**The Document of the Shanghai Municipal Leading Group of the Reform Works of Review and Approval System for Construction Projects**

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**The Shanghai Municipal Leading Group of the Reform Works of Review and Approval System for Construction Projects**

**Circular of Printing and Issuing the Work Plan of the Shanghai Municipality for Comprehensively Deepening the Reform of Review and Approval System for Construction Projects and Continuously Optimizing the Business Environment**

All relevant entities,

The Work Plan of the Shanghai Municipality for Comprehensively Deepening the Reform of Review and Approval System for Construction Projects and Continuously Optimizing the Business Environment, as approved by the leaders of the municipal government, is hereby issued to you for your conscientious implementation.

The Shanghai Municipal Leading Group of the Reform Works of Review and Approval System for Construction Projects

March 31, 2021

（This document is for public release.）

**The Work Plan of the Shanghai Municipality for Comprehensively Deepening the Reform of Review and Approval System for Construction Projects and Continuously Optimizing the Business Environment**

In order to continuously build a market-oriented, law-based, and internationalized business environment in the field of engineering and construction, in accordance with the overall requirements of the municipal committee and the municipal government, in accordance with the spirits of the Regulations of Shanghai Municipality on Optimizing the Business Environment, the Implementation Opinions of the General Office of the State Council on Full-Scale Launch of Reform of the System of Review and Approval of Construction Projects (G.B.F. [2019] No.11) , and the Action Plan of the Shanghai Municipality to Strengthen the Systematic Integration and Continue to Develop an International and World-Class Business Environment issued by the General Office of the Shanghai Municipal Committee of the CPC and the General Office of the Shanghai Municipal People’s Government (H.W.B. [2021] No.6), with the goal of serving the enterprises and the people to " efficiently do their businesses", we’ve been striving to integrate and optimize the resources of administrative review and approval, so as to formulate this plan:

**I. Overall requirements**

**(I) Guiding thoughts**

We shall deeply understand the spirits of the important speeches of the General Secretary Xi Jinping on "Shanghai should aim at the highest standards and top levels, build an international first-class business environment" and "Adopt the concept of lifecycle management in every procedure of the whole process of urban planning, construction, and management”, be firmly committed to the critical concept of “The people’s city is built by the people, the peoples city is for the people”, continue to be market-oriented and directed by the needs of the enterprises and the people, work out a unified plan, adopt precise measures, and deepen the reform comprehensively.

**(II) Basic principles**

**First, adhere to a scope of reform which should be full-coverage and throughout the whole process, enhance what the society feels about the reform.**According to the spirits of " Implementation Plan of the Pilot Reform of the Review and Approval System of Engineering Construction Projects in the Shanghai Municipality (H.F.G. [2018] No.14), the Several Measures for Further Deepening the Reform of the Administrative Review and Approval System and Accelerating the Construction of Major Projects (H.F.G. [2020] No.16), and other policies, the coverage of reform shall be throughout the whole process, from the approval of a project proposal to the integrated final inspection and obtaining the ownership certificate of real estate; The types of projects shall include projects with private investments, projects with investments from the state-owned enterprises, and projects with government investments; The administrative items shall include administrative review and approvals, intermediary services, municipal utility services, recordation, and other types of items.

**Second, adhere to the concept of holistic government, and vigorously promote the reform of "Five Ones".** We shall focus on the revolutionary redesign of business processes, with the goal of "online system guides offline procedures, people offline supervise the online process, the online and offline processes complement each other and are fully integrated”, focus on the Review and Approval Management System for Construction Projects and the Review and Approval Center for Construction Projects, continue to break down institutional barriers, to achieve the “Five Ones” when the enterprises are dealt with the administrative items: **“Go to one gate”** (i.e., enterprises only need go to one agency which is the Review and Approval Center), **“Go to one window”** (i.e., enterprises only need go to the comprehensive processing window and get all the administrative items done), **“Submit one set of forms”** (i.e., enterprises can submit all the required forms at one window for one time if possible), **“Log in only one system”** (i.e., enterprises need operate on one online system which is the unified Review and Approval Management System), **“Interact with one agency”** (i.e., enterprises only need interact with the Review and Approval Center throughout the process)

**(III) Work objectives**

**The first is to expand the coverage of Review and Approval Management System for Construction Projects and Review and Approval Center for Construction Projects.** Wewill gradually include all types of administrative review and approvals, intermediatory services (government entrustment), and municipal utility service items of all types of investment projects, from government investments, state-owned enterprises’ investments, to private investments.

