

340662-2026 - Competition

Belgium – Construction work – Kwalificatiesysteem bouw- en renovatieprojecten

OJ S 95/2026 19/05/2026

Notice on the existence of a qualification system - Change notice
Works

1. Buyer

1.1. Buyer

Official name: Brussels Airport Company nv

Email: kristof.goossens@brusselsairport.be

Legal type of the buyer: Entity with special or exclusive rights

Activity of the contracting entity: Airport-related activities

2. Procedure

2.1. Procedure

Title: Kwalificatiesysteem bouw- en renovatieprojecten

Description: Brussels Airport Company wenst een kwalificatiesysteem op te zetten met meerdere ondernemingen voor bouw- en renovatieprojecten kleiner of gelijk aan €5mio op Brussels Airport. Dit kwalificatiesysteem zal bestaan uit 3 categorieën (monetair verdeeld) verder verdeeld in 17 loten. Onder bouw- en renovatiewerken wordt onder meer begrepen: 1. Civiele Werken: beton, metselwerk, dak, buitenvoegwerk, dekvloer, binnensloop (incl asbestsanering), ... (alles tot 'casco') 2. Interieurwerken (vloeren, plafond, scheidingswanden, tapijt, schilderwerk, binnenschrijnwerk, ...) 3. Sanitaire Werken (water(afvoer), sanitaire materialen, ...) (loodgieterswerk) 4. HVAC Werken (Rook- en Warmte- evacuatie ('RWA'), koeling, verwarming, ventilatie, ...) 5. Elektriciteitswerken (Laagspanning, Hoogspanning, verlichting, ...) 6. Brandtechnische Werken (sprinkler, rookgordijn, detectie, ...) 7. (Algemene aannemer) (alle bovenstaande technieken). Deze opdracht wordt vrijwillig gepubliceerd, om de vrije mededinging optimaal te kunnen laten spelen. Ondernemingen kunnen uit deze publicatie geen rechten putten, de regelgeving overheidsopdrachten is geenszins van toepassing op deze opdracht.

Procedure identifier: 3b328356-691b-45df-9701-d5888c8f461b

Internal identifier: BAC/2022/092

Type of procedure: Negotiated with prior publication of a call for competition / competitive with negotiation

2.1.1. Purpose

Main nature of the contract: Works

Main classification (cpv): 45000000 Construction work

2.1.2. Place of performance

Country subdivision (NUTS): Arr. Halle-Vilvoorde (BE241)

Country: Belgium

2.1.4. General information

Legal basis:

Directive 2014/25/EU

2.1.6. Grounds for exclusion

Sources of grounds for exclusion: European Single Procurement Document (ESPD)

5. Lot

5.1. Lot: LOT-0001

Title: BAC/2022/092 - 1

Description: Categorie 1: Een kwalificatiesysteem met meerdere ondernemingen voor bouw- en renovatiewerken tussen €0 en €300K op Brussels Airport. Onder bouw- en renovatiewerken wordt onder meer begrepen: 1. Civiele Werken (lot 1): beton, metselwerk, dak, buitenvoegwerk, dekvloer, binnensloop (incl asbestsanering), ... (alles tot 'casco') 2. Interieurwerken (lot 2) (vloeren, plafond, scheidingswanden, tapijt, schilderwerk, binnenschrijnwerk, ...) 3. Sanitaire Werken (lot 3) (water(afvoer), sanitaire materialen, ...) (loodgieterswerk) 4. HVAC Werken (lot 4) (Rook- en Warmte- evacuatie ('RWA'), koeling, verwarming, ventilatie, ...) 5. Elektriciteitswerken (lot 6) (Laagspanning, Hoogspanning, verlichting, ...) 6. Brandtechnische Werken (lot 5) (sprinkler, rookgordijn, detectie, ...)

