

In deciding a planning application, South Dublin County Council, in accordance with Section 34(3) of the Planning and Development Act 2000 (as amended), has had regard to submissions or observations received in accordance with the Planning and Development Regulations 2001 (as amended), in relation to these decisions.

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<i>Reg. Ref.</i>	<i>Decision</i>	<i>Decision Date</i>
SD24A/0228 W	GRANT PERMISSION	10/03/2025
	Applicant: Seabren Developments Limited Location: The Speaker Connolly Tavern, Firhouse Road, Dublin 24, D24E400.	
	Description: Seabren Developments Limited intend to apply to South Dublin County Council for planning permission at the Speaker Connolly Tavern. The site is bounded by Firhouse Road to the northwest, Ballycullen Avenue to the northeast, Firhouse Shopping Centre and car park to the south and neighbourhood shops to the east of the site. Vehicular access to the site will be from the existing vehicular access on Ballycullen Avenue with the existing right of way to and from the Supervalu Shopping Centre maintained. The proposed development will consist of the demolition of the Speaker Connolly public house including the part single part two storey public house, and ancillary stores and structures (c.411sqm), on a development site of 0.323 Hectares (overall site area 0.332 Ha), and the development of 55 residential units together with commercial uses (gross floor area 7351.4 sq.m.) all in one building ranging in height from 4 to 6 storeys and part basement, comprising: ? 17 One Bed Apartments ? 38 Two Bed Apartments ? 1 no. Public House and Restaurant (c.457.9 sq.m), 1 no. Cafe (c. 72 sq.m) and 1 no. Beauty Salon 27sq.m at ground floor level ? 1 no. Medical Centre 144Sq.m and 1 no. Gym 114.8 sq.m at first floor level ? Existing basement will be used as a plant room (c.127.6 sq.m). The works include removal of the boundary wall along Ballycullen Avenue, reconfiguration of the existing entrance, access road and public footpath and use of the existing internal access road including the vehicular link between Ballycullen Avenue and the Firhouse Shopping Centre. The development will also consist of the provision of enhanced pedestrian infrastructure, provision of communal open space (c.297 sq.m) at podium level and related play areas, public open space (c.390)including hard and soft landscaping, boundary treatment, street furniture, car parking along the internal access road (2 visitor spaces), below podium car parking (25 no. spaces, including 2 accessible spaces and 2 car share spaces), electric	

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		vehicle charging points (4. no. of spaces), bicycle parking (104 long stay, 48 short stay spaces and 4 cargo bike spaces), ESB substation and electrical services area, piped infrastructural services and connections to existing public services, ducting; plant, waste management provision, SuDS measures including Green/Blue roofs, stormwater management, signage; public lighting, solar panels as well as telecommunications infrastructure including 18 No. antennas enclosed in 9 No. shrouds and 6 No. transmission dishes, together with all associated equipment and all ancillary site development and excavation works above and below ground.
SD24B/0558 W	GRANT PERMISSION	12/03/2025
	Applicant:	Massimiliano Cavinato
	Location:	10, Liffey Dale, Lucan, Co Dublin, K78 PF65
	Description:	Planning permission for attic conversion with dormer to rear roof to accommodate stairs to allow conversion of attic as non-habitable storage space with roof window to rear roof all with associated ancillary works
SD25B/0022	GRANT PERMISSION	13/03/2025
	Applicant:	Niamh Kiely and Alan O'Brien
	Location:	3, Cypress Park, Templeogue, D6W DP46
	Description:	The development will consist of modifications to the permitted development Reg Ref SD24B/0335 including minor amendments to the east elevation; the provision of a rooflight structure to the single storey rear extension; and associated site works
SD25B/0024	GRANT PERMISSION	14/03/2025
	Applicant:	Andrew Duff
	Location:	109, Esker Lawns, Lucan, Co. Dublin, K78 W9K4

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	Description:	The construction of a two-storey side extension with a Dutch hipped gable ended roof profile to replace the existing garage structure incorporating internal ground and first floor modifications, 2.) the conversion of the existing attic space with a rear dormer roof extension, 2No. rooflights to the rear elevation and new access stairs, 3.) the construction of a single storey rear extension and 4.) the widening of the existing vehicular entrance, plus all associated site works.
SD25B/0026 W	GRANT PERMISSION	13/03/2025
	Applicant:	Summer & Jason Killingsworth
	Location:	26 Whitechurch Avenue, Ballyboden, Dublin 16, D16V020
	Description:	Proposed single story flat roof extensions to side, rear and a small porch extension to the front of the property. Modifications to the front facade, internal modifications and associated site-works
SD25B/0036	GRANT PERMISSION	11/03/2025
	Applicant:	Jacqeline and Luke Forde
	Location:	2, Willowbank Park, Rathfarnham, Dublin14, D14HX31
	Description:	The development will consist of A) A single storey extension to the rear and side of existing dwelling with rooflights B) New first floor windows to side of existing dwelling C) Alterations to front, side and rear elevation, D) New porch to front of existing dwelling and all associated site works
SD25B/0037 W	GRANT PERMISSION	11/03/2025
	Applicant:	Sean and Clare McBride
	Location:	62, Lansdowne Park, Knocklyon, D16RX61
	Description:	The development will consist of: 1. Demolition of the existing