**The second is to further reduce the procedures, time limits, and costs throughout the process of the review and approval of construction projects.** The time to complete all the permitting procedures for a general project shall be reduced within 100 working days. For the low-risk industrial projects with private investments (please check out the New Round of Work Plan for Improving the Performance of the Shanghai Municipality by Benchmarking against the Indicator of Dealing with the Construction Permits of the World Bank Doing Business <H.F.B. [2020] No.5> for the specific definition), the procedures have been reduced to 4 (**one-stop construction permitting, one-stop joint supervision and inspection, one-stop integrated final inspection and real estate registration, and obtaining the connection to water supply and drainage**), the time to complete shall be 23 calendar days, the cost for all the procedures is CNY 550, and the score of Building Quality Control Index shall be maintained at 15 out of 15.

**The third is to enhance the level of what the society thinks and feels about the reform.** We’ve been striving to be among the top economies in the Doing Business Evaluation by the World Bank, and to keep the leading position in the China’s business environment assessment and national evaluation of the reform of review and approval system of engineering construction projects. We shall continue to uplift what the market entities feel about the reform and contribute with the experience and measures of Shanghai

**II. Key tasks**

**(I) Copy and promote a number of reform measures and continuously expand the coverage of the policies**

**1. “The Center” shall be operated as an entity.** The service coverage of the Review and Approval centers at the municipal and district (administrative committee) levels will be extended to all kinds of construction projects, and will have differentiated development. The Municipal Center shall focus on the development and operation management of the Review and Approval Centers at all levels in the city, the supervision of the reform implementation and the results, the operation and maintenance of the Review and Approval Management System, etc., and research the physical construction when appropriate. Relying on the Administrative Service Centers in the districts (administrative committees), the District (Administrative Committee) Centers shall include the all the review and approval items, relevant intermediatory service items (government entrustment), municipal utility service items in the service scope. The District (Administrative Committee) Centers shall be responsible for the unified processing of applications, submissions, issuance of approvals and permits, and inspections, to achieve that the enterprises can get the administrative affairs done by “going to only one place”. **(Responsible departments: the Municipal Commission of Housing and Urban-rural Development, member departments of the Municipal Reform Work Leading Group of the Review and Approval System of Construction Projects, all District People’s Governments, all Administrative Committees of Special Areas, all relevant public utility agencies)**

**2. Expand the scope of benefits of one-stop processing reform.** We will continue to promote the reform of one-stop processing of review and approval items for construction projects. **At the stage of final inspection,** we shall consolidate the measures which have been adopted for the one-stop integrated final inspection of building construction projects and municipal infrastructure projects; **At the stage of construction permitting,** we shall enlarge the scope of benefits, the measure of one-stop processing of construction permitting (including construction project planning permit, construction permit, applications for connections to public utilities) shall be expanded from the low-risk industrial projects to all categories of industrial projects (for the definition of industrial projects, please refer to the Detailed Implementation Rules of the Pilot Reform of the Review and Approval System of Enterprise-invested Engineering Construction Projects in the Shanghai Municipality <H.J.S.G. [2018] No.2>) **(Responsible departments: the Municipal Commission of Housing and Urban-rural Development, the Municipal Bureau of Planning and Natural Resources, the Municipal Commission of Economy and Informationalization, the Municipal Water Authority, the Municipal Communication Administration, all public utility service agencies, all District People’s Governments, all Administrative Committees of Special Areas)**

