



An Roinn Caiteachais Phoiblí Bonneagair  
Athchóiriúcháin Seirbhíse Poiblí agus Digitiúcháin  
Department of Public Expenditure Infrastructure  
Public Service Reform and Digitalisation

# CITA BIM Gathering

**When: 6th November 2025 Clayton  
Hotel, Ballsbridge, Dublin**



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Department of Public Expenditure Infrastructure  
Public Service Reform and Digitalisation

# Public Sector BIM adoption in Ireland

6th November 2025

Presented by

Stephen Lynam MSc. B. Eng. (Civil) MIEI

Technical Advisor Construction Contracts

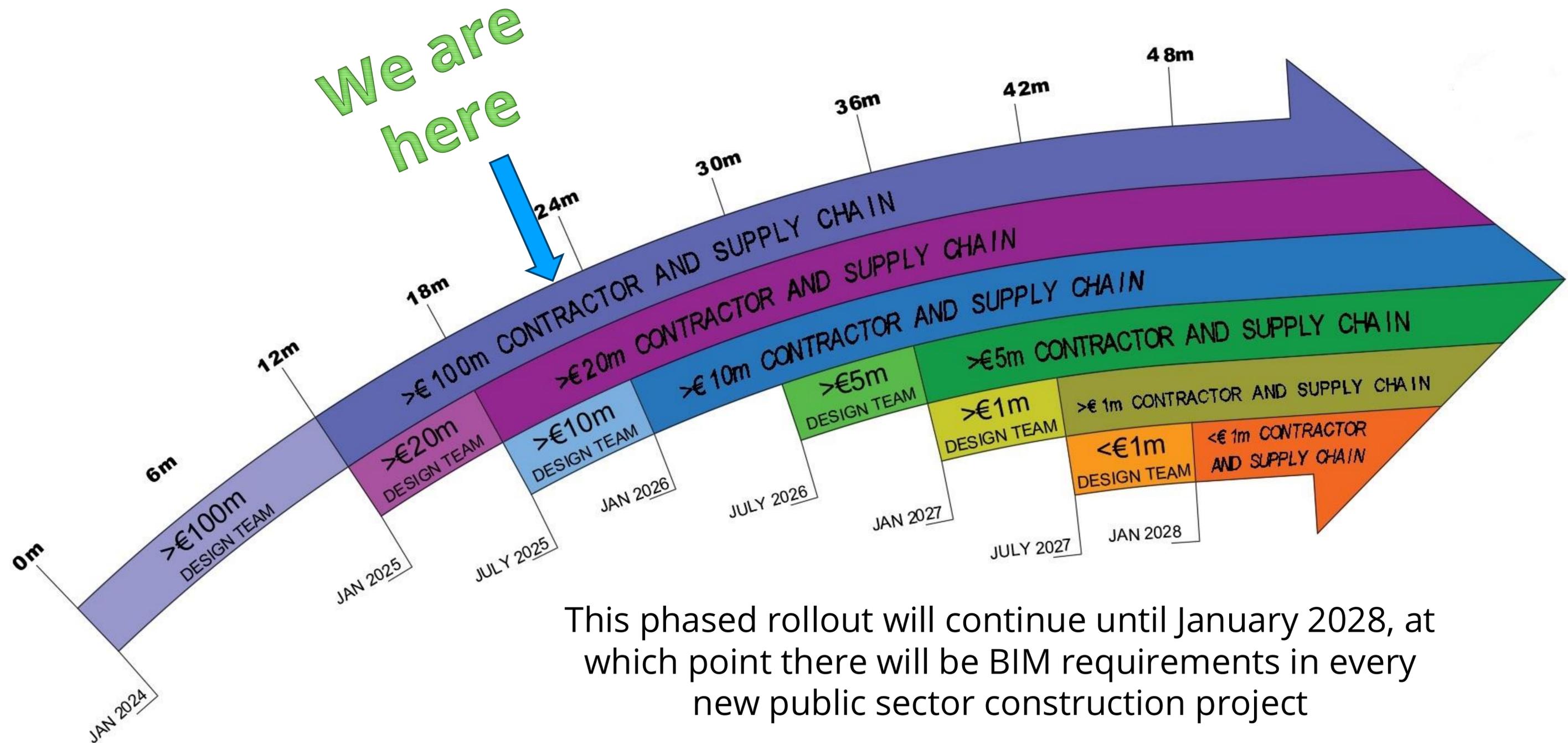
Department of Public Expenditure, Infrastructure, Public Service Reform and Digitalisation

# Introduction

- Public Works Procurement is managed by the Capital Works Management Framework (CWWMF) in Ireland and it is compulsory where the State contributes >50% of the funding for the project.
- Review of Public Work Contracts in 2014
- BIM Position Paper published 2017 by the Office of Government Procurement– Broad Outline of the governments intention to utilise BIM in Public Works projects In Ireland
- On the 4<sup>th</sup> November 2021 The Minister for Public Expenditure and Reform, Michael McGrath TD, has awarded funding to the Build Digital Alliance, led by TU Dublin, for their proposal which sets out plans to gather momentum in digital adoption in the construction sector in Ireland. Build Digital Project was Established.
- Standards have been imposed on CWWMF projects through the DEPR by Ministerial (Ministers Donohoe and Smyth) announcement on the 4<sup>th</sup> July 2023 for BIM Adoption.
- BIM requirements have been introduced by mandate into the CWWMF from 1<sup>st</sup> January 2024. It has commenced with large projects where the capacity to respond to BIM requirements is already reasonably well established in the construction sector.
- BIM Cost embedded in the Project Budget, similar to a consultancy service. Funding is embedded in Multi-Annual Delegated Capital Sanction 2024 - 2027.

# BIM Mandate

## Public Sector BIM Adoption Timeline



This phased rollout will continue until January 2028, at which point there will be BIM requirements in every new public sector construction project

# Projects Profiles

1652 projects for works and works related services registered on eTenders.ie in 2024

