

PlanningBrief

Opportunity Board

30 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 1 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 1 value band indexed
No value basis indexed 0 not disclosed or indexed			

Decision register

Priority	Lead / location	Stage / value	Why on board	Evidence	Owner	Status	Notes / verified
P01 / score 78	42 dwellings, Cappagh Td. Cappagh Road and Soldiers Hill, Kilrush, Co. Clare - Planning Application 2560778 / Cappa...	Appeal / 2025-12-11 / €3m–10m	Appeal record. Review parties, decision path and timing before outreach.	Official yes; PB yes; value yes; party yes	[]	[]	[] verified

Opportunity review board

01

BOARD

Signal

42 dwellings, Cappagh Td. Cappagh Road and Soldiers Hill, Kilrush, Co. Clare - Planning Application 2560778

Cappagh Td. Cappagh Road and Soldiers Hill, Kilrush, Co. Clare, Clare / Clare County Council / Appeal / 2025-12-11 to construct 42 no. dwelling houses comprising 2 no. 4 bedroom detached houses, 16 no. 4 bedroom semi-detached houses, 10 no. 3 bedroom semi-detached houses, 6 no. 3 bedroom terraced houses, 4 no. 2 bedroom semi-detached bungalows, 2 no. 2 bedroom duplex units, 2 no. 3 bedroom duplex units and al...

Document details: Developer: Keogh Homes Ltd · Units: 2x4-bed detached houses, 16x4-bed semi-detached houses, 10x3-bed semi-detached houses...

Floor: 4,921 sqm · Site: 2 ha

from Application Form - Part A, Clare County Council planning file

[Open official/source record](#)

[Open PlanningBrief record](#)

Source trail

Authority

Clare County Council

Plan ref

2560778

Value

€3m–10m

Units / floor

42 units / floor unknown

Promoter

Keogh Homes Ltd

Next move

Appeal record. Review parties, decision path and timing before outreach.

[] 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.