



Tender Title:	Call for Tender for the Fabrication, Installation and Commissioning of Four New Containers in the BIM Marine Safety Training Centre on Dinish Island, Castletownbere, Co. Cork
BIM Internal Reference:	2026-30
Date of Issue:	Friday, 14th August 2026
Clarification Period Closing Date:	12 noon (Irish Standard Time), Friday, 28th August 2026
Receipt of Tenders Deadline:	12 noon (Irish Standard Time), Friday, 4th September 2026

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1. Introduction

Bord Iascaigh Mhara (BIM), Ireland's Seafood Development Agency remit is to provide commercially relevant and innovative services to the Irish seafood industry that drive growth opportunities, add value, enhance competitiveness and create jobs in a sustainable, natural resource-based industry for the benefit of coastal communities.

BIM's vision is a scaled Irish seafood industry capitalising on the growing opportunities for seafood in global markets and providing sustainable employment in our coastal communities.

BIM's mission is to grow a thriving Irish seafood industry to deliver on the corporate strategy (Turning the Tide, 2022-2026). BIM will implement the mission through the four strategic priorities as follows:

1. **Lead** and nurture leadership
2. **Deliver** results with solutions that effect change
3. **Invest** for long term growth
4. **Protect** our environment and our sector

Further information on BIM and its programmes is available at www.bim.ie

Invitation to tender

BIM wishes to invite tenders for the Fabrication, Installation and Commissioning of Four New Containers in the BIM Marine Safety Training Centre on Dinish Island, Castletownbere, Co. Cork.

The primary purpose of this tender is the provision of four new containers on an existing Fire Training compound. The successful vendor must also disassemble the old containers and fit the new containers in National Fisheries College of Ireland, Castletownbere Co. Cork. This fire training unit located at the National Fisheries College of Ireland (NFCI) Castletownbere Co. Cork, is used to provide the practical training section of the 'Standards of Training and Certification and Watchkeeping (STCW) Fire Prevention and Fire Fighting' and the 'STCW Advanced Fire Fighting' courses delivered by BIM in accordance with Section A-VI/3 of the STCW code.

The purpose of this tender is the refit / redevelopment of the BIM National Fisheries College of Ireland (NFCI) Castletownbere Fire Fighting Unit. This includes the following elements:

1. Fabricate four new containers for installation on existing Fire Training unit (as per specification below).
2. Remove the four existing fire unit containers (including railings, ladders, electrics and gangways where required).
3. Fit new containers and refit existing railings, ladders, electrics and gangways to the new units.

BIM estimates that the expenditure on the Goods to be covered by the proposed Goods Contract and any subsequent maintenance may amount to between €80,000 to €90,000 (excl. VAT) over the Term. However, Tenderers should note that this is a maximum figure, and should they wish to achieve a competitive advantage their bid should be priced accordingly.

BIM does not bind itself to accept the lowest priced or any tender.

This Call for Tender (CFT) does not constitute an offer or commitment to enter into a contract.

No contractual rights in relation to BIM will exist unless, and until, a formal written contract has been executed by or on behalf of BIM.

Any notification of preferred bidder status by BIM will not give rise to any enforceable rights by the tenderer.

There is no guarantee made by BIM that services or goods contained in this CFT will be procured.

BIM may cancel this CFT at any time prior to a formal contract being executed by or on behalf of, BIM.

2. Scope of Tender

This is an Open CFT with any appropriately qualified vendors invited to respond.

Tenderers are requested to read instructions carefully for Phase 1, Phase 2, Phase 3 and Tender format as outlined below.

Tender responses will be evaluated in three phases:

Phase 1 – Selection Criteria

Please note tenderers will only proceed to the Phase 2 if they pass all of the criteria below.

Each of the criteria below are viewed as essential and if one or more of the criteria below is not met then the tender will be automatically eliminated.

This is a **pass/fail** phase, and no scoring will be attached to the results.

