

PlanningBrief

Opportunity Board

01 Oct 2026

Selected records

PlanningBrief Intelligence Packet / public-source decision sheet

Selected lead board

Generated from selected public PlanningBrief leads. Use it as a working board for source checks, shortlist decisions and follow-up routing.

Board route

1. Scan the signal

2. Open the source

3. Shortlist, alert or brief

Scope Selected public records

Source PlanningBrief lead IDs

Selection 1 records resolved

Preview basis Same selected lead IDs as board preview

Selected leads

1

resolved records

Included

1

shown on board

Packet cap

50

maximum records

Selection

Manual

lead IDs or shortlist

Source rule

Estimated construction values are our estimates from floor area or stated homes and the project type, using rates from published Irish construction cost guides, January 2026. They cover building works only and are not stated figures. 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

|                                                                                                                  |                                                                                 |                                                                         |                                                                                           |
|------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------|-------------------------------------------------------------------------|-------------------------------------------------------------------------------------------|
| <div>Requested IDs</div> <div>1</div> <div>from browser preview href</div>                                       | <div>Resolved records</div> <div>1</div> <div>matched current index</div>       | <div>Included</div> <div>1</div> <div>rendered in this PDF</div>        | <div>Missing / unavailable</div> <div>0</div> <div>requested but not resolved</div>       |
| <div>Document-verified details</div> <div>0 of 1 leads</div> <div>structured facts from planning documents</div> | <div>Official files linked</div> <div>1</div> <div>council file in record</div> | <div>Needs official check</div> <div>0</div> <div>no file indexed</div> | <div>Estimated construction value</div> <div>0</div> <div>records with our estimate</div> |
| <div>No estimate</div> <div>1</div> <div>no usable floor area, homes or type</div>                               |                                                                                 |                                                                         |                                                                                           |

Decision register

| Priority       | Lead / location                                                                                   | Stage / value                | Why on board                                                         | Evidence                                     | Owner | Status | Notes / verified |
|----------------|---------------------------------------------------------------------------------------------------|------------------------------|----------------------------------------------------------------------|----------------------------------------------|-------|--------|------------------|
| P01 / score 83 | Commercial fit-out, Tincone, Ardavan - Planning Application 20261258W / Tincone, Ardavan, Wexford | New Application / 2026-09-24 | Application record. Track decision timing and competing nearby work. | Official yes; PB yes; value check; party yes | []    | []     | [] verified      |

Opportunity review board

01

BOARD

Signal

**Commercial fit-out, Tincone, Ardavan - Planning Application 20261258W**

Tincone, Ardavan, Wexford / Wexford County Council / New Application / 2026-09-24

Permission for development which will consist of the extension and refurbishment of the existing Wexford Swimming Pool and Leisure Centre, comprising: (a) a two-storey extension (gross floor area c. 561 sq.m) to the existing gymnasium providing expanded fitness facilities, associated support spac...

[Open official/source record](#)

[Open PlanningBrief record](#)

Source trail

Authority

Wexford County Council

Plan ref

20261258W

Units / floor

units unknown / 1,885 sqm (floor estimated)

Promoter

Wexford Swimming Pool & Leisure Company Ltd By Guarantee

Next move

Application record. Track decision timing and competing nearby work.

[ ] Source opened

[ ] Team / owner checked

[ ] Save, alert or assign

Generated from selected public PlanningBrief leads. Browser-local shortlist data is not account-backed; verify every lead against the official source before acting.