

511055-2026 - Konkurrensutsättning

Irland – Anläggningsarbete – DCC - Home Building Programme Contractor Multi Party Framework Agreement in 2 Lots A and B

OJ S 140/2026 23/07/2026

Meddelande om upphandling eller koncession – standardsystem - Meddelande om ändring Byggentreprenader

1. Upphandlare

1.1. Upphandlare

Officiellt namn: Dublin City Council

E-postadress: procurementunit@dublincity.ie

Köparens rättsliga status: Lokal myndighet

Den upphandlande myndighetens verksamhet: Allmän offentlig förvaltning

2. Förfarande

2.1. Förfarande

Titel: DCC - Home Building Programme Contractor Multi Party Framework Agreement in 2 Lots A and B

Beskrivning: Dublin City Council ("DCC", the "Contracting Authority") intends to establish two (2) four-year contractor multi-party framework agreements, namely, Lot A Framework and Lot B Framework (the "Frameworks") for the delivery of a significant programme of housing projects (the "Programme") utilising primarily the Design and Build (DB) delivery model. The Programme will form an important component of DCC's direct social and affordable housing delivery pipeline for the period 2026–2030, consistent with the objectives set out in the Government's new national housing plan, Delivering Homes, Building Communities. DCC has engaged the National Development Finance Agency ("NDFA") to support the procurement and delivery of the Programme. 26 no. sites comprising approximately 4,000 units have been identified for inclusion in the Programme. Further sites may be added to the Programme over the lifetime of the Frameworks. The Frameworks will be established using a 2-stage restricted procurement procedure and will consist of the Lot A Framework and the Lot B Framework, with suitably qualified contractors appointed to each of the Frameworks. The Lot A Framework call off contracts capex values range from €100m to €250m, while call-off contracts under the Lot B Framework will have capex values of up to €100m. These capex value ranges may be adjusted as necessary over the period of the Frameworks in line with construction inflation. Applicants may apply to qualify for each Framework; however, applicants can only be shortlisted for one of the Frameworks. Applicants will be required to state their Framework preference at the pre-qualification submission stage. For example, if an applicant submits an application for both the Lot A Framework and the Lot B Framework and fulfils the pre-qualification requirements for both Frameworks, the applicant will only be shortlisted for their preferred Framework and will not be shortlisted for the other Framework. For further information please refer to the Project Information Memorandum. The Estimated Value figures provided below are estimates only and are provided for indicative purposes only. It is not possible to be definitive regarding the anticipated total value of the Frameworks at this time due to a range of factors, including but not limited to changes to the sites to be included in the Programme and construction inflation. The estimated value figure is intended solely as an aggregate indicator of the potential overall scale of the Frameworks, rather than the value of

the currently identified pipeline of sites. Accordingly, the value of works procured under the Frameworks may be lower than the estimated figure stated in this notice and may vary during the term of the Frameworks, subject always to the maximum value of the Frameworks as stated in this notice below. The duration of each of the Frameworks is 48 months. The estimated duration of each call off contract under the Frameworks will be included at tender stage. The estimated duration of the first call off contract for the Lot A Framework and Lot B Framework is 24 months. Dublin City Council reserves the right to amend, alter or vary the information contained within this notice. For further information please refer to documentation available to download from www.etenders.gov.ie Resource ID 8179852. Please note that this programme is subject to funding.

Förfarandets identifierare: 7cb7ea0b-82c1-49b2-9b87-0ac0a1ddeb9d

Typ av förfarande: Selektivt

Förfarandet är påskyndat: nej

2.1.1. Föremålet för upphandlingen

Kontraktets art: Byggentreprenader

Huvudklassificering (cpv): 45000000 Anläggningsarbete

Ytterligare klassificering (cpv): 45210000 Byggnadsanläggning, 45211340 Byggnation av flerfamiljshus, 45211000 Anläggningsarbeten för flerfamiljshus, 45211341 Byggnation av lägenheter, 45310000 Installation av elektriska ledningar och armatur, 70111000 Exploatering av bostadsfastigheter, 45350000 Maskintekniska installationer

2.1.2. Leveransplats

Del av land (NUTS): Dublin (IE061)