No.	Selection Criteria	Requirement
1.1	<u>Satisfactory Insurances</u> Declaration that tenderers have or will be in a position to obtain all of the following insurances by the commencement of this contract: Public liability insurance of not less than €6,500,000	Pass/Fail

No.	Selection Criteria	Requirement
	- Product Liability Insurance of not less than €6,500,000 - Employer's liability of not less than €13,000,000 A copy of these valid insurance certificates or insurance brokers letter is required prior to contract award. <i>Indemnity to Principal Clause must be included for Employers Liability Insurance and Public Liability Insurance and the territorial limits and jurisdiction of insurance policies include the Republic of Ireland.</i>	
1.2	<u>Experience</u> Provide comprehensive details including tenderer name and a description of expertise provided for <u>two (2) previous projects</u> of a similar nature, scale and complexity carried out over the last 5 years (including, where applicable, by which subcontracting parties or members of a consortium). Relevant references must be made available upon request.	Pass/Fail

Please note that when submitting a response to the criteria above it is sufficient for tenderers to declare that they have the relevant capacity. BIM will seek verification and evidence of such capacity only in the event of a tenderer being considered for the award of the contract. The declaration should clearly and unambiguously indicate the tenderers ability to meet each of the BIM requirements above.

Phase 2 – Award Criteria

This phase is concerned with the technical ability to fulfil the conditions of the tender.

Please note tenderers will only proceed to Phase 3, if they obtain 60% or more of the available marks for the applicable criteria below. If less than 60% is obtained in any of the criteria, tenderers will be eliminated.

Tender responses will be evaluated on the following criteria:

No.	Award Criteria	Maximum marks available	Minimum marks required (60%)
2.1	<u>Technical Capacity</u> Tenderers are requested to clearly demonstrate that they have the professional capacity, technical experience and capability to fulfil the tender requirements as set out in <i>Section 4 Product/Service Specification</i> below.	1,500	900

No.	Award Criteria	Maximum marks available	Minimum marks required (60%)
2.2	<u>Proposed Project Plan</u> This should comprehensively address the requirements of this tender as set out in <i>Section 4 Product/Service Specification</i> below including a brief strategy outline and separate project plan for completing the work, proposals should also include any review meetings with BIM including frequency and who will attend. Any assumptions should be clearly stated.	2,500	1,500
2.3	<u>Installation</u> Full installation and commissioning support is required for the installation.	1,000	600
2.4	<u>Environmental Responsibility</u> In line with the Governments Climate Action Plan please provide a copy of your Environmental and Sustainability Policy. If no policy is available, please provide details of what steps you will take to ensure the work if carried out in a socially responsible way. This may include topics such as: - Environmental Management Systems - Disposal of previous fittings	500	N/A
2.5	<u>Corporate Social Responsibility</u> Evidence of Corporate Social Responsibility Policy, if no policy is available, please provide details of what steps you will take to ensure the work if carried out in a socially responsible way. This may include topics such as: - Ethical Sourcing Policies - Health & Safety Management Systems - Equality, Diversity and Inclusion Policies	500	N/A
Total		6,000	N/A

Scoring methodology marks for Phase 2 will be allocated as follows:

Weighting	Meaning
91% to 100%	Excellent response with very few or no weaknesses exceeds requirements, and provides comprehensive, detailed, and convincing assurance that the Tenderer will deliver to an excellent standard.
80% to 90%	A very good response that demonstrates real understanding and fully meets the requirements and assurance that the Tenderer will deliver to a high standard.
70% to 79%	A good response which demonstrates a satisfactory understanding of requirements and gives acceptable assurance of delivery to an adequate standard.

Weighting	Meaning
60% to 69%	A reasonable response which demonstrates some understanding of requirements and gives reasonable assurance of delivery to an adequate standard but does not provide sufficiently convincing assurance to award a higher mark.
30% to 59%	A response where reservations exist. Lacks full credibility/convincing detail, and there is a significant risk that the response will not be successful.
1% to 29%	A response where serious reservations exist. This may be because, for example, insufficient detail is provided, and the response has fundamental flaws, or is seriously inadequate or seriously lack credibility with a high risk of non-delivery.
0%	Response completely fails to address the criterion under consideration.

Phase 3

Tenderers who achieved 60% or more in the applicable criteria in Phase 2 will proceed to this phase. Marks from Phases 2 and 3 will be added together and this will be the final mark.

