notice) = 2
- Declare Application Withdrawn = 1
- Grant Permission & Grant Retention = 3
- Declare Application Invalid = 4
- Refuse Permission = 2
- Grant Permission For Retention = 1
- Grant Permission & Refuse Permission = 1

Reg. Ref.: D23A/0563

Decision: Grant Permission

Decision Date: 25/01/2024

Applicant Name: Adelphi Real Estate Ltd

Location: Barnhill Place, Barnhill Road, Dalkey, Dublin, A96VN29--site adjacent to Dalkey Lodge.

Proposal: Revisions to approved planning (D18A/0418, ABP-303725-19, D23A/0021 and D23A/0037). The revisions comprise of a proposed relocation of 5 no. car parking spaces previously approved in the basement to surface level to accommodate additional plant requirements at basement level and alterations to basement gym layout. The

application site is 0.935 hectares in size and sits adjacent to Dalkey Lodge, Barnhill Road (A Protected Structure).

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/96961>

Reg. Ref.: D23A/0587

Decision: Grant Permission

Decision Date: 22/01/2024

Applicant Name: Naomh Olaf GAA Club

Location: Naomh Olaf GAA Club, Holly Avenue, Stillorgan Industrial Park, A94PF75

Proposal: (a) GAA Skills training wall consisting of 3 no. 5m high pre cast concrete skills walls, Wall 1 =33.5 Wall 2=19.1m & Wall 3 = 46.9m (total length =99.5m) constructed at the south end of the existing clubhouse (b) Extend/enlarge the existing astro pitch area by 876sqm and install a 5m high net/fence to the infill areas. (c) Relocated 4 no. existing flood lights and all associated site development works.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97051>

Reg. Ref.: D23A/0624

Decision: Refuse Permission

Decision Date: 25/01/2024

Applicant Name: Gillian Bowes & Matthew Rogan

Location: 20, Springfield Park, Dublin 18, D18W7Y0

Proposal: Subdivision of the existing site and construction of a new two storey two-bedroom detached dormer dwelling with associated site development, including closure of the existing vehicular access and formation of two new vehicular access points for the new and existing houses.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97192>

Reg. Ref.: D23A/0650

Decision: Grant Permission for Retention

Decision Date: 24/01/2024

Applicant Name: Vincent O Reilly

Location: 1/2, Old Dunleary Road, Dun Laoghaire, Dublin, A96X2N7

Proposal: Retention permission for changes to D04A/0199. A) Amalgamation of 3 no. apartments to the rear (north) at ground floor level to provide 2 no. two-bed apartment units. B) Amalgamation of 3 no. duplex apartment units to the rear (north) at first and second floor levels to provide 1 no. four bed duplex apartment unit. C) Reconfiguration of external stair arrangement together with changes to the external facade to northwest and southeast to the entire building. D) Provision of 2 no. rooftop gardens each serving the apartment immediately below at Block B&C. The change reduces the total number of residential units from the previously granted 10 units to the current 7 units.

Application Type: Permission for Retention

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97276>

Reg. Ref.: D23A/0728

Decision: Request Additional Information

Decision Date: 23/01/2024

Applicant Name: Ard Services Ltd.

Location: Circle K, Enniskerry Road, Kiltarnan, Dublin, D18H9X9

Proposal: 1) A ground floor extension (86sqm) to the rear of the existing service station amenity building incorporating an increase in net retail floor space of 23.7sqm (to bring it to a total of 74.3sqm), A new deli area for the sale of hot and cold food for consumption

off the premises, store room, staff facilities, comms room and new access doors. (ii) Other internal modifications including a change of use from ATM room to retail use and the relocation and extension by 5sqm (totalling 11.9sqm) of the previously permitted part off-licence area, granted under D21A/0723. (iii) The relocation of the existing storage compound (now totalling 67.5sqm) to the rear of extended service station building. (iv) modifications to forecourt to include relocated services area, 11no. car parking spaces incorporating 4no. EV charging spaces with associated EV chargers and modular substation kiosk. (v) Elevational changes to include new window and pay hatch and relocation of existing signage, and (vi) All other associated drainage, lighting and site development works.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97606>

Reg. Ref.: D23A/0730

Decision: Request Additional Information

Decision Date: 23/01/2024

Applicant Name: Darragh Kelly & Cliona Caslin

Location: 29, Trees Road, Mount Merrion, Blackrock, Dublin, A94P2C6

Proposal: For development consisting of development works to 29 Trees Road (formerly known as The Chief Stewards Lodge), Mount Merrion, Blackrock, Co.Dublin A94 P2C6. Works to include upgrading and refurbishment of the existing lodge including provision of new windows/reslating/removal of existing stairs and forming new double doors and fanlight to rear garden, new services, demolition of non original 2 storey part single storey extensions and garage to the east side and construction of replacement part single storey part two storey extension comprising new staircase to first floor, garden room/kitchen/dining with ancillary pantry/laundry boot room and side entrance on ground floor with 3 new bedrooms and shower room overhead with ensuite bathroom and dressing room to master bedroom. Internal alterations to existing lodge to facilitate the new extension. External works to include new plant room/store to rear, landscaping to front and rear gardens, drainage works and revised parking and driveway with new gates fitted to existing piers and all associated site works.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97613>