Land: Irland

2.1.3. Värde

Beräknat värde exklusive moms: 2 500 000 000,00 EUR

Högsta värde för ramavtalet: 2 500 000 000,00 EUR

2.1.4. Allmänna upplysningar

Kompletterande information: 1. Suppliers must register their interest in the CfT on the eTenders web site (www.etenders.gov.ie) in order to be included on the mailing list for clarifications. Suppliers are advised to check the Messaging box for broadcast messages and tender clarifications from the Contracting Authority which might have issued prior to the date that Supplier associated itself / expressed an interest in the CfT. 2. Please note also that all information relating to attachments, including clarifications and changes, will be published on the Irish Government Procurement Opportunities Portal (www.etenders.gov.ie) only.

Registration is free of charge. Dublin City Council will not accept responsibility for information relayed (or not relayed) via third parties. 3. Emailed/faxed/late tenders will not be accepted. 4. Submission of Tenders Tenders must be submitted electronically via the eTenders electronic tender facility on www.etenders.gov.ie only. Only Tenders submitted through the electronic tender facility will be accepted. Tenders submitted by any other means (including but not limited to by email, post or hand delivery) will not be accepted. Please note that the eTenders electronic tender facility closes at the stated date and time precisely. It is the responsibility of Applicants / Tenderers to use the tender facility correctly, which includes taking responsibility for the safe and timely delivery of the tender. Tenderers must ensure that they give themselves enough time to upload and submit all required documentation before the closing date/time. Tenderers should consider the fact that upload speeds vary. In order to submit a response to the electronic tender facility, please note that you must ensure you have submitted the response completely. It is advisable to familiarise yourself with the new

eTenders platform prior to the closing date. The Contracting Authority will not be responsible if an economic operator fails to upload their documentation or if the uploaded file(s) is/are corrupted and cannot be read by Dublin City Council. In order to facilitate assessment, Applicants / Tenderers are kindly requested to submit a single attachment inclusive of the completed questionnaire(s)/ tender(s) and all related appendices. Economic Operators should note the following when making their submission: • There is a maximum upload limit of 100MB per tender submission. • After submitting a response, the response may be modified and re-submitted as many times as may be necessary until the CfT deadline has expired. • The 'Submit' button will be disabled automatically upon the expiration of the response deadline. Below we provide an overview of the key steps. Please note that the Contracting Authority take no responsibility for these steps being the totality of the steps required as different processes may require different actions. Should you experience difficulty when uploading documents or have any queries regarding the tender submission, please contact the eTenders helpdesk directly via phone +353 818001459, Email irisheprochelpdesk@eurodyn.com or select 'Contact Us' on the home page. Accessing documents In order to download all documents associated with a particular Call for Tender, Economic Operators must express an interest in the Call for Tender by associating a user from your organisation with the CfT. It is important to note that you must ensure you ASSOCIATE your company with this tender competition. To do this you must do the following: (a) Login to the system; (b) Locate the competition using the Advanced Search by Contracting Authority or Resource ID (c) Click on the hyperlink for the competition which will bring you to the CfT Workspace (d) In the Show CfT Menu for the competition click on the "Expression of Interest" in the drop down menu (e) Complete the "Association with the CfT" tab. (f) This will then provide you with a link to "Tender" under the Show CfT Menu Submitting your Tender In responding to a tender without an electronic ESPD, a number of steps are required. The final step involves clicking on a Submit button and receiving the following status: Submitted 5. All queries regarding this expression of interest/tender* must be directed to the messaging facility on www.etenders.gov.ie. CFT ID: 8179852. Queries must be in question format. Responses will be circulated to those candidates/tenderers that have registered an interest in this notice on the Irish Government procurement opportunities portal www.etenders.gov.ie. The details of the party making the query will not be disclosed when circulating the response. All queries must be submitted by 12 noon on 12th August 2026 to enable issue of responses to all interested parties. 6. Refer to document 'Additional Information' available to download from www.etenders.gov.ie using Resource ID 8179852 for further information.