**BIM impacts for Projects through the mandate.**

Project Financial Bands for 2024

>10M = 160 Projects

>5M = 80 Projects

>1M = 322 Projects

<1m = 1090 Projects

## Est Value Banded Activity Report

Selected Notice Year

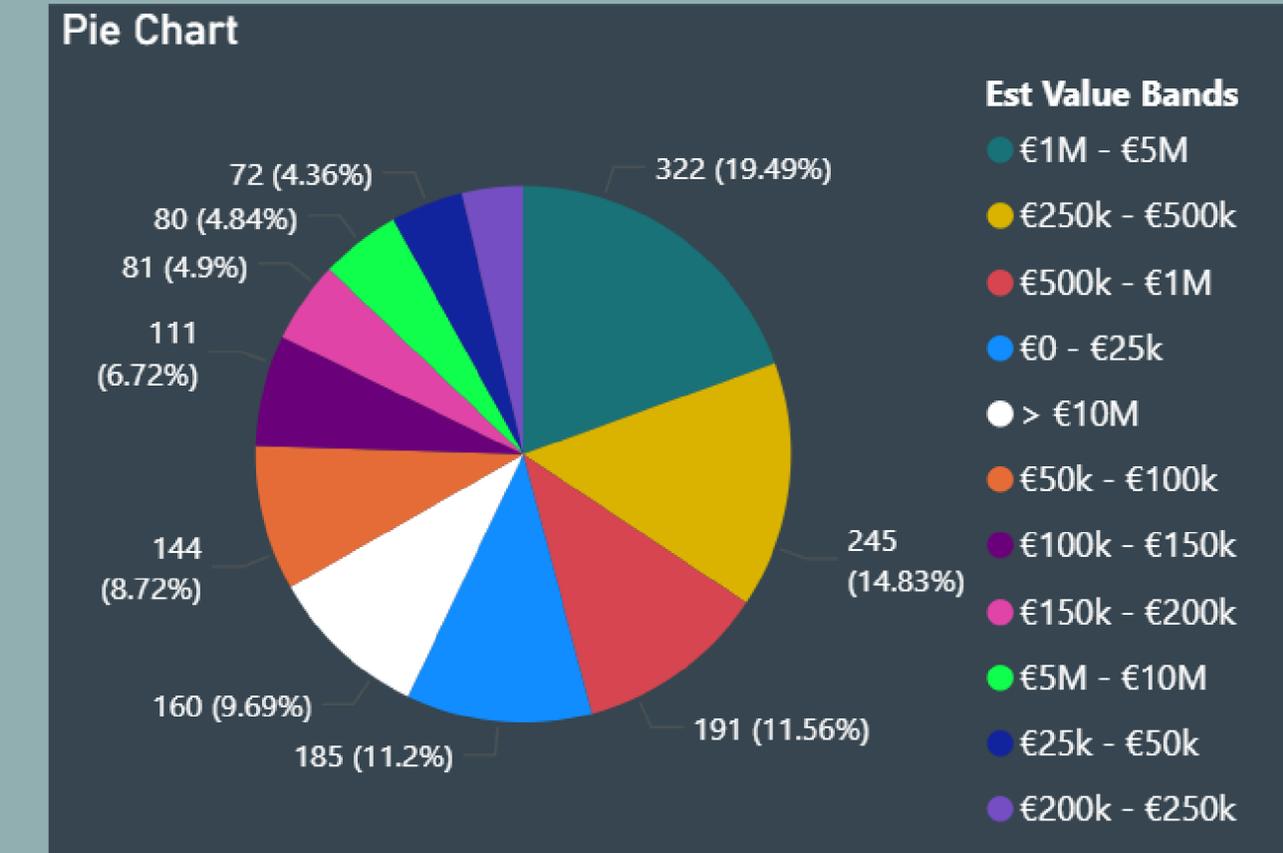
2024

Selected Notice Month

January, February, March, April, May, June, July, August, September, October, November, December

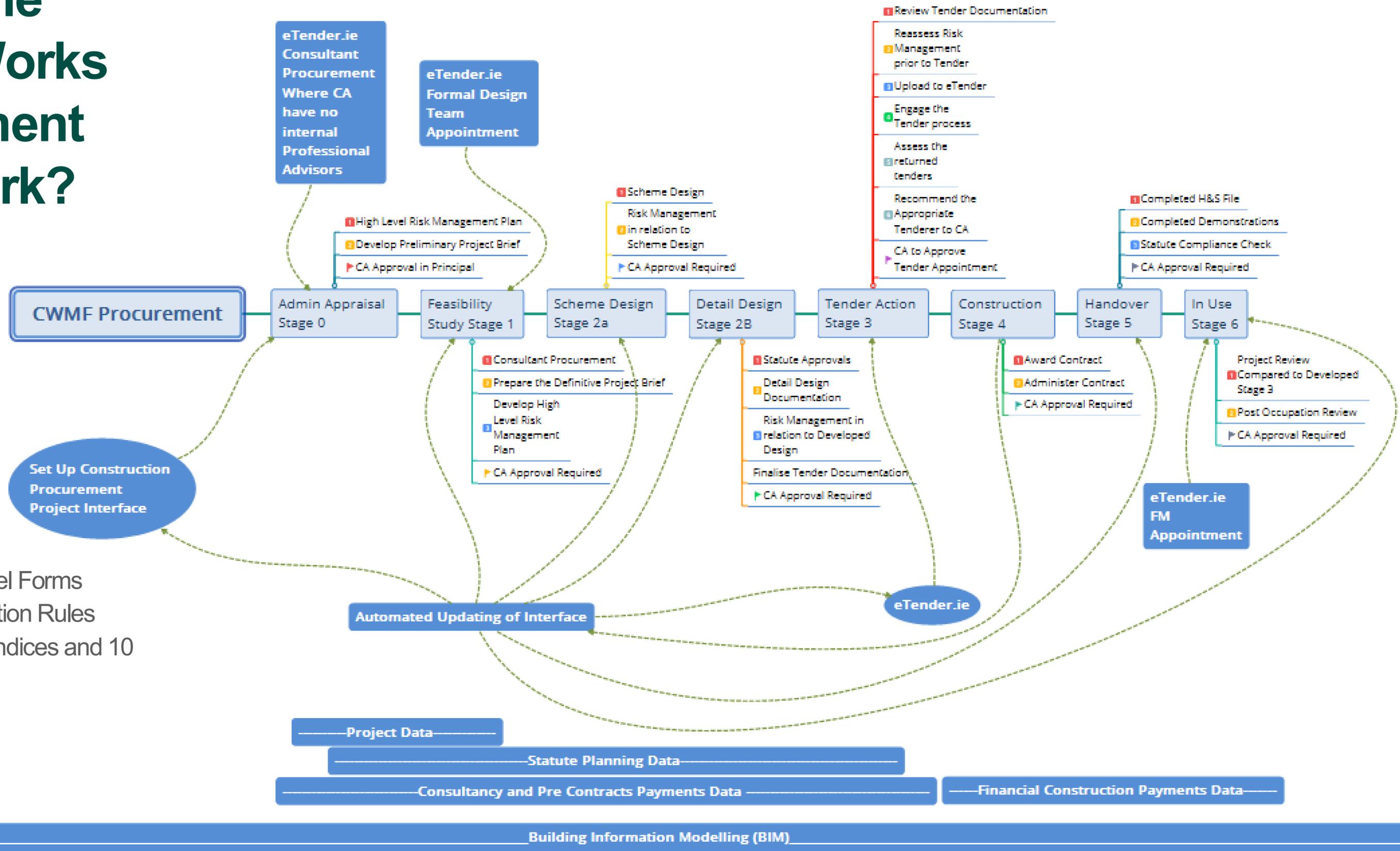
Displayed is the Spend Category and their Sub-Categories showing the estimated value and volume split into price bands of :

- €0 - €25k
- €25k - €50k
- €50k - €100k
- €100k - €150k
- €150k - €200k
- €200k - €250k
- €250k - €500k
- €500k - €1M
- €1M - €5M
- > €5M



# What is the Capital Works Management Framework?

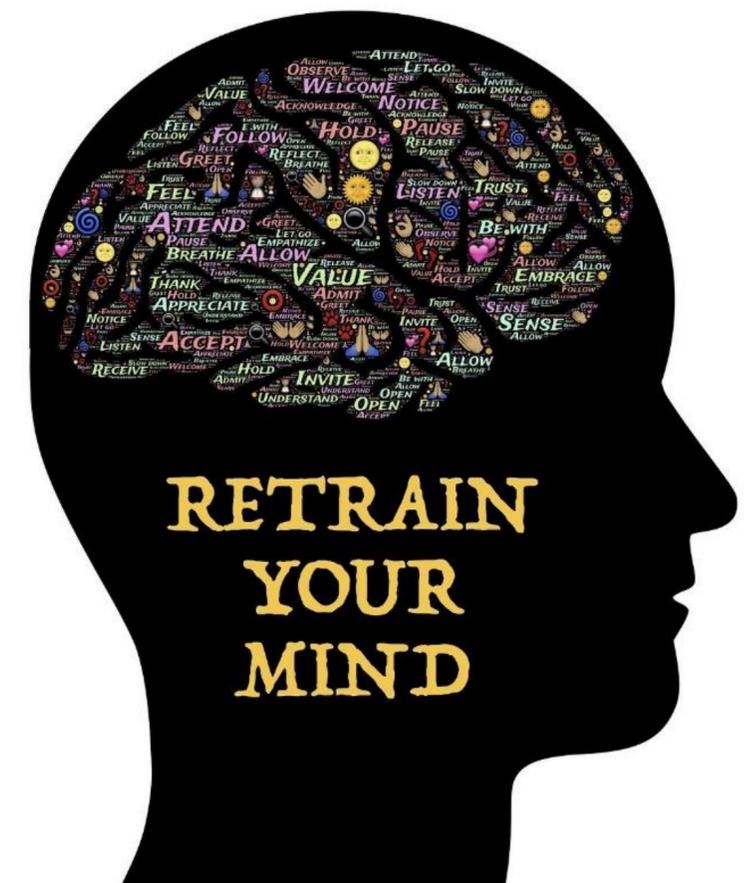
- Currently 5 Stages
- 11 Contracts
- 20 Model Forms
- Arbitration Rules
- 8 ITT's
- 4 Forms of Tender
- 4 COE's
- 4 ITTS's
- 6 Consultancy Model Forms
- Consultancy Arbitration Rules
- 6 SAQ's – 19 Appendices and 10 Supplements
- 27 Guidance Notes
- 1 Glossary