Reg. Ref.: D23A/0731

Decision: Refuse Permission

Decision Date: 24/01/2024

Applicant Name: Elizabeth Varley

Location: 78, Whitebeam Road, Dublin 14, D14H429

Proposal: Subdivision of the existing property to create an additional 4-bed, part single, part two storey dwelling of circa 187sqm gross floorspace to the north of the existing dwelling replacing an existing extension. The proposed development includes (A) The removal of an existing extension. (B) The construction of a 4-bed detached, part single, part two-storey dwelling to the side of the existing dwelling with 4 no. rooflights. (D) 2 no. car parking spaces to serve the new dwelling. (E) Construction of new boundary wall to separate the dwellings. (F) Creation of new vehicular entrance to serve the existing dwelling on the south-east of the site. (G) All associated site development works, associated drainage, landscaping and ancillary works.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97614>

Reg. Ref.: D23A/0732

Decision: Request Additional Information

Decision Date: 23/01/2024

Applicant Name: Native Knight Ltd.

Location: The Blue Light Public House, Barnacullia, Woodside Road, Dublin 18, D18PF72

Proposal: Permission for demolition of rear of house storage facilities at ground and first floor, construction of new rear of house storage facilities at ground floor to include kitchen store, cold store, dry store, equipment store, secure yard, new staff area at first floor to include office, staff changing, staff showers, cleaners stores and 2no. new covered bicycle parking for staff and visitors and all ancillary site works.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97619>

Reg. Ref.: D23A/0734

Decision: Grant Permission & Refuse Permission

Decision Date: 23/01/2024

Applicant Name: James Delany

Location: Barrington, Saval Park Road, Dalkey, Dublin, A96W292

Proposal: Retention of (i) Insertion of a rooflight and conversion of a first-floor garage storage area for use as a family member/granny flat, ancillary to the main house. (ii) ground-floor extension to the side of the garage with a lean-to roof and access onto private access road. (iii) erection of a gate at the north-east of the site and (iv) external alterations to the front elevation of the garage.

Application Type: Permission for Retention

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97622>

Reg. Ref.: D23A/0736

Decision: Grant Permission

Decision Date: 23/01/2024

Applicant Name: Owen & Nadia Campbell

Location: 6, Lawnswood Park, Stillorgan, Dublin, A94EK60

Proposal: First floor pitched roof extension over previously converted garage and pitched roof extension over previously converted garage and pitched roof canopy over entrance, both to front of dwelling, new first floor window to rear, removal of existing boiler room to side and widening of existing driveway entrance by 0.5 metres.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97626>

Reg. Ref.: D23A/0739

Decision: Grant Permission & Grant Retention

Decision Date: 23/01/2024

Applicant Name: Jennifer Kelly & Lewis Green

Location: 75, Eden Villas, Glasthule, Dublin, A96XW83

Proposal: (1) Planning permission and (2) Retention Permission as follows: 1) Permission for a front and side, ground floor, single-storey, flat roofed porch and home office extension. 2) Retention permission for (a) A rear, ground and first floor, flat roofed extension. (b) alterations to the side fenestration and (c) a side facing roof light and (d) a front vehicular entrance in lieu of the existing pedestrian gateway.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97637>

Reg. Ref.: D23A/0741

Decision: Grant Permission

Decision Date: 25/01/2024

Applicant Name: David Broderick

Location: 32, Saint Thomas Road, Mount Merrion, Dublin, A94F973

Proposal: Demolition of existing detached two-storey dwelling house. Construction of two-storey detached replacement dwelling with hipped roof, dormer roof level to rear and single storey extension with flat roof to rear. Alteration to existing boundary walls to east. Alterations to existing front boundary including the widening of the existing vehicular access and provision of new electric gates. Proposed detached garden room to rear of property. Associated hard landscaping and all ancillary works.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97645>

Reg. Ref.: D23A/0742

Decision: Grant Permission & Grant Retention

Decision Date: 26/01/2024

Applicant Name: Weile Wang & Lingfang Yan

Location: 11, Taney Crescent, Goatstown, Dublin 14, D14FH97

Proposal: Permission for the demolition of the existing southwest chimney stack. Construction of dormer extensions to rear and side and new rooflights to front of the dwelling. Retention permission for the utility room, a new hip roof for the existing porch & widening the existing vehicular access onto Taney Crescent and internal alterations and all associated site works.

Application Type: Permission for Retention

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97650>

Reg. Ref.: D23A/0743

Decision: Request Additional Information

Decision Date: 25/01/2024

Applicant Name: Deerfield Properties Ltd.

Location: Deerfield House, Harold's Grange Road, Dublin 18, D18P0K8

Proposal: Permission for the demolition of a two-storey dwelling house and outbuildings/stables and for the construction of 73 no. residential units (22 no. 1 beds, 34 no. 2 beds and 17 no. 3 beds) and a childcare facility in seven apartment blocks as follows.