Internal identifier: 1

5.1.1. Purpose

Main nature of the contract: Works

Main classification (cpv): 45000000 Construction work

Additional classification (cpv): 45262300 Concrete work, 45200000 Works for complete or part construction and civil engineering work, 45262330 Concrete repair work, 45421141 Installation of partitioning, 45316000 Installation work of illumination and signalling systems, 50710000 Repair and maintenance services of electrical and mechanical building installations, 45111100 Demolition work, 51300000 Installation services of communications equipment, 51700000 Installation services of fire protection equipment, 45262500 Masonry and bricklaying work, 45430000 Floor and wall covering work, 45330000 Plumbing and sanitary works, 45331000 Heating, ventilation and air-conditioning installation work, 45331200 Ventilation and air-conditioning installation work, 45260000 Roof works and other special trade construction works, 50413200 Repair and maintenance services of firefighting equipment, 45232400 Sewer construction work, 45440000 Painting and glazing work, 45332200 Water plumbing work, 51100000 Installation services of electrical and mechanical equipment, 45332300 Drain-laying work, 45332400 Sanitary fixture installation work, 45310000 Electrical installation work, 45232450 Drainage construction works, 45312100 Fire-alarm system installation work, 45343000 Fire-prevention installation works, 45443000 Facade work, 45343230 Sprinkler systems installation work, 45400000 Building completion work, 45410000 Plastering work, 42520000 Ventilation equipment, 45420000 Joinery and carpentry installation work

5.1.2. Place of performance

Town: Zaventem

Postcode: 1930

Country subdivision (NUTS): Arr. Halle-Vilvoorde (BE241)

Country: Belgium

Additional information: Luchthaven, Brussel-Nationaal

5.1.3. Estimated duration

Other duration: Unlimited

5.1.4. Renewal

Maximum renewals: 0

5.1.6. General information

Reserved participation:

Participation is not reserved.

Procurement Project not financed with EU Funds.

The procurement is covered by the Government Procurement Agreement (GPA): no

5.1.9. Selection criteria

Sources of selection criteria: European Single Procurement Document (ESPD)

5.1.11. Procurement documents

Address of the procurement documents: <https://www.publicprocurement.be/publication-workspaces/ca0612ce-50ba-4dc0-bb51-fd4472764691/documents>

Ad hoc communication channel:

Name: QS.kleinewerken@brusselsairport.be

5.1.12. Terms of procurement

Terms of submission:

Electronic submission: Required

Address for submission: <https://www.publicprocurement.be/supplier/enterprises/0/tendering-workspaces/publication-workspace-detail/ca0612ce-50ba-4dc0-bb51-fd4472764691/general>

Languages in which tenders or requests to participate may be submitted: Dutch, French, English

Terms of contract:

The execution of the contract must be performed within the framework of sheltered employment programmes: No

Electronic invoicing: Required

Electronic ordering will be used: yes

Electronic payment will be used: yes

Financial arrangement: Zie bestek dat in een latere fase aan de geselecteerde kandidaten zal worden overgemaakt.

5.1.16. Further information, mediation and review

Mediation organisation: Nederlandstalige Ondernemingsrechtbank Brussel (vernietigingsprocedure); Voorzitter van de Nederlandstalige Ondernemingsrechtbank (schorsingsprocedure)

Review organisation: Nederlandstalige Ondernemingsrechtbank Brussel (vernietigingsprocedure); Voorzitter van de Nederlandstalige Ondernemingsrechtbank (schorsingsprocedure)

Organisation providing additional information about the procurement procedure: Brussels Airport Company nv

Organisation providing offline access to the procurement documents: Brussels Airport Company nv

Organisation providing more information on the review procedures: Nederlandstalige Ondernemingsrechtbank Brussel (vernietigingsprocedure); Voorzitter van de Nederlandstalige Ondernemingsrechtbank (schorsingsprocedure)