# CWMMF Implementation Strategy

Imposing Standards through the Capital Works Management Framework –  
There are two **Aspects** to the implementation strategy:

1. Aspect 1 – Imposing mandatory standards for information across all stages of a project's life cycle.
  - *Training for existing staff required – Client driven.*
  - *Training Plan – Part of the Organisational Information Requirements – Client driven*
2. Aspect 2 – Supporting public bodies in the adoption of BIM.
  - *BIM Masterclass Series – 3 Completed*
  - *Build Digital Information Management Webinars – 3 Completed*
  - *Public Sector BIM Group - Active*



# Public Sector BIM Implementation Strategy

Aspect 1 – Imposing the following mandatory standards for information across all stages of a project's life cycle.

1. ISO 19650 series will be adopted into the CWMF on a phased basis to impose standards on information for project delivery across the public sector.
2. Uniclass 2015 - <https://uniclass.thenbs.com/>
3. Industry Foundation Classes (IFC)- <https://www.buildingsmart.org/standards/bsi-standards/industry-foundation-classes/>
4. International Cost Management Standards (ICMS) - <https://scsi.ie/international-construction-measurement-standards-icms-explained/> (ICMS and Uniclass already mapped to each other)
5. Setting minimum project information requirements for all stages of the CWMF
6. Appointing Party (Contracting Authority) must specify the level of BIM required for each project information requirement – BIM Needs and requirements.



IFC



# Public Sector BIM Implementation Strategy

## Core BIM requirements

### ISO 19650



The ISO 19650 series will be adopted into the CWMF on a phased basis to impose standards on information for project delivery across the public sector

### Industry foundation classes (IFC)



IFC is a standardised, digital description of the built asset industry. It is an open, international standard and promotes vendor-neutral, and usable capabilities across a wide range of hardware devices, software platforms and interfaces. Potential for utilising IFC for Planning, Fire and Disability Access statute obligations as well as Open Data.

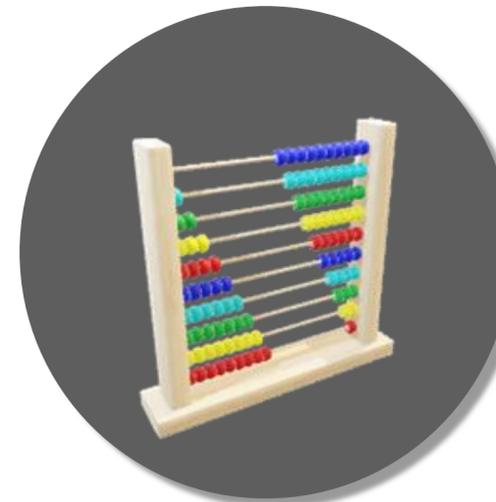


### Uniclass



Uniclass is made up of a set of tables that can be used by different parts of the construction industry in various ways – Coordination and Collaboration.

### International Cost Management Standard (ICMS)



**ICMS** INTERNATIONAL COST MANAGEMENT STANDARD

ICMS are principles-based international standards that set out how to classify, define, measure, record, analyse, present and compare construction project life cycle costs and carbon in a structured and logical format

# Public Sector BIM Implementation Strategy

## Aspect 2 – Supporting public bodies in the adoption of BIM:

Series of masterclasses – 100% concluded – DEPR - Civil and Public Service only.

Contract Amendments/Protocol - under consideration – DEPR

Developing minimum standards for pre-qualification\* – DEPR/BD/NSAI

- *Template for Pre Contract BIM Execution Plan DEPR/BD*

- *Template for Post Contract BIM Execution Plan DEPR/BD*

BIM specific templates & guidance –DEPR in collaboration with Build Digital are developing BIM templates for use with Public Works Contracts and they are available on the build Digital Project Website

<https://www.builddigitalproject.ie>

Templates include

- *Exchange Information Requirements (EIR)*

- *Organisational Information Requirements (OIR)*

- *Asset Information Model (AIM)*

- *Project Information Requirements (PIR)*

Training – Build Digital Project /Others

Training - Build Digital Project - Exchange Hub lists the available BIM Training

<https://www.builddigitalproject.ie/education-training-inventory> and <https://dasbe.ie/> (Digital Academy For The Sustainable Built Environment)

Certification of BIM Capability through [NSAI - ISO 19650 Certification](#)

# Public Sector BIM Structure



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Public Service Reform and Digitalisation



Build Digital  
Tógáil Dhigiteach



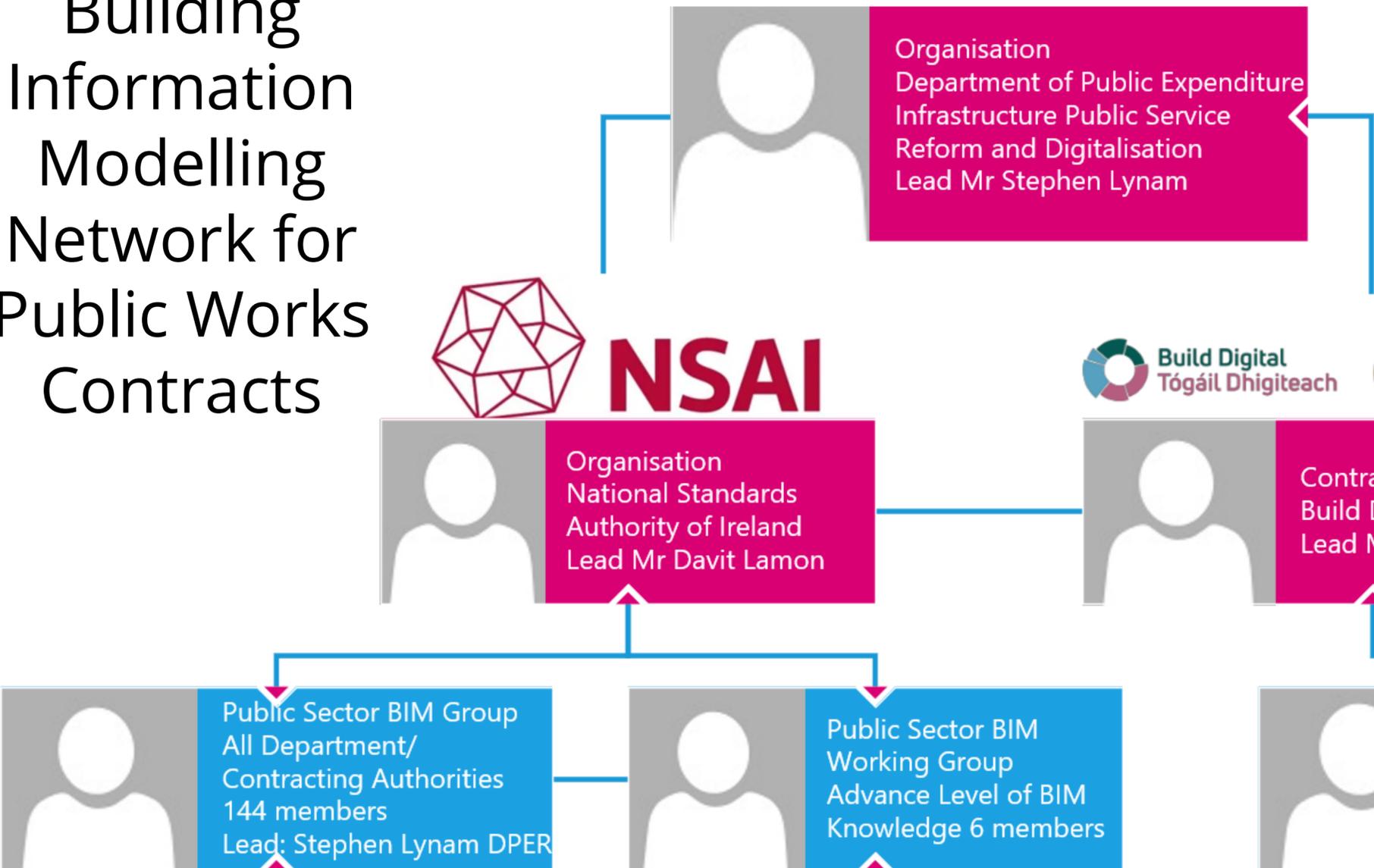
Rialtas na hÉireann  
Government of Ireland