**3. Implement the review of construction drawings design documents based on the risk level classification.** In accordance with the principle of "highlighting the key points, adopting the classified management, strengthening the responsibilities, carrying out strict supervision", we shall explore and establish a differentiated management model for the risk-based review of construction drawings. For new, alteration, and expansion projects, we will work out a positive list, the projects on the list shall be exempt from the review of construction drawings, the scope of projects shall be extended from the private low-risk industrial projects to all industrial projects, public buildings under certain scale, low-grade municipal roads, small pumping stations, the management rooms of landscaping works, etc. For the projects on the list, we shall eliminate the owner-commissioned review of construction drawings and design documents, and adjust to interim-and-ex post supervision, but for the projects off the list, we shall conduct joint review of construction drawings of multiple specialties strictly; for decoration works of building construction projects, if it’s a general decoration work, it shall be exempt from construction drawing review, if it’s a special decoration work, the mechanism of construction drawing review must be implemented. In addition, we will further integrate and simplify the key items of construction drawing review, explore the possibility of intelligent construction drawing review, promote trail experiment of BIM-based technology in the construction drawing review. **(Responsible departments: the Municipal Commission of Housing and Urban-rural Development, the Municipal Health Commission, the Municipal Civil Defense Office, the Municipal Water Authority, the Municipal Bureau of Landscaping and City Appearance, the Municipal Transportation Commission, all District People’s Governments, all Administrative Committees of Special Areas)**

**4. Conduct risk-based integrated final inspection.** Based on the objective factors of a project, such as the surroundings, technical difficulties, and others, we shall classify the risk levels scientifically and reasonably, improve the risk matrix, optimize the classified standards of final inspections of all types of constructions, work out detailed management requirements of the specialties of construction quality, fire prevention, planning and natural resources, traffic police, transportation, landscaping, civil defense, sanitation, etc. During the stage of integrated final inspection, we shall implement the classified integrated final inspection based on the risk matrix, clarify what departments and what participation way shall be adopted for the integrated final inspections of projects at different risk levels, simplify and standardize the advanced check service, and optimize the procedure of final inspection. **(Responsible departments: the Municipal Commission of Housing and Urban-rural Development, the Municipal Bureau of Planning and Natural Resources, the Municipal Transportation Commission, the Municipal Civil Defense, the Municipal Bureau of Landscaping and City Appearance, the Municipal Health Commission, the Municipal Meteorological Service Bureau, the Municipal Traffic Police Headquarters, all District People’s Governments, all Administrative Committees of Special Areas)**

**5. Expand the pilot scope of the system of project management led by the architect.** Based on the pilot in the Pudong New Area, we will further expand to the pilot citywide, formulate the implementation opinions of deepening the pilot of the system of project management led by the architect. It includes the optimization of administrative review and approval procedures to match the development of the system of project management led by the architect, the supervision management by the government, and project management system. And we will research the system of professional liability insurance for the professionals in the engineering construction field. If the project management of a construction project is conducted by architect, the project shall be exempt from the review of construction drawings and design documents, the architect shall make the commitment to obey the relevant laws, regulations and mandatory standards of geotechnical survey and engineering. The architect management team is allowed to commission or undertake the supervision responsibility as pilot measure, to encourage the architects to fully play the leading roles and provide the engineering consulting services throughout the project. **(Responsible departments: the Municipal Commission of Housing and Urban-rural Development, the Municipal Bureau of Planning and Natural Resources, the Shanghai Office of China Banking and Insurance Commission, all District People’s Governments, all Administrative Committees of Special Areas)**

**(II) Make up a number of reform measures to further increase the policy innovation**

**6. Optimize and improve geotechnical survey services.**For the newly transferred industrial lands for the industrial projects, after receiving the basic conditions and planning conditions of the land parcels provided by the land reserve department at the time of the land transfer consultation, the construction administration department commissions a geotechnical survey agency to conduct the geotechnical survey in advance. Meanwhile, we further standardize the service process and time limits of geotechnical survey agencies. Except extreme weather, complex sites, and special projects (the specific scope will be stipulated in another document), the time limit of geotechnical survey services (including outdoor work, soil testing and compilation of a report) for the low-risk industrial projects should not exceed 10 calendar days cumulatively, if a project exceeds the time limit, it will be excluded from the scope of fee exemption; For other projects, the time limit of geotechnical survey service should not exceed 15 calendar days. **(Responsible departments: the Municipal Commission of Housing and Urban-rural Development, the Municipal Bureau of Planning and Natural Resources, all District People’s Governments, all Administrative Committees of Special Areas, the Municipal Geotechnical Survey and Engineering Trade Association)**