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		rear garden single storey conservatory and shed. 2. Construction of a single storey, flat roof rear extension, to consist of a dining and lounge area. 3. Construction of a new extended front entrance porch with tiled lean-to roof above. 4. Conversion of the attic space incorporating a new flat roof, rear facing dormer window, and a new front facing roof light, the attic is to be used as a home office and W.C. 5. Proposed increased width of existing vehicular access exiting on to Lansdowne Park, Knocklyon, Dublin 16, including the addition of hard surface to the existing front drive area. 6. General upgrade of the existing house at all floor levels to accommodate the proposed works including lowering the front living room window sill. 7. All drainage, structural and associated site works.
SDZ24A/001 6	GRANT PERMISSION	13/03/2025
	Applicant: Location:	Muthukumaar Narayanamurthy & Shruthii Lakshmi Muthukumaar 8, Airlie View, Finnstown, Lucan, Co. Dublin.
	Description:	Construction of a two storey extension to the side and a first floor extension to the side and a first floor extension over the existing single storey rear return and a new first floor window facing the public road and all ancillary site works.
SDZ24A/003 2W	GRANT PERMISSION & GRANT RETENTION	11/03/2025
	Applicant: Location:	Department of Education Thomas Omer Way,, (east of Kishoge Community College), Balgaddy, Lucan, CO DUBLIN
	Description:	The development consists of the retention and completion of revisions to a section of the northern site boundary comprising the omission of the pedestrian/cycle access (consisting of ramp and stairs) off Thomas Omer Way and the repositioning of the pedestrian access c. 6 m in an easterly direction to co-join with the permitted vehicular access. The amendments do not involve any

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		changes to the position of the permitted vehicular access itself and the access road remains in accordance with the Clonburris Strategic Development Zone (SDZ) Planning Scheme. Permission is also sought for the relocation of bicycle parking areas within the site; revisions to the permitted boundary treatment along a section of the eastern site boundary; the installation of 3 no. flagpoles in the south-eastern part of the site; and revisions to the site compound including repositioning of bin store area and replacement of previously permitted bio-mass heating with new heat pump and gas storage tank.
SD25B/0107 W	INVALID - SITE NOTICE	14/03/2025
	Applicant:	Sean McKenna
	Location:	34, Glenvara Park, Dublin 16, D16 V096
	Description:	Extension to rear of dwelling, converting existing carport at front of dwelling to habitable accommodation, changes to fenestration to front, side and rear of dwelling installation of roof lights and associated works
SD25B/0112 W	INVALID - SITE NOTICE	12/03/2025
	Applicant:	Ioan Radu Paraschiv & Mihaela Georg Paraschiv
	Location:	38 Abbots Grove Park, Dublin 16, D16 C6X8
	Description:	Attic conversion with dormer window to front and rooflights to rear
SD25B/0114 W	INVALID - SITE NOTICE	14/03/2025
	Applicant:	John & Susan Houlahan
	Location:	84, Monalea Grove, Dublin 24, D24 F2P9
	Description:	Conversion of existing attic space to non-habitable storage/office area with new revised roof profile (from hipped roof to gable end

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		roof) to side/rear, 2 rooflights to front elevation, Dormer to rear, ground floor extension to rear, new porch area to front with internal modification and associated site works.
SD25B/0126 W	INVALID - SITE NOTICE	14/03/2025
	Applicant: Helen Rice Location: 103, Saint Maelruan's Park, Tallaght, Dublin, D24THC4	
	Description: The development will consist of the extension modification and material change of use of an existing two storey three-bedroom terrace house measuring 109.4 m ² into a five-bedroom two storey plus loft conversion house measuring 226.4 m ² . The rear shed which measures 71.7 m ² will be converted into a two-bedroom single storey granny flat measuring 71.7 m ² . The application will include all alterations to the existing services and drainage ancillary to the development. There will be no additional parking or changes to the front garden wall and front site entrance.	
SD25A/0009 W	REQUEST ADDITIONAL INFORMATION	14/03/2025
	Applicant: Lar Murray Location: Tyremasters, Greenhills Road, Dublin, D12 TTK6	
	Description: Demolition of a warehouse (181.4m ²) and replacement with a high bay warehouse 13.15m high with a floor area of 1,118.35m ² and associated siteworks	