Tender responses will be evaluated on the following criteria in Phase 3:

No.	Award Criteria	Max Marks Available
3.1	Pricing Complete Annex 2 Form of Tender A total of 4,000 marks are available in this phase. The lowest total price of all tenders that qualify for Phase 3 will be awarded full marks for this criterion. Other tenders will be assessed relative to the lowest priced tender using the following formula: $\frac{\text{Lowest Price}}{\text{Tendered Price}} \times 4,000 = \text{Number of Marks}$	4,000
	Total	4,000

3. Tender Format

Tenders should be presented in the format and order laid out above under Section 2 Scope of Tender. Each of the sections should be clearly and separately marked and addressed in the order above.

Please complete Annex 5 - Tender Response Document (TRD) provided with this tender and complete all sections ensuring to follow all instructions. The TRD will include also include Annex 2 & 3 below.

Tenderers may be requested to attend a clarification meeting, if required.

Site Visit

BIM will facilitate an inspection visit of the Marine Safety Training Centre on Dinish Island, Castletownbere, Co. Cork. This is not a mandatory requirement, however, interested parties are encouraged to avail of this opportunity.

All site visits must be completed by Wednesday, 26th August 2026. Tenderers wishing to make an appointment to attend a site visit on or before the above date must submit the Site Visit Request Form via the eTenders messaging facility by the date outlined below. If tenderers have any difficulties submitting this through eTenders, this can be submitted by emailing procurement@bim.ie.

Attendance will be subject to compliance with local security and health and safety arrangements.

Site visit dates	From: Monday, 24 th August 2026
	To: Wednesday, 26 th August 2026
Return of notification to attend site visit form	12 noon (Irish Standard Time), Friday, 21 st August 2026
BIM will thereafter confirm your site visit appointment through the contact person listed on the Site Visit Request Form, which can be found in Annex 6 below.	

4. Product/Service Specification

BIM requires the refit / redevelopment of the BIM National Fisheries College of Ireland (NFCI) Castletownbere Fire Fighting Unit. This includes the following elements:

General Specification of Containers

1. Fabricate, prepare, prime, paint and deliver four (blue) containers (RAL number 5012) to the existing Fire Training unit in NFCI Castletownbere measuring 20ft x 8ft (see drawings and images below and attached). Detailed as follows:
 - 4mm folded steel channel base and joists, folded upright posts and top frame all **fully welded**.
 - 2mm profile steel in-fill sheets **fully welded** on all horizontal and vertical seams and to main structure with air vents under top frame section.
 - 4nr welded lifting eyes
 - Zinc phosphate primer paint inside and out and finished externally with high-build system marine paint to a colour of choice.
 - Storage Container (Container 1) 18mm Schauman plywood flooring secured to steel joists. Secure steel double doors door fitted with insurance and police approved 7-pin action Mul-T-Lock supplied with two licensed keys and top and bottom locking bars on each door operated by concealed arc handle behind hinged steel cover that overlaps onto opposite door with shrouded padlock area.

- Insulated (if required) with 35mm high-density, fire-retardant polystyrene and covered with PVC laminated plaster board. All insulation materials within the live fire training compartments shall be non-combustible and suitable for high-temperature fire training environments.
- Galvanised underpinned floor.
- All electrical installations shall be installed, tested and certified to current regulations and supplied complete with certification.
- Access and Fall Protection - all ladders, platforms, guardrails and access systems shall comply with applicable Irish health and safety regulations.
- Chequered plate floor
- **All containers to be fitted with flat exterior steel roofs, not swedged.**

Container 1 (20ft x 8ft x 8ft high secure store at ground level c/w)

- Build specifications as above
- Secure steel double doors
- Insulated and finished internal walls
- Secure steel personnel access door (fitted with 7pin Mul-T-Lock and shrouded padlock area)

Container 2 (20ft x 8ft x 8ft at ground level c/w)

- Build specifications as above
- Secure steel double doors
- finished internal walls steel
- Secure steel personnel access door
- Internal ladders mounted to wall
- Opening in ceiling/roof (leading to hatch in 1st level floor above)
- Burn grate installed, attached to floor (Grate removable)
- Container walls to be fire insulated.
- Swinging bulkhead to be fitted to bulkhead IWO ladder.
- Swinging roof baffle to be fitted internally at end of container.
- Water tray to be fitted above burn grate
- Steel bulkhead to be fitted next to burn grate

