Ireland: Construction work
National Centre for Research and Remembrance | Phase 3-B Main Works | Main Contractor and Project Supervisor Construction Stage (PSCS)

Contract or concession notice – standard regime

1 *Buyer*

1.1 *Buyer*

Official name: Office of Public Works (OPW)
Legal type of the buyer: Central government authority
Activity of the contracting authority: General public services

2 *Procedure*

2.1 *Procedure*

Title: National Centre for Research and Remembrance | Phase 3-B Main Works | Main Contractor and Project Supervisor Construction Stage (PSCS)
Description: The Phase 3B Main Works development will consist of: a. The change of use of the former Our Lady of Charity and Refuge Convent and Magdalene Laundry to the National Centre for Research and Remembrance (NCRR) (total circa 7510sqm); the provision of a purpose built archival repository (circa 4,030sqm, 2-4 storeys over basement); the provision of 3 storey entrance wing (circa 210sqm) accessed via new shared pedestrian and vehicular entrances from Seán MacDermott Street Lower and Railway Street; and the conservation, refurbishment, and upgrade of the existing convent, chapel and dormitory block (circa 3,490sqm). The development will also include provision of dedicated garden with hard and soft landscaping as a Garden of Reflection (circa 430sqm) and provision of surface bicycle parking; hard and soft landscaping; integrated ESB substation; and all associated site works. The building will include document repositories at basement level, exhibition spaces, conservation laboratories, consultation rooms and a public reading room, offices and meeting rooms. b. The provision of a new Educational Facility (circa 3,690sqm) 3-5 storey block over basement (with rooftop terrace and rooftop plantroom enclosure setback at 3rd and 5th floors respectively). This building will be located to the South West end of the main site (Site A) facing onto Railway Street and accessed via shared new entrance from Railway Street; and will be provided with surface bicycle parking and 3no. bicycle shelters; hard and soft landscaping; a new external courtyard; and all associated site works. The building will include classrooms, workshops, offices and meeting rooms. c. The conservation and refurbishment of the existing derelict 2 storey Dispensary Building to provide a Community based Family and Parenting Support Facility (circa 480sqm); the addition of a new 2 storey extension (circa 275sqm,, total circa 760sqm) to the North side with glazed entrance link accessed from within the NCRR development site; the provision of surface bicycle parking; external bin enclosure; hard and soft landscaping to a new external play space; and all associated site works. The building will include teaching, workshop and play spaces, offices and meeting rooms. d. The provision of a Community based Family and Parenting Support Facility attached to the existing Scots Church (Site B), and to adjoining site 61 Seán MacDermott Street Lower, Dublin 1; the development will include the removal of the existing 2 storey façade; the conservation of the historic Scots Church façade (a protected structure RPS:7480); the provision of new 2 storey extension (circa 435sqm) with rooftop plantroom enclosure setback; a new external play space; and all associated site works.
Procedure identifier: f9d0951a-b2e0-4f8f-be5c-846aa0440a73
Type of procedure: Restricted
The procedure is accelerated: *no*

2.1.1 *Purpose*

Main nature of the contract: Works
Main classification (cpv): 45000000 Construction work
Additional classification (cpv): 45210000 Building construction work

2.1.2 *Place of performance*
Country subdivision (NUTS): Dublin (IE061)
Country: Ireland

2.1.3 *Value*
Estimated value excluding VAT: 1 *Euro*

2.1.4 *General information*
Legal basis:
Directive 2014/24/EU

2.1.6 *Grounds for exclusion*
Sources of grounds for exclusion: European Single Procurement Document (ESPD)