Blocks A1 & A2 (6 storeys) and Block A3 (5 storeys over undercroft carpark (1,715.90 sqm) consist of c. 6,369.8 sqm total floor area comprising 14 no. 1 bed apartments (ranging in size from 47.8 sqm to 57.8 sqm), 33 no. 2 bed apartments (ranging in size from 67.9 sqm to 92.4 sqm), 1 no. 2 bed duplex unit (101.1 sqm). 4 no. 3 bed apartments (103.4 sqm) and 5 no. 3 bed duplex units (ranging in size from 108 sqm to 120.4 sqm). Childcare facility (193.7 sqm) and external play area, communal room (152

sqm) and plant rooms.

Blocks B1, B2, B3 and B4 (3 storeys) each consist of c. 383.3 sqm total floor area comprising 4 no. apartments (ie 2 no. 3 bed duplex units (110.5 sqm) and 2 no. 1 Bed apartments (53.5 sqm) in each block on a c. 0.93 ha. site at "Deerfield House".

Access is at the existing access at Harold's Grange Road authorised under D11A/0191 via the phase 2 development authorised under D20A/0746. Access to pedestrians and cyclists is proposed at Harold's Grange Road. The site layout includes a footpath and cycleway up to the west site boundary to provide for a potential access for pedestrians and cyclists only at Silverton (subject to agreement).

The proposed development also consists of 107 no. car parking spaces comprising 49 no. surface car parking spaces including 14 no. visitor spaces and 3 no. disabled spaces and 58 no. undercroft car parking spaces including 19 no. EV charging spaces and 3 no. disabled spaces. 180 no. bicycle parking spaces and 2 no. motorcycle parking spaces, bin stores, Solar PV panels on Blocks A1 to A3, internal roads, cycleways and footpaths, landscaping and boundary treatment works, site services and all ancillary and associated site works.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97656>

Reg. Ref.: D23A/0744

Decision: Grant Permission

Decision Date: 26/01/2024

Applicant Name: Fionnan Scully

Location: 24, Orwell Gardens, Dublin 14.

Proposal: 1) Alterations to front garden and boundary railing to provide vehicular access for off-street parking for one vehicle & 2) Demolition of abutting shed structures to the rear and all associated works.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97659>

Reg. Ref.: D23A/0745

Decision: Request Additional Information

Decision Date: 25/01/2024

Applicant Name: Adam Oberem

Location: Hampton, Kilmacud Road Upper, Dundrum, Dublin 14, D14E6W0

Proposal: Formation of detached single vehicle garage to the front of dwelling in line with entrance and driveway & all associated site works

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97664>

Reg. Ref.: D23A/0747

Decision: Grant Permission

Decision Date: 25/01/2024

Applicant Name: Glenn Brien

Location: 14, Railway Road, Dalkey, Dublin.

Proposal: The development will consist of: 1) Demolition of existing rear returns and external access stairs. Partial demolition of existing rear elevation to connect into new works. 2) Refurbishment and extension of existing house. 3) Construction of new 2 storey flat roof rear return extension. 4) New extension to include a courtyard matching next door No.13, rooflights and a recessed first floor loggia and 'sedum' green roof. 5) All ancillary works necessary to facilitate the development.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97669>

Reg. Ref.: D23A/0748

Decision: Request Additional Information

Decision Date: 25/01/2024

Applicant Name: Stephen Fitzachary

Location: Fiery Lane, Glencullen, Dublin 18

Proposal: For the retention of building (c. 94 m2) as constructed on site, abutting existing workshop for use as an ancillary out-building associated with existing farm, consisting of office storage and w.c. and the demolition of the original dwelling structure which previously existed on-site. Planning permission is also sought for a new effluent treatment system to serve said dwelling unit and associated revisions to site boundaries, all together with associated site works.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97682>

Reg. Ref.: D23A/0749

Decision: Request Additional Information

Decision Date: 25/01/2024

Applicant Name: Richie & Michele Power

Location: Rear of 49, Sandycove Road, Sandycove, Co. Dublin

Proposal: The development will consist of the construction of a 1 to 3 storey office building of c. 296 square metres, bicycle parking, bin storage and associated site works and services.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97686>

Reg. Ref.: D23A/0750

Decision: Request Additional Information

Decision Date: 25/01/2024

Applicant Name: Open Arms Church

Location: Unit 69c, Heather Road, Sandyford Business Park, Sandyford, Dublin 18

Proposal: The development will consist of change of use from warehouse to place of public worship with internal alterations including extension of existing mezzanine level, external elevational changes, bicycle parking, refuse area and all associated site works and services.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97687>

Reg. Ref.: D23A/0754

Decision: Grant Permission

Decision Date: 26/01/2024

Applicant Name: Gerard & Aurora Sherwin

Location: 99, Allen Park Road, Stillorgan, Dublin, A94DK57

Proposal: The development will consist of to erect a new porch to front of dwelling, convert existing garage to room, remove existing conservatory and erect single storey rear extension with roof windows, new roof window to rear of existing roof, widen driveway entrance to 4500mm and dish footpath accordingly and all associated site works.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97703>