Tionscadal Éireann  
Project Ireland  
2040



NSAI

Building Information Modelling Network for Public Works Contracts



Build Digital  
Tógáil Dhigiteach



Rialtas na hÉireann  
Government of Ireland

Tionscadal Éireann  
Project Ireland  
2040



# NSAI BIM STANDARDS PACK



## Capital Works Management Framework



# NSAI

<https://shop.standards.ie/en-ie/search/standard/?searchTerm=BIM+collection&publisher=NSAI>



Build Digital  
Tógáil Dhigiteach



Rialtas  
na hÉireann  
Government  
of Ireland

Tionscadal Éireann  
Project Ireland  
**2040**

### ISO 19650 Pack A – 5 NSAI standards

PDF only total cost €329

PDF only discounted cost (approx. 30%)  
€241.50

I.S. EN ISO 19650-1:2018

I.S. EN ISO 19650-2:2018

NA 2021 to I.S. EN ISO 19650-2:2018

S.R. CEN/TR 17439:2020

S.R. CEN/TR 17654:2021

### ISO 19650 Pack B – 5 NSAI standards + 2 ISO standards

PDF only total cost €414

PDF only discounted cost  
(approx. 23%) €321.20

I.S. EN ISO 19650-3:2020

I.S. EN ISO 19650-4:2022

I.S. EN ISO 19650-5:2020

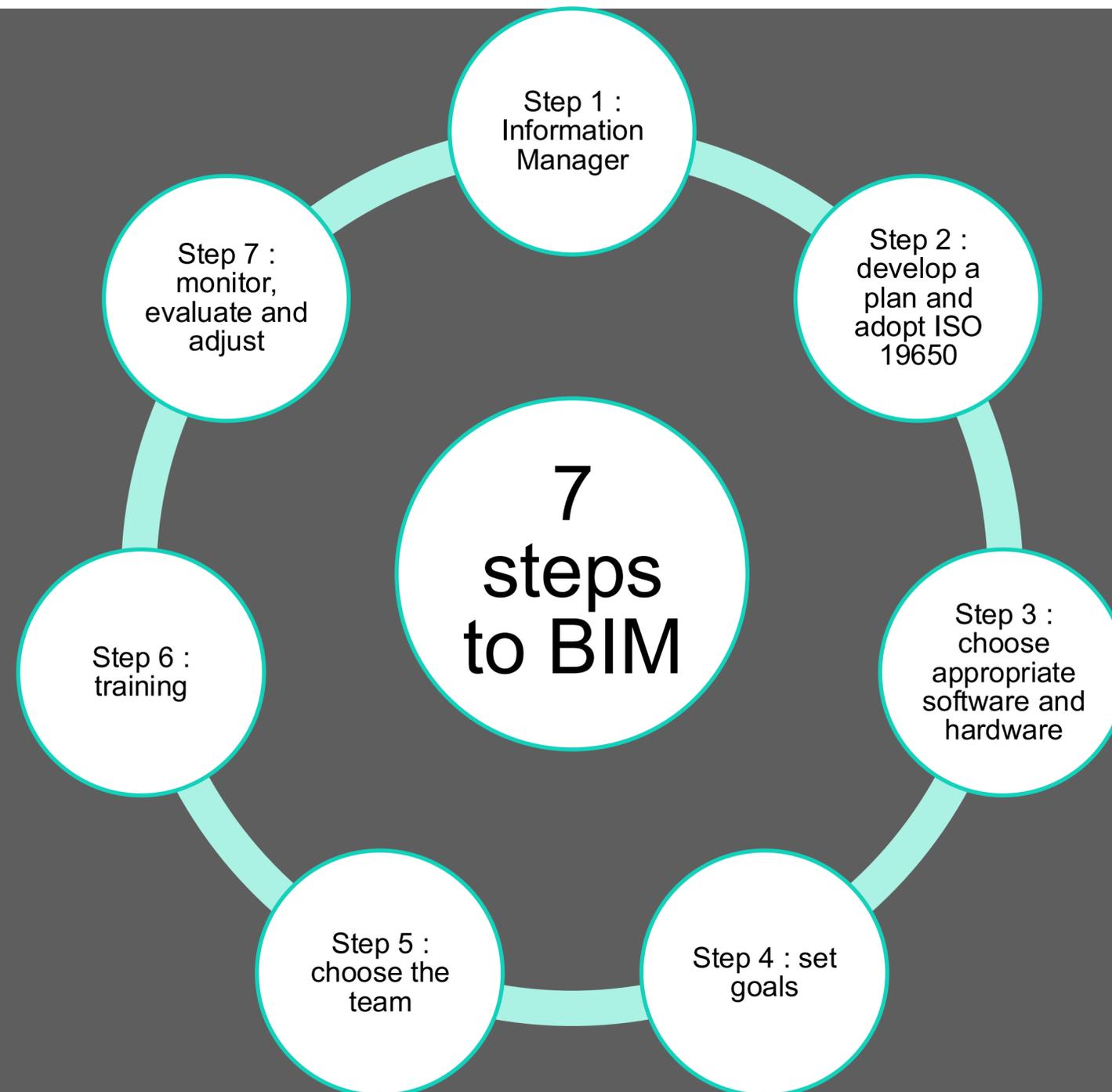
I.S. EN ISO 19650-6:2024

I.S. EN ISO 7817-1:2024

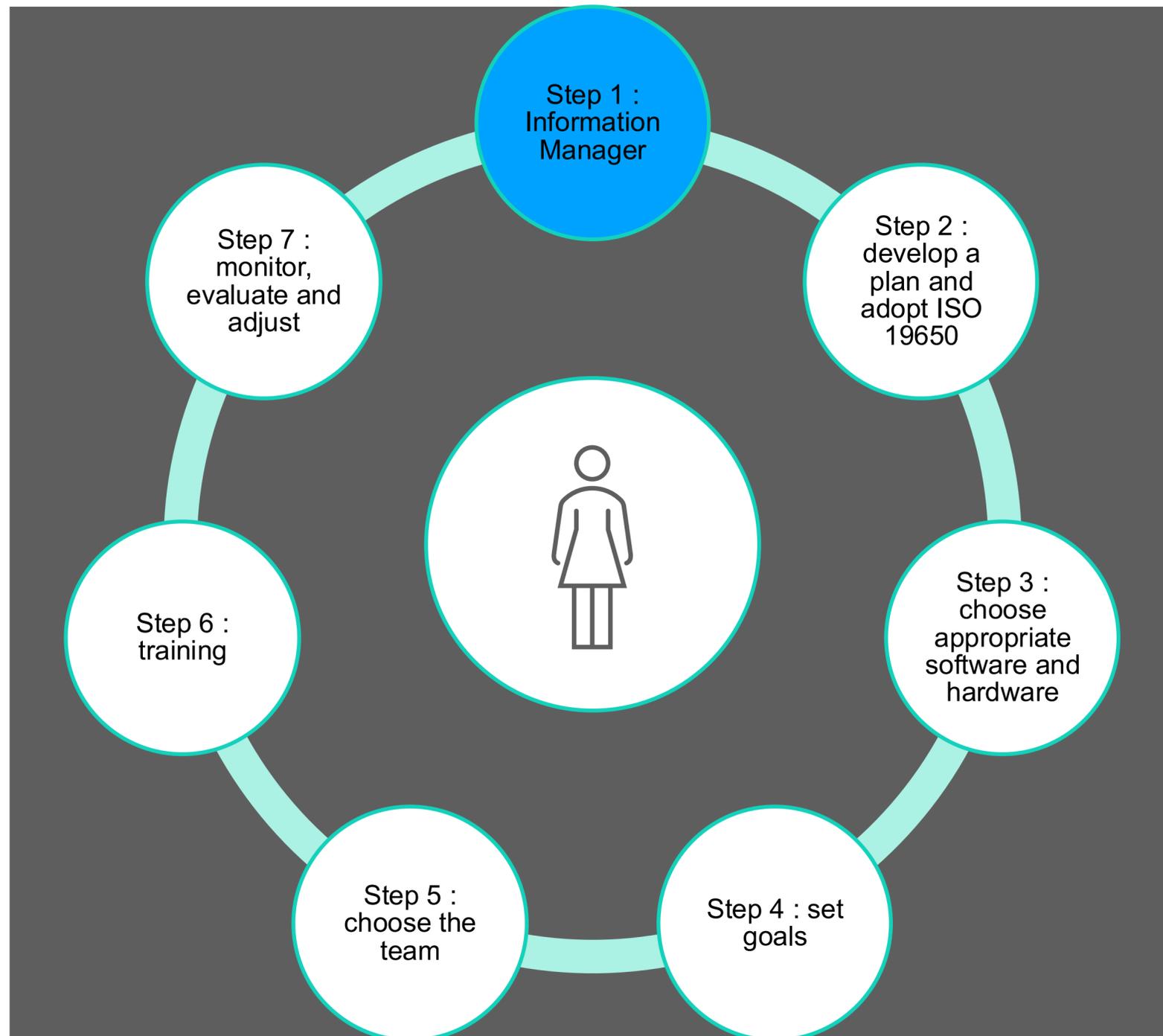
ISO 21500:2021

ISO 55000:2018

# Seven steps to BIM for Public Works Clients

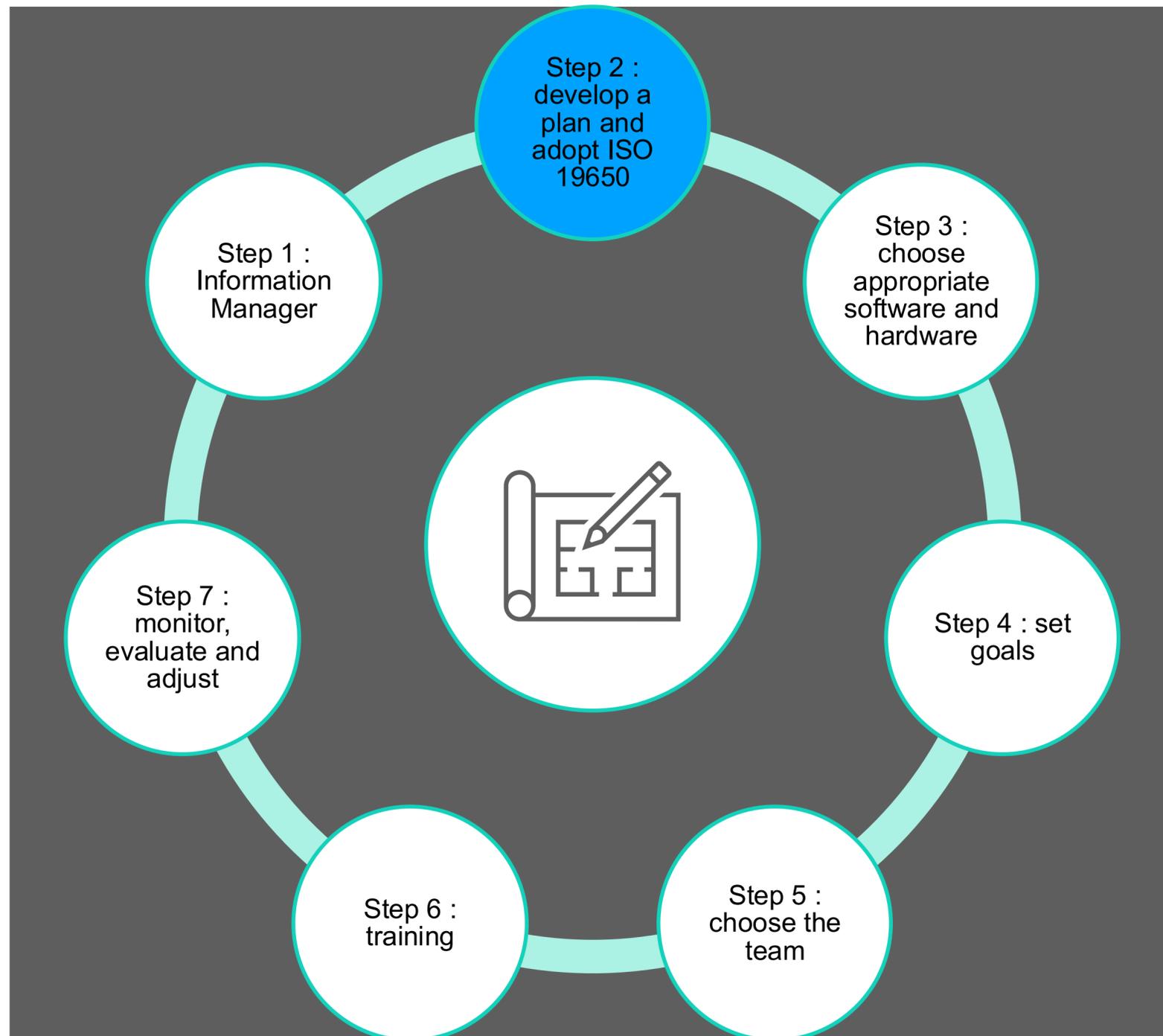


# Step 1 : information manager



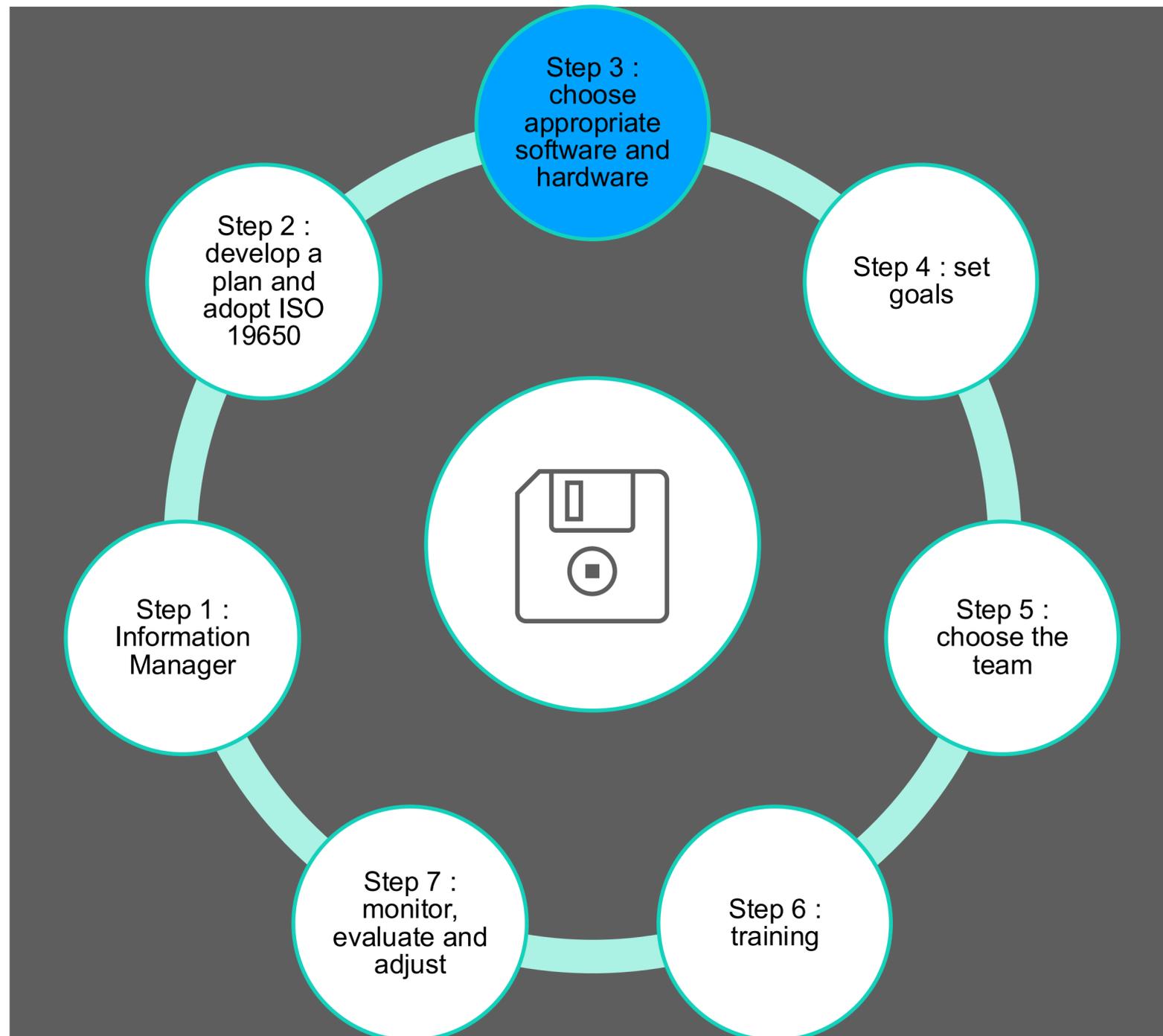
- Authority - armed with the authority and attitude to lead change
- Scalable - can be full time or a hybrid role depending on size of organisation and projects. Can be an individual or a cohort
- Competency - adequate knowledge and training to perform the role
- Procurement - can be outsourced depending on current and future requirements, although recommended to be 'in-house' where possible
- Representation - the appointed information manager should be the connection between the organisation's highest authority and the adoption of BIM
  - Procedure - responsible for producing information requirements