Organisation receiving requests to participate: Brussels Airport Company nv

Organisation processing tenders: Brussels Airport Company nv

5.1. Lot: LOT-0002

Title: BAC/2022/092 - 2

Description: Categorie 2: Een kwalificatiesysteem met meerdere ondernemingen voor bouw- en renovatieprojecten tussen €300K en €1Mio op Brussels Airport. Onder bouw- en renovatieprojecten wordt onder meer begrepen: 1. Civiele Werken (lot 7): beton, metselwerk, dak, buitenvoegwerk, dekvloer, binnensloop (incl asbestsanering), ... (alles tot 'casco') 2. Interieurwerken (lot 8) (vloeren, plafond, scheidingswanden, tapijt, schilderwerk, binnenschrijnwerk, ...) 3. Sanitaire Werken (lot 9) (water(afvoer), sanitaire materialen, ...) (loodgieterswerk) 4. HVAC Werken (lot 10) (Rook- en Warmte-evacuatie ('RWA'), koeling, verwarming, ventilatie, ...) 5. Elektriciteitswerken (lot 12) (Laagspanning, Hoogspanning, verlichting, ...) 6. Brandtechnische Werken (lot 10) (sprinkler, rookgordijn, detectie, ...) 7. (Algemene aannemer) (Lot 13) (alle bovenstaande technieken)

Internal identifier: 2

5.1.1. Purpose

Main nature of the contract: Works

Main classification (cpv): 45000000 Construction work

Additional classification (cpv): 45262300 Concrete work, 45200000 Works for complete or part construction and civil engineering work, 45262330 Concrete repair work, 45421141 Installation of partitioning, 45316000 Installation work of illumination and signalling systems, 50710000 Repair and maintenance services of electrical and mechanical building installations, 45111100 Demolition work, 51300000 Installation services of communications equipment, 51700000 Installation services of fire protection equipment, 45262500 Masonry and bricklaying work, 45430000 Floor and wall covering work, 45330000 Plumbing and sanitary works, 45331000 Heating, ventilation and air-conditioning installation work, 45331200 Ventilation and air-conditioning installation work, 45260000 Roof works and other special trade construction works , 50413200 Repair and maintenance services of firefighting equipment, 45232400 Sewer construction work, 45440000 Painting and glazing work, 45332200 Water plumbing work, 51100000 Installation services of electrical and mechanical equipment, 45332300 Drain-laying work, 45332400 Sanitary fixture installation work, 45310000 Electrical installation work, 45232450 Drainage construction works, 45312100 Fire-alarm system installation work, 45343000 Fire-prevention installation works, 45443000 Facade work, 45343230 Sprinkler systems installation work, 45400000 Building completion work, 45410000 Plastering work, 42520000 Ventilation equipment, 45420000 Joinery and carpentry installation work

5.1.2. Place of performance

Town: Zaventem

Postcode: 1930

Country subdivision (NUTS): Arr. Halle-Vilvoorde (BE241)

Country: Belgium

Additional information: Luchthaven, Brussel-Nationaal

5.1.3. Estimated duration

Other duration: Unlimited

5.1.4. Renewal

Maximum renewals: 0

5.1.6. General information

Reserved participation:

Participation is not reserved.

Procurement Project not financed with EU Funds.

The procurement is covered by the Government Procurement Agreement (GPA): no

5.1.9. Selection criteria

Sources of selection criteria: European Single Procurement Document (ESPD)

5.1.11. Procurement documents

Address of the procurement documents: <https://www.publicprocurement.be/publication-workspaces/ca0612ce-50ba-4dc0-bb51-fd4472764691/documents>

Ad hoc communication channel:

Name: QS.kleinewerken@brusselsairport.be

5.1.12. Terms of procurement

Terms of submission:

Electronic submission: Required

Address for submission: <https://www.publicprocurement.be/supplier/enterprises/0/tendering-workspaces/publication-workspace-detail/ca0612ce-50ba-4dc0-bb51-fd4472764691/general>

Languages in which tenders or requests to participate may be submitted: Dutch, French, English

Terms of contract:

The execution of the contract must be performed within the framework of sheltered employment programmes: No

Electronic invoicing: Required

Electronic ordering will be used: yes

Electronic payment will be used: yes

Financial arrangement: Zie bestek dat in een latere fase aan de geselecteerde kandidaten zal worden overgemaakt.