Container 3 (20ft x 8ft x 8ft at 1st level c/w)

- Build specifications as above
- finished internal walls steel
- 2nr Secure steel personnel access door
- 2nr internal partitions with 2nr internal swing doors in each
- Hatch in floor above ground floor unit
- Adjoining door into adjacent enclosure
- Internal ladders mounted to wall
- Opening in ceiling with hatch to roof
- Refitting of chequered plate walkway area on roof

Container 4 (20ft x 8ft x 8ft at 1st level c/w)

- Build specifications as above
- finished internal walls steel
- 3nr Secure steel personnel access doors
- 2nr internal partitions with 3nr internal swing doors
- Opening with no door into adjacent enclosure
- Internal ladders mounted to wall
- Opening in ceiling with grille and hatch to roof
- All galvanised railings, steps, ladders, and platforms as per drawings and pictures to be refitted.

Containers 2,3,4 to be fitted with the following:

- closable vents internally.
 - Safety weights on all exterior doors and interior spring-operated locking bolts
 - Securing latches on all exterior doors on all containers.
2. All units delivered and craned into position.
 3. Remove all four of the existing containers (including railings, gangways and ladders where required).
 4. Fit new containers and reinstate all galvanised railings, steps, ladders, and platforms as per drawings and pictures. Existing railings, ladders, platforms and gangways shall be inspected prior to reinstallation. Any defective components identified shall be repaired or replaced by the successful tenderer.
 5. Secure new containers to existing concrete base.
 6. Remove and dispose of the existing containers and associated waste in accordance with all applicable waste management and environmental regulations. Materials shall be recycled where practicable, and the site shall be left clean and free from waste upon completion of the works.

Other Requirements:**Structural Design Requirements**

The completed structure shall be structurally certified by a Chartered Engineer. Design calculations and certification shall be provided upon completion. The successful tenderer shall verify that the existing concrete foundation is suitable for the new installation and certify all connections between containers and the existing concrete base.

Fire Training Performance Requirements

The burn room and associated components shall be designed for repeated live fire training operations and capable of withstanding temperatures generated during approved compartment fire behaviour training.

Corrosion Protection

The complete structure shall receive a marine-grade coating system suitable for coastal and salt-water exposure with a minimum 10-year corrosion warranty.

Quality Assurance

The successful tenderer shall operate a documented quality management system and provide inspection records for all fabrication and welding works.

Warranty

The successful tenderer shall provide a minimum 10-year warranty on structural steelwork and coating systems, a minimum 2-year warranty on doors, locks, hatches and mechanical components, and a 12-month defects liability period from practical completion.

Certification and Handover Documentation

On completion of the works, the successful tenderer shall provide all relevant certification and handover documentation, including structural and electrical certificates, as-built drawings, operation and maintenance manuals, warranty information, and records of any inspections or tests undertaken. All documentation shall be submitted to and accepted by BIM prior to practical completion and final handover of the facility.