- Structure required for the Information Management Role – All organisations

# Step 2 : develop a plan and adopt ISO 19650



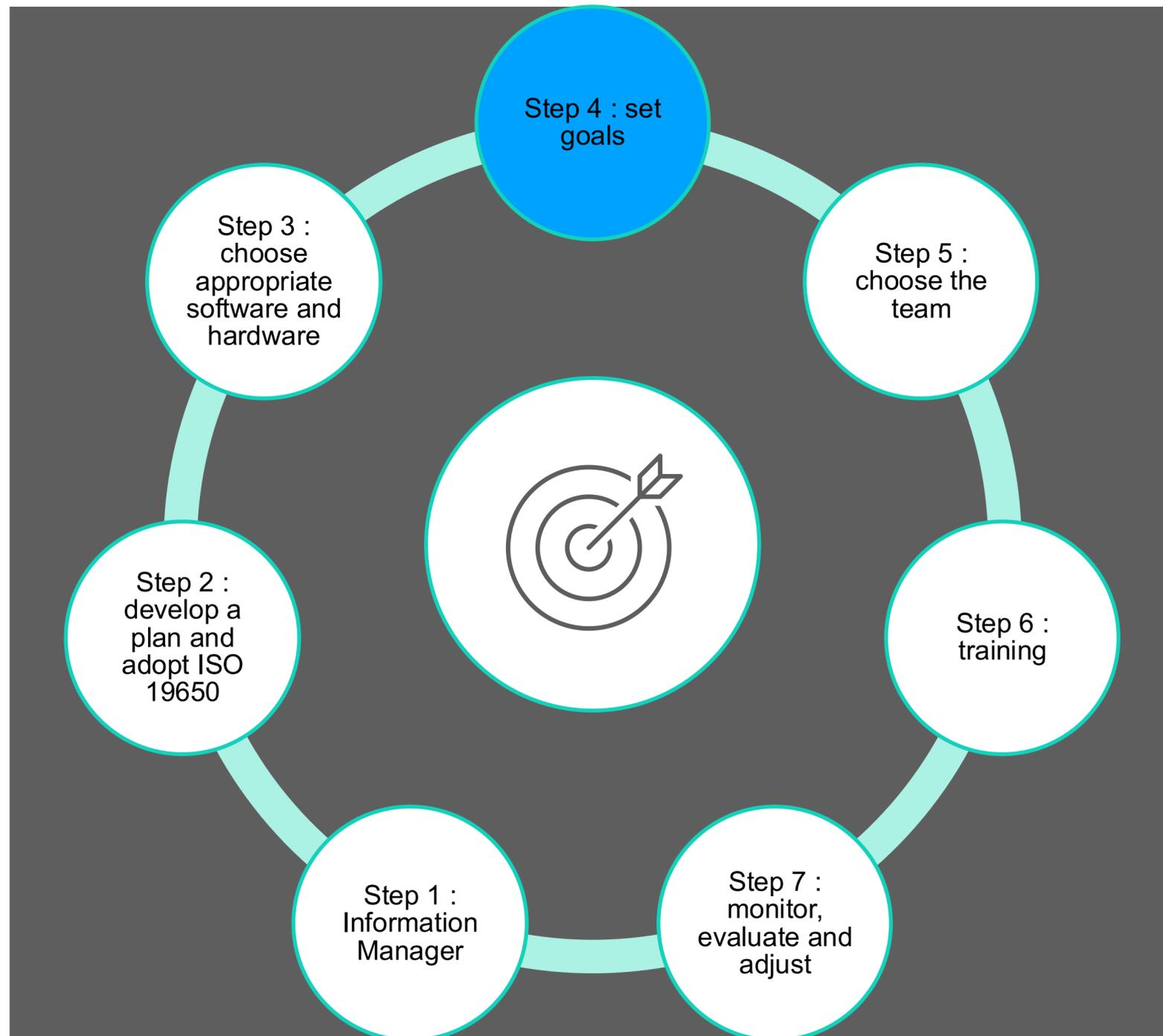
- Strategy - creation of a BIM Implementation plan (BIP), realising the critical path,
- Process analysis - what workflows do we currently have and do they align to ISO 19650
  - Objectives - outline outputs and achievable value
- Timescales - staged implementation, ensuring completion meets Irish mandate timescales
- Capacity - do we have the numbers, the time, and the skills to achieve the objectives internally, and if not, is there availability in the external skills market
  - Reporting and tracking - what mechanisms can be implemented to capture and communicate data
- Communication - where the implementation is at, where are we going next, where have we been successful, what changes will be made, who will be affected, and when will it happen, what methods or mechanisms will be used to communicate

