

Ireland: Energy-management services

Deep Energy Retrofit 2 Stage 0 Energy Audit

Contract or concession notice – standard regime

1 Buyer

1.1 Buyer

Official name: Health Service Executive (HSE)

Legal type of the buyer: Body governed by public law

Activity of the contracting authority: Health

2 Procedure

2.1 Procedure

Title: Deep Energy Retrofit 2 Stage 0 Energy Audit

Description: This Tender Briefing Document sets out the requirements for the procurement of specialist energy consulting services to undertake comprehensive “Stage 0” energy audits and decarbonisation assessments across 30 Significant Energy User (SEU) healthcare facilities throughout Ireland. The programme forms part of the health sector’s broader energy efficiency and decarbonisation strategy and is intended to support compliance with national and European energy and climate obligations, including the Energy Efficiency Directive (EED), Energy Performance of Buildings Directive (EPBD), Climate Action Plan targets, and public sector energy efficiency obligations. These Stage 0 audits form part of a wider Deep Energy Retrofit 2.0 programme. The intention is that all 30 sites will undergo a deep energy retrofit and the audits will help design teams hit the ground running at Stage 1 as well as identify quick wins through no cost/minor capital projects and identify information gaps e.g. metering gaps that will inform future decarbonisation design so that designs are based on real-world data.

Procedure identifier: 14f9e4f3-93bf-4c48-a1bb-a1cc01507e5e

Type of procedure: Open

The procedure is accelerated: no

2.1.1 Purpose

Main nature of the contract: Services

Main classification (cpv): 71314200 Energy-management services

Additional classification (cpv): 71314300 Energy-efficiency consultancy services

2.1.2 Place of performance

Country subdivision (NUTS): Dublin (IE061)

Country: Ireland

2.1.3 Value

Estimated value excluding VAT: 1 000 000 Euro

2.1.4 General information

Legal basis:

Directive 2014/24/EU

2.1.5 Terms of procurement

Terms of submission:

Maximum number of lots for which one tenderer can submit tenders: 6

The tenderer must submit tenders for all lots

2.1.6 Grounds for exclusion

Sources of grounds for exclusion: Procurement Document

5 Lot

5.1 Lot: LOT-0001

Title: HSE Dublin and North East

Description: This Tender Briefing Document sets out the requirements for the procurement of specialist energy consulting services to undertake comprehensive “Stage 0” energy audits and decarbonisation assessments across 30 Significant Energy User (SEU) healthcare facilities throughout Ireland. The programme forms part of the health sector’s broader energy efficiency and decarbonisation strategy and is intended to support compliance with national and European energy and climate obligations, including the Energy Efficiency Directive (EED), Energy Performance of Buildings Directive (EPBD), Climate Action Plan targets, and public sector energy efficiency obligations. These Stage 0 audits form part of a wider Deep Energy Retrofit 2.0 programme. The intention is that all 30 sites will undergo a deep energy retrofit and the audits will help design teams hit the ground running at Stage 1 as well as identify quick wins through no cost/minor capital projects and identify information gaps e.g. metering gaps that will inform future decarbonisation design so that designs are based on real-world data.

Internal identifier: 1

5.1.1 Purpose

Main nature of the contract: Services

Main classification (cpv): 71314200 Energy-management services

Additional classification (cpv): 71314300 Energy-efficiency consultancy services

5.1.2 Place of performance

Country subdivision (NUTS): Dublin (IE061)

Country: Ireland

Additional information:

5.1.3 Estimated duration

Duration: 18 Month

5.1.5 Value

Estimated value excluding VAT: 1 000 000 Euro

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

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: 28/08/2026 17:00 +01:00

Address of the procurement documents: <https://www.etenders.gov.ie/epps/cft/listContractDocuments.do?resourceId=8788179>

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=8788179>

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 tenders: 11/09/2026 17:00 +01:00

Duration during which the tender must remain valid: 180 Day

Information about public opening:

Opening date: 11/09/2026 17:30 +01:00

Place: <https://www.etenders.gov.ie/epps/cft/prepareViewCfTWS.do?resourceId=8788179>

Terms of contract:

The execution of the contract must be performed within the framework of sheltered employment programmes: Not yet known

Electronic invoicing: Allowed

Electronic ordering will be used: yes

Electronic payment will be used: yes

5.1.15 Techniques

Framework agreement:

No framework agreement

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: Health Service Executive (HSE)

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

Organisation receiving requests to participate: Health Service Executive (HSE)

Organisation processing tenders: Health Service Executive (HSE)

5.1 Lot: LOT-0002

Title: HSE Dublin and Midlands

Description: This Tender Briefing Document sets out the requirements for the procurement of specialist energy consulting services to undertake comprehensive "Stage 0" energy audits and decarbonisation assessments across 30 Significant Energy User (SEU) healthcare facilities throughout Ireland. The programme forms part of the health sector's broader energy efficiency and decarbonisation strategy and is intended to support compliance with national and European energy and climate obligations, including the Energy Efficiency Directive (EED), Energy Performance of Buildings Directive (EPBD), Climate Action Plan targets, and public sector energy efficiency obligations. These Stage 0 audits form part of a wider Deep Energy Retrofit 2.0 programme. The intention is that all 30 sites will undergo a deep energy retrofit and the audits will help design teams hit the ground running at Stage 1 as well as identify quick wins through no cost/minor capital projects and identify information gaps e.g. metering gaps that will inform future decarbonisation design so that designs are based on real-world data.

Internal identifier: 2

5.1.1 Purpose

Main nature of the contract: Services

Main classification (cpv): 71314200 Energy-management services

Additional classification (cpv): 71314300 Energy-efficiency consultancy services

5.1.2 Place of performance

Country subdivision (NUTS): Dublin (IE061)

Country: Ireland

Additional information:

5.1.3 Estimated duration

Duration: 18 Month

5.1.5 Value

Estimated value excluding VAT: 1 000 000 Euro

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

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: 28/08/2026 17:00 +01:00

Address of the procurement documents: <https://www.etenders.gov.ie/epps/cft/listContractDocuments.do?resourceId=8788179>

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=8788179>

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 tenders: 11/09/2026 17:00 +01:00

Duration during which the tender must remain valid: 180 Day

Information about public opening:

Opening date: 11/09/2026 17:30 +01:00

Place: <https://www.etenders.gov.ie/epps/cft/prepareViewCfTWS.do?resourceId=8788179>

Terms of contract:

The execution of the contract must be performed within the framework of sheltered employment programmes: Not yet known

Electronic invoicing: Allowed

Electronic ordering will be used: yes

Electronic payment will be used: yes

5.1.15 Techniques

Framework agreement:

No framework agreement

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: Health Service Executive (HSE)

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

Organisation receiving requests to participate: Health Service Executive (HSE)

Organisation processing tenders: Health Service Executive (HSE)

5.1 Lot: LOT-0003

Title: HSE Dublin and South East

Description: This Tender Briefing Document sets out the requirements for the procurement of specialist energy consulting services to undertake comprehensive "Stage 0" energy audits and decarbonisation assessments across 30 Significant Energy User (SEU) healthcare facilities throughout Ireland. The programme forms part of the health sector's broader energy efficiency and decarbonisation strategy and is intended to support compliance with national and European energy and climate obligations, including the Energy Efficiency Directive (EED), Energy Performance of Buildings Directive (EPBD), Climate Action Plan targets, and public sector energy efficiency obligations. These Stage 0 audits form part of a wider Deep Energy Retrofit 2.0 programme. The intention is that all 30 sites will undergo a deep energy retrofit and the audits will help design teams hit the ground running at Stage 1 as well as identify quick wins through no cost/minor capital projects and identify information gaps e.g. metering gaps that will inform future decarbonisation design so that designs are based on real-world data.

Internal identifier: 3

5.1.1 Purpose

Main nature of the contract: Services

Main classification (cpv): 71314200 Energy-management services

Additional classification (cpv): 71314300 Energy-efficiency consultancy services

5.1.2 Place of performance

Country subdivision (NUTS): Dublin (IE061)

Country: Ireland

Additional information:

5.1.3 Estimated duration

Duration: 18 Month

5.1.5 Value

Estimated value excluding VAT: 1 000 000 Euro

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

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: 28/08/2026 17:00 +01:00

Address of the procurement documents: <https://www.etenders.gov.ie/epps/cft/listContractDocuments.do?resourceId=8788179>

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=8788179>

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 tenders: 11/09/2026 17:00 +01:00

