

## 主要统计指标解释

**固定资产投资** 是以货币表现的建造和购置固定资产活动的工作量,它是反映固定资产投资规模、速度、比例关系和使用方向的综合性指标。全社会固定资产投资按登记注册类型可分为国有、集体、个体、联营、股份制、外商、港澳台商、其他等。全社会固定资产投资总额分为城镇项目投资、农村建设项目投资和房地产开发投资三个部分。

**城镇和农村建设项目投资** 指城镇和农村各种登记注册类型的企业、事业、行政单位及个体户进行的计划总投资 500 万元及 500 万元以上建设项目的投资。

**房地产开发投资** 指房地产开发公司、商品房建设公司及其他房地产开发法人单位和附属于其他法人单位实际从事房地产开发或经营的活动单位统一开发的包括统代建、拆迁还建的住宅、厂房、仓库、饭店、宾馆、度假村、写字楼、办公楼等房屋建筑物和配套的服务设施,土地开发工程(如道路、给水、排水、供电、供热、通讯、平整场地等基础设施工程)的投资;不包括单纯的土地交易活动。

**固定资产投资的资金来源** 根据固定资产投资的资金来源不同,分为国家预算内资金、国内贷款、利用外资、自筹资金和其他资金来源。

(1) 国家预算内资金:分为财政拨款和财政安排的贷款两部分。包括中央财政的基本建设基金、专项支出、收回再贷、贴息资金,财政安排的挖潜改造和新产品试制支出、城建支出、商业部门简易建筑支出、不发达地区发展基金等资金中用于固定资产投资的资金;地方财政中由国家统筹安排的资金等。

(2) 国内贷款:指报告期内企、事业单位向银行及非银行金融机构借入的用于固定资产投资的各种国内借款。包括银行利用自有资金及吸收的存款发放的贷款、上级主管部门拨入的国内贷款、国家专项贷款(包括煤代油贷款、劳改煤矿专项贷款等)、地方财政专项资金安排的贷款、国内储备贷款、周转贷款等。

(3) 利用外资:指报告期收到的用于固定资产建造和购置投资的境外资金(包括设备、材料、技术在内)。计算利用外资时,需要折算成人民币,折算中所使用的外汇率按现汇计算,即按使用外汇时的汇率计算。包括外商直接投资、对外借款及外商其他投资。不包括我国自有外汇资金。

(4) 自筹资金:指固定资产投资单位报告期收到的,由各地区、各部门及企业、事业单位筹集用于固定资产投资的预算外资金,包括中央各部门、各级地方和企业、事业单位的自有资金。

(5) 其他资金:指在报告期收到的除以上各种资金之外其他用于固定资产投资的资金。包括社会集资、个人资金、无偿捐赠的资金及其他单位拨入的资金等。

**固定资产投资按国民经济行业分** 按建设项目建成投产后的主要产品或主要用途及社会经济活动性质来确定。一般情况下,一个建设项目或一个企业、事业单位只能属于一种国民经济行业。

**固定资产投资按建设性质分** 建设项目的性质一般分为新建、扩建、改建、迁建、恢复。

(1) 新建:一般是指从无到有、“平地起家”新开始建设的单位。有的单位原有的基础很小,经过建设后其新增加的固定资产价值超过原有固定资产价值(原值)三倍以上的也算新建。

(2) 扩建:一般是指为扩大原有产品的生产能力,在厂内或其他地点增建主要生产车间(或主要工程)、独立的生产线或分厂的企业;事业单位和行政单位在原单位增建业务用房(如学校增建教学用房、医院增建门诊部或病床用房、行政机关增建办公楼等)也作为扩建。

(3) 改建:一般是指现有企业、事业单位为了技术进步,提高产品质量,增加花色品种,促进产品升级换代,降低消耗和成本,加强资源综合利用和三废治理、劳保安全等,采用新技术、新工艺、新设备、新材料等对现有设施、工艺条件进行技术改造或更新(包括相应配套的辅助性生产、生活福利设施)。有的企业为充分发挥现有生产能力,进行填平补齐而增建不增加本单位主要产品生产能力的车间等,也属于改建。