# Step 3 : choose appropriate software and hardware



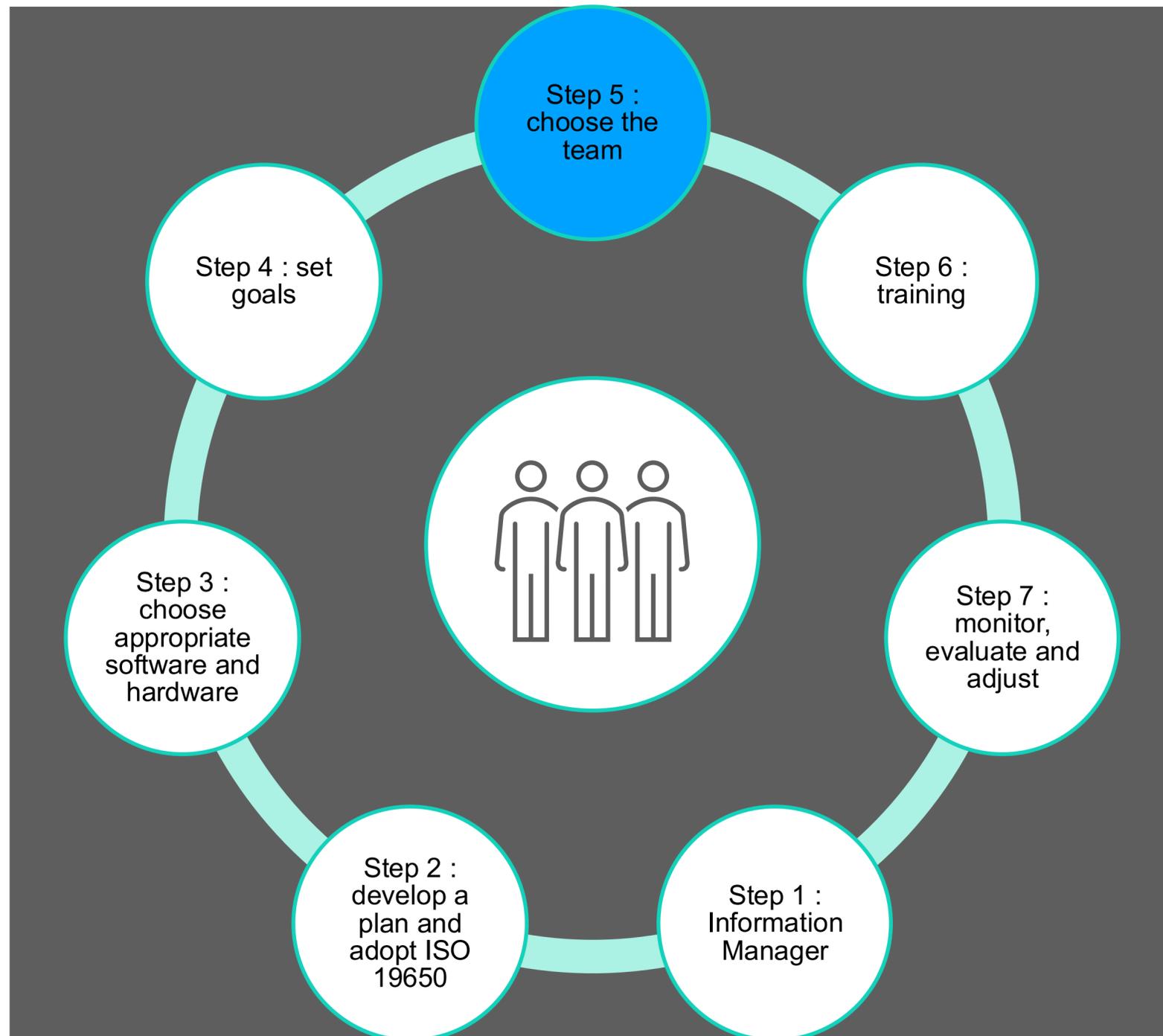
- Integrations - departmental and external stakeholders
  - Suitability - does it meet core requirements
- Interoperability - how data flows and varying applications communicate
- Futureproofing - how long is the system going to suit our needs. What current technologies are being developed that might be a risk to our chosen investment.

# Step 4 : set goals



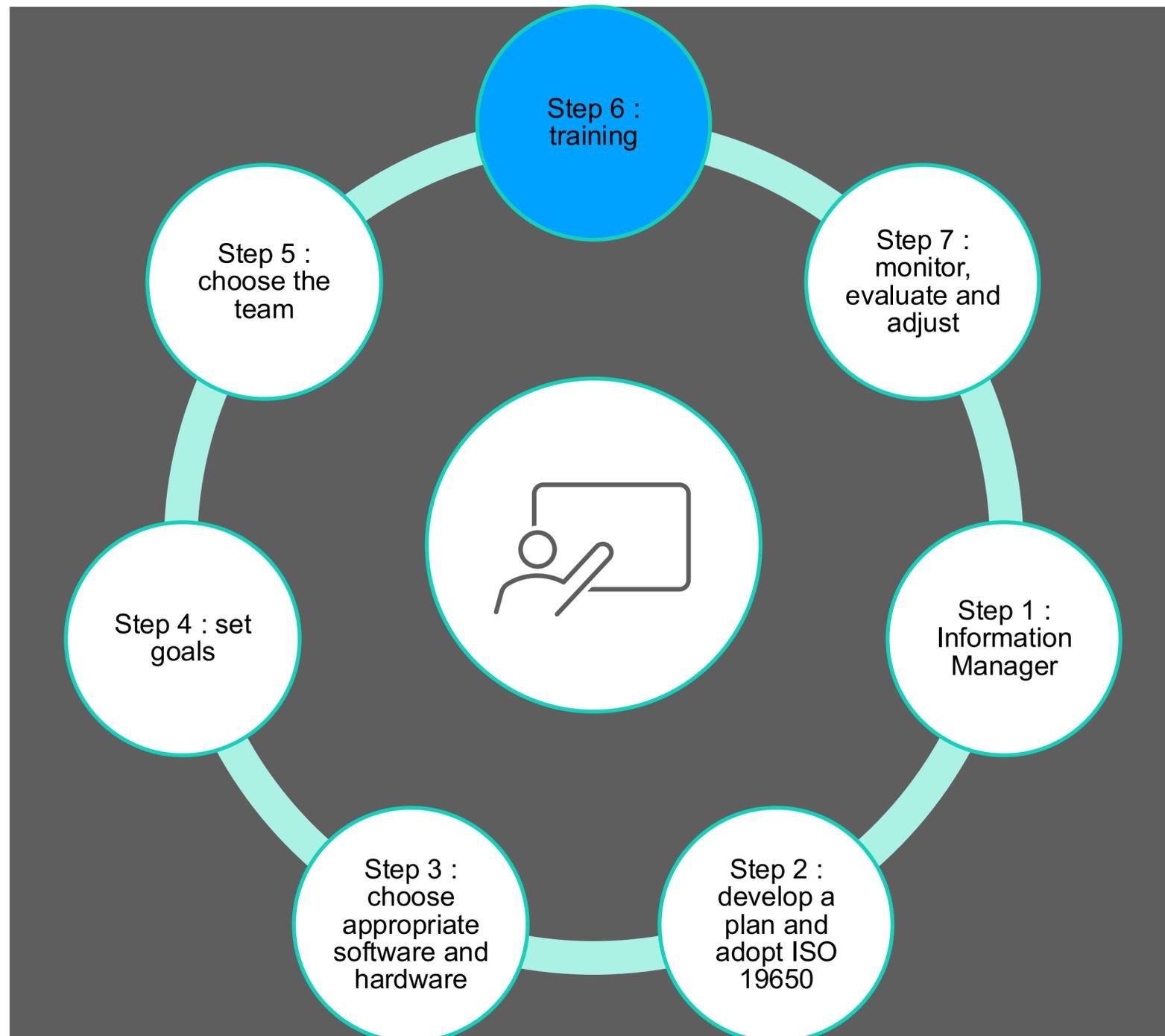
- The setting of strategic targets adopting SMART goal principles
- Specific - make your goal specific and narrow for more effective planning
  - Measurable - make sure your goal and progress are measurable
  - Achievable - make sure you can reasonably accomplish your goal within a certain timeframe
  - Relevant - your goal should align with your values and long-term objectives
- Time-based - set a realistic but ambitious end date to clarify task prioritisation and increase motivation