Reg. Ref.: D23A/0782

Decision: Declare Invalid (Site Notice)

Decision Date: 24/01/2024

Applicant Name: Dearbhaile Byrne

Location: Site at 40 Thornhill Oaks, Mount Merrion, Blackrock, Co Dublin

Proposal: Redesign of the permitted No. 40 Thornhill Oaks (D20A/0432 ABP 308150-20) to now provide a part single/part 2 storey dwelling at this location. No works are proposed to Thornhill House, A Protected Structure (RPS No. 936), under this planning application.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97819>

Reg. Ref.: D23A/0816

Decision: Declare Application Invalid

Decision Date: 23/01/2024

Applicant Name: Conor Clinton & Bridget Clinton

Location: 143b, Churchtown Road Lower, Churchtown, Dublin 14, D14D616

Proposal: Permission is sought for a modest two-storey side extension. This extension will be built behind the existing side gate of the premises and will involve minimal disruption to the building structure. The side door of the existing building will be removed and repositioned onto the side extension. Exterior rendering and height of the extension will match the existing building save that the extension will have a flat roof. the entire property will remain in residential use and retention permission is sought for the existing internal divide between 143A Churchtown Road Lower and 143B Churchtown Road Lower which was completed in April 2004.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97908>

Reg. Ref.: D23B/0532

Decision: Request Additional Information

Decision Date: 22/01/2024

Applicant Name: Elona Dervishi

Location: 10, Willow Glen, Glenamuck Road, Dublin 18, D18R2XA

Proposal: Retention for alterations to D22B/0216 to now include reduced width and slightly increased height of single storey extension to side of house, enlarged window to front of the extension, new single storey extension at rear, attached garden store to rear of kitchen, new canopy over patio to rear and new bathroom window at first floor level at side of house.

Application Type: Permission for Retention

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97595>

Reg. Ref.: D23B/0533

Decision: Grant Permission

Decision Date: 22/01/2024

Applicant Name: Johnny McHugh & Dolores Liddy

Location: 78, Fosters Avenue, Mount Merrion, Dublin, A94EN26

Proposal: a) demolition of existing single storey (converted) garage to side; b) construction of single storey extension to side; c) construction of part single/part two storey extension to rear; d) construction of single storey porch extension to front; e) minor alteration to existing first floor window opening to front; and, f) construction of (remote) garden room/store to rear garden, all to existing (detached) house.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97596>

Reg. Ref.: D23B/0534

Decision: Grant Permission

Decision Date: 23/01/2024

Applicant Name: Nick Lee

Location: 10, Clonard Road, Dundrum, Dublin 16, D16YE33

Proposal: Garage conversion with new pitched roof to study/bedroom, utility and bathroom with new single storey porch & living room extension to the front facade, new glazed patio sliding door to dining room to rear facade.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97600>

Reg. Ref.: D23B/0535

Decision: Grant Permission

Decision Date: 23/01/2024

Applicant Name: Eoin Kirwan & Elaine Kirwan

Location: Galmoy, 8, Roebuck Road, Dublin 14, D14X276

Proposal: (a) Demolition of existing single storey garage (15.24sqm) to the side and single storey residential extension (9.65sqm) to the rear of the existing dwelling house. (b) The construction of a hipped roof two-storey residential extension to the side to match the existing roof profile with two opaque windows to side elevation, and side access to the rear garden maintained, a single storey flat roof residential extension to the rear, with a ground floor residential extension area measuring 67.8sqm and a two-storey residential extension area measuring 22.2sqm. (c) Modifications to the front porch roof. (d) All associated site development works at the .051Ha. site. The proposed works will result in an increase in residential floor area from 91.44sqm to 171.79sqm.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97612>

Reg. Ref.: D23B/0536

Decision: Grant Permission

Decision Date: 23/01/2024

Applicant Name: Mr. and Mrs. Archangelo Giannattasio

Location: 29, Sweet Briar Lane, Kilmacud, Dublin 14

Proposal: For a development at 29, Sweet briar Lane, Kilmacud, Dublin 14, comprising ' a 25 sq. metre conversion of the existing attic space to provide an attic room with a separate study and cloaks area; accessed by an existing attic stairway; the provision of a dormer window and a Velux roof-light to the rear elevation; 2 small Velux to the front roof pitch; and other associated works'.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97631>

Reg. Ref.: D23B/0538

Decision: Grant Permission & Grant Retention

Decision Date: 23/01/2024

Applicant Name: Elaine McGonigle

Location: 81, Slieve Rua Drive, Kilmacud, Blackrock, Dublin, A94D9N2

Proposal: 1) Retention for first floor extension over existing ground floor converted garage to side of existing house. 2) Permission for alterations to existing hipped roof to side to extend ridge and to create a gable roof to accomodate attic stairs to allow conversion of attic into non habitable storage with dormer to rear, roof windows to front with associated ancillary works.

