

353082-2026 - Result

Ireland – Supervision of building work – Client Representative Services for Convent Avenue, Fairview, Dublin 3 and Establishment of a Multiple Operator Framework Agreement for Focus Housing Association

OJ S 98/2026 22/05/2026

Contract or concession award notice – standard regime
Services

1. Buyer

1.1. Buyer

Official name: Focus Housing Association clg

Email: liz.carey@focusireland.ie

Legal type of the buyer: Body governed by public law, controlled by a central government authority

Activity of the contracting authority: Housing and community amenities

2. Procedure

2.1. Procedure

Title: Client Representative Services for Convent Avenue, Fairview, Dublin 3 and Establishment of a Multiple Operator Framework Agreement for Focus Housing Association

Description: Focus Housing Association wish to appoint Client Representative Services for Convent Avenue, Fairview, Dublin 3 including the establishment of a Multiple Operator Framework Agreement. The Client Representative Services to be provided are as follows: • Employers Representative • Employers Agent (Technical) • Employers Agent (Financial) • Clerk of Works (Part Time) • Fire Safety Design Review. The Convent Avenue project comprises the development of 37nr one bedroomed apartments, a communal space and associated site works. Future projects to be included on the Framework will comprise new build and refurbishment projects for Focus Housing Association.

Procedure identifier: 01579d03-9575-47ae-8c7f-bfe4c4505329

Previous notice: 93b15f4b-d887-499d-b089-157a97a1a51f-01

Type of procedure: Open

The procedure is accelerated: no

2.1.1. Purpose

Main nature of the contract: Services

Main classification (cpv): 71247000 Supervision of building work

Additional classification (cpv): 71317100 Fire and explosion protection and control consultancy services, 71324000 Quantity surveying services, 71500000 Construction-related services, 71521000 Construction-site supervision services, 71530000 Construction consultancy services, 71541000 Construction project management services, 71315200 Building consultancy services

2.1.2. Place of performance

Country subdivision (NUTS): Dublin (IE061)

Country: Ireland

2.1.3. Value

Estimated value excluding VAT: 200 000,00 EUR
Maximum value of the framework agreement: 1 500 000,00 EUR

2.1.4. General information

Legal basis:

Directive 2014/24/EU

5. Lot

5.1. Lot: LOT-0001

Title: Client Representative Services for Convent Avenue, Fairview, Dublin 3 and Establishment of a Multiple Operator Framework Agreement for Focus Housing Association
Description: Focus Housing Association wish to appoint Client Representative Services for Convent Avenue, Fairview, Dublin 3 including the establishment of a Multiple Operator Framework Agreement. The Client Representative Services to be provided are as follows: • Employers Representative • Employers Agent (Technical) • Employers Agent (Financial) • Clerk of Works (Part Time) • Fire Safety Design Review. The Convent Avenue project comprises the development of 37nr one bedroomed apartments, a communal space and associated site works. Future projects to be included on the Framework will comprise new build and refurbishment projects for Focus Housing Association.

Internal identifier: 0

5.1.1. Purpose

Main nature of the contract: Services

Main classification (cpv): 71247000 Supervision of building work

Additional classification (cpv): 71317100 Fire and explosion protection and control consultancy services, 71324000 Quantity surveying services, 71500000 Construction-related services, 71521000 Construction-site supervision services, 71530000 Construction consultancy services, 71541000 Construction project management services, 71315200 Building consultancy services

5.1.2. Place of performance

Country subdivision (NUTS): Dublin (IE061)

Country: Ireland

5.1.3. Estimated duration

Duration: 36 Months

5.1.5. Value

Estimated value excluding VAT: 1 500 000,00 EUR

5.1.6. General information

Procurement Project not financed with EU Funds.

The procurement is covered by the Government Procurement Agreement (GPA): yes

5.1.7. Strategic procurement

Aim of strategic procurement: No strategic procurement

5.1.10. Award criteria

Criterion:

Type: Quality

Description: The Criteria were as follows Criteria A - Client Representative Procedures - 150 marks Criteria B - Human Resources - 350 marks Criteria C - Cost Management - 100 marks Criteria D - Resourcing - 100 marks Tender Price – 300 marks
Description of the method to be used if weighting cannot be expressed by criteria: 70:30
Quality:Price

5.1.15. Techniques

Framework agreement:

Framework agreement, with reopening of competition

Information about the dynamic purchasing system:

No dynamic purchase system

5.1.16. Further information, mediation and review

Review organisation: The High Court of Ireland

Organisation providing offline access to the procurement documents: Focus Housing Association clg

Organisation providing more information on the review procedures: The High Court of Ireland

6. Results

Maximum value of the framework agreements in this notice: 200 000,00 EUR

Approximate value of the framework agreements

:

1 500 000,00

EUR

6.1. Result lot identifier: LOT-0001

Winner selection status: At least one winner was chosen.