**固定资产投资按构成分** 固定资产投资活动按其工作内容和实现方式分为建筑安装工程,设备、工具、器具购置,其他费用三个部分。

(1) 建筑安装工程(建筑安装工作量):指各种房屋、建筑物的建造工程和各种设备、装置的安装工程。包括各种房屋建造工程,各种用途设备基础和各种工业窑炉的砌筑工程;为施工而进行的各种准备工作和临时工程以及完工后的清理工作等;铁路、道路的铺设,矿井的开凿及石油管道的架设等;水利工程;防空地下建筑等特殊工程;以及各种机械设备的安装工程;为测定安装工程质量,对设备进行的试运工作。在安装工程中,不包括被安装设备本身的价值。

(2) 设备、工具、器具购置:指购置或自制达到固定资产标准的设备、工具、器具的价值,固定资产的标准按财务部门规定。新建单位、扩建单位的新建车间按照设计和计划要求购置或自制的全部设备、工具、器具,不论是否达到固定资产标准均计入“设备、工具、器具购置”中。

(3) 其他费用:指在固定资产建造和购置过程中发生的,除建筑安装工程和设备、工具、器具购置以外的各种应摊入固定资产的费用。

**施工项目** 指报告期内曾进行建筑或安装工程施工活动的建设项目,包括报告期内新开工项目、报告期以前开工跨入报告期继续施工的项目以及报告期施过工并在报告期内全部建成投产或停缓建的项目。

**全部建成投产项目** 工业项目是指设计文件规定形成生产能力的主体工程及其相应配套的辅助设施全部建成,经负荷试运转,证明具备生产设计规定合格产品的条件,并经过验收鉴定合格或达到竣工验收标准,与生产性工程配套的生活福利设施可以满足近期正常生产的需要,正式移交生产的建设项目。非工业项目是指设计文件规定的主体工程和相应的配套工程全部建成,能够发挥设计规定的全部效益,经验收鉴定合格或达到竣工验收标准,正式移交使用的建设项目。

**房屋建筑面积** 指从房屋外墙线算起的各层平面面积的总和,包括可供使用的有效面积和房屋结构(如柱、墙)占用的面积。多层建筑按各层(包括地下室)面积总和计算。

**住宅建筑面积** 指施工和竣工房屋建筑面积中供居住用的施工和竣工房屋建筑面积。

**施工面积** 指报告期内施工的全部房屋建筑面积。包括本期新开工的面积、上期跨入本期继续施工的房屋面积、上期停缓建在本期恢复施工的房屋面积、本期竣工的房屋面积及本期施工后又停缓建的房屋面积。

**竣工面积** 指在报告期内房屋建筑按照设计要求已全部完工,达到住人和使用条件,经验收鉴定合格,正式移交使用单位的建筑面积。

**房屋建筑面积竣工率** 指一定时期内房屋竣工面积占同期房屋施工面积的比率。它是从房屋建筑施工速度的角度反映投资效果和建筑业经济效益的指标。

**新增固定资产** 指通过投资活动所形成的新的固定资产价值,包括已经建成投入生产或交付使用的工程价值和达到固定资产标准的设备、工具、器具的价值及有关应摊入的费用。它是以价值形式表示的固定资产投资成果的综合指标,可以综合反映不同时期、不同部门、不同地区的固定资产投资成果。