# Step 5 : choose the team



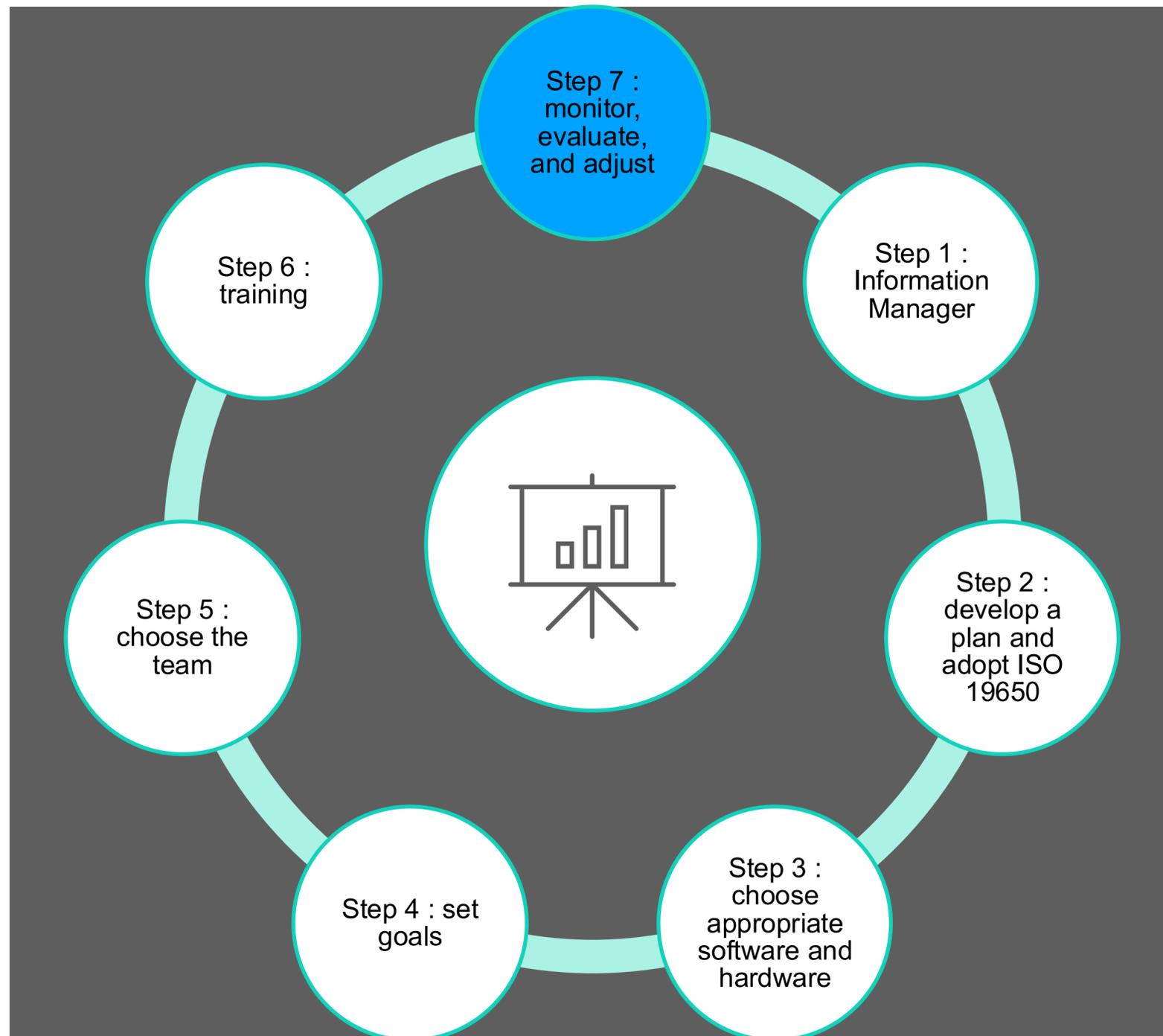
- Required roles - what project / programme functions are required relating to digital transformation
- Organisational roles - which of these roles will exist within the business
- Project specific roles - what roles are appointed and / or contract specific
- Internal and external - where will outsourcing occur

# Step 6 : training



- EVERYONE NEEDS IT!  
Automation through process...!!!Client – Understand and Support the BIM Mandate
  - Project Concept: Administration
- Project Design - Professional – Architects, Engineers, Quantity Surveyors, Mechanical and Electrical Engineers, All design input professionals.
  - Project Delivery – Contractors and Supply Chain
  - In Use – Facilities Management and Maintenance Personnel
    - End of Life/Repurpose - Client
- Processes and procedures - upskill all those involved in data creation and management
- Software and workflows - what software are we going to use and how are we using it. Skills matrix across the organisation to highlight knowledge and identify gaps

# Step 7 : monitor, evaluate, and adjust



- Reflection - what was successful and what could be improved
- Refining - tweaking methodologies for further benefits
  - Analysis - collection of data and dashboarding
  - Documenting - lessons learned



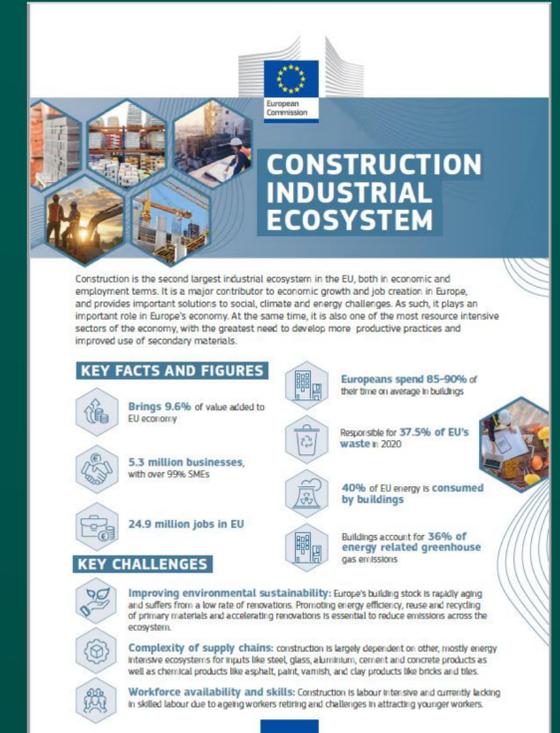
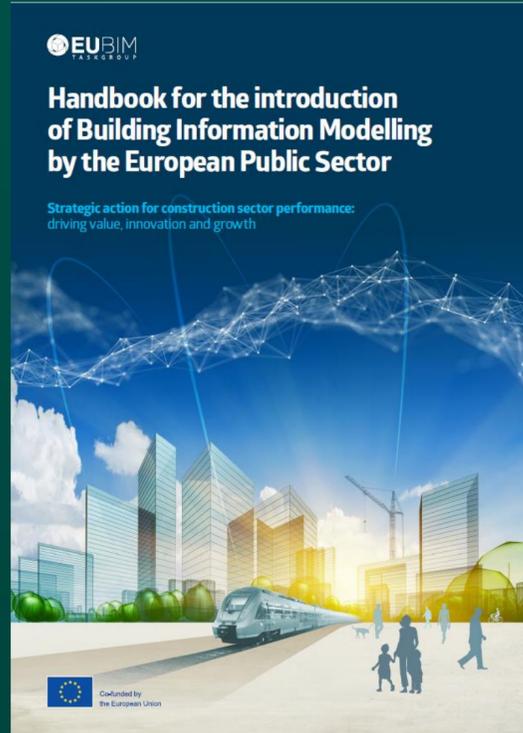
# Thank You For Your Time



## Don't Forget

# Complete the Build Digital Annual Survey 2025 at

<https://www.builddigitalproject.ie/2025-annual-survey>





### National Annual Survey 2025

The Annual Survey tracks the use of digital technology across the construction and built environment sectors in Ireland. The survey is specific to each participant's profile and will only share the questions deemed relevant by study designers. Please feel free to provide feedback at the end of the study. Thank you for your participation.

**COMPLETED** ID: 1755067851183908