Application Type: Permission for Retention

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97634>

Reg. Ref.: D23B/0541

Decision: Grant Permission

Decision Date: 26/01/2024

Applicant Name: Yanan Wu

Location: 77, Taney Avenue, Dublin 14, D14DE43

Proposal: Demolish existing single storey rear extension and construction of two storey rear extension consisting of ground floor kitchen/living/dining area, first floor bathroom and alterations to rear of existing roof to provide attic storage and all associated site works.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97654>

Reg. Ref.: D23B/0542

Decision: Grant Permission

Decision Date: 23/01/2024

Applicant Name: Edward Harris

Location: 6, Village Gate, Dalkey, Dublin, A96VH90

Proposal: 1) The construction of dormer structure (approx 3m wide) to the rear roof (west). 2) Proposed east facing window in existing gable at attic level and all associated site works

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97655>

Reg. Ref.: D23B/0543

Decision: Grant Permission

Decision Date: 23/01/2024

Applicant Name: Paul Gillespie and Alice Keogh

Location: 3, Churchtown Close, Dublin 14, D14 X381

Proposal: For development at this site, No. 3 Churchtown Close, D14, comprising the following: Demolition of existing single-storey kitchen extension (c. 3 sqm) to rear of the property; Conversion of the existing garage to the side of the property, with construction of a first floor / attic extension over (c. 21sqm) to provide ancillary accommodation at ground floor level, with 1 no. bathroom and 1 no. shower room at first floor level; Construction of a single-storey extension to rear of property (c. 28 sqm) comprising kitchen/living accommodation, with 5 no. Velux-type rooflights; Installation of 5 no. Velux type rooflights to the rear pitched roof; Internal alterations and renovations including services renewals to the existing house; Alterations to the front elevation including replacement of windows and brickwork to existing garage facade at ground level; Alterations to the rear elevation including amalgamation of 2 no. existing windows with 1 no. replacement window at first floor level; Conversion of existing attic space into ancillary accommodation with toilet and shower room facilities; Extension of existing roof to front of property over new two-storey extension to match existing; Associated siteworks including new patio to back garden area.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97677>

Reg. Ref.: D23B/0545

Decision: Grant Permission

Decision Date: 24/01/2024

Applicant Name: Jessica and Wilfred Mui

Location: 9, Amberley Court, Stillorgan Park Avenue, Stillorgan, Dublin, A94Y5F2

Proposal: The construction of one dormer window in the main roof to the rear of the property and the construction of one dormer window in the main roof to the front of the

property and all associated site works.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97691>

Reg. Ref.: D23B/0546

Decision: Grant Permission

Decision Date: 24/01/2024

Applicant Name: Siu Wing Yum and See Yun Joyce Yau

Location: 8, Amberley Court, Stillorgan Park Avenue, Stillorgan, Dublin, A94E865

Proposal: The development will consist of the construction of one dormer window in the main roof to the rear of the property and the construction of one dormer window in the main roof to the front of the property and all associated site works.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97692>

Reg. Ref.: D23B/0548

Decision: Grant Permission

Decision Date: 24/01/2024

Applicant Name: Eva Henihan

Location: 57, Dargle Road, Blackrock, Newpark, Dublin.

Proposal: Permission for internal alterations to the attic storage area to include the installation of velux roof windows to the front, the installation of a new window in the gable wall to the side and all associated site works.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97698>

Reg. Ref.: D23B/0550/WEB

Decision: Grant Permission

Decision Date: 24/01/2024

Applicant Name: Grace Cott & John Devaney

Location: 18, Beech Grove, Booterstown, Blackrock, Dublin, A94N2A0

Proposal: The development will consist of the demolition of part of the existing rear facade and the construction of a single storey rear extension with attic room and ancillary site works.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97714>

Reg. Ref.: D23B/0553

Decision: Declare Invalid (Site Notice)

Decision Date: 26/01/2024

Applicant Name: Kelly Whitehouse & Peter Daly

Location: 7, Chestnut Road, Mount Merrion, Dublin, A94V622

Proposal: Demolition of the rear outbuilding and construction of a 2-storey extension to the side, 36sqm to the ground floor, 20sqm to first-floor. Hipped roof to match existing to first-floor extension, mono-pitched zinc roof to rear of ground floor extension.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97745>

Reg. Ref.: D24A/0019

Decision: Declare Application Invalid

Decision Date: 22/01/2024

Applicant Name: The National Transport Authority

Location: Bus Stop No. 2868, The Oaks, Churchtown Road Upper, Dublin 14

Proposal: Erect a new 5.2m x 1.85m x 2.8m stainless steel & glass bus shelter, with 1 no. double sided internally illuminated advertising display of 2sqm area per side (4sqm total) located on the public footpath, along with all associated siteworks.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97990>

Reg. Ref.: D24A/0020

Decision: Withdraw The Application

Decision Date: 25/01/2024

Applicant Name: Kathy Prendergast

Location: 37, Blackthorn Court, Sandyford, Dublin 16

Proposal: The provision of a replacement structure on an existing residential site, the previous dwelling on this site was destroyed by fire and is to be replaced by a detached 3-storey structure with 2 dwellings including a ground floor 3 person apartment, with two storey 4 person duplex apartment to first and second floor above, and including all associated site works.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97994>