**建设项目投产率** 指一定时期内全部建成投入生产项目个数与同期正式施工项目个数的比率。它是从项目建设速度的角度反映投资效果的指标。

**建设周期** 是指报告期(年)所有正式施工项目全部建成平均需要的时间,它是从宏观角度反映建设速度的指标。建设周期的计算方法有两种:

(1) 按建设项目计算:建设周期 = 报告期正式施工项目个数/报告期全部建成投产项目个数

(2) 按投资额计算:建设周期 = 报告期正式施工项目计划总投资之和/报告期正式施工项目完成投资之和。

## Explanatory Notes on Main Statistical Indicators

**Investment in Fixed Assets** refers to the volume of activities in construction and purchases of fixed assets of the whole country expressed in monetary terms, it is a comprehensive indicator which shows the size, pace, proportional relations and use direction of the investment in fixed assets. Total investment in fixed assets in the whole country includes, by type of ownership, the investment by State-owned units, collective-owned units, individuals, joint ownership units, share-holding units, as well as investments by entrepreneurs from foreign countries and from Hong Kong, Macao and Taiwan, and by other units. The investment in fixed assets in the whole country is classified into the following three parts: investment in urban projects, rural construction projects and real estate development.

**Urban and Rural Investment in Construction Projects** refers to construction projects involving a total planned investment of 5 million yuan and over by enterprises of various types of ownership, institutions, administrative units and individuals in urban and rural areas.

**Investment in Real Estate Development** It includes the investment by the real estate development companies, commercial buildings construction companies and other real estate development units of various types of ownership in the construction of house buildings, such as residential buildings, factory buildings, warehouses, hotels, guesthouses, holiday villages, office buildings, and the complementary service facilities and land development projects, such as roads, water supply, water drainage, power supply, heating, telecommunications, land leveling and other projects of infrastructure. It excludes the activities in simple land transactions.

**Sources of Funds for Investment in Fixed Assets** state budgetary appropriation, domestic loans, foreign investment, self-raised funds, and others.

(1) Fund from the State budget consists of budgetary appropriation and loans from the State budget. More specifically, it includes, from the budget of the central government, capital construction fund, special expenses, loans from repayment, discount fund, expenses on innovation and trial production of new products, expenses on urban construction, expenses on temporary construction from

business departments, development fund for less developed areas, as well as local budgetary fund transferred from the central budget.

(2) Domestic loans refer to various funds borrowed by enterprises and institutions from banks and non-bank financial institutions during the reference period for the purpose of investment in fixed assets, including loans issued by banks from their self-owned funds and deposit, loans appropriated by higher responsible authorities, special loans by government (including loan for replacing petroleum with coal, special loan for reform through labor coal mines), loans arranged by local government from special funds, domestic reserve loan, and working loan, etc.

(3) Foreign investment refers to foreign funds received during the reference period for the construction and purchase of investment in fixed assets (covering equipment, materials and technology). In calculating the utilization of foreign capital, foreign currencies are converted into Chinese RMB applying the current exchange rate when the foreign capitals are actually used. It includes foreign borrowings (loans from foreign governments and international financial institutions, export credit, commercial loans from foreign banks, issue of bonds and stocks overseas), foreign direct investment and other foreign investments.

(4) Self-raised funds refer to extra-budgetary funds for investment in fixed assets received during the reference period by investing units from central government ministries, local governments, enterprises and institutions, including their self-raised funds.

(5) Others refer to funds for investment in fixed assets received from sources other than those listed above, including funds raised from society and individuals, donations, and funds transferred from other units.

**Investment in Fixed Assets by Sector** In general, one project or one enterprise or institution can only be classified into one sector.

**Investment in Fixed Assets by Types of Construction** The construction projects in general can be classified by the type of construction into new construction, expansion, reconstruction, moving and resumption.

(1) New construction in general refers to newly constructed units. In the case in which the value of the original fixed assets is quite small, and the value of newly added fixed assets exceeds the original ones by three times, the expansion construction is considered as new construction.

(2) Expansion refers to construction of new major production workshop or independent production line within a factory or in other locations, or construction of a branch factory so as to increase the production capacity of the original products. Newly constructed business houses in institutions and administrative organizations (such as the newly constructed teaching buildings in schools, clinics or bed building in hospitals, and office buildings in administrative agencies, etc.) are also classified as expansion.

(3) Reconstruction refers to technical innovation and transformation of the existing equipment and technical conditions undertaken by enterprises and institutions for the purposes of technological advancement, improvement in product quality, enlarging variety of products, promoting new generation of products, reducing production consumption and cost, promoting comprehensive utilization of resources, strengthening treatment of waste gas, waste water and solid wastes, and safety in production, etc. through application of new technologies and techniques, use of new equipment and new materials (including accessory facilities for production or for living and welfare purposes). Construction of new workshops for improving existing production capacity rather than increasing production capacity is also considered as reconstruction.