**7. Improve the process of final inspection and registration of real estate ownership combined.** We will further optimize the procedure of final inspection and registration of real estate ownership combined for the low-risk industrial projects, strengthen the data connecting and sharing between the Review and Approval Management System for Construction Projects and the Real Estate Registration System. Relying on the Review and Approval Management System, this type of projects can make online applications with zero hard copies of documents offline for the integrated final inspection and first-time real estate registration (involving the registration of the door number, etc.). We will also intensify the internal cooperation between real estate registration and door number registration. If a project passes the integrated final inspection, the approval opinion will be automatically transmitted from the Review and Approval Management System to the Real Estate Registration System, according to which the first-time registration shall be completed. The owners can download the corresponding electronic certificates on the Review and Approval Management System altogether. **(Responsible departments: the Municipal Bureau of Planning and Natural Resources, the Municipal Commission of Housing and Urban-rural Development, the Public Security Bureau, all District People’s Governments, all Administrative Committees of Special Areas)**

**8. Integrate the procedures of final fire inspection and quality inspection.** We will intensify the institutional Reform of final fire inspection, promote the deep integration of the final fire inspection and quality inspection of new, alternation, expansion construction projects, to form one item, one department, one time of inspection, and to be included in the integrated final inspection. The opinion of final fire inspection shall be included in the Quality Supervision Report, and the separate opinion of final fire inspection and the filing of the opinion shall not be allowed to be issued. **(Responsible departments: the Municipal Commission of Housing and Urban-rural Development, the Municipal Emergency Management Bureau, all District People’s Governments, all Administrative Committees of Special Areas)**

**9. Deepen the law enforcement reform of fire department.** We shall implement the requirements of the Implementation Opinions of Deepening the Reform of Law Enforcement of Fire Prevention in the Shanghai Municipality, simplify the fire safety inspection procedures before occupancy and running the business of public gathering places. In the Free-trade Zones in the Pudong New Area and Fengxian District, we explore to fully implement the system of notification and commitment for the fire safety inspections before occupancy and running the business of public gathering places, and will gradually promote the reform to other areas of the city. After a public gathering place obtains the business license or conditions for legal occupancy, the owner can make the commitment that the place satisfies the fire safety standards to the fire and rescue agency, and will obtain the fire safety certificate for occupancy and starting the business. **(Responsible departments: the Municipal Fire and Rescue Headquarters, all District People’s Governments, all Administrative Committees of Special Areas)**

**10. Implement the service reform of connection to the public utilities.** Following the requirement of serving the enterprises and the people to " efficiently do their businesses", relying on the Review and Approval Management System of Construction Projects, we will implement “one procedure for the review and approval of road excavation and occupancy”, promote the simultaneous processing of construction project planning permission, landscaping permission, road administration permission, road excavation and occupancy permission, etc. involved in the connections to the public utilities such as water, electricity, gas, telecommunications, etc., and implement the system of notification and commitment for the connection works. We will promote the integrated services at one office place for the whole process before getting the connections to the public utilities, offer service to handle the procedure on behalf of the applicants, to achieve online processing for the entire process including application for connection work to online inquiry and so on. We will enhance the proactive service for the connection to the water supply and sewage, the time to complete the procedure and get the water supply shall not exceed 6 calendar days. **(Responsible departments: the Municipal Development and Reform Commission, the Municipal Economy and Informationalization Commission, the Municipal Transportation Commission, the Municipal Public Security Bureau, the Municipal Landscaping and City Appearance Bureau, the Municipal Planning and Natural Resources Bureau, the Municipal Commission of Housing and Urban-rural Development, the Municipal Water Authority, the Municipal Communication Administration, all District People’s Governments, all Administrative Committees of Special Areas, all relevant public utility agencies)**