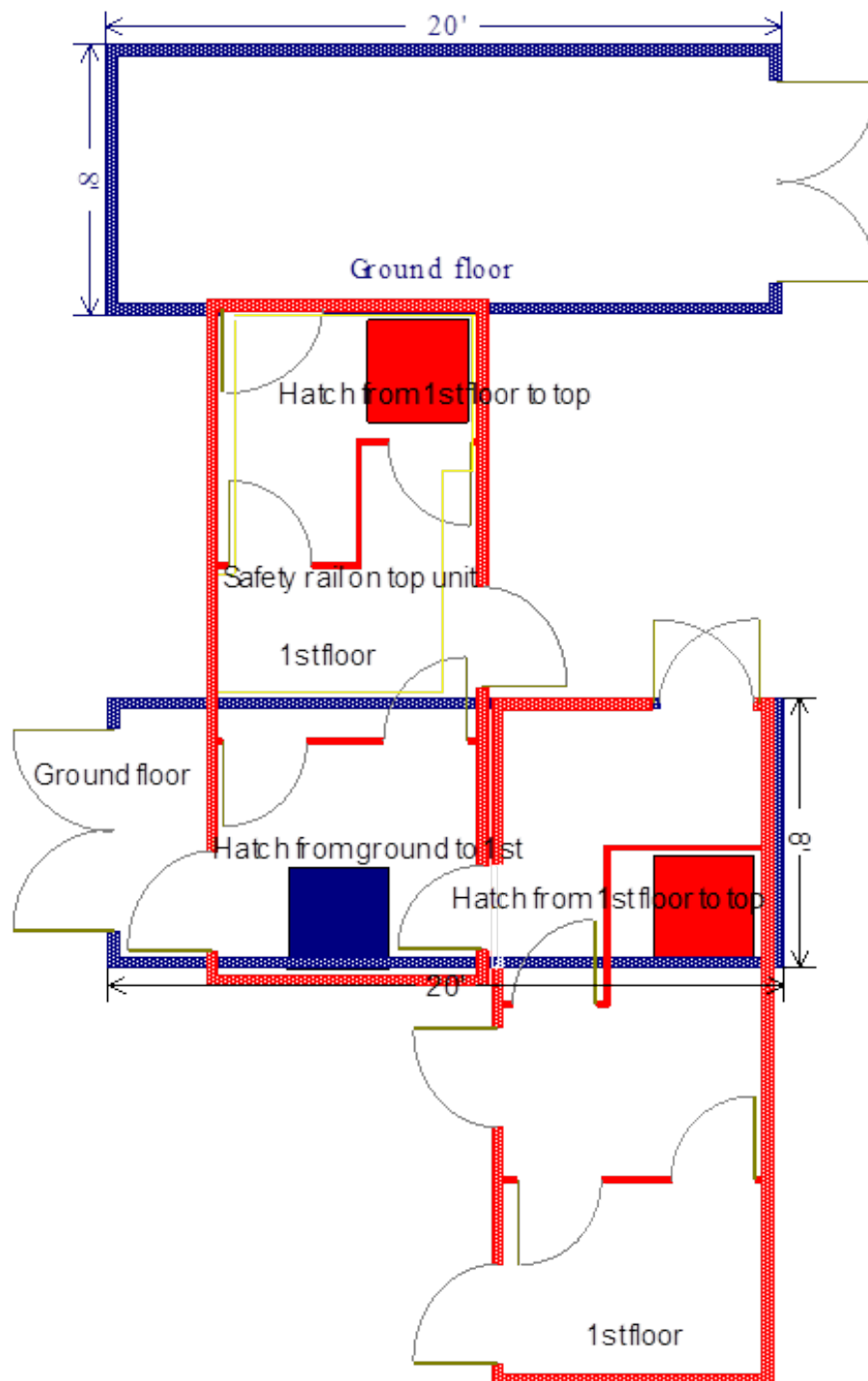
Timeframe

It is anticipated that the supply and installation of all doors and windows will be awarded in mid-September 2026 and the works will be completed prior to the beginning of December 2026.

The image to the right shows the current training facility at Dinish Island.



The image below shows the schematics of an overhead view of the current training facility. This is also to be the layout of the new containers.



5. Contract Timeframe

Any contract that may result from this Competition (the “Services Contract”) shall remain in place for a period of twelve (12) months (the “Term”). No extensions are available for this contract.

6. Currency

Prices must be in euros (€) and be completed to two decimal places.

7. Validity of Tender

The tenderer agrees that their tender will remain open for acceptance for a minimum of 180 calendar days from the closing date for submission of tenders.

8. Cost of Tendering

Tenderers will bear all costs associated with the preparation and submission of their tenders and BIM will not be responsible or liable for any costs or expenses regardless of the conduct or outcome of the tender process.

9. Contract Terms and Tender Documents

The tender documents issued will comprise the CFT (this document) and Annexes thereto including the Form of Tender at Annex 2 and the contract included in Annex 4. All documents issued and information given to the tenderer will be treated as confidential.

Tenderers will not release details of the tender documents other than on an “in confidence” basis to those who have a legitimate need to know or whom they need to consult for the purpose of preparing their Tenders.

