

PlanningBrief

Opportunity Board

27 Sep 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

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 67	Mixed use, 1-3 Westmoreland Street, Dublin 2, D02 NX60 - Planning Application WEB3137/26 / 1-3 Westmoreland Street,...	New Application / 2026-08-26 / No estimate	Application record. Track decision timing and competing nearby work.	Official yes; PB yes; value check; party yes	[]	[]	[] verified

Opportunity review board

01

BOARD

Signal

Mixed use, 1-3 Westmoreland Street, Dublin 2, D02 NX60 - Planning Application WEB3137/26

1-3 Westmoreland Street, Dublin 2, D02 NX60, Dublin / Dublin City Council / New Application / 2026-08-26

RETENTION & PERMISSION: The development will consist of changes to previously approved permission ref. 3679/21, namely: RETENTION for: (a) revised layout to fifth floor mansard roof, increasing the floor area by 52sq.m and associated changes to front, side and rear elevations, (b) 1no. additional...

[Open official/source record](#)

[Open PlanningBrief record](#)

Source trail

Authority

Dublin City Council

Plan ref

WEB3137/26

Value

No estimate

Units / floor

units unknown / 52 sqm (floor estimated)

Promoter

Mer Blanc Properties Ulc

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.