



Building Better Lives

GLOBAL CHARTER FOR REAL ESTATE PROFESSIONALS

IN PARTNERSHIP WITH 

The United Nations Human Settlements
Programme
(UN-Habitat)

World Urban Campaign

2000-Watt Smart Cities Association

Chaire Entrepreneuriat Territoire
Innovation de l'IAE Paris
Sorbonne Business School



FIABCI

INTERNATIONAL REAL ESTATE FEDERATION

PARIS - APRIL 2023



FIABCI
INTERNATIONAL
REAL ESTATE FEDERATION

BUILDING BETTER LIVES

GLOBAL CHARTER FOR REAL ESTATE PROFESSIONALS

Created in 1951 in Paris, FIABCI is a worldwide business networking organization for all professionals associated with the real estate industry (architects, developers and constructors, investors, asset and property managers, brokers and real estate agents, PropTech companies, lawyers, notaries, and other experts).

Since its creation just after World War II, FIABCI continues to strive for peace and for building a better world through a multidisciplinary exchange, sharing knowledge and best practices at a national, regional and international level.

Present in more than 70 countries with its 45 national and multinational federations, since 1971 FIABCI holds a Roster and since 1996 special consultative status at the Economic and Social Council (ECOSOC) of the United Nations.

FIABCI stands for the promotion and implementation of the UN SDG, in particular the Goal 11 – “Sustainable cities and communities”.

In cooperation with our Members and Partners, FIABCI is strongly committed to foster sustainable development, preserve the cultural and historical heritage and create a synergy to face today’s major challenges, including environmental protection and global warming reduction.

A better urban future, and subsequently a better live, starts with a value system ensuring that all people can live happily in it, and with a principles-based approach to the planning, building, and management of the cities and communities. This means that these cities function, at a minimum, in ways to meet fundamental responsibilities in the areas of inclusion, safety, accessibility, resilience, and sustainability.

In cooperation with its global Partners, in particular UN-Habitat, 2000WSCA and researchers from Chaire ETI – IAE Paris, Panthéon Sorbonne Business School, FIABCI work out Core Values and Fundamental Principles to sensitize real estate professionals towards Sustainable Responsible Real Estate Practice.

CORE VALUES

Enacting the same fundamental values into governance, policies, and strategies, and establishing a culture of integrity, cities and communities are not only upholding their basic responsibilities to people and planet, but also setting the stage for long-term profitability while building better lives.

Inclusion and Equality

- Cities and Communities being fractal by nature shall remain dynamic places as a network of balanced and well-connected neighborhoods offering short distance access to six essential urban functions (housing, working, learning, enjoying, caring, and supplying), enabling active and soft mobility, and maximizing mixed-use activities.
- Cities and Communities must be sustainable and inclusive for all, beyond gender, age, religion, color, or lifestyle. They offer ample public, communal and private spaces and allow for adequate and smart public and private mobility.
- Cities and Communities shall foster cultural identity making them not only liveable, but also to increase coherence, belonging and consequently well-being of their citizens. Whilst these attributes for better cities and communities are similar across the globe, local adaptation is critical and shall be applied reasonably.

Governance and Safety

- The broad goals of urban governance shall address issues of equity, health, liveability, prosperity, and sustainability and offer participatory governance triggering the interest of its inhabitants and increasing social capital and quality of life. This must be done in a democratic way through leadership, transparency, public services, and public sector efficiency.
- Cities and Communities shall create burgeoning local ecosystems interconnected through shared global alliances and inspired by global transformational activities, allowing them to grow strategically over time. Strengthening national and regional development planning shall foster positive economic, social, and environmental links between urban, sub-urban, peri-urban, and rural areas.
- Cities and Communities shall optimally use digital tools and technologies in planning and operation to make them smart and safe. As they become more digitized and transparent however, care must be exercised to prevent the emergence of a new form of social divide rooted in the technological advancement. Similarly, utmost care must be given to protect digital privacy of residents and visitors alike.

Resilience and Capacity Building

- Cities and Communities shall become more resilient to weather extremes and other forms of disasters through improved urban planning and controlled real estate construction, and through the adaptation and implementation of integrated policies. They shall offer smart building standards for optimal functional and cost efficiency.
- Climate change, food security, public safety, and threat of disease must be evaluated for any urban development and education and professional training offered. Cities and Communities must ensure the development of literacy and technical skills of their citizens and offer ample local employment. They foster regeneration of surrounding agricultural land and, most importantly, increase localized food production.
- Carrying capacity and density must be balanced to minimize impact on resources and environment, but also to encourage complex social networks be woven, leading to a concentration of talent and the emergence of innovation and creativity.