Reg. Ref.: D24B/0005

Decision: Declare Application Invalid

Decision Date: 22/01/2024

Applicant Name: Lesley O'Halloran

Location: 1 Bankside, Woodside Road, Barnacullia, Dublin 18, D18T6F4

Proposal: Refurbishment & extension of the cottage and all associated site works.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97996>

Reg. Ref.: DZ23A/0104

Decision: Declare Application Withdrawn

Decision Date: 24/01/2024

Applicant Name: Tulleyvale Management Company

Location: South East Corner of East Courtyard, Valley Drive, Tullyvale, Cherrywood, Dublin 18

Proposal: Retention Permission: The development to be retained consists of: a brick hardstanding area of 72.3 sq. metres used for the storage of refuse bins while awaiting collection on an area previously used as grassed open space at the south east corner of East Courtyard, Tulleyvale apartments. The proposal is within the Cherrywood Strategic Development Zone (SDZ).

Application Type: Permission for Retention (SDZ)

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/95387>

Reg. Ref.: D24A/0026

Decision: Declare Application Invalid

Decision Date: 25/01/2024

Applicant Name: Newstead DSOM Ltd.

Location: Frascati House, Temple Road, Blackrock, Dublin, A94PX83

Proposal: The change of use of Frascati House, A 5no. storey building above basement/undercroft level, from office to education use. The development includes an extension (comprising 118.8sqm of gross floor area) to the western elevation to provide an additional fire escape stairwell from basement/undercroft level to roof level and proposed vents to the northern, southern and western elevations. The proposal includes associated building signage zones on the northern and southern elevations. The proposed development includes associated internal alterations to provide 22 no. classrooms and ancillary offices, study hall, common areas, toilets and staff facilities, associated with the proposed education use. The proposed development includes the provision of 2no. platform areas at ground floor level (over the undercroft level) and associated cycle stores to the south of the building to provide secure cycle parking spaces and short term cycle parking spaces. The development includes reconfiguration and alterations to the existing car parking spaces within the basement/undercroft level to provide 42no. car parking spaces (reduction of 3no. car parking spaces from existing) bin stores, plant rooms and provision of a heat pump and All associated site development and ancillary works.

Application Type: Permission

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/98014>

END OF PLANNING DECISIONS FOR WEEK 04 2024

DATED 22/01/2024 TO 26/01/2024

APPEALS NOTIFIED BY AN BORD PLEANÁLA FOR WEEK 04 2024

DATED 22/01/2024 TO 26/01/2024

- **Total Appeals Lodged = 4**
- Appeal against Refusal of Approval = 1
- Appeal against Grant of Approval = 1
- Appeal against Grant of Permission = 1
- Appeal against Condition(s) = 1

Reg. Ref.: D23A/0699

Registration Date: 08/11/2023

Applicant Name: Ljiljana and Daire Quinlan

Location: 191, Barton Road East, Dundrum, Dublin 14.

Proposal: To demolish existing flat roof and form new pitched roof over existing garage, to convert garage to granny flat and extend to rear and associated internal works

Council Decision: Grant permission

Appeal Lodged: 23/01/2024

Nature of Appeal: Appeal against Condition(s)

Type of Appeal: 1st Party Appeal

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97484>

Reg. Ref.: D23A/0351

Registration Date: 26/05/2023

Applicant Name: Auro Naes Ltd.

Location: Shanganagh Cottage, Dublin Road, Shankill, Dublin 18

Proposal: The demolition of an existing house and garage and the erection of a detached building containing 16 units in up to 4 levels of residential accommodation (including floorspace within part of the attic area) providing eight own-door apartments at ground level, each of which would contain two bedrooms and ancillary living / kitchen / dining / storage and bathroom accommodation, four own-door two-storey duplex units on the second and third floors, each of which would contain three-bedrooms along with ancillary living / kitchen / dining / storage and bathroom accommodation and four own-door dwelling units containing three storeys (on the second to fourth floors, including the attic, where they would be served by rooflights), each of which would contain four bedrooms as well as ancillary living / kitchen / dining / storage space and wardrobe / bathroom accommodation. The development includes the closure of an existing vehicular access to the site and the creation of a new replacement entrance, alterations to the front boundary wall, the provision of communal open areas for recreational purposes within the site including a children's playground and the creation of private open spaces in the nature of ground level patios and elevated terraces/balconies, the creation of sixteen car parking spaces off a new driveway along with a turning area, the provision of a refuse storage receptacle and a bicycle storage facility. The application also incorporates a pedestrian gate which would connect this proposal with the residential development to its immediate east, along with connections to existing water supply, stormwater and wastewater services, along with all other site works including landscaping.

Council Decision: Refuse permission

Appeal Lodged: 23/01/2024

Nature of Appeal: Appeal against Refusal of Approval

Type of Appeal: 1st Party Appeal

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/96221>

Reg. Ref.: D23B/0510

Registration Date: 03/11/2023

Applicant Name: Emily Lyons & Stephen Kearny

Location: 8, Sycamore Road, Mount Merrion, Blackrock, Dublin, A94A6P7

Proposal: Dormer window extension at first floor level to the front of existing semi-detached dwelling and all associated ancillary works.

