

PlanningBrief

Opportunity Board

10 Aug 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
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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

Requested IDs 1 from browser preview href	Resolved records 1 matched current index	Included 1 rendered in this PDF	Missing / unavailable 0 requested but not resolved
Document-verified details 0 of 1 leads structured facts from planning documents	Official files linked 1 council file in record	Needs official check 0 no file indexed	Value basis indexed 0 value band indexed
No value basis indexed 1 not disclosed or indexed			

Decision register

Priority	Lead / location	Stage / value	Why on board	Evidence	Owner	Status	Notes / verified
P01 / score 36	Residential development, Former rear gardens of numbers 19 & 20 Dunlocha... - Planning Application 26/44806 / Forme...	Refused / 2026-08-04 / No estimate	Value-band lead. Verify source details before commercial follow-up.	Official yes; PB yes; value check; party yes	[]	[]	[] verified

Opportunity review board

01

BOARD

Signal

Residential development, Former rear gardens of numbers 19 & 20 Dunlocha... - Planning Application 26/44806

Former rear gardens of numbers 19 & 20 Dunlocha Cottages and former side garden of No. 20 Dunlocha Cottages, Blackrock, Cork, T12FKN3, Cork / Cork City Council / Refused / 2026-08-04

Permission for the construction of a new 2-bedroom dormer style dwelling (change of plan to that previously permitted under Planning Reg. No. 24/42691 to include for an additional detached dormer style dwelling) including a new site entrance from Dunlocha Cottages and all associated site developm...

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

Source trail

Authority

Cork City Council

Plan ref

26/44806

Value

No estimate

Units / floor

units unknown / floor unknown

Promoter

Citidwell Developments Ltd

Next move

Value-band lead. Verify source details before commercial follow-up.

☐ Source opened☐ Team / owner checked☐ Save, alert or assign