Duration during which the tender must remain valid: 180 Day

Information about public opening:

Opening date: 11/09/2026 17:30 +01:00

Place: <https://www.etenders.gov.ie/epps/cft/prepareViewCfTWS.do?resourceId=8788179>

Terms of contract:

The execution of the contract must be performed within the framework of sheltered employment programmes: Not yet known

Electronic invoicing: Allowed

Electronic ordering will be used: yes

Electronic payment will be used: yes

5.1.15 Techniques

Framework agreement:

No framework agreement

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: Health Service Executive (HSE)

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

Organisation receiving requests to participate: Health Service Executive (HSE)

Organisation processing tenders: Health Service Executive (HSE)

5.1 Lot: LOT-0004

Title: HSE Mid West

Description: This Tender Briefing Document sets out the requirements for the procurement of specialist energy consulting services to undertake comprehensive "Stage 0" energy audits and decarbonisation assessments across 30 Significant Energy User (SEU) healthcare facilities throughout Ireland. The programme forms part of the health sector's broader energy efficiency and decarbonisation strategy and is intended to support compliance with national and European energy and climate obligations, including the Energy Efficiency Directive (EED), Energy Performance of Buildings Directive (EPBD), Climate Action Plan targets, and public sector energy efficiency obligations. These Stage 0 audits form part of a wider Deep Energy Retrofit 2.0 programme. The intention is that all 30 sites will undergo a deep energy retrofit and the audits will help design teams hit the ground running at Stage 1 as well as identify quick

wins through no cost/minor capital projects and identify information gaps e.g. metering gaps that will inform future decarbonisation design so that designs are based on real-world data.

Internal identifier: 4

5.1.1 Purpose

Main nature of the contract: Services

Main classification (cpv): 71314200 Energy-management services

Additional classification (cpv): 71314300 Energy-efficiency consultancy services

5.1.2 Place of performance

Country subdivision (NUTS): Dublin (IE061)

Country: Ireland

Additional information:

5.1.3 Estimated duration

Duration: 18 Month

5.1.5 Value

Estimated value excluding VAT: 1 000 000 Euro

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

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: 28/08/2026 17:00 +01:00

Address of the procurement documents: <https://www.etenders.gov.ie/epps/cft/listContractDocuments.do?resourceId=8788179>

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=8788179>

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 tenders: 11/09/2026 17:00 +01:00

Duration during which the tender must remain valid: 180 Day

Information about public opening:

Opening date: 11/09/2026 17:30 +01:00

Place: <https://www.etenders.gov.ie/epps/cft/prepareViewCftWS.do?resourceId=8788179>

Terms of contract:

The execution of the contract must be performed within the framework of sheltered employment programmes: Not yet known

Electronic invoicing: Allowed

Electronic ordering will be used: yes

Electronic payment will be used: yes

5.1.15 Techniques

Framework agreement:

No framework agreement

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: Health Service Executive (HSE)

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

Organisation receiving requests to participate: Health Service Executive (HSE)

Organisation processing tenders: Health Service Executive (HSE)

5.1 Lot: LOT-0005

Title: HSE South West

Description: This Tender Briefing Document sets out the requirements for the procurement of specialist energy consulting services to undertake comprehensive “Stage 0” energy audits and decarbonisation assessments across 30 Significant Energy User (SEU) healthcare facilities throughout Ireland. The programme forms part of the health sector’s broader energy efficiency and decarbonisation strategy and is intended to support compliance with national and European energy and climate obligations, including the Energy Efficiency Directive (EED), Energy Performance of Buildings Directive (EPBD), Climate Action Plan targets, and public sector energy efficiency obligations. These Stage 0 audits form part of a wider Deep Energy Retrofit 2.0 programme. The intention is that all 30 sites will undergo a deep energy retrofit and the audits will help design teams hit the ground running at Stage 1 as well as identify quick wins through no cost/minor capital projects and identify information gaps e.g. metering gaps that will inform future decarbonisation design so that designs are based on real-world data.