Council Decision: Grant permission

Appeal Lodged: 23/01/2024

Nature of Appeal: Appeal against Grant of Permission

Type of Appeal: 3rd Party Appeal

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97466>

Reg. Ref.: LRD23A/0678

Registration Date: 31/10/2023

Applicant Name: Red Rock Glenageary Ltd.

Location: Lands at junction of Sallynoggin Road and Glenageary Avenue and Glenageary Roundabout, Glenageary, Co Dublin

Proposal: The proposed development will consist of a new neighbourhood centre to include apartments, commercial and retail units, public plaza, childcare facility and all associated residential amenity spaces. The proposed development includes:

A) Construction of 138 no. residential apartment units (37 no. 1-bedroom units, 68 no. 2-bedroom (4 person units), 6 no. 2-bedroom (3 person units) and 27 no. 3-bedroom units) in 2 no. interlinked blocks at third to fifth floor level (ranging in height from four to seven storeys over basement level) consisting of:

(i) Block A (5-6 storeys) comprising 41 no. apartments (8 no. 1-bedroom units, 17 no. 2-bedroom (4 person) units, 2 no. 2-bedroom (3 person) units and 14 no. 3-bedroom units).

(ii) Block B (4-7 storeys) containing 97 no. apartments (29 no. 1-bedroom units, 51 no. 2-bedroom (4 person) units, 4 no. 2-bedroom (3 person) units and 13 no. 3-bedroom units). Each residential unit has associated private open space in the form of a balcony/terrace.

B) Residential amenity areas of approx. 342 sqm are proposed in the form of resident support services, concierge services, co-working space, social/activity spaces and gym at the ground floor level of Blocks A and B.

C) Open Space (approx. 2,806.6 sqm) is proposed in the form of (a) public open space (c. 1,848.4 sqm) in the form of a public plaza accommodating outdoor seating, planting, pedestrian footpaths and cyclist links and (b) residential/communal open space (approx. 958.2 sqm) including c. 750.6 sqm at surface level (incl. playground), roof terrace at fifth floor level of link between Blocks A and Block B (c. 151 sqm) and roof terrace (c. 56.6 sqm) at fifth floor level of Block B. 1.8 m opaque screens are proposed around both roof gardens.

D) Commercial and retail uses at ground floor level of Blocks A and B (c. 996 sqm) to include (a) 2 no. restaurants (c. 267 sqm and 295 sqm) in Block A, (b) a retail – clothing unit (c. 142 sqm), (c) retail - florist unit (c. 66 sqm), (d) retail - pharmacy unit (c. 126 sqm) and (e) hairdresser unit (c. 100 sqm) all in Block B.

E) Childcare facility (c. 263 sqm) with dedicated open space and children's play area (c. 39.5 sqm) at ground floor level of Block B.

F) Basement areas (total approx. 3,411 sqm) are proposed on one level and include car and bicycle parking areas, waste management and plant areas. An ESB substation (approx. 31.7 sqm) is proposed at surface level at the top of the basement ramp accessed off Glenageary Avenue. Commercial bin stores (c. 47.9 sqm) are proposed to be located at ground floor level of both Blocks A and B.

G) A total of 80 no. car parking spaces at basement level are proposed to include 3 no. accessible parking spaces, 2 no. GoCar spaces and 17 no. EV charging spaces. 5 no. motorcycle parking spaces are also proposed at basement level.

H) A set down area/loading bay is proposed at surface level at Sallynoggin Road and 2 no. set down areas/loading bays including 1 no. accessible car parking space are proposed at surface level at Glenageary Avenue.

I) A total of 310 no. bicycle parking spaces to include 254 no. bicycle parking spaces at basement level including 10 no. cargo bicycle spaces and 56 no. bicycle parking spaces including 16 no. cargo bicycle spaces at surface level.

J) The development shall be served via a new vehicular access point to the basement level from Glenageary Avenue. New pedestrian and cyclist access points will be provided onto Sallynoggin Road and Glenageary Avenue from the site.

K) Removal of existing cycle path and footpath and dropped kerb pedestrian crossing at Glenageary Avenue to be reinstated by soft landscaping and replaced by a new shared cyclist and pedestrian raised table crossing point located on Glenageary Avenue linking to the existing signalised crossing on the R118. Existing 1.2 m pedestrian crossing on Glenageary Avenue to be widened to 2 m.

L) Emergency services/servicing access is proposed from Sallynoggin Road and Glenageary Avenue.

M) All associated site and infrastructural works include provision for water services; foul and surface water drainage and connections; attenuation proposal; permeable paving; all landscaping works; green roofs; roof plant room and general plant areas; photovoltaic panels; landscaped boundary treatment; footpaths; public lighting; and electrical services.

