**Notice of the Provincial Department of Housing and Urban-Rural Development on Clarifying the Bidding and Bidding Management Model for Power Supply and Distribution Projects in Newly Built Residential Areas in Our Province**

Su Jianhanzhao [2016] No. 784

Housing and Urban-Rural Development Bureaus (Committees) of districted cities:

In order to further standardize the bidding management of the outdoor power supply and distribution facilities project in the newly built residential areas of our province (hereinafter referred to as the "residential distribution project"), in accordance with the spirit of the minutes of the provincial government's special meeting on July 29, 2016, the State Grid Jiangsu Electric Power Company is now adjusting the bidding management mode of the residential distribution project, and the relevant matters are notified as follows:

**1. The scope of bidding for residential distribution projects**

Housing distribution project is a people's livelihood project, directly related to the social public interest, according to the provisions of the "Jiangsu Provincial Property Management Regulations", the construction of power supply and distribution facilities in newly built residential areas should be transferred to the power supply company for management. According to the Law of the People's Republic of China on Bidding and Bidding and other relevant provisions, the design, supervision, construction and procurement of important materials and equipment for residential distribution projects shall adopt the method of public bidding to determine the contractor or supplier. The scale standard of its bidding implements the Provisions on the Scope and Scale Standards of Bidding for Engineering Construction Projects in Jiangsu Province (Su Zhengfa (2004) No. 48).

**2. Bidding organization for residential distribution projects**

The real estate development unit entrusts the districted city power supply company to organize the construction of the residential distribution project through the agreement, and the districted city power supply company shall organize the bidding activities as the project construction unit.

For residential distribution projects organized and constructed by real estate development units on their own, each real estate development unit shall organize bidding activities as the project construction unit.

**Third, the management of bidding and bidding for residential distribution projects**

(1) Where each districted city power supply company organizes bidding as the project construction unit, its bidding activities shall be supervised by the bidding regulatory authority of the districted city where the project is located, and it shall enter the public resource trading center of the districted city where the project is located to complete the contracting activities。

The bidding and bidding of residential distribution projects shall implement the relevant laws and regulations of the state and provinces on the bidding and bidding of housing construction and municipal infrastructure projects. Among them, the design, bidding for important materials and equipment, and the bidding for construction and supervision below the quota may be carried out on a trial basis in accordance with the requirements of the Notice of the Provincial Department of Housing, Tu and Urban-Rural Development on Carrying out the Pilot Work of Bidding and Bidding Reform for Housing Construction and Municipal Infrastructure Projects (Su Jianzhao [2016] No. 260).

(2) Where the real estate development unit organizes bidding as the project construction unit, the real estate development unit may organize the bidding on its own or entrust a bidding agency with corresponding qualifications to act as an agent for bidding. In accordance with the principle of territorial management, the bidding and bidding activities shall be supervised by the bidding regulatory authority of the city (county, district) where the project is located, and the public resource trading center of the city (county, district) where the project is located shall be entered to complete the contracting activities.

For projects below the limit, each real estate development unit may issue its own contract to a contractor or supplier that meets the corresponding eligibility conditions.

**4. Others**

(1) The registration of bidding projects for residential distribution projects shall be in accordance with the project approval number at the time of construction of the residential community. If the tenderer organizes multiple residential projects to bid in batches, the tenderer shall issue a tender application for the batch of projects to the bidding regulatory authority as the approval of the tender, and the tender application number shall be used as the project number. The content includes the content of batch bidding, the project approval number of each bidding section (community), the estimated price of the bidding section and the total investment in the residential project, and the project approval document at the time of the construction of the residential community is used as the attachment material for the bidding application.

(2) The residential distribution project is a people's livelihood project managed by the State Grid Jiangsu Electric Power Company, and the local housing and construction bureaus (committees), bidding regulatory agencies, and public resource trading centers (construction project trading centers) should actively cooperate, enthusiastically serve, strengthen supervision, and ensure the smooth implementation of the bidding and bidding work of the residential distribution project.

(3) Other unfinished matters shall be carried out in accordance with the relevant provisions of the national and provincial bidding and bidding.

Department of Housing and Urban-Rural Development of Jiangsu Province

October 31, 2016