

This is a preview of "ISO 12911:2023". [Click here to purchase the full version from the ANSI store.](#)

First edition  
2023-02

---

---

# Organization and digitization of information about buildings and civil engineering works, including building information modelling (BIM) — Framework for specification of BIM implementation

*Organisation et numérisation des informations relatives aux bâtiments et ouvrages de génie civil, y compris modélisation des informations de la construction (BIM) — Cadre pour la spécification de la mise en œuvre du BIM*



Reference number  
ISO 12911:2023(E)

© ISO 2023



**COPYRIGHT PROTECTED DOCUMENT**

© ISO 2023

All rights reserved. Unless otherwise specified, or required in the context of its implementation, no part of this publication may be reproduced or utilized otherwise in any form or by any means, electronic or mechanical, including photocopying, or posting on the internet or an intranet, without prior written permission. Permission can be requested from either ISO at the address below or ISO's member body in the country of the requester.

ISO copyright office  
CP 401 • Ch. de Blandonnet 8  
CH-1214 Vernier, Geneva  
Phone: +41 22 749 01 11  
Email: [copyright@iso.org](mailto:copyright@iso.org)  
Website: [www.iso.org](http://www.iso.org)

Published in Switzerland

This is a preview of "ISO 12911:2023". [Click here to purchase the full version from the ANSI store.](#)

## Contents

	Page
<b>Foreword</b> .....	<b>iv</b>
<b>Introduction</b> .....	<b>v</b>
<b>1 Scope</b> .....	<b>1</b>
<b>2 Normative references</b> .....	<b>1</b>
<b>3 Terms and definitions</b> .....	<b>1</b>
3.1 Terms related to knowledge resources.....	2
3.2 Terms related to requirements management.....	2
<b>4 Purpose and background</b> .....	<b>3</b>
4.1 Role of the framework.....	3
4.2 Intention of BIM implementation specifications.....	4
4.3 Overview of framework sections.....	4
4.4 Implementation.....	4
4.5 Conformity.....	5
4.6 Implications of nonconformity.....	5
<b>5 Relationship to other standards</b> .....	<b>5</b>
5.1 Review.....	5
5.2 Use.....	6
5.3 Development of new outcomes.....	6
5.4 Specialized application areas.....	6
5.5 Classification structures and language usage.....	7
5.6 Automation.....	7
<b>6 Framework</b> .....	<b>7</b>
6.1 Overview.....	7
6.2 Framework sections.....	7
6.2.1 Framework Section 1: Outcomes.....	7
6.2.2 Framework Section 2: Controls.....	8
6.2.3 Framework Section 3: Input.....	8
6.3 Extensions.....	8
6.4 Clause structure.....	9
6.4.1 Overall.....	9
6.4.2 Title.....	9
6.4.3 Applicability.....	10
6.4.4 Selection.....	10
6.4.5 Exception.....	10
6.4.6 Requirement.....	10
6.4.7 Complex metrics.....	10
6.4.8 Notes.....	10
<b>Annex A (informative) Clause ordering</b> .....	<b>11</b>
<b>Annex B (informative) BIM implementation specification examples</b> .....	<b>14</b>
<b>Bibliography</b> .....	<b>22</b>

## Foreword

ISO (the International Organization for Standardization) is a worldwide federation of national standards bodies (ISO member bodies). The work of preparing International Standards is normally carried out through ISO technical committees. Each member body interested in a subject for which a technical committee has been established has the right to be represented on that committee. International organizations, governmental and non-governmental, in liaison with ISO, also take part in the work. ISO collaborates closely with the International Electrotechnical Commission (IEC) on all matters of electrotechnical standardization.

The procedures used to develop this document and those intended for its further maintenance are described in the ISO/IEC Directives, Part 1. In particular, the different approval criteria needed for the different types of ISO documents should be noted. This document was drafted in accordance with the editorial rules of the ISO/IEC Directives, Part 2 (see [www.iso.org/directives](http://www.iso.org/directives)).

Attention is drawn to the possibility that some of the elements of this document may be the subject of patent rights. ISO shall not be held responsible for identifying any or all such patent rights. Details of any patent rights identified during the development of the document will be in the Introduction and/or on the ISO list of patent declarations received (see [www.iso.org/patents](http://www.iso.org/patents)).

Any trade name used in this document is information given for the convenience of users and does not constitute an endorsement.

For an explanation of the voluntary nature of standards, the meaning of ISO specific terms and expressions related to conformity assessment, as well as information about ISO's adherence to the World Trade Organization (WTO) principles in the Technical Barriers to Trade (TBT), see [www.iso.org/iso/foreword.html](http://www.iso.org/iso/foreword.html).

This document was prepared by Technical Committee ISO/TC 59, *Buildings and civil engineering works*, Subcommittee SC 13, *Organization and digitization of information about buildings and civil engineering works, including building information modelling (BIM)*.

This first edition cancels and replaces the Technical Specification ISO/TS 12911:2012, which has been technically revised.

The main changes are as follows:

- formalization of requirements;
- references updated.

Any feedback or questions on this document should be directed to the user's national standards body. A complete listing of these bodies can be found at [www.iso.org/members.html](http://www.iso.org/members.html).

This is a preview of "ISO 12911:2023". [Click here to purchase the full version from the ANSI store.](#)

## Introduction

Information management processes for the built environment sector have been defined through several international standards (e.g. the ISO 19650 series and the ISO 29481 series). These standards can be supported by creating structured and checkable technical specifications for the inputs to, controls on and outputs from those processes.

Structured and checkable technical specifications cover a wide range of situations. They can be used to define:

- the structure of an information planning document (e.g. a BIM execution plan);
- an information management control (e.g. the convention for a file name);
- the contents of an information container (e.g. the specified level of information need in a particular type of design model, drawing or schedule).

Some of these applications are already subject to standardized definitions but these definitions are usually in the form of textual descriptions which means they cannot be used by rule-based software to check for the expected outcomes.

This document defines a systematic approach through which a structured specification for any type of BIM implementation document can be created. Once created, these BIM implementation specifications can be shared amongst those providing and receiving information to enable deliverables to be checked, ideally through automated processes. The BIM implementation specifications are designed so that they can be both human-readable and machine-readable. This is done through the clear definition of the requirements that the deliverable has to meet, the applicable situation(s) that each specification is for, any selection of subsets, and any exceptions that need to be stated. This structured process is referred to as "RASE" (requirement, application, selection, exception).

Use of this document is expected to help organizations and individuals at all points during information management processes to explain their own expectations and to understand the expectations of others.

Authors of BIM implementation specifications, including international and national institutions as well as individual organizations, can use this framework to document their expectations in a way that is clear, concise and checkable. Those supporting specific software application usage can also conform to the framework.

Implementers of information management processes will benefit from the clear structure and the ability to compare and merge BIM implementation specifications, potentially from multiple sources, to mobilize, execute and check their internal BIM implementations.

BIM implementation specifications can be used:

- internally within an organization, to standardize the production of planning documents or to encode the rules to be used during the production of information containers;
- in appointment documentation to convey requirements from one organization to another;
- by discipline or sector-wide organizations to capture consensus on specific aspects of information management and production (e.g. the expected contents of detailed design drawings for structural steelwork or architectural floor plans).