

PlanningBrief

Opportunity Board

24 Sep 2026

Sector intelligence

PlanningBrief Intelligence Packet / public-source decision sheet

Extensions and Renovations lead board

Domestic extensions, alterations, renovations and retention-style project leads.

Board route

1. Scan the signal

2. Open the source

3. Shortlist, alert or brief

Sector Extensions and Renovations

Latest source date 24 Sep 2026

Class basis protected-structure, retention, small-residential

Live records

6,155

matching this sector

Active

6,032

decision pipeline

Value rows

3,984

with value band

Counties

8

geographic spread

Source rule

Value bands are indicative planning-intelligence signals, not contract values. PlanningBrief is not affiliated with any government body.

Use the board to choose what to verify, save or route into follow-up. Open the official source before commercial action.

Packet audit

Document-verified details			
2 of 12 leads			
structured facts from planning documents			

Decision register

Priority	Lead / location	Stage / value	Why on board	Evidence	Owner	Status	Notes / verified
P01 / score 99	20 dwellings, Barrack Street, Donaguile Castlecomer, Co. Kilkenny. - Planning Application 2560447 / Barrack Street,...	Granted / 2026-05-01 / €3m–10m	Granted record. Watch procurement, funding and commencement movement.	Official yes; PB yes; value yes; party yes	[]	[]	[] verified
P02 / score 99	22 dwellings, Creevagh, Drumconrath, Ardee Co. Meath - Planning Application 2461110 / Creevagh, Drumconrath, Ardee...	Granted / 2025-07-03 / €3m–10m	Granted record. Watch procurement, funding and commencement movement.	Official yes; PB yes; value yes; party yes	[]	[]	[] verified
P03 / score 92	Protected structure, TUS George's Quay Campus, Mary Street, Limerick - Planning Application 2560879 / TUS George's...	Granted / 2026-07-06 / €1m–3m	Granted record. Watch procurement, funding and commencement movement.	Official yes; PB yes; value yes; party yes	[]	[]	[] verified
P04 / score 92	Protected structure, Leisureplex Site, 1 MacCurtain Street and, Brian Boru Street - Planning Application 2443331 / ...	Granted / 2025-10-17 / €10m–30m	Granted record. Watch procurement, funding and commencement movement.	Official yes; PB yes; value yes; party yes	[]	[]	[] verified
P05 / score 90	~4 dwellings, George's Court Shopping Centre, Great George's Street &... - Planning Application 2560939 / George's...	Granted / 2026-03-27 / €250k–500k	Granted record. Watch procurement, funding and commencement movement.	Official yes; PB yes; value yes; party yes	[]	[]	[] verified
P06 / score 99	~25 dwellings, Bray Head House (Protected Structure) and the former North... - Planning Application 2660118 / Bray...	Granted / 2026-05-12 / No estimate	Granted record. Watch procurement, funding and commencement movement.	Official yes; PB yes; value check; party yes	[]	[]	[] verified
P07 / score 99	~274 dwellings, The Former Good Shepherd Convent, Convent Avenue and, Buckston Hill - Planning Application 2543847...	Granted / 2025-11-06 / No estimate	Granted record. Watch procurement, funding and commencement movement.	Official yes; PB yes; value check; party yes	[]	[]	[] verified

Priority	Lead / location	Stage / value	Why on board	Evidence	Owner	Status	Notes / verified
P08 / score 99	~550 dwellings, To the north of Dunkettle House, (Protected Structure - PS1190)... - Planning Application 2443414 /...	Granted / 2025-08-07 / No estimate	Granted record. Watch procurement, funding and commencement movement.	Official yes; PB yes; value check; party yes	[]	[]	[] verified
P09 / score 86	Protected structure, Adelphi House, 153 North Circular Road, Dublin 7, D07 W1K6 - Planning Application WEB2906/26 /...	Granted / 2026-09-23 / €500k–1m	Granted record. Watch procurement, funding and commencement movement.	Official yes; PB yes; value yes; party yes	[]	[]	[] verified
P10 / score 86	Retention, Aughamore Business park, Aghamore Far Td., Co. Sligo, F91 DTH9 - Planning Application 2560400 / Aughamor...	Granted / 2026-09-22 / €500k–1m	Granted record. Watch procurement, funding and commencement movement.	Official yes; PB yes; value yes; party yes	[]	[]	[] verified
P11 / score 86	Protected structure, Castletown Glebe, Castletown, Portroe Nenagh Co. Tipperary - Planning Application 24197 / Cast...	Granted / 2025-03-31 / €500k–1m	Granted record. Watch procurement, funding and commencement movement.	Official yes; PB yes; value yes; party yes	[]	[]	[] verified
P12 / score 84	~2 dwellings, Portumna, Abbey Street, Co. Galway - Planning Application 26171 / Portumna, Abbey Street, Co. Galway,...	Granted / 2026-08-26 / €250k–500k	Granted record. Watch procurement, funding and commencement movement.	Official yes; PB yes; value yes; party yes	[]	[]	[] verified

