

**Supplementary Notice of the Office of the Leading Group for the
Pilot Reform of the Construction Project Review and Approval
System in *Guangzhou* on Matters Relating to Further
*Implementing the Work Plan on Integrated Joint Supervision of the
Quality, Safety, Fire Protection, and Civil Air Defense Matters of
Construction Projects***

To district-level housing and urban-rural development departments, Land Planning and Development Bureau of the Administrative Committee of the Guangzhou Aerotropolis Development District, Guangzhou Development District Administrative Approval Bureau, Nansha Economic and Technological Development Zone Administrative Approval Bureau, Yuexiu District Housing Management Bureau, Liwan District Civil Air Defense Office, the municipal construction project quality supervision station, the municipal construction project safety supervision station, the municipal civil air defense project quality supervision station, various development, design, construction, and supervision entities, and various construction design review and engineering consulting agencies:

The *Notice of Guangzhou Housing and Urban-Rural Development Bureau on the Issuance of the Work Plan on Integrated Joint Supervision of the Quality, Safety, Fire Protection, and Civil Air Defense Matters of Construction Projects* (Sui Jian Ren [2020] No. 223, hereinafter referred to as the “*Integrated Supervision Plan*”) has been issued for implementation. To guarantee the smooth implementation of relevant work and facilitate enterprises in handling formalities, relevant matters are hereby further clarified in the following supplementary notice in conjunction with the progress of work.

1. Matters related to further clarifying the division of work between municipal and district-level authorities

1.1. Administrative permits. The administrative permit formalities for construction permits, fire protection design review, and fire protection acceptance shall be implemented according to the division of work between municipal and district-level authorities stipulated in *the Integrated Supervision Plan*. Fire protection filing formalities shall be in the charge of the issuing authority of the construction permit (or the housing and urban-rural development department on the same level).

The administrative permits for affiliated civil air defense projects and construction project planning permits shall be subject to joint review and approval. Same-level review and approval shall be implemented between civil air defense and planning departments, and the review and approval results shall serve as the basis for process supervision. The civil air defense acceptance and filing formalities shall be

handled during joint completion acceptance by the issuing authority of the civil air defense permit.

1.2.“One-stop” process supervision. The supervision of construction project quality, safety, fire protection, and civil air defense during project construction shall be in the “one-stop” charge of a construction quality and safety supervision agency at the same level entrusted by the competent construction administrative authority issuing the construction permit. Problems identified shall be ordered in time to rectify for closing the legitimacy of the project development process.

If a building project involves any affiliated civil air defense project, the supervision notification document issued in conjunction with the construction permit shall be *Construction Quality and Safety (Including Civil Air Defense) Supervision Notification*, which includes content related to civil air defense supervision. If a building project does not involve any affiliated civil air defense project, the supervision notification document issued in conjunction with the construction permit shall be *Construction Quality and Safety Supervision Notification*.

2. Matters related to the “one-stop” joint completion acceptance work

The “one-stop” handling of joint completion acceptance shall be guaranteed by a working model featuring integrated joint supervision of construction project quality, safety, fire protection, and civil air defense, with various specialized acceptance results issued jointly upon joint acceptance.

2.1.Prior to the completion of a project, the construction quality, and safety oversight agency shall offer services in advance to conduct a one-stop check on matters related to the construction project quality, safety, fire protection, and civil air defense acceptance, and register oversight opinions regarding construction project quality, fire protection, and civil air defense acceptance on the “joint acceptance” system for the reference of fire protection and civil air defense acceptance approval departments in issuing specialized opinions.

2.2.The enterprise shall initiate an official application on the “joint acceptance” system for the construction quality and safety oversight agency to organize an on-site acceptance to be participated by specialized approval departments for planning, fire protection, civil air defense, and the like as needed.

2.3.Upon completion of the on-site acceptance, the project developer shall upload *the Project Completion Acceptance Report* on the “joint acceptance” system in time. *The Construction Project Completion Oversight Report* shall be uploaded to the “joint acceptance” system by the construction quality and safety oversight agency within five working days after the on-site acceptance of the project, with oversight opinions regarding construction project quality, safety, fire protection, and civil air defense indicated separately.

2.4.The planning department shall conduct review and approval with *The Record Book of Surveys for Planning Acceptance* as the technical basis; specialized acceptance departments for fire protection and civil air defense shall conduct procedural administrative approval concerning the acceptance oversight opinions registered by the construction quality and safety oversight agency. Various specialized acceptance departments shall issue specialized approval result documents within a

limited period to be uploaded to the “joint acceptance” system, which may be retrieved together online by the project developer as appendices to *the Joint Acceptance Opinion*.

The templates for oversight process records, acceptance oversight opinions, and *Construction Project Completion Oversight Report* to be used by the construction quality and safety oversight agency shall be released separately after confirmed by relevant departments.

3. Matters related to further clarifying the scope of “key projects”

The “key projects” with approval and supervision in the charge of Guangzhou Municipal Housing and Urban-Rural Development Bureau as stipulated in *the Integrated Supervision Plan* refer to projects with the competent authority marked as “Guangzhou Municipal Housing and Urban-Rural Development Bureau” in the plan of key projects issued by the Guangzhou Municipal Development and Reform Commission upon passing the deliberation by the Guangzhou Municipal People’s Congress. The approval and supervision of building projects with the competent authority marked as any of the various district-level governments or other departments directly affiliated to the municipal government shall be in the charge of district-level competent administrative authorities for construction based on territorial jurisdiction.

4. Matters related to optimizing the handling of approval formalities for renovation projects of existing buildings

To address problems in the revitalization and utilization of existing buildings in Guangzhou, before competent construction administrative authorities issue specific optimizing policies, project developers may refer to *the Notice of Guangdong Provincial Public Security Department on Further Clarifying Matters Relating to the Handling of Fire Protection Design Review and Filing of Construction Projects* (Yue Gong Gui [2018] No. 2), providing meeting minutes of governments at or above the district level to serve as the documentary proof of planning for handling such approval formalities as a construction permit and fire protection of renovation projects of existing buildings.

The above are hereby notified.

Office of the Leading Group for the Pilot
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