5.1.16. Further information, mediation and review

Mediation organisation: Nederlandstalige Ondernemingsrechtbank Brussel (vernietigingsprocedure); Voorzitter van de Nederlandstalige Ondernemingsrechtbank (schorsingsprocedure)

Review organisation: Nederlandstalige Ondernemingsrechtbank Brussel (vernietigingsprocedure); Voorzitter van de Nederlandstalige Ondernemingsrechtbank (schorsingsprocedure)

Organisation providing additional information about the procurement procedure: Brussels Airport Company nv

Organisation providing offline access to the procurement documents: Brussels Airport Company nv

Organisation providing more information on the review procedures: Nederlandstalige Ondernemingsrechtbank Brussel (vernietigingsprocedure); Voorzitter van de Nederlandstalige Ondernemingsrechtbank (schorsingsprocedure)

Organisation receiving requests to participate: Brussels Airport Company nv

Organisation processing tenders: Brussels Airport Company nv

5.1. Lot: LOT-0003

Title: BAC/2022/092 - 3

Description: Categorie 3: Een kwalificatiesysteem met meerdere ondernemingen voor bouw- en renovatieprojecten tussen €1Mio en €5 Mio op Brussels Airport. Onder bouw- en renovatieprojecten wordt onder meer begrepen: 1. Civiele Werken : beton, metselwerk, dak, buitenvoegwerk, dekvloer, binnensloop (incl asbestsanering), ... (alles tot 'casco') + Interieurwerken (vloeren, plafond, scheidingswanden, tapijt, schilderwerk, binnenschrijnwerk, ...) (Lot 14) 2. Sanitaire Werken (water(afvoer), sanitaire materialen, ...) (loodgieterswerk) + HVAC Werken (Rook- en Warmte-evacuatie ('RWA'), koeling, verwarming, ventilatie, ...) +

Brandtechnische Werken (sprinkler, rookgordijn, detectie, ...) (Lot 15) 3. Elektriciteitswerken (Laagspanning, Hoogspanning, verlichting, ...) (Lot 16) 4. (Algemene aannemer) (alle bovenstaande technieken) (Lot 17)

Internal identifier: 3

5.1.1. Purpose

Main nature of the contract: Works

Main classification (cpv): 45000000 Construction work

Additional classification (cpv): 45262300 Concrete work, 45200000 Works for complete or part construction and civil engineering work, 45262330 Concrete repair work, 45421141 Installation of partitioning, 45316000 Installation work of illumination and signalling systems, 50710000 Repair and maintenance services of electrical and mechanical building installations, 45111100 Demolition work, 51300000 Installation services of communications equipment, 51700000 Installation services of fire protection equipment, 45262500 Masonry and bricklaying work, 45430000 Floor and wall covering work, 45330000 Plumbing and sanitary works, 45331000 Heating, ventilation and air-conditioning installation work, 45331200 Ventilation and air-conditioning installation work, 45260000 Roof works and other special trade construction works , 50413200 Repair and maintenance services of firefighting equipment, 45232400 Sewer construction work, 45440000 Painting and glazing work, 45332200 Water plumbing work, 51100000 Installation services of electrical and mechanical equipment, 45332300 Drain-laying work, 45332400 Sanitary fixture installation work, 45310000 Electrical installation work, 45232450 Drainage construction works, 45312100 Fire-alarm system installation work, 45343000 Fire-prevention installation works, 45443000 Facade work, 45343230 Sprinkler systems installation work, 45400000 Building completion work, 45410000 Plastering work, 42520000 Ventilation equipment, 45420000 Joinery and carpentry installation work

5.1.2. Place of performance

Town: Zaventem

Postcode: 1930

Country subdivision (NUTS): Arr. Halle-Vilvoorde (BE241)

Country: Belgium

Additional information: Luchthaven, Brussel-Nationaal

5.1.3. Estimated duration

Other duration: Unlimited

5.1.4. Renewal

Maximum renewals: 0

5.1.6. General information

Reserved participation:

Participation is not reserved.

Procurement Project not financed with EU Funds.