Opportunity review board

01 BOARD	Signal 20 dwellings, Barrack Street, Donaguile Castlecomer, Co. Kilkenny. - Planning Application 2560447 Barrack Street, Donaguile Castlecomer, Co. Kilkenny., Kilkenny / Kilkenny County Council / Granted / 2026-05-01 for a new residential development of 20 new dwellings consisting of 2 No. Type A – Four bedroom semi detached two storey dwellings, 4 No. Type B/B1 – Three bedroom semi detached two storey dwellings, 4 No. Type C – two bedroom semi detached two storey dwellings, 4 No. Type D – two bedroom two sto... Document details: Developer: Althorp Property Holdings Limited · Units: 2x4 Bed, 4x3 Bed, 8x2 Bed, 6x1 Bed Floor: 1,576 sqm · Site: 0.71 ha from Application Form - Part A, Kilkenny County Council planning file Open official/source record Open PlanningBrief record	Source trail Authority Kilkenny County Council Plan ref 2560447 Value €3m–10m Units / floor 20 units / 1,576 sqm Promoter Althorp Property Holdings Ltd	Next move Granted record. Watch procurement, funding and commencement movement. [] Source opened [] Team / owner checked [] Save, alert or assign
	Signal 22 dwellings, Creevagh, Drumconrath, Ardee Co. Meath - Planning Application 2461110 Creevagh, Drumconrath, Ardee Co. Meath, Meath / Meath County Council / Granted / 2025-07-03 the development will consist of: 1. The construction of 8 no. 3 bed semi-detached units with new entrances on the grounds of a former Public house, Lounge and residence 2. 10 no. 2 bed semi-detached and 2 No. 2- bed detached age friendly homes. 3. 2 No. 4-bed semi-detached dwellings. 4. To extend... Open official/source record Open PlanningBrief record	Source trail Authority Meath County Council Plan ref 2461110 Value €3m–10m Units / floor 22 units / 2,600 sqm Promoter Sean O'Hagan	Next move Granted record. Watch procurement, funding and commencement movement. [] Source opened [] Team / owner checked [] Save, alert or assign

03

BOARD

Signal

Protected structure, TUS George's Quay Campus, Mary Street, Limerick - Planning Application 2560879

TUS George's Quay Campus, Mary Street, Limerick, Limerick / Limerick City and County Council / Granted / 2026-07-06

the change of use of existing storage building on Mary Street at to an education and research facility including demolition of existing storage facility 736 sqm and replacement with two storey education and research facility 697 sqm including office space, computer workstations, learning spaces a...

[Open official/source record](#)[Open PlanningBrief record](#)

Source trail

Authority

Limerick City and County Council

Plan ref

2560879

Value

€1m–3m

Units / floor

units unknown / 1,433 sqm (floor estimated)

Promoter

Tus Midlands Midwest

Next move

Granted record. Watch procurement, funding and commencement movement.

[] Source opened

[] Team / owner checked

[] Save, alert or assign

04

BOARD

Signal

Protected structure, Leisureplex Site, 1 MacCurtain Street and, Brian Boru Street - Planning Application 2443331

Leisureplex Site, 1 MacCurtain Street and, Brian Boru Street, Cork / Cork City Council / Granted / 2025-10-17

Permission for development on a site of c. 0.24 hectares at the Leisureplex site located at 1 MacCurtain Street and Brian Boru Street Cork T23TE84. The site includes a protected structure RPS Ref. PS007 former postal sorting offices. the proposed development will comprise a hotel development consi...

