

Ireland: Contract administration services

Employer's Representative Services on Developer Design and Build Apartment Development - Coultry Gardens, Dublin

Contract or concession notice – standard regime

1 Buyer

1.1 Buyer

Official name: Tuath Housing Association Ltd

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: Employer's Representative Services on Developer Design and Build Apartment Development - Coultry Gardens, Dublin

Description: Tuath Housing Association invites tenders from suitably qualified and experienced Employer Representatives (ER) to manage a design and build construction project of 446 apartment units at Coultry Gardens, Dublin. Please refer to the procurement documentation published with this contract notice for further details.

Procedure identifier: a2690ad1-9d87-461f-82a5-d9322f00efe6

Type of procedure: Open

The procedure is accelerated: no

2.1.1 Purpose

Main nature of the contract: Services

Main classification (cpv): 79994000 Contract administration services

Additional classification (cpv): 71541000 Construction project management services

Additional classification (cpv): 72224000 Project management 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 Euro

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: Employer's Representative Services on Developer Design and Build Apartment Development - Coultry Gardens, Dublin

Description: Tuath Housing Association invites tenders from suitably qualified and experienced Employer Representatives (ER) to manage a design and build construction project of 446 apartment units at Coultry Gardens, Dublin. Please refer to the procurement documentation published with this contract notice for further details.

Internal identifier: 0

5.1.1 Purpose

Main nature of the contract: Services

Main classification (cpv): 79994000 Contract administration services

Additional classification (cpv): 71541000 Construction project management services

Additional classification (cpv): 72224000 Project management consultancy services

5.1.2 Place of performance

Country subdivision (NUTS): Dublin (IE061)

Country: Ireland

Additional information:

5.1.3 Estimated duration

Duration: 40 Month

5.1.5 Value

Estimated value excluding VAT: 200 000 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: 07/10/2026 16:00 +01:00

Address of the procurement documents: <https://www.etenders.gov.ie/epps/cft/listContractDocuments.do?resourceId=9028715>

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=9028715>

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

Electronic catalogue: Not allowed

Tenderers may submit more than one tender: Not allowed

Deadline for receipt of tenders: 14/10/2026 16:00 +01:00

Duration during which the tender must remain valid: 180 Day

Information about public opening:

Opening date: 14/10/2026 16:30 +01:00

Place: <https://www.etenders.gov.ie/epps/cft/prepareViewCfTWS.do?resourceId=9028715>

Terms of contract:

The execution of the contract must be performed within the framework of sheltered employment programmes: No

Electronic invoicing: Allowed

Electronic ordering will be used: no

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: Tuath Housing Association Ltd

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

Organisation receiving requests to participate: Tuath Housing Association Ltd

Organisation processing tenders: Tuath Housing Association Ltd

8 Organisations

8.1 ORG-0001

Official name: Tuath Housing Association Ltd

Registration number: Registered No. 326944. Registered Charity No.20046613 CHY No. 14356

Postal address: No. 33 Leeson Street, Dublin 2

Town: Dublin

Postcode: D02 KD68

Country subdivision (NUTS): Dublin (IE061)

Country: Ireland

Email: m.mcnamara@tuathhousing.ie

Telephone: 016761602

Buyer profile: www.tuathhousing.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: de37840e-2f91-475a-b687-d0f5bdb39131 - 01

Form type: Competition

Notice type: Contract or concession notice – standard regime

Notice dispatch date: 09/09/2026 17:01 +01:00

Languages in which this notice is officially available: English