Internal identifier: 5

5.1.1 Purpose

Main nature of the contract: Services

Main classification (cpv): 71314200 Energy-management services

Additional classification (cpv): 71314300 Energy-efficiency consultancy services

5.1.2 Place of performance

Country subdivision (NUTS): Dublin (IE061)

Country: Ireland

Additional information:

5.1.3 Estimated duration

Duration: 18 Month

5.1.5 Value

Estimated value excluding VAT: 1 000 000 Euro

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

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: 28/08/2026 17:00 +01:00

Address of the procurement documents: <https://www.etenders.gov.ie/epps/cft/listContractDocuments.do?resourceId=8788179>

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=8788179>

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 tenders: 11/09/2026 17:00 +01:00

Duration during which the tender must remain valid: 180 Day

Information about public opening:

Opening date: 11/09/2026 17:30 +01:00

Place: <https://www.etenders.gov.ie/epps/cft/prepareViewCfTWS.do?resourceId=8788179>

Terms of contract:

The execution of the contract must be performed within the framework of sheltered employment programmes: Not yet known

Electronic invoicing: Allowed

Electronic ordering will be used: yes

Electronic payment will be used: yes

5.1.15 Techniques

Framework agreement:

No framework agreement

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: Health Service Executive (HSE)

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

Organisation receiving requests to participate: Health Service Executive (HSE)

Organisation processing tenders: Health Service Executive (HSE)

5.1 Lot: LOT-0006

Title: HSE West and North West

Description: This Tender Briefing Document sets out the requirements for the procurement of specialist energy consulting services to undertake comprehensive "Stage 0" energy audits and decarbonisation assessments across 30 Significant Energy User (SEU) healthcare facilities throughout Ireland. The programme forms part of the health

sector's broader energy efficiency and decarbonisation strategy and is intended to support compliance with national and European energy and climate obligations, including the Energy Efficiency Directive (EED), Energy Performance of Buildings Directive (EPBD), Climate Action Plan targets, and public sector energy efficiency obligations. These Stage 0 audits form part of a wider Deep Energy Retrofit 2.0 programme. The intention is that all 30 sites will undergo a deep energy retrofit and the audits will help design teams hit the ground running at Stage 1 as well as identify quick wins through no cost/minor capital projects and identify information gaps e.g. metering gaps that will inform future decarbonisation design so that designs are based on real-world data.

Internal identifier: 6

5.1.1 Purpose

Main nature of the contract: Services

Main classification (cpv): 71314200 Energy-management services

Additional classification (cpv): 71314300 Energy-efficiency consultancy services

5.1.2 Place of performance

Country subdivision (NUTS): Dublin (IE061)

Country: Ireland

Additional information:

5.1.3 Estimated duration

Duration: 18 Month

5.1.5 Value

Estimated value excluding VAT: 1 000 000 Euro

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

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: 28/08/2026 17:00 +01:00

Address of the procurement documents: <https://www.etenders.gov.ie/epps/cft/listContractDocuments.do?resourceId=8788179>

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=8788179>

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 tenders: 11/09/2026 17:00 +01:00

Duration during which the tender must remain valid: 180 Day

Information about public opening:

Opening date: 11/09/2026 17:30 +01:00

Place: <https://www.etenders.gov.ie/epps/cft/prepareViewCfTWS.do?resourceId=8788179>

Terms of contract:

The execution of the contract must be performed within the framework of sheltered employment programmes: Not yet known

Electronic invoicing: Allowed

Electronic ordering will be used: yes

Electronic payment will be used: yes

5.1.15 Techniques

Framework agreement:

No framework agreement

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: Health Service Executive (HSE)

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

Organisation receiving requests to participate: Health Service Executive (HSE)

Organisation processing tenders: Health Service Executive (HSE)

8 Organisations

8.1 ORG-0001

Official name: Health Service Executive (HSE)

Registration number: 2051236K

Department: Sustainable Infrastructure Office

Postal address: Oak House, Millennium Park Naas Co. Kildare

Town: Kildare

Postcode: RE

Country subdivision (NUTS): Mid-East (IE062)

Country: Ireland

Email: procurement.helpdesk@hse.ie

Telephone: 087-7018173

Internet address: <https://www.hse.ie>

Information exchange endpoint (URL): www.etenders.gov.ie

Buyer profile: <https://www.hse.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: f56ffe2b-08e3-4799-92bb-ef8cf449676e - 01

Form type: Competition

Notice type: Contract or concession notice – standard regime

Notice dispatch date: 05/08/2026 12:44 +01:00

Languages in which this notice is officially available: English