[Open official/source record](#)[Open PlanningBrief record](#)

Source trail

Authority

Cork City Council

Plan ref

2443331

Value

€10m–30m

Units / floor

units unknown / 7,660 sqm (floor estimated)

Promoter

Pi Hotels and Restaurants Ireland Ltd

Next move

Granted record. Watch procurement, funding and commencement movement.

[] Source opened

[] Team / owner checked

[] Save, alert or assign

05

BOARD

Signal**~4 dwellings, George's Court Shopping Centre, Great George's Street &... - Planning Application 2560939**

George's Court Shopping Centre, Great George's Street & Barronstrand Street, Waterford, Waterford / Waterford City and County Council / Granted / 2026-03-27

Proposed Alterations include: Removal of existing mall linking Barronstrand Street and Great George's Street resulting in an increase in commercial floor area of 340 Sq.m. Internal expansion of Unit 1 (Phelan's Shoes). Expansion of unit 19 (Boots Pharmacy) including amalgamation of internal units...

[Open official/source record](#)

[Open PlanningBrief record](#)

Source trail**Authority**

Waterford City and County Council

Plan ref

2560939

Value

€250k–500k

Units / floor

4 units / 340 sqm (units estimated, floor estimated)

Promoter

George'S Court Ltd

Next move

Granted record. Watch procurement, funding and commencement movement.

[] Source opened

[] Team / owner checked

[] Save, alert or assign

06

BOARD

Signal**~25 dwellings, Bray Head House (Protected Structure) and the former North... - Planning Application 2660118**

Bray Head House (Protected Structure) and the former North Wicklow Educate Together, Secondary School (A98CK73) Putland Road and extending to Newcourt Road, Bray, Wicklow / Wicklow County Council / Granted / 2026-05-12

the proposed modifications will consist of the following:- • reduction in the number of units from 179 to 172 to comprise: - o 5 no. studio units; o 25 no. 1-bed units; o 70 no. 2-bed (3 person) units; o 72 no. 2-bed (4 person) units; • reduction in the height of Block A from 6-storeys to 5-store...

Document details: Site: 2 ha

from Design Statement, Wicklow County Council planning file

[Open official/source record](#)

[Open PlanningBrief record](#)

Source trail**Authority**

Wicklow County Council

Plan ref

2660118

Value

No estimate

Units / floor

25 units / floor unknown (units estimated)

Promoter

Denver Valley Developments Ltd

Next move

Granted record. Watch procurement, funding and commencement movement.

[] Source opened

[] Team / owner checked

[] Save, alert or assign

07

BOARD

Signal**~274 dwellings, The Former Good Shepherd Convent, Convent Avenue and, Buckston Hill - Planning Application 2543847**

The Former Good Shepherd Convent, Convent Avenue and, Buckston Hill, Cork / Cork City Council / Granted / 2025-11-06

A 10-year planning permission for the following Large Scale Residential Development (LRD) comprising 274 no. student accommodation apartments and a total of 957 no. bed spaces. The proposed LRD includes the following works: i) the partial demolition, conservation, redevelopment and extension of t...

[Open official/source record](#)

[Open PlanningBrief record](#)

Source trail**Authority**

Cork City Council

Plan ref

2543847

Value

No estimate

Units / floor

274 units / floor unknown (units estimated)

Promoter

Bellmount Good Shepherd Ltd

Next move

Granted record. Watch procurement, funding and commencement movement.

[] Source opened

[] Team / owner checked

[] Save, alert or assign

08

BOARD

Signal

~550 dwellings, To the north of Dunkettle House, (Protected Structure - PS1190)... - Planning Application 2443414

To the north of Dunkettle House, (Protected Structure - PS1190) and associated, structures (protected structures - PS1238 PS1239, Cork / Cork City Council / Granted / 2025-08-07

Permission for the following Large Scale Residential Development (LRD) comprising the demolition/removal of existing ruins/structures including a former dwelling on the northern part of the site) and the construction of 550 no. residential units to include 394 no. dwelling houses (comprising a mi...