All application documentation and information is available for public viewing at the following website set up by the applicant: www.glenagearygateIRD.ie

Council Decision: Grant permission

Appeal Lodged: 24/01/2024

Nature of Appeal: Appeal against Grant of Approval

Type of Appeal: 3rd Party Appeal

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/97396>

**END OF APPEALS NOTIFIED BY AN BORD PLEANÁLA FOR WEEK 04
2024**

DATED 22/01/2024 TO 26/01/2024

APPEALS DECISION BY AN BORD PLEANÁLA FOR WEEK 04 2024

DATED 15 January 2024 TO 19 January 2024

- Total Appeals Decided = 2

- Grant permission = 2

Reg. Ref.: D21A/0739

Appeal Decision: Grant Permission

Appeal Decided: 16/01/2024

Council Decision: Grant permission

Applicant Name: Breege Muldowney Aclare Nursing Home

Location: 4/5/6, Aclare Nursing Home, Tivoli Terrace South, Dun Laoghaire, Co Dublin

Proposal: Permission for development. The development consists of: demolition of existing conservatory and extensions to the rear of the existing nursing home in No. 4 and 5, the demolition of the mews building adjoining No. 6 Tivoli Terrace South and its replacement by a new three storey extension containing new primary entrance to expanded and renovated nursing home, the change of use of No.6 from residential use to nursing home use, plus the alterations, extensions in part 3 storey, 2 storey and single storey extensions to rear of No. 4, 5 and 6, including a basement area of c. 97 sq.m. The proposed development will comprise of an additional 30 no. rooms for total of 46 no. rooms and 49 no. bed spaces; landscaped open space to rear; new primary reception area and ancillary communal rooms, residents lounge, dining room, internal landscaped courtyards and new lift shaft provision; 6 no. car parking spaces to front of No. 4 and 5, two of these spaces to be disability accessible; 10 no. bicycle spaces; loading area, bin store, alterations to existing front boundary wall, landscaping to front of no. 6 and all other associated site works at this site of 0.15 ha. The application involves a greater set back from the boundaries and a reduction in scale of the proposed extensions in response to the recent decision of the Planning Authority on Reg. Ref. D21A/0154 dated 20th April 2021

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/90479>

Reg. Ref.: D22A/0644

Appeal Decision: Grant Permission

Appeal Decided: 18/01/2024

Council Decision: Refuse permission

Applicant Name: Simon Cullen, Cathal Crimmins & Charles Crimmins

Location: 68A and 70, Georges Avenue, Blackrock, Co Dublin

Proposal: Permission is sought for amendments to existing planning permission D20A/0989, which is for the demolition of existing industrial sheds and construction of 2 no. two-storey dwellings and associated site works at the rear of 68A and 70, access via a lane between these dwellings. These amendments comprise: A) Increased floor-to-ceiling height in ground floor by 225mm, thereby increasing the total height of the building. B) Relocation of the northern facade of the dwelling further to the north and modifications on ground floor layout. C) Rearrangement of first floor layout with patios relocated at the centre of each of the houses, rather than the centre of the block, and the removal of double-height space in house A (no. 69B) and the partial removal of the same in house B (no. 69A). D) Associated modifications to the fenestration of the dwellings. E) New rooflight in house B.

Link: <https://planning.agileapplications.ie/dunlaoghaire/application-details/93955>

**END OF APPEALS DECISION BY AN BORD PLEANÁLA FOR WEEK
04 2024**

DATED 15 January 2024 TO 19 January 2024

END OF WEEKLY LIST FOR WEEK 04 2024

Please note that pursuant to Part 4 of the Planning and Development Regulations 2001 (as Amended) the following **revised** list of newspapers approved to carry Planning Application Notices for Dún Laoghaire-Rathdown County Council has been approved as and from the **5th October 2017**:

- The Irish Times
- The Irish Examiner
- The Irish Independent
- The Evening Herald
- The Irish Star
- The Irish Daily Mirror
- The Sunday Independent
- The Sunday World
- Irish Mail on Sunday
- Irish Daily Mail
- The Sunday Times
- The Irish Sun
- Dublin Gazette South Edition
- Southside People
- Sunday Business Post
- The Southside News
- Dublin People South

Applications for Planning Permission **must** also apply for a Certificate of Exemption (or have been granted one previously) if they propose to build **one or more** dwelling units (regardless of the total site area).

RE:-APPLICATION FOR CERTIFICATE OF EXEMPTION UNDER SECTION 97 OF THE PLANNING AND DEVELOPMENT ACT 2000, AS AMENDED:- THE STATUTORY DECLARATION TEMPLATE PROVIDED WITH THE APPLICATION IS INTENDED FOR USE AS A GUIDELINE ONLY. When preparing the declaration for submission with the application, item nos. 1 to 9 must be answered/completed by the applicant, (bearing in mind that individual circumstances differ/vary for each applicant). The completed declaration should then be signed by a commissioner for oaths or a practicing solicitor.

Please note that in accordance with Section 251 of the Planning and Development Act, 2000, (as Amended): “where calculating any appropriate period or other time limit referred to in this Act or in any regulations made under this Act, **the period between the 24th December, and the 1st January, both days inclusive shall be disregarded**”. Accordingly, all time limits specified in connection with the planning application process, including time limits relating to the maintenance of site notices and receipt of submissions or observations are extended by nine days.