Rättslig grund:

Direktiv 2014/24/EU

2.1.5. Upphandlingsvillkor

Villkor för inlämning:

Högst antal delar som en anbudsgivare kan lämna anbud för: 2

Kontraktsvillkor:

Högst antal delar för vilka kontrakt kan tilldelas en anbudsgivare: 1

2.1.6. Uteslutningsgrunder

Källor till uteslutningsgrunder: Upphandlingsdokument

5. Del (anbudsområde)

5.1. Del (anbudsområde): LOT-0001

Titel: Lot A Framework

Beskrivning: Dublin City Council ("DCC", the "Contracting Authority") intends to establish two (2) four-year contractor multi-party framework agreements, namely, Lot A Framework and Lot B Framework (the "Frameworks") for the delivery of a significant programme of housing projects (the "Programme") utilising primarily the Design and Build (DB) delivery model. The Programme will form an important component of DCC's direct social and affordable housing delivery pipeline for the period 2026–2030, consistent with the objectives set out in the Government's new national housing plan, Delivering Homes, Building Communities. DCC has engaged the National Development Finance Agency ("NDFA") to support the procurement and delivery of the Programme. 26 no. sites comprising approximately 4,000 units have been identified for inclusion in the Programme. Further sites may be added to the Programme over the lifetime of the Frameworks. The Frameworks will be established using a 2-stage restricted procurement procedure and will consist of the Lot A Framework and the Lot B Framework, with suitably qualified contractors appointed to each of the Frameworks. The Lot A Framework call off contracts capex values range from €100m to €250m, while call-off contracts under the Lot B Framework will have capex values of up to €100m. These capex value ranges may be adjusted as necessary over the period of the Frameworks in line with construction inflation. Applicants may apply to qualify for each Framework; however, applicants can only be shortlisted for one of the Frameworks. Applicants will be required to state their Framework preference at the pre-qualification submission stage. For example, if an applicant submits an application for both the Lot A Framework and the Lot B Framework and fulfils the pre-qualification requirements for both Frameworks, the applicant will only be shortlisted for their preferred Framework and will not be shortlisted for the other Framework. For further information please refer to the Project Information Memorandum. The Estimated Value figures provided below are estimates only and are provided for indicative purposes only. It is not possible to be definitive regarding the anticipated total value of the Frameworks at this time due to a range of factors, including but not limited to changes to the sites to be included in the Programme and construction inflation. The estimated value figure is intended solely as an aggregate indicator of the potential overall scale of the Frameworks, rather than the value of the currently identified pipeline of sites. Accordingly, the value of works procured under the Frameworks may be lower than the estimated figure stated in this notice and may vary during the term of the Frameworks, subject always to the maximum value of the Frameworks as stated in this notice below. The duration of each of the Frameworks is 48 months. The estimated duration of each call off contract under the Frameworks will be included at tender stage. The estimated duration of the first call off contract for the Lot A Framework and Lot B Framework is 24 months. Dublin City Council reserves the right to amend, alter or vary the information contained within this notice. For further information please refer to documentation available to download from www.etenders.gov.ie Resource ID 8179852. Please note that this programme is subject to funding.

Intern identifierare: 1

5.1.1. Föremålet för upphandlingen

Kontraktets art: Byggentreprenader

Huvudklassificering (cpv): 45000000 Anläggningsarbete

Ytterligare klassificering (cpv): 45210000 Byggnadsanläggning, 45211340 Byggnation av flerfamiljshus, 45211000 Anläggningsarbeten för flerfamiljshus, 45211341 Byggnation av lägenheter, 45310000 Installation av elektriska ledningar och armatur, 70111000 Exploatering av bostadsfastigheter, 45350000 Maskintekniska installationer

5.1.2. Leveransplats

Del av land (NUTS): Dublin (IE061)

Land: Irland

5.1.3. Uppskattad löptid

Varaktighet: 48 Månader

5.1.5. Värde

Beräknat värde exklusive moms: 2 500 000 000,00 EUR

5.1.6. Allmänna upplysningar

Reserverad upphandling:

Deltagande är inte reserverat.