The procurement is covered by the Government Procurement Agreement (GPA): no

5.1.9. Selection criteria

Sources of selection criteria: European Single Procurement Document (ESPD)

5.1.11. Procurement documents

Address of the procurement documents: <https://www.publicprocurement.be/publication-workspaces/ca0612ce-50ba-4dc0-bb51-fd4472764691/documents>

Ad hoc communication channel:

Name: QS.kleinewerken@brusselsairport.be

5.1.12. Terms of procurement

Terms of submission:

Electronic submission: Required

Address for submission: <https://www.publicprocurement.be/supplier/enterprises/0/tendering-workspaces/publication-workspace-detail/ca0612ce-50ba-4dc0-bb51-fd4472764691/general>

Languages in which tenders or requests to participate may be submitted: Dutch, French, English

Terms of contract:

The execution of the contract must be performed within the framework of sheltered employment programmes: No

Electronic invoicing: Required

Electronic ordering will be used: yes

Electronic payment will be used: yes

Financial arrangement: Zie bestek dat in een latere fase aan de geselecteerde kandidaten zal worden overgemaakt.

5.1.16. Further information, mediation and review

Mediation organisation: Nederlandstalige Ondernemingsrechtbank Brussel (vernietigingsprocedure); Voorzitter van de Nederlandstalige Ondernemingsrechtbank (schorsingsprocedure)

Review organisation: Nederlandstalige Ondernemingsrechtbank Brussel (vernietigingsprocedure); Voorzitter van de Nederlandstalige Ondernemingsrechtbank (schorsingsprocedure)

Organisation providing additional information about the procurement procedure: Brussels Airport Company nv

Organisation providing offline access to the procurement documents: Brussels Airport Company nv

Organisation providing more information on the review procedures: Nederlandstalige Ondernemingsrechtbank Brussel (vernietigingsprocedure); Voorzitter van de Nederlandstalige Ondernemingsrechtbank (schorsingsprocedure)

Organisation receiving requests to participate: Brussels Airport Company nv

Organisation processing tenders: Brussels Airport Company nv

8. Organisations

8.1. ORG-0001

Official name: Brussels Airport Company nv

Registration number: 0890082292_1486

Postal address: Luchthaven Brussel-Nationaal, Gebouw 1M (Compass)

Town: Zaventem

Postcode: 1930

Country subdivision (NUTS): Arr. Halle-Vilvoorde (BE241)

Country: Belgium

Email: kristof.goossens@brusselsairport.be

Telephone: +32 27533554

Internet address: <http://www.brusselsairport.be>

Roles of this organisation:

Buyer

Organisation providing additional information about the procurement procedure
Organisation providing offline access to the procurement documents
Organisation receiving requests to participate
Organisation processing tenders

8.1. **ORG-0002**

Official name: FOD Beleid en Ondersteuning
Registration number: BE001
Postal address: Simon Bolivarlaan 30, bus 1
Town: Brussel
Postcode: 1000
Country subdivision (NUTS): Arr. de Bruxelles-Capitale/Arr. Brussel-Hoofdstad (BE100)
Country: Belgium
Email: e.proc@publicprocurement.be
Telephone: +32 2 740 80 00
Internet address: <https://bosa.belgium.be>

Roles of this organisation:

TED eSender

8.1. **ORG-0003**

Official name: Nederlandstalige Ondernemingsrechtbank Brussel (vernietigingsprocedure);
Voorzitter van de Nederlandstalige Ondernemingsrechtbank (schorsingsprocedure)
Registration number: 248012469
Postal address: Waterloolaan 70
Town: Brussel
Postcode: 1000
Country subdivision (NUTS): Arr. Halle-Vilvoorde (BE241)
Country: Belgium
Email: info@just.fgov.be
Telephone: 02 557 76 35

Roles of this organisation:

Review organisation
Organisation providing more information on the review procedures
Mediation organisation

10. Change

Version of the previous notice to be changed
:
a3733f88-5862-41d6-a6d7-90f0cc43c164-01
Main reason for change
:
Information updated

10.1. **Change**

Section identifier: PROCEDURE
The procurement documents were changed on: 18/05/2026

Notice information

Notice identifier/version: 97584632-b846-4be5-97ff-de76bdaef7aa - 01

Form type: Competition

Notice type: Notice on the existence of a qualification system

Notice subtype: 15

Notice dispatch date: 18/05/2026 00:00:00 (UTC+02:00) Eastern European Time, Central European Summer Time

Notice dispatch date (eSender): 18/05/2026 00:00:00 (UTC+02:00) Eastern European Time, Central European Summer Time

Languages in which this notice is officially available: Dutch

Notice publication number: 340662-2026

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