10. Contract Notice

Each tenderer’s acceptance of delivery of this CFT constitutes its agreement to, and acceptance of, the terms set forth in the CFT and of the contract attached at Annex 4.

11. Extension of Tender Period

BIM reserves the right, at its sole discretion, to extend the closing date for receipt by giving notice in writing to all tenderers before the original closing date.

12. Tax Clearance Certificate

Tenderers being awarded a public contract must have tax clearance. Applications for Tax Clearance Certificates can be made online and can be accessed at www.revenue.ie/en/starting-a-business/tax-clearance/index.aspx

BIM will verify the tax clearance status of vendors online before making payment.

Professional services will be subject to Irish 'Professional Services Withholding Tax' at the prevailing rate (currently at 20%) as laid down by the Revenue Commissioners in Ireland. Withholding tax, if applicable, will be deducted by BIM prior to payment to the contractor.

13. Notice from BIM

BIM may (up to three (3) working days prior to the deadline for receipt of tenders) issue a notice to all tenderers, deleting, varying or extending any item in these documents. Any such notice will then become one of the tender documents and will be treated as such by the tenderer.

14. General Data Protection Regulations/Freedom of Information

Please note that BIM will use personal information in line with the General Data Protection Regulation ("GDPR"), the Data Protection Acts 2003 – 2018 and the Freedom of Information (FOI) Act 2014. Please see BIM's Privacy Statement / Data Protection Policy for further details on the use of information. All tenderers are required to implement appropriate technical and organisational measures (in particular those required under the GDPR) to ensure a level of security appropriate to the risk to the security of Personal Data they process.

15. Standstill Period

Standstill period not applicable to this below EU threshold level tender.

16. Tenderer's Queries and Clarification Requests

Any queries arising from the tender documents or the Instructions to Tenderers or information provided to tenderers must be raised through the messaging facility at www.etenders.gov.ie not later than five (5) working days before the closing date for receipt of tenders.

17. Electronic Submissions

BIM will only accept responses electronically via the eTenders website www.etenders.gov.ie
For comprehensive details on the eTenders Post-box policy, please refer to **Annex 1**.

18. Expressions of Interest

All parties that wish to be kept informed of any clarifications and/or additional information regarding this tender should register their interest by registering on-line with eTenders (eTenders has been developed by the Department of Finance and is designed to help Interested parties/Tenderers find notices on government and public sector procurement across Ireland): www.etenders.gov.ie

19. Closing Date for Tender Responses

All tenders must be:

- Received prior to **12:00 noon (Irish Standard Time) Friday, 4th September 2026.**
- Submitted using the via the eTenders post-box at www.etenders.gov.ie.

For further information in using the Irish Government's eTenders post-box please refer to **Annex 1.**

Please note that non-conformance with these requirements will result in elimination.

Please note that any information submitted may be subject to the Freedom of Information Act, 2014.

Annex 1 - BIM eTenders Post-box Policy

A User Guide to eTenders and instructions on submitting a response through the eTenders post-box may be found here www.etenders.gov.ie/system-user-guides

Please note:

The onus is on the tenderer to ensure that the tender reaches eTenders on time. It is not advisable to wait until the last moment to upload documents in case of internet connection difficulties or other technical problems. Neither BIM nor eTenders take responsibility for documents which do not reach BIM by the due deadline, for any reason.

Annex 2 - Form of Tender

I/We have reviewed the *Call for Tender for Fabrication, Installation and Commissioning of Four New Containers in the BIM Marine Safety Training Centre on Dinish Island, Castletownbere, Co. Cork* and do hereby offer to provide the products or services set out therein, as may be required by BIM, in exchange for the following pricing, which is inclusive of all expenses and exclusive of VAT:

No.	Description	Unit Cost (excl. VAT) (€)	Qty	Total Cost (excl. VAT) (€)	VAT rate for information purposes only (%)
1.	Supply and installation of Container 1		1		
2.	Supply and installation of Container 2		1		
3.	Supply and installation of Container 3		1		
4.	Supply and installation of Container 4		1		
5.	Fabrication of flat roof systems to all containers		4		
6.	Surface preparation, zinc phosphate primer and marine paint finish (RAL number 5012)		4		
7.	Removal of existing training containers, disconnection and demolition works		1		
8.	Removal, storage and protection of existing railings, ladders, gangways and platforms		1		
9.	Transport of all new units to Castletownbere		1		
10.	Mobile crane hire and installation of four containers		1		
11.	Reinstatement of galvanised railings, steps, ladders, gangways and platforms		1		
12.	Fixing containers to existing concrete base and structural connections		1		
13.	Waste removal and recycling		1		
14.	Testing, commissioning and handover documentation		1		
15.	Any other costs		N/A		
TOTAL					N/A

Pricing above is to be quoted in Euro (€), inclusive of all expenses and exclusive of VAT. Any travel costs should be included in the charges above and should not be costed separately.

If awarded this contract, the tenderer accepts the terms of the *Fabrication, Installation and Commissioning of Four New Containers in the BIM Marine Safety Training Centre on Dinish Island, Castletownbere, Co. Cork* BIM 2026-30 Contract.

The tenderer agrees to keep this offer open for acceptance by BIM for a period of 180 days from the deadline date for receipt of Tenders.

The tenderer has read and confirms its acceptance of the Instructions to Tenders.

The tenderer agrees to treat the details of this offer, together with any subsequent correspondence or contract, as private and confidential.

The tenderer acknowledges that BIM will not be responsible for any costs incurred by in the preparation of its tender or any associated work effort, howsoever arising.

The tenderer acknowledges that the essence of the public procurement process is that BIM will receive bona fide competitive tenders from all tenderers. In recognition of this principle, the tenderer certifies that this is a bona fide tender, intended to be competitive, and that it has not fixed or adjusted the amount of the tender by or under or in accordance with any agreement or arrangement with any other tenderer.

The tenderer is aware of the prohibitions contained in Article 101 of the Treaty on the Functioning of the European Union (TFEU) and the Competition Act 2002.

Dated this _____ day of _____ 2026

Signature: _____

Print Name:	
Company Name: (if applicable)	
Address:	
Telephone Number:	
Mobile Number:	
Email:	

This Annex is also provided in the Tender Response Document in Section C. Please refer to Section 3 – Tender Format on how your tender should be presented.

Annex 3 – Previous Contracts/Projects

Contract/Project Client name:	
Details of services provided:	
Contract/ Project period:	
Estimated value of Contract/ Project:	
Describe how this Contract/Project is comparable to the services required under this tender	
Clients contact details:	

Please repeat the above table two (2) times.

This Annex is also provided in the Tender Response Document in Section B. Please refer to Section 3 – Tender Format on how your tender should be presented.

Annex 4 – Draft Contract

Attached separately.

Annex 5 – Tender Response Document

Please refer to '**Annex 5 – Tender Response Document (TRD)**' document attached to this Call for Tender which is available for downloading.

All tender responses should commence with the TRD document followed by any further supporting documentation which should be explicitly referenced and linked to the requirement being addressed.

Note:

Tenderers must follow the format of this Request for Tender (RFT) as outlined in Section 3 - Tender Format.

Please also ensure to address each of the selection and award criteria as outlined in Section 2 – Scope of Tender.



**Request to attend Mandatory Site Visit by appointment for the:
Fabrication, Installation and Commissioning of Four New Containers in
the BIM Marine Safety Training Centre on Dinish Island,
Castletownbere, Co. Cork
Reference: 2026-30**

Site Visit Details	
Date for Visit*:	Monday, 24 th August 2026 to Wednesday, 26 th August 2026
Meeting Point:	National Fisheries College of Ireland, Castletownbere, Co. Cork, P75 EW24
Commences at:	Meeting times to be confirmed by appointment only
Point of Contact:	Shane Begley (shane.begley@bim.ie)

** Timings/dates may change depending on Government or client Health and Safety restrictions.*

Individual(s) attending Site Visit(s): Maximum two (2) persons per Tenderer:

	Name	Position	Contact Mobile No.	Car Registration
1.				
2.				

Standard Tenderer information	
Registered name of Tenderer	
Registered company address	
Company contact telephone number	
Company contact email address	

Please complete and return via eTenders messaging facility no later than Friday, 21st August 2026 at 12 noon (Irish Standard Time).