5 *Lot*

5.1 *Lot*: LOT-0001
Title: National Centre for Research and Remembrance | Phase 3-B Main Works | Main Contractor and Project Supervisor Construction Stage (PSCS)
Description: The Phase 3B Main Works development will consist of: a. The change of use of the former Our Lady of Charity and Refuge Convent and Magdalene Laundry to the National Centre for Research and Remembrance (NCRR) (total circa 7510sqm); the provision of a purpose built archival repository (circa 4,030sqm, 2-4 storeys over basement); the provision of 3 storey entrance wing (circa 210sqm) accessed via new shared pedestrian and vehicular entrances from Seán MacDermott Street Lower and Railway Street; and the conservation, refurbishment, and upgrade of the existing convent, chapel and dormitory block (circa 3,490sqm). The development will also include provision of dedicated garden with hard and soft landscaping as a Garden of Reflection (circa 430sqm) and provision of surface bicycle parking; hard and soft landscaping; integrated ESB substation; and all associated site works. The building will include document repositories at basement level, exhibition spaces, conservation laboratories, consultation rooms and a public reading room, offices and meeting rooms. b. The provision of a new Educational Facility (circa 3,690sqm) 3-5 storey block over basement (with rooftop terrace and rooftop plantroom enclosure setback at 3rd and 5th floors respectively). This building will be located to the South West end of the main site (Site A) facing onto Railway Street and accessed via shared new entrance from Railway Street; and will be provided with surface bicycle parking and 3no. bicycle shelters; hard and soft landscaping; a new external courtyard; and all associated site works. The building will include classrooms, workshops, offices and meeting rooms. c. The conservation and refurbishment of the existing derelict 2 storey Dispensary Building to provide a Community based Family and Parenting Support Facility (circa 480sqm); the addition of a new 2 storey extension (circa 275sqm,, total circa 760sqm) to the North side with glazed entrance link accessed from within the NCRR development site; the provision of surface bicycle parking; external bin enclosure; hard and soft landscaping to a new external play space; and all associated site works. The building will include teaching, workshop and play spaces, offices and meeting rooms. d. The provision of a Community based Family and Parenting Support Facility attached to the existing Scots Church (Site B), and to adjoining site 61 Seán MacDermott Street Lower, Dublin 1; the development will include the removal of the existing 2 storey façade; the conservation of the historic Scots Church façade (a protected structure RPS:7480); the provision of new 2 storey extension (circa 435sqm) with rooftop plantroom enclosure setback; a new external play space; and all associated site works.
Internal identifier: 0

5.1.1 *Purpose*

Main nature of the contract: Works
Main classification (cpv): 45000000 Construction work
Additional classification (cpv): 45210000 Building construction work

5.1.2 *Place of performance*

Country subdivision (NUTS): Dublin (IE061)
Country: Ireland
Additional information:

5.1.3 *Estimated duration*

Duration: 24 *Month*

5.1.5 *Value*

Estimated value excluding VAT: 1 *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
Information about the second stage of a two-stage procedure:
Minimum number of candidates to be invited for the second stage of the procedure: 5
Maximum number of candidates to be invited for the second stage of the procedure: 8

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: 03/12/2026 17:00 +00:00
Address of the procurement documents: https://www.etenders.gov.ie/epps/cft/listContractDocuments.do?resourceId=9518464

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=9518464
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 requests to participate: 17/12/2026 12:00 +00:00
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:
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: Office of Public Works (OPW)
Organisation providing more information on the review procedures: The High Court of Ireland
Organisation receiving requests to participate: Office of Public Works (OPW)
Organisation processing tenders: Office of Public Works (OPW)

8 *Organisations*

8.1 ORG-0001
Official name: Office of Public Works (OPW)
Registration number: 2109
Postal address: Jonathan Swift Street
Town: Trim
Postcode: C15 NX36
Country subdivision (NUTS): Mid-East (IE062)
Country: Ireland
Email: ncrr@opw.ie
Telephone: +353 46 942 2000
Internet address: https://www.gov.ie/en/organisation/office-of-public-works/
Buyer profile: https://www.gov.ie/en/organisation/office-of-public-works/
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: 1b9cd191-8fdb-4d80-821a-1552007cf7b8 - 01
Form type: Competition
Notice type: Contract or concession notice – standard regime
Notice dispatch date: 17/11/2026 17:17 +00:00
Languages in which this notice is officially available: English