Upphandlingsprojekt som inte finansieras med EU-medel

Upphandlingen omfattas av Världshandelsorganisationens avtal om offentlig upphandling, GPA
: ja

5.1.7. Strategisk upphandling

Syftet med strategisk upphandling: Främjande av social hållbarhet

Beskrivning: The Programme will form an important component of DCC's direct social and affordable housing delivery pipeline for the period 2026–2030, consistent with the objectives set out in the Government's new national housing plan, Delivering Homes, Building Communities.

Socialt mål som främjas: Annat

5.1.8. Tillgänglighetskriterier

Det ställs krav på tillgänglighet för personer med funktionsnedsättning

5.1.9. Urvalskriterier

Källor till urvalskriterier: Upphandlingsdokument

Information om det andra steget i ett förfarande med två steg:

Minsta antalet anbudssökande som inbjuds att delta i andra steget i förfarandet: 5

5.1.10. Tilldelningskriterier

Kriterium:

Typ: Kvalitet

Kriterium:

Typ: Kostnader

5.1.11. Upphandlingsdokument

Språk som upphandlingsdokumenten är officiellt tillgängliga på: engelska

Språk som upphandlingsdokumenten (eller delar av dem) är inofficiellt tillgängliga på: engelska

Sista dag för att begära kompletterande information: 12/08/2026 12:00:00 (UTC+01:00)

Centraleuropeisk tid / västeuropeisk sommartid

Adress till upphandlingsdokumenten: <https://www.etenders.gov.ie/epps/cft/listContractDocuments.do?resourceId=8179852>

5.1.12. Upphandlingsvillkor

Villkor för inlämning:

Elektronisk inlämning: Krävs

Adress för inlämning: <https://www.etenders.gov.ie/epps/cft/viewTenders.do?resourceId=8179852>

De språk som kan användas i anbuderna eller anbudsansökningarna: engelska

Elektronisk katalog: Ej tillåten

Anbudsgivare får lämna in fler än ett anbud: Ej tillåten

Tidsfrist för mottagande av anbudsansökningar: 26/08/2026 12:00:00 (UTC+01:00)

Centraleuropeisk tid / västeuropeisk sommartid

Kontraktsvillkor:

Kontraktet måste genomföras inom ramen för program för skyddad anställning: Nej

Elektronisk fakturering: Krävs

Elektronisk beställning kommer att användas: ja

Elektronisk betalning kommer att användas: ja

5.1.15. Metoder

Ramavtal:

Ramavtal med förnyad konkurrensutsättning

Högst antal deltagare: 5

Information om det dynamiska inköpssystemet:

Upphandlingen avser inte ett dynamiskt inköpssystem

5.1.16. Kompletterande information, medling och prövning

Prövningsorganisation: The High Court of Ireland

Organisation som ger offlineåtkomst till upphandlingsdokumenten: Dublin City Council

Organisation som ger mer information om prövningsförfaranden: The High Court of Ireland

Organisation som mottar anbudsansökningar: Dublin City Council

Organisation som behandlar anbud: Dublin City Council

5.1. Del (anbudsområde): LOT-0002

Titel: Lot B Framework

Beskrivning: Dublin City Council ("DCC", the "Contracting Authority") intends to establish two (2) four-year contractor multi-party framework agreements, namely, Lot A Framework and Lot B Framework (the "Frameworks") for the delivery of a significant programme of housing projects (the "Programme") utilising primarily the Design and Build (DB) delivery model. The Programme will form an important component of DCC's direct social and affordable housing delivery pipeline for the period 2026–2030, consistent with the objectives set out in the Government's new national housing plan, Delivering Homes, Building Communities. DCC has engaged the National Development Finance Agency ("NDFA") to support the procurement and delivery of the Programme. 26 no. sites comprising approximately 4,000 units have been identified for inclusion in the Programme. Further sites may be added to the Programme over the lifetime of the Frameworks. The Frameworks will be established using a 2-stage restricted procurement procedure and will consist of the Lot A Framework and the Lot B Framework, with suitably qualified contractors appointed to each of the Frameworks. The Lot A Framework call off contracts capex values range from €100m to €250m, while call-off contracts under the Lot B Framework will have capex values of up to €100m. These capex value ranges may be adjusted as necessary over the period of the Frameworks in line with construction inflation. Applicants may apply to qualify for each Framework; however, applicants can only be shortlisted for one of the Frameworks. Applicants will be required to state their Framework preference at the pre-qualification submission stage. For example, if an applicant submits an application for both the Lot A Framework and the Lot B Framework and fulfils the pre-qualification requirements for both Frameworks, the applicant will only be shortlisted for their preferred Framework and will not be shortlisted for the other Framework. For further information please refer to the Project Information Memorandum. The Estimated Value figures provided below are estimates only and are provided for indicative purposes only. It is not possible to be definitive regarding the anticipated total value of the Frameworks at this time due to a range of factors, including but not limited to changes to the sites to be included in the Programme and construction inflation. The estimated value figure is intended solely as an