Framework agreement:

Maximum value of the framework agreement: 1 500 000,00 EUR

Re-estimated value of the framework agreement: 1 500 000,00 EUR

6.1.2. Information about winners

Winner:

Official name: BLDG Chartered Surveyors

Tender:

Tender identifier: 000167096

Identifier of lot or group of lots: LOT-0001

Subcontracting: No

Contract information:

Identifier of the contract: 440677

Date on which the winner was chosen: 05/05/2026

Date of the conclusion of the contract: 14/05/2026

Winner:

Official name: McMahon Associates

Tender:

Tender identifier: 000165359

Identifier of lot or group of lots: LOT-0001

Subcontracting: No

Contract information:

Identifier of the contract: 440675
Date on which the winner was chosen: 05/05/2026
Date of the conclusion of the contract: 14/05/2026

Winner:

Official name: Niall Keely and Associates

Tender:

Tender identifier: 000165334
Identifier of lot or group of lots: LOT-0001
Subcontracting: No

Contract information:

Identifier of the contract: 440674
Date on which the winner was chosen: 05/05/2026
Date of the conclusion of the contract: 14/05/2026

Winner:

Official name: A2 Architects

Tender:

Tender identifier: 000165316
Identifier of lot or group of lots: LOT-0001
Subcontracting: No

Contract information:

Identifier of the contract: 440676
Date on which the winner was chosen: 05/05/2026
Date of the conclusion of the contract: 14/05/2026

6.1.4. Statistical information

Received tenders or requests to participate:

Type of received submissions: Tenders
Number of tenders or requests to participate received: 4

8. Organisations

8.1. ORG-0001

Official name: Focus Housing Association clg
Registration number: 20015107
Postal address: 9-12 High Street
Town: Dublin
Postcode: D08E1WO
Country subdivision (NUTS): Dublin (IE061)
Country: Ireland
Email: liz.carey@focusireland.ie
Telephone: 01 8815900
Internet address: <https://www.focusireland.ie>
Buyer profile: <https://www.focusireland.ie>

Roles of this organisation:

Buyer
Organisation providing offline access to the procurement documents

8.1. ORG-0002

Official name: BLDG Chartered Surveyors
Size of the economic operator: Micro

Registration number: 523864
Postal address: Unit 4, 84 Strand Street, Skerries
Town: Dublin
Postcode: K34 VW93
Country subdivision (NUTS): Dublin (IE061)
Country: Ireland
Email: niall.hegarty@bldg.ie
Telephone: 0871618417
Internet address: <https://www.bldg.ie/>

Roles of this organisation:

Tenderer

Winner of these lots: LOT-0001

8.1. ORG-0003

Official name: McMahon Associates
Size of the economic operator: Micro
Registration number: NI048792
Postal address: 26 Upper English St
Town: Armagh
Postcode: BT61 7BD
Country subdivision (NUTS): Extra-Regio NUTS 3 (ALZZZ)
Country: Ireland
Email: muriel.kerr@mcmahonengineers.com
Telephone: 02837522940
Internet address: www.mcmahonengineers.com

Roles of this organisation:

Tenderer

Winner of these lots: LOT-0001

8.1. ORG-0004

Official name: Niall Keely and Associates
Size of the economic operator: Small
Registration number: 353003
Postal address: 2nd Flr, Blk B, Heritage Bus. Pk,
Town: Blackrock
Postcode: T12RW2C
Country subdivision (NUTS): South-West (IE053)
Country: Ireland
Email: wesley.shorten@kce.ie
Telephone: 0214536590
Internet address: www.kce.ie

Roles of this organisation:

Tenderer

Winner of these lots: LOT-0001

8.1. ORG-0005

Official name: A2 Architects
Size of the economic operator: Micro
Registration number: 399787
Town: Dublin
Postcode: D07TK75

Country subdivision (NUTS): South-East (IE052)

Country: Ireland

Email: pcarroll@a2.ie

Roles of this organisation:

Tenderer

Winner of these lots: LOT-0001

8.1. ORG-0006

Official name: The High Court of Ireland

Registration number: The High Court of Ireland

Department: The High Court of Ireland

Postal address: Four Courts, Inns Quay, Dublin 7

Town: Dublin

Postcode: D07 WDX8

Country subdivision (NUTS): Dublin (IE061)

Country: Ireland

Email: HighCourtCentralOffice@courts.ie

Telephone: +353 1 8886000

Roles of this organisation:

Review organisation

Organisation providing more information on the review procedures

8.1. ORG-0007

Official name: European Dynamics S.A.

Registration number: 002024901000

Department: European Dynamics S.A.

Town: Athens

Postcode: 15125

Country subdivision (NUTS): Βόρειος Τομέας Αθηνών (EL301)

Country: Greece

Email: eproc-esender@eurodyn.com

Telephone: +30 2108094500

Roles of this organisation:

TED eSender

Notice information

Notice identifier/version: b8736407-418c-4381-9027-4990d56326be - 01

Form type: Result

Notice type: Contract or concession award notice – standard regime

Notice subtype: 29

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