Emerging ISO Standards on Facilities Management

by George Huff, Attorney-Advisor

May 7, 2014
Agenda

Purpose of Forum

U.S. Public-Private Sector Partnership on FM Standards Development
• Management Systems Standards

Getting Started
• Appreciating the Needs and Taking the Steps
• ISO/TC 267 Facilities Management
• Structures of Emerging ISO FM Standards

Organizations, Missions and Activities

How U.S. Asset Managers and Executives Envision Using FM Standards
Purpose of Forum

This forum provides insight into ISO Facilities Management standards that are currently under development. The goal is to obtain an overview of their intent, needs, major players, next steps and how facilities executives and managers envision the use of FM standards in the built-environment.

ISO/Technical Committee 267 Facilities Management seeks to enable the widest possible participation of country experts, develop a cohesive TC with a collective vision and commitment, create outputs of value and benefit to commerce and industry, and develop standards which enhance FM as the leading discipline within the built-environment and provide practitioners with methodologies and guidance that enhance the value they provide to organizations.

U.S. Technical Advisory Group to ISO/TC 267 Facilities Management invites your input on standards development as your country’s experts on Facilities Management.
Voluntary Consensus Standards in the U.S.

Federal Laws and Policies - Standards and Conformity Assessment


**ANSI’s Standards Developer Accreditation Program**


**ANSI-ASQ National Accreditation Board**

ANAB assesses and accredits certification bodies that demonstrate competence to audit and certify organizations conforming to management system standards.


Main points: U.S. laws and policies strongly support public-private sector partnerships in standards development and conformity assessment activities.
What Should You Know about OMB Circular A-119?*

Federal Participation in the Development and Use of Voluntary Consensus Standards and Conformity Assessment Activities. It’s addressed to heads of executive departments and agencies and includes the following elements:

- Strong preference for voluntary consensus standards in federal regulation and procurement,
- Guidance on use of standards, including criteria for agencies, and how federal representatives should participate in standards development,
- Guidance encouraging international and private sector conformity assessment,
- Enhanced transparency, including incorporating standards by reference,
- Burden reduction, including incorporation by reference, and
- International considerations.


Main point: The proposed revision of OMB Circular A-119 (1998) would continue to show strong support for voluntary consensus standards & conformity assessment in regulation and procurement.
U.S. Public-Private Sector Partnership on FM Standards Development

What’s the partnership benefit to business? Standards exist to improve organizational performance in a specific discipline. As an extension of performance improvement, standards are designed to offer approaches and solutions to address the most common challenges facing an organization. ISO 267 standards will be no different.

A management systems standard (MSS) is a framework of processes and procedures used to ensure that an organization can fulfill all tasks required to achieve a set of related business objectives. A MSS provides a model for setting up and operating a management system.

Want more information? Review ISO 9001 Quality, ISO 14001 Environmental, ISO 22301 Business Continuity, and ISO 27001 Information Security; ask Quality or EHS personnel in your organization with experience; and review case studies to understand the value and how to achieve success. And see, http://www.iso.org

Main Point: ISO/TC 267 Facilities Management will develop standards (both requirements and guidance) that will define expectations for FM organizations, including MSS concepts.
U.S. Public-Private Sector Partnership on FM Standards Development

Federal policy favors an agency’s use of voluntary consensus standards. What’s the partnership benefit to agencies and the public?

Agencies save time and money, both with respect to standards development and enforcement of regulatory requirements. Using standards makes regulations better, more comprehensive, more efficient and less burdensome.

Agency personnel establish working relationships with standards developers which expose them to outside technical and business knowledge, and provide opportunities for regulatory concerns to be considered during standards development.

The public interest is served when industry moves to conform to standards that have been revised to address public safety issues identified by agencies.

Main Point: U.S. public-private partnership in standards development is valuable to governments, businesses, standards developers and the public.
Standards Development

A standard is not a regulation. A regulation creates, limits, constrains a right, creates or limits a duty, or allocates a responsibility.

Regulation can take many forms: legal restrictions by a government authority, contractual obligations that bind many parties (for example, "insurance regulations" arising out of contracts between insurers and their insured), self-regulation by an industry such as through a trade association, social regulation, co-regulation, third-party regulation, certification, accreditation or market regulation. It has the force of law.

Public sector entities/organizations may use standards to compel performance. Incorporating standards by referring to them in agency regulations makes standards mandatory for regulated parties.

Main Point: Incorporating standards by reference into regulations benefits regulators. An agency can create its own “government-unique” standard, or use an industry standard that is already available.
ISO/TC 267 Facilities Management - Getting Started

Appreciating the Needs and Taking Steps

• Why Create Global Standards?
• What are the Benefits of International Organization for Standards (ISO) Standards for FM?
• What’s ANSI’s Role? IFMA’s Role?

Where’s ISO/TC 267 Facilities Management & Where We’re Going

• Objectives
• Working Groups
• Plenary Sessions

Main Point: ISO/TC 267 Facilities Management arises from the recognition of ISO nations’ member bodies of the global need to define the professional discipline of FM.
U.S. Asset Managers – Organizations, Missions and Activities

- Federal Sector Space and Facilities
- U.S. Military Services
- Private Sector Space and Facilities
How Public-Private Sector Executives and Asset Managers Envision Using FM Standards

- Strategic Level
- Tactical Level
- Operational Level
Let’s Connect!

George_Huff@ao.uscourts.gov

Send Me Your Questions