**11. Continue to promote the implementation of reform measures for the intermediary services related to approval items.** We shall strengthen the evaluation of the implementation effects of the reform of approval-related-intermediary services, implement the list-based management of approval-related-intermediary services dynamically, to ensure that there are no other intermediary service items beyond the list; For the items on the list, we will formulate one item, one measure, one guidance, those the intermediary service items which are commissioned by the government shall be put on the Review and Approval Management System by the end of 2021. **(Responsible departments: the Municipal Office of Review and Approval Reform, the Municipal Commission of Housing and Urban-rural Development, the Municipal Development and Reform Commission, the Municipal Planning and Natural Resources Bureau, the Municipal Big Data Center, all District People’s Governments, all Administrative Committees of Special Areas)**

**12. Fully promote the integration of multiple types of surveying and mapping into one.** We will carry out the reform in the field of surveying and mapping services by deeply integrating the surveying and mapping codes of “cadastral surveying and mapping”, " surveying for the planning stage", " mapping of the area of a civil defense project", "real estate surveying and mapping", etc., and establish the coordinated and unified surveying and mapping technological standards of construction projects. We will steadily promote to separate the surveying and calculation of real estate surveying and mapping, to ensure that all surveying and mapping works is according to the requirements of “multiple types of surveying into one”, the surveying results are issued by type based on a one-time outdoor surveying; We will adjust the list of “multiple types of surveying into one”, clarifying that the system of integration of multiple types of surveying and mapping into one shall apply to all the projects which should do final inspection; We adopt the “integration of surveying and calculation” first for the real estate surveying and mapping of private low-risk industrial projects in the city, require that relevant surveying, mapping and requirements shall be included in the procedure of final surveying and mapping which is administrated by the planning department. We will also strengthen the application of result data of “multiple types of surveying into one” at the stage of final inspection, forward the data to departments of transportation, traffic police, landscaping and city appearance, health, etc. by data sharing, to achieve “one-time commissioning, unified surveying and mapping, sharing of results”. **(Responsible departments: the Municipal Bureau of Planning and Natural Resources, the Municipal Housing Bureau, the Municipal Commission of Housing and Urban-rural Development, the Municipal Transportation Commission, the Municipal Landscaping and City Appearance, the Municipal Civil Defense Office, the Municipal Public Security Bureau Traffic Police Headquarters, all District People’s Governments, all Administrative Committees of Special Areas)**

**13. Steadily promote the regional assessments.** We will create implementation opinions on regional assessment, and require the development entities in the industrial parks at all levels in the city to implement all-round regional assessments. We shall include “Environmental Impact Assessment”, “Lightning Risk Assessment”, “Seismic Safety Assessment”, “Water Resources Demonstration”, “Review of Soil and Water Conservation Plan”, and “Ggeological Hazard Risk Assessment” and other assessments into the regional assessment, the results of assessments shall be shared in the region respectively. Except special projects, there is no separate evaluation or review of general projects. The industrial projects are exempted from compilation and review of “Traffic Impact Assessment”. When an owner requests the permission for a single building of a project, the regional assessment document or notification and commitment letter can be used as part of the application submittals to directly initiate the process of relevant permission. **(Responsible departments: the Municipal Bureau of Planning and Natural Resources, the Municipal Transportation Commission, the Municipal Ecology and Environment Bureau, the Municipal Meteorology Bureau, the Municipal Water Authority, the Municipal Earthquake Agency, all Administrative Committees of Special Areas)**

