

371062-2026 - Competition

Ireland – Building construction work – Multi Party Framework Agreement for the Award of Development Agreements for the delivery of social housing projects in the Dublin City Council Area Type 1 Projects with Planning

OJ S 103/2026 01/06/2026

Contract or concession notice – standard regime

Works

1. Buyer

1.1. Buyer

Official name: Dublin City Council

Email: jj.curran@dublincity.ie

Legal type of the buyer: Local authority

Activity of the contracting authority: General public services

2. Procedure

2.1. Procedure

Title: Multi Party Framework Agreement for the Award of Development Agreements for the delivery of social housing projects in the Dublin City Council Area Type 1 Projects with Planning

Description: Dublin City Council seeks to establish a Multi Party Framework Agreement to award Development Agreements using the competitive dialogue procedure. Through this procedure, the Contracting Authority wishes to engage with experienced Candidates to identify and define the best means suited to meeting its requirements. The overall estimated value of the framework shall be between €500m and €800m. The Framework will be established with a maximum of five (5) participants Successful Tenderers will be expected to conclude a Framework Agreement, Development Agreement and a Contract for Sale of the relevant site (and ancillary documents, such as collateral warranties) with the Contracting Authority. Any such Development Agreement and Contract for Sale will relate to the development and funding of social housing units only. Please note that this project is subject to funding. For further information please refer to documentation available to download from www.etenders.gov.ie Resource ID 8274233

Procedure identifier: 1af5e216-5637-4f2c-97b9-59347db69b62

Type of procedure: Competitive dialogue

2.1.1. Purpose

Main nature of the contract: Works

Main classification (cpv): 45210000 Building construction work

Additional classification (cpv): 45211360 Urban development construction work, 45211340 Multi-dwelling buildings construction work, 70111000 Development of residential real estate

2.1.2. Place of performance

Country subdivision (NUTS): Dublin (IE061)

Country: Ireland

2.1.3. Value

Estimated value excluding VAT: 800 000 000,00 EUR

Maximum value of the framework agreement: 800 000 000,00 EUR

2.1.4. General information

Legal basis:

Directive 2014/24/EU

2.1.6. Grounds for exclusion

Sources of grounds for exclusion: Procurement Document

5. Lot

5.1. Lot: LOT-0001

Title: Multi Party Framework Agreement for the Award of Development Agreements for the delivery of social housing projects in the Dublin City Council Area Type 1 Projects with Planning

Description: Dublin City Council seeks to establish a Multi Party Framework Agreement to award Development Agreements using the competitive dialogue procedure. Through this procedure, the Contracting Authority wishes to engage with experienced Candidates to identify and define the best means suited to meeting its requirements. The overall estimated value of the framework shall be between €500m and €800m. The Framework will be established with a maximum of five (5) participants Successful Tenderers will be expected to conclude a Framework Agreement, Development Agreement and a Contract for Sale of the relevant site (and ancillary documents, such as collateral warranties) with the Contracting Authority. Any such Development Agreement and Contract for Sale will relate to the development and funding of social housing units only. Please note that this project is subject to funding. For further information please refer to documentation available to download from www.etenders.gov.ie Resource ID 8274233

Internal identifier: 0

5.1.1. Purpose

Main nature of the contract: Works

Main classification (cpv): 45210000 Building construction work

Additional classification (cpv): 45211360 Urban development construction work, 45211340 Multi-dwelling buildings construction work, 70111000 Development of residential real estate

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: 800 000 000,00 EUR

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): yes

5.1.7. Strategic procurement

Aim of strategic procurement: No strategic procurement

5.1.9. Selection criteria

Sources of selection criteria: Procurement Document

Information about the second stage of a two-stage procedure:

Minimum number of candidates to be invited for the second stage of the procedure: 3

Maximum number of candidates to be invited for the second stage of the procedure: 5

5.1.11. Procurement documents

Languages in which the procurement documents are officially available: English

Languages in which the procurement documents (or their parts) are unofficially available: English

Deadline for requesting additional information: 15/06/2026 12:00:00 (UTC+01:00) Central European Time, Western European Summer Time

Address of the procurement documents: <https://www.etenders.gov.ie/epps/cft/listContractDocuments.do?resourceId=8274233>

5.1.12. Terms of procurement

Terms of submission:

Electronic submission: Required

Address for submission: <https://www.etenders.gov.ie/epps/cft/viewTenders.do?resourceId=8274233>

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

Electronic catalogue: Not allowed

Tenderers may submit more than one tender: Allowed

Deadline for receipt of requests to participate: 30/06/2026 12:00:00 (UTC+01:00) Central European Time, Western European Summer Time

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

5.1.15. Techniques

Framework agreement:

Framework agreement, without reopening of competition

Maximum number of participants: 5

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: Dublin City Council

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

Organisation receiving requests to participate: Dublin City Council

Organisation processing tenders: Dublin City Council

8. Organisations

8.1. ORG-0001

Official name: Dublin City Council

Registration number: IE47732154U

Postal address: Civic Offices, Wood Quay
Town: Dublin
Postcode: D08 RF3F
Country subdivision (NUTS): Dublin (IE061)
Country: Ireland
Email: jj.curran@dublincity.ie
Telephone: 01 2222222
Internet address: <https://www.dublincity.ie>
Buyer profile: <https://www.dublincity.ie>

Roles of this organisation:

Buyer
Organisation providing offline access to the procurement documents
Organisation receiving requests to participate
Organisation processing tenders

8.1. ORG-0002

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-0003

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: a5d2ec44-1b39-48d0-9387-e94619307494 - 01
Form type: Competition
Notice type: Contract or concession notice – standard regime
Notice subtype: 16

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