Sustainability and Circularity

- Cities and Communities must empower residents and visitors to reduce the adverse per capita environmental impact by paying special attention to energy consumption, air quality, water pollution and municipal and other waste and by enabling low carbon urban mobilities by creating an effective geography of proximity services.
- Resources utilization for built environment shall be kept at optimum levels at all times, meaning as little as possible but as much as necessary. Cities and Communities must measure their environmental footprint by internationally acceptable and transparent methodology and make the results public.
- Cities and Communities shall be self-sufficient and close their production cycles to minimize the loss of resources through the whole lifecycle of use and reuse – from the deconstruction of the old to the design, construction, and usage of the new. To reach that goal it is mandatory that the elements aforementioned are integrated already at the beginning of the planning process – be it for refurbishment and improvement of existing cities, or for greenfield urban development.



FUNDAMENTAL PRINCIPLES

We recognize the significant impact our activities have on the environment and the communities we serve keeping well-being of Users as absolute priority of our businesses.

In order to create a sustainable future and fulfil our responsibility as stewards of the built environment, we pledge to adopt the following principles of sustainable responsible practice:

1. **Reduce Energy Use:** We will implement energy-efficient practices and technologies in all our operations and properties and promote energy conservation measures to reduce our carbon footprint.
2. **Use Sustainable Materials:** We will prioritize the use of sustainable materials, such as recycled and low-carbon building materials, in all our projects to reduce waste and support a circular economy.
3. **Prioritize Public Transportation and Soft Mobility:** We will prioritize the use of public transportation, encourage cycling, and provide facilities for electric vehicles, reducing the environmental impact of our transportation needs.
4. **Empower Local Communities to thrive:** We will prioritize the well-being of the communities where we operate, including reinforcing local business development (employment, consumption ...) and placemaking; creating affordable housing, and preserving historic and cultural landmarks.
5. **Promote Water Conservation:** We will promote water conservation practices in all our projects and implement water-efficient technologies to reduce water usage.
6. **Reduce Waste:** We will adopt a zero-waste policy, minimize waste in our operations, and recycle and reuse materials whenever possible.
7. **Promote Biodiversity:** We will promote biodiversity in our projects and take steps to protect and enhance natural habitats.
8. **Create Public Space:** We will support the creation of public space to help build community, improve quality of life and increase environmental benefits, to create a more sustainable and resilient built environment.
9. **Promote Architectural Quality:** We will work towards producing quality architecture to provide a sense of place to the people, contributing to the cultural value of the built environment and our future historical heritage.
10. **Warrant Effective Maintenance and Smart Governance:** We will work on designing and implementing effective maintenance and smart governance for all our projects and monitor the results.



As global real estate organization, we pledge to adopt these principles and work towards a sustainable future for ourselves and future generations.

In addition, we encourage all our members and real estate professionals worldwide to make their contribution to the achievement of the United Nations Sustainable Development Goals (SDGs) explicit, particularly on affordable and clean energy, sustainable cities and communities, and responsible consumption and production.

Finally, we call our national and multinational chapters, partners and principal members to promote the best practices of the real estate industry in their respective countries through order sharing the value of the real estate contribution to the built environment.

Marko Novak, FIABCI Slovenia

Marko Novak, FIABCI Slovenia (Jul 5, 2023 00:23 GMT+2)

Jul 5, 2023








Building Better Lives - Global Charter for Real Estate Professionals

Final Audit Report

2023-07-04

Created:	2023-07-04
By:	FIABCI International (INFO@FIABCI.ORG)
Status:	Signed
Transaction ID:	CBJCHBCAABAAaKtrweytTT8PHcedx8dInT1NIPYEb5NV

"Building Better Lives - Global Charter for Real Estate Professionals" History

-  Web Form created by FIABCI International (INFO@FIABCI.ORG)
2023-06-28 - 1:21:21 PM GMT
-  Marko Novak, FIABCI SLOvenia (info@fiabci.si) entered valid password assigned by the sender.
2023-07-04 - 10:22:50 PM GMT
-  Web Form filled in by Marko Novak, FIABCI SLOvenia (info@fiabci.si)
2023-07-04 - 10:23:25 PM GMT
-  Email verification link emailed to Marko Novak, FIABCI SLOvenia (info@fiabci.si)
2023-07-04 - 10:23:28 PM GMT
-  Email viewed by Marko Novak, FIABCI SLOvenia (info@fiabci.si)
2023-07-04 - 10:23:36 PM GMT
-  E-signature verified by Marko Novak, FIABCI SLOvenia (info@fiabci.si)
2023-07-04 - 10:23:36 PM GMT
-  Agreement completed.
2023-07-04 - 10:23:36 PM GMT