aggregate indicator of the potential overall scale of the Frameworks, rather than the value of the currently identified pipeline of sites. Accordingly, the value of works procured under the Frameworks may be lower than the estimated figure stated in this notice and may vary during the term of the Frameworks, subject always to the maximum value of the Frameworks as stated in this notice below. The duration of each of the Frameworks is 48 months. The estimated duration of each call off contract under the Frameworks will be included at tender stage. The estimated duration of the first call off contract for the Lot A Framework and Lot B Framework is 24 months. Dublin City Council reserves the right to amend, alter or vary the information contained within this notice. For further information please refer to documentation available to download from www.etenders.gov.ie Resource ID 8179852. Please note that this programme is subject to funding.

Intern identifierare: 2

5.1.1. Föremålet för upphandlingen

Kontraktets art: Byggentreprenader

Huvudklassificering (cpv): 45000000 Anläggningsarbete

Ytterligare klassificering (cpv): 45210000 Byggnadsanläggning, 45211340 Byggnation av flerfamiljshus, 45211000 Anläggningsarbeten för flerfamiljshus, 45211341 Byggnation av lägenheter, 45310000 Installation av elektriska ledningar och armatur, 70111000 Exploatering av bostadsfastigheter, 45350000 Maskintekniska installationer

5.1.2. Leveransplats

Del av land (NUTS): Dublin (IE061)

Land: Irland

5.1.3. Uppskattad löptid

Varaktighet: 48 Månader

5.1.5. Värde

Beräknat värde exklusive moms: 2 500 000 000,00 EUR

5.1.6. Allmänna upplysningar

Reserverad upphandling:

Deltagande är inte reserverat.

Upphandlingsprojekt som inte finansieras med EU-medel

Upphandlingen omfattas av Världshandelsorganisationens avtal om offentlig upphandling, GPA : ja

5.1.7. Strategisk upphandling

Syftet med strategisk upphandling: Främjande av social hållbarhet

Beskrivning: The Programme will form an important component of DCC's direct social and affordable housing delivery pipeline for the period 2026–2030, consistent with the objectives set out in the Government's new national housing plan, Delivering Homes, Building Communities.

Socialt mål som främjas: Annat

5.1.8. Tillgänglighetskriterier

Det ställs krav på tillgänglighet för personer med funktionsnedsättning

5.1.9. Urvalskriterier

Källor till urvalskriterier: Upphandlingsdokument

Information om det andra steget i ett förfarande med två steg:

Minsta antalet anbudssökande som inbjuds att delta i andra steget i förfarandet: 6

5.1.10. Tilldelningskriterier

Kriterium:

Typ: Kvalitet

Kriterium:

Typ: Kostnader

5.1.11. Upphandlingsdokument

Språk som upphandlingsdokumenten är officiellt tillgängliga på: engelska

Språk som upphandlingsdokumenten (eller delar av dem) är inofficiellt tillgängliga på: engelska

Sista dag för att begära kompletterande information: 12/08/2026 12:00:00 (UTC+01:00)

Centraleuropeisk tid / västeuropeisk sommartid

Adress till upphandlingsdokumenten: <https://www.etenders.gov.ie/epps/cft/listContractDocuments.do?resourceId=8179852>

5.1.12. Upphandlingsvillkor

Villkor för inlämning:

Elektronisk inlämning: Krävs

Adress för inlämning: <https://www.etenders.gov.ie/epps/cft/viewTenders.do?resourceId=8179852>

De språk som kan användas i anbud eller anbudsansökningarna: engelska

Elektronisk katalog: Ej tillåten

Anbudsgivare får lämna in fler än ett anbud: Ej tillåten

Tidsfrist för mottagande av anbudsansökningar: 26/08/2026 12:00:00 (UTC+01:00)

Centraleuropeisk tid / västeuropeisk sommartid

Kontraktsvillkor:

Kontraktet måste genomföras inom ramen för program för skyddad anställning: Nej

Elektronisk fakturering: Krävs

Elektronisk beställning kommer att användas: ja

Elektronisk betalning kommer att användas: ja

5.1.15. Metoder

Ramavtal:

Ramavtal med förnyad konkurrensutsättning

Högst antal deltagare: 6

Information om det dynamiska inköpssystemet:

Upphandlingen avser inte ett dynamiskt inköpssystem

5.1.16. Kompletterande information, medling och prövning

Prövningsorganisation: The High Court of Ireland

Organisation som ger offlineåtkomst till upphandlingsdokumenten: Dublin City Council

Organisation som ger mer information om prövningsförfaranden: The High Court of Ireland

Organisation som mottar anbudsansökningar: Dublin City Council

Organisation som behandlar anbud: Dublin City Council

8. Organisationer

8.1. ORG-0001

Officiellt namn: Dublin City Council

Registreringsnummer: IE47732154U

Postadress: Civic Offices, Wood Quay

Ort: Dublin

Postnummer: D08 RF3F
Del av land (NUTS): Dublin (IE061)
Land: Irland
E-postadress: procurementunit@dublincity.ie
Tfn: 01 2222222
Webbadress: <https://www.dublincity.ie>
Köparprofil: <https://www.dublincity.ie>

Den här organisationens roller:

Upphandlare
Organisation som ger offlineåtkomst till upphandlingsdokumenten
Organisation som mottar anbudsansökningar
Organisation som behandlar anbud

8.1. ORG-0002

Officiellt namn: The High Court of Ireland
Registreringsnummer: The High Court of Ireland
Avdelning: The High Court of Ireland
Postadress: Four Courts, Inns Quay, Dublin 7
Ort: Dublin
Postnummer: D07 WDX8
Del av land (NUTS): Dublin (IE061)
Land: Irland
E-postadress: HighCourtCentralOffice@courts.ie
Tfn: +353 1 8886000

Den här organisationens roller:

Prövningsorganisation
Organisation som ger mer information om prövningsförfaranden

8.1. ORG-0003

Officiellt namn: European Dynamics S.A.
Registreringsnummer: 002024901000
Avdelning: European Dynamics S.A.
Ort: Athens
Postnummer: 15125
Del av land (NUTS): Βόρειος Τομέας Αθηνών (EL301)
Land: Grekland
E-postadress: eproc-esender@eurodyn.com
Tfn: +30 2108094500

Den här organisationens roller:

TED eSender

10. Ändring

Version av det föregående meddelandet som ska ändras

:

f3fde506-be0b-40b6-97b5-4c4c103b415e-01

Huvudskälet till ändringen

:

Information uppdaterad

Beskrivning

:

Deadlines extended: Deadline for receipt of requests to participate 26/08/2026 at 12.00 noon
Irish time Deadline for requesting additional information 12/08/2026 at 12:00 noon Irish time

Information om meddelandet

Identifierare/version för meddelandet: a3d1bc6a-a224-4a90-b647-8f5f943acc5e - 02

Formulärtyp: Konkurrensutsättning

Meddelandetyp: Meddelande om upphandling eller koncession – standardsystem

Meddelandets undertyp: 16

Avsändningsdatum för meddelandet: 21/07/2026 16:44:51 (UTC+01:00) Centraleuropeisk tid /
västeuropeisk sommartid

Språk som det här meddelandet finns officiellt tillgängligt på: engelska

Meddelandets publiceringsnummer: 511055-2026

EUT S-nummer: 140/2026

Publiceringsdatum: 23/07/2026