**14. Improve the long-term mechanism in the field of tender and bidding for the optimization of the business environment.** We will promote the reform of tender and bidding mechanism for the highway maintenance works, with the goals of “fewer procedures, less time, reduced costs, more fairness”, implement the measures such as announcement of tender plan of highway maintenance works in advance, post qualification review, remote evaluation of biddings, public access to the contracts, public access to the complains of disputes, elimination of work commencement license, public access to the “three prices” (the highest price for bidding, the bid price, the final account of a completed project), and will expand the scope of reform to the maintenance works of municipal roads when appropriated. We will further improve the Public Resources Trading Center that covers all categories of construction projects including building constructions, infrastructures, highways, waterways, water conservatory works, electricity, landscaping, etc., and to promote “one government portal for trading”. We will fully promote the entire online processing, to elevate the level of digitalization of tender and bidding process for construction projects, and to achieve a process which is traceable and requires no face-to-face interaction. In addition, we will carry out the fair competition review and compliance verification of tender and bidding system to break the hidden market barrier. Under the principle of reducing the requirements as much as possible and unifying the requirements as much as possible, we will continue to reduce and integrate the rules of the existing tender and bidding system. **(Responsible departments: the Municipal Commission of Housing and Urban-rural Development, the Municipal Transportation Commission, the Municipal Development and Reform Commission, the Municipal Finance Bureau, the Municipal Bureau of Landscaping and City Appearance, the Municipal Water Bureau)**

**(III) Continue to consolidate and implement a number of reform measures, accumulate the number of reform cases and samples.** For the low-risk industrial projects, we will continue to consolidate and implement relevant reform measures, keep the reform momentum. **We will continue to implement the one-stop permission to further streamline the permitting procedures and reduce the time.** Relying on the Shanghai Engineering and Construction Projects Review and Approval Management System and the Review and Approval Center for Construction Projects, we continue to implement the one-stop construction permission and one-stop integrated final inspection and real estate registration. **We will continue to carry out the risk-based and differentiated supervision of construction projects.** For the low-risk projects, we continue to eliminate the first supervision meeting on quality and safety, for the low-risk industrial projects, we continue to eliminate the procedure of site verification for the water supply and drainage as it’s been included in the supervision which has been organized by the Review and Approval Center. **We will continue to implement the cost reduction policy.** For the low-risk industrial projects, we will continue to reduce the fees of geotechnical survey, hiring a supervision company and construction drawing review, and for the small projects requiring connection to water supply and drainage, the connection fees of outdoor pipes shall continue to be free of charge. The processing costs will be further reduced for the entire the process. **(Responsible departments: the Municipal Commission of Housing and Urban-rural Development, the Municipal Bureau of Planning and Natural Resources, the Municipal Water Bureau, Chengtou Water Group, all District People’s Governments, all Administrative Committees of Special Areas)**

