

Preface of the publisher

27th Journal für Facility Management: Science meets Practice

In the last years the EU published the Corporate sustainability reporting directive (CSRD) which enlarged the number of companies subject to reporting obligations and the scope of reporting on sustainability aspects. In addition, the ESRS defined the way and the content of reporting standards in an extended way. In order to strengthen the EU's competitiveness and reduce bureaucratic obligations the Omnibus was published in spring this year. It is to remove at least 80% of companies from the scope and simplify reporting requirements for large companies through a revision of the European Sustainability Reporting Standards (ESRS). This reduces the effort for sustainable reporting and actions to a high extend. On the other hand, other regulations like the Directive (EU) 2023/1791 of the European Parliament and of the Council of 13 September 2023 on energy efficiency are still in place and ask for more efficiency and optimisation. Therefore, sustainability as a topic has still high importance for the real estate sector. To provide research-based answers how we can cover the requirements and even create added value this issue of the IFM journal includes the following papers:

- How does FM contribute to the social dimension of ESG?
- Data Envelopment Analysis for Sustainable Healthcare: Ranking Hospitals based on CO₂ Emissions; Desirable/Undesirable Output
- New version of the Building Efficiency Directive 2024: Current developments and implications for the future management of buildings
- High-Performance Climbing Plants for Urban Climate Improvement: Maintenance Strategies for Climbing Plants in Vertical Greening Systems

The first paper investigates how Danish FM companies and professionals manage the challenge to develop social sustainability practices and measure the social dimension of ESG. It presents a literature review on social sustainability and the results of a survey among Danish FM practitioners. The paper gives suggestions to practitioners to work with social sustainability and measuring the social dimension of ESG.

The second paper presents the data envelopment analysis (DEA) as a widely used tool for performance measurement tool in healthcare due to its flexibility in handling multiple inputs and outputs, including both desirable and undesirable factors. This study applies a customized DEA model to evaluate the performance of hospitals. The results highlight the potential of DEA in addressing current challenges in healthcare performance management.

The third paper deals with the Energy Performance of Buildings Directive (version 2024), which defines the "smart readiness" of buildings and asks for a renovation passport including a renovation roadmap for buildings. This directive is in line with the European Sustainability Reporting Standards (ESRS) and points out the synergy effects in terms of data collection, evaluation and utilisation. Adapting processes can generate added value and reduce additional costs.

The fourth paper is more practically orientated. Vertical Greening Systems (VGS) in urban areas play a crucial role in urban climate adaptation, energy efficiency, and biodiversity, but their sustaining benefits depend on species-specific care and maintenance. Tailored interventions from planting through preservation maintenance are essential to optimise Plant Coverage (PC) and Wall Leaf Area Index (WLAI), enabling effective cooling and bioshading that directly impact these ecosystem services. The paper delivers practical recommendations and checklists for the sustainable management of VGS, providing a practical framework for building owners, planners, and facility managers to maximise environmental, economic, and aesthetic benefits.

At this point, I want to thank all international researchers who sent us numerous abstracts and papers for the double-blind review. The decline rate was kept high. I also want to thank the members of the editorial and the scientific board for their terrific work. They supported me in reviewing first the abstracts and then the full papers and gave a lot of input to the authors. The high decline rate, the high reputed members of the editorial and the scientific board and the supporting universities ensure that the articles are not only highly scientifically qualified, but also that practitioners can put them into practice easily. I also want to thank my team, especially Barbara Gurdet and Elisabeth Morillo-Napetschnig. Without their personal engagement the journal would not be available in this high quality.

I wish you all the best from Vienna, an enjoyable read, a lot of input for your research and/or for your daily work. I look forward to new striking research in the next IFM Journal and a refreshing exchange at the 19th IFM Congress 2026.

Your

Alexander Redlein

Head of Editorial Board

To my family Barbara, Caroline Sidonie und Alexander David