[Open official/source record](#)[Open PlanningBrief record](#)

Source trail

Authority

Cork City Council

Plan ref

2443414

Value

No estimate

Units / floor

550 units / floor unknown (units estimated)

Promoter

O Flynn Construction Care of Unlimited Company

Next move

Granted record. Watch procurement, funding and commencement movement.

[] Source opened

[] Team / owner checked

[] Save, alert or assign

09

BOARD

Signal

Protected structure, Adelphi House, 153 North Circular Road, Dublin 7, D07 W1K6 - Planning Application WEB2906/26

Adelphi House, 153 North Circular Road, Dublin 7, D07 W1K6, Dublin / Dublin City Council / Granted / 2026-09-23

PROTECTED STRUCTURE, CHANGE OF USE: WE The Health Service Executive intend to apply for permission for development at Adelphi House, 153 North Circular Road, Northside, Dublin 7, D07 W1K6, Co. Dublin. The development will consist/consists of: Amendment to previously approved application 2733/21 f...

[Open official/source record](#)[Open PlanningBrief record](#)

Source trail

Authority

Dublin City Council

Plan ref

WEB2906/26

Value

€500k–1m

Units / floor

units unknown / 572 sqm (floor estimated)

Promoter

Health Service Executive Dublin Mid Leinster [Liam McDonagh HSE]

Next move

Granted record. Watch procurement, funding and commencement movement.

[] Source opened

[] Team / owner checked

[] Save, alert or assign

10

BOARD

Signal**Retention, Aughamore Business park, Aghamore Far Td., Co. Sligo, F91 DTH9 - Planning Application 2560400**

Aghamore Business park, Aghamore Far Td., Co. Sligo, F91 DTH9, Sligo / Sligo County Council / Granted / 2026-09-22

1) Planning Permission to Retain the change of use from a storage shed to light industry (315.90 m2 floor area). 2) Planning Permission to Retain extensions as constructed to existing shed currently used for light industry (206.64m2 floor area). 3) Planning Permission to Retain an existing storage...

[Open official/source record](#)

[Open PlanningBrief record](#)

Source trail**Authority**

Sligo County Council

Plan ref

2560400

Value

€500k–1m

Units / floor

units unknown / 810 sqm (floor estimated)

Promoter

Spl Group

Next move

Granted record. Watch procurement, funding and commencement movement.

☐ Source opened

☐ Team / owner checked

☐ Save, alert or assign

11

BOARD

Signal**Protected structure, Castletown Glebe, Castletown, Portroe Nenagh Co. Tipperary - Planning Application 24197**

Castletown Glebe, Castletown, Portroe Nenagh Co. Tipperary, Tipperary / Tipperary County Council / Granted / 2025-03-31

1.) existing main house (371 sq.m) reconfiguration of rooms on all three levels including moving kitchen to entrance level, new bathrooms on basement and entrance levels, existing 1990's extension to have a new window, new rooflight and enlarged gable window with new access to a new terrace (10 s...

[Open official/source record](#)

[Open PlanningBrief record](#)

Source trail**Authority**

Tipperary County Council

Plan ref

24197

Value

€500k–1m

Units / floor

units unknown / 771 sqm (floor estimated)

Promoter

Oliver & Veronica Plunkett

Next move

Granted record. Watch procurement, funding and commencement movement.

☐ Source opened

☐ Team / owner checked

☐ Save, alert or assign

12

BOARD

Signal**~2 dwellings, Portumna, Abbey Street, Co. Galway - Planning Application 26171**

Portumna, Abbey Street, Co. Galway, Galway / Galway County Council / Granted / 2026-08-26

for change of use of 2 apartments to a singular residential dwelling, minor alterations to front elevation & refurbishment to existing internal dwelling & all associated site works

[Open official/source record](#)

[Open PlanningBrief record](#)

Source trail**Authority**

Galway County Council

Plan ref

26171

Value

€250k–500k

Units / floor

2 units / 148 sqm (units estimated)

Promoter

Eugene McEntee

Next move

Granted record. Watch procurement, funding and commencement movement.

☐ Source opened

☐ Team / owner checked

☐ Save, alert or assign

PlanningBrief packet format is built as a source-verification board for triage, shortlist and commercial review.