**III. Safeguarding measures**

1. **Strengthen the organizational leadership.**The Municipal Reform Work Leading Group of the Review and Approval System of Engineering and Construction Projects shall paly the leading role in strengthening the top design and unified coordination of the municipal reform work, optimizing the mechanism of regular reporting, routine meetings, and supervision and evaluation; all member agencies of the Leading Group shall pay high attention, strengthen the accountability, and provide the work guidance for the approval departments of District Review and Approval Centers. The District Reform Work Leading Groups of the Review and Approval System of Engineering and Construction Projects shall strengthen the coordination and promotion of the reform work within the jurisdictional area, establish the departmental coordination mechanism and reporting system of key work, and strictly implement the tasks according to the municipal reform requirements of review and approval for engineering and construction projects. **(Responsible departments: the Municipal Commission of Housing and Urban-rural Development, member departments of the Municipal Reform Work Leading Group of the Review and Approval System of Construction Projects, all District People’s Governments, all Administrative Committees of Special Areas)**
2. **Implement strict supervision and evaluation.** We will establish the incentive and penalty mechanism, revise and optimize the measures and standards for assessing the effects of the business environment reform of the field of engineering and construction, strengthen the supervision of the implementation of all reform policies, focus on key items including one-stop construction permission, one-stop integrated final inspection, fee exemption, the operation of the review and approval centers, and the operation of the Review and Approval Management System, and take the social satisfaction and sense of fulfillment of the enterprises as critical basis for the assessment of reform effects. If there is agency and department who does not strictly implement the reform policies, it will be openly criticized and reported. For all good experience and measures, we will summarize, consolidate, and promote citywide in a timely manner. **(Responsible departments: the Municipal Commission of Housing and Urban-rural Development, the Municipal Development and Reform Commission, the Municipal Government Supervision Office, member departments of the Municipal Reform Work Leading Group of the Review and Approval System of Construction Projects, all District People’s Governments, all Administrative Committees of Special Areas)**
3. **Deepen the development of “one system” (Version 2.0).** With the goals of “covering all the projects, supporting the entire permission process, collecting all the data”, based on the Shanghai Engineering and Construction Projects Review and Approval Management System (Version 2.0), we will continue to promote the optimization and integration of the system, include the administrative licensing, intermediatory services and other items related to the approval departments step by step, stage by stage, to achieve a “single online window” with the following functions: “only one log-in page, one place for documents acceptance, simultaneous permitting, real-time data transmission, monitoring the entire process, and control of key impacting procedures”, thereafter, it will be possible for the enterprises to get their administrative items done by “logging in only one system”. Relying on the Shanghai government portal for handling all the administrative affairs (YI Wang Tong Ban), we will further make it happen the data collecting and sharing among the departments and getting all types of electronic licenses, all the documents issued officially by the Shanghai Municipal Government can be exempt from submitting. We strive to empower the government services in the field of engineering and construction from getting things done to getting things done conveniently with good quality. **(Responsible departments: the Municipal Commission of Housing and Urban-rural Development, the Municipal Develop and Reform Commission, the Municipal Big Data Center, the Municipal Planning and Natural Resources Bureau, the Municipal Transportation Commission)**
4. **Promote the standardization of government services.** We will adopt various measures to develop the standardization of government services to enhance the managerial level. The Review and Approval Centers shall sort out the work guidance, lists of documents and work handbook in a standardized way, formulate standardized lists and knowledge bank of consultation, unify the service standards, and require the counter staff to work according to the lists. All the items that have been included in the Review and Approval Management System, the “one system”, shall be possible to be handled online, we will regularly report the statistics by department, and establish the accountability mechanism that include internal reporting and open reporting of the “good / bad” evaluation, to improve the quality of government services continuously. **(Responsible departments: the General Office of the Municipal Government, the Municipal Commission of Housing and Urban-rural Development, member departments of the Municipal Reform Work Leading Group of the Review and Approval System of Construction Projects, all District People’s Governments, all Administrative Committees of Special Areas)**
5. **Make efforts to reinforce the interim-and-ex pot supervision.** We will keep updating our management concepts and adjusting the management methods, have the market entities accountable further, improve the sharing of data information about the integrity among the approval departments, and establish the interim-and-ex post supervision system based on the integrity system which covers all the market players. We will formulate the integrity evaluation measures and standards of survey and architecture enterprises, and further optimize the integrity files of the project owners, survey companies, construction companies, supervision companies, testing companies, etc., and professionals, improve the system of record, release, evaluation, and application. We will emphasis the interim-and-ex post supervision of the commitments that the enterprises make during the permitting process, establish administrative rules of blacklist, provide the incentives if the enterprises keep their commitments and pose the penalties if they break their commitments, increasing the costs of violating the rules and breaking the commitments. **(Responsible departments: member departments of the Municipal Reform Work Leading Group of the Review and Approval System of Construction Projects, all District People’s Governments, all Administrative Committees of Special Areas)**
6. **Organize more public communication activities and trainings.** We will keep in mind the feelings of the enterprises as a basis for continuing the reform work, fully utilize the training and communication resources at municipal and district levels, present the reform policies in a way easier to understand, more concisely, and promulgate the reform to the targeted people. Moreover, we will establish incentive mechanism to create a good atmosphere and mechanism that encourages all the departments to participate and serve, and all the market entities to cooperate and support. **(Responsible departments: member departments of the Municipal Reform Work Leading Group of the Review and Approval System of Construction Projects, all District People’s Governments, all Administrative Committees of Special Areas)**