**Investment in Fixed Assets by Structure** refers to the three major parts of investment activities, i. e. construction and installation, purchase of equipment and instrument, and other expenses.

(1) Construction and installation (work volume of construction and installation) refers to the construction of various houses and buildings and installation of various kinds of equipment and instruments, including construction of various houses, equipment foundations and industrial kilns and stoves, preparation works for project construction, and clearing up works post project construction, pavement of railways and roads, drilling of mines and putting up of oil pipes, construction of projects of water conservancy, construction of underground air-raid shelters and construction of other special projects, installation of various machinery equipment, testing operation for pre-testing the quality of installation projects. The value of equipment installed is not included in the value of installation projects.

(2) Purchase of equipment and instruments refers to the total value of equipment, tools, and vessels purchased or self-produced which come up to standards for fixed assets. Equipment, tools and vessels purchased or self produced for new workshops by newly established or expanded units are categorized as "purchase of equipment and instruments" no matter whether they come up to the standards for fixed assets or not.

(3) Other expenses refer to expenses occurring during the construction or purchase of fixed assets other than construction, installation or purchase of equipment and instruments.

**Projects under Construction** refer to projects having construction and installation activities undertaken in the reference period, including projects started in the reference period, or continued from the previous pound, or completed and put into production or suspen-

ded in the reference period.

**Projects Completed and Put into Use** Industrial projects refer to the major projects and accessory facilities completed which result in forming production capacity and have been checked and accepted while the living and welfare facilities have been completed and can ensure normal production and formally put into production. Non-industrial projects refer to the major projects and accessory facilities completed which possess the designed capacity and have been checked, accepted and formally put into production.

**Floor Space of Buildings under Construction** refers to total floor space in each story of buildings calculated from the outside line of building walls, including both usable space and the space occupied by constructions like pillars or walls. The floor space of multi-story buildings includes the total floor space of each story (including basement).

**Floor Space of Residential Buildings** refers to the floor space of the residential buildings among the total space of buildings under construction or completed.

**Floor Space under Construction** refers to total floor space of all buildings under construction during the reference period, including floor space of newly started buildings during the reference period, floor space of construction extended from the previous period to the current period, floor space of construction suspended during the previous period and resumed in the current period, floor space of construction completed in the current period, and floor space of construction started and then suspended in the current period.

**Floor Space of Buildings Completed** refers to the floor space of buildings completed in the reference period, which have come up to the designed standards and have been put into use.

**Completion Rate of Floor Space of Buildings** refers to the ratio of the floor space of buildings completed in certain period of time to the floor space of buildings under construction in the same period which reflects the investment result and economic efficiency of the construction industry from the angle of the speed of project construction.

**Newly Increased Fixed Assets** refer to the newly increased value of fixed assets through investment, including the value of projects completed and put into production, the value of equipment, tools, and vessels considered as fixed assets, as well as the relevant expenses as investment in fixed assets. This is a comprehensive indicator of investment in fixed assets, reflecting the achievements of investment in fixed assets in different periods, different sectors, and different regions.

**Rate of Construction Projects Completed and Put into Use** refers to the ratio of the number of construction projects completed and put into use in certain period of time to the number of projects under construction in the same period. This reflects the investment efficiency from the angle of the speed of projects construction.

**Construction cycle** refers to how longtime it will be taken in average that all the projects formally under construction can be completed in reference year. This indicator reflect the speed of construction in view of macrocosm.

There are two formulas in calculating the construction cycle:

(1) By the number of construction projects

Construction cycle = number of projects formally under construction in reference period(year)/number of all the projects are completed and put in production in reference period(year)

(2) By the value of investment

Construction cycle = total investment plan for the projects formally under construction in reference period(year)/total fulfilment of investment on the projects formally under construction in reference period(year).