

魅力

连云港



重点文旅招商项目

LANYUNGANG KEY CULTURAL TOURISM
BUSINESS INVITATION PROJECTS

大圣故里 西游胜境
神奇浪漫之都

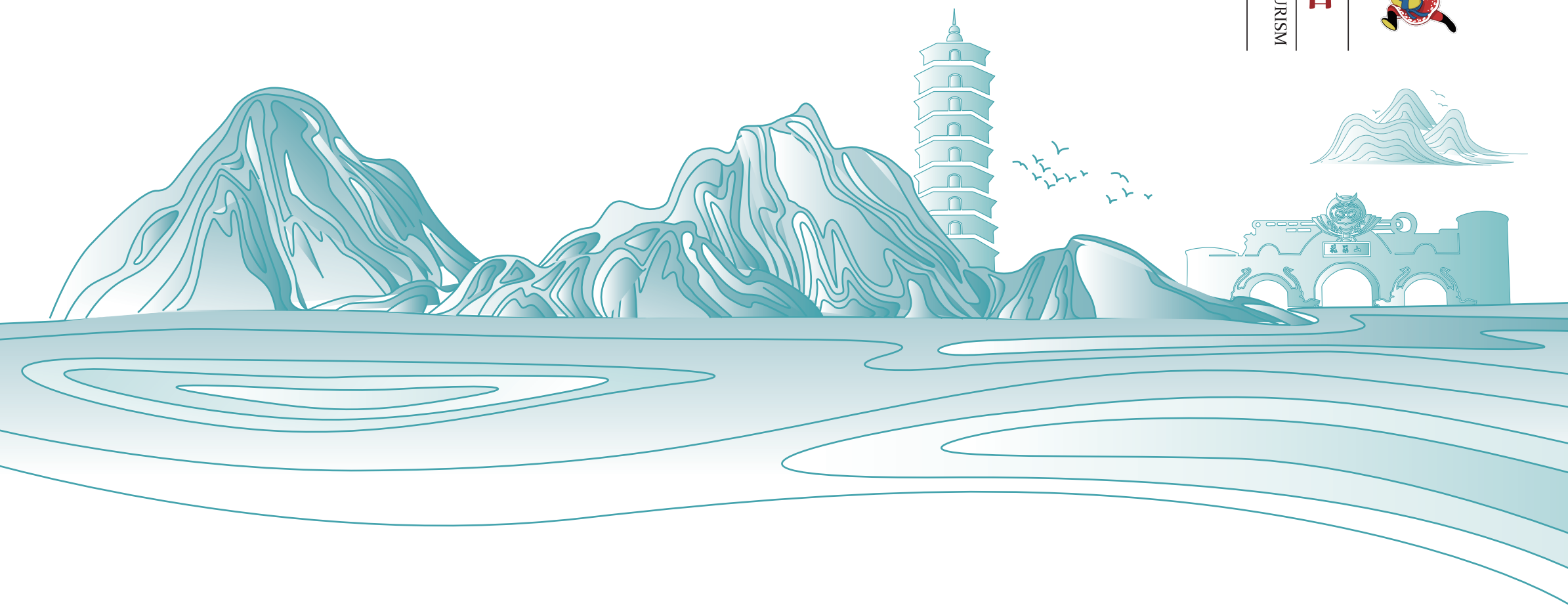
HOMETOWN OF THE MONKEY KING
ATTRACTIONS ALONG THE JOURNEY TO THE WEST
A CITY OF MAGIC AND ROMANCE



连云港市文化广电和旅游局

Culture, Radio, Television and Tourism Bureau of Lianyungang City

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连云港简介

连云港，江苏省下辖地级市，古称“海州”。因面向连岛、背倚云台山，又因海港，得名连云港。位于中国沿海中部，东濒黄海，属温带季风气候，南连长三角，北接渤海湾，西依大陆桥，处于连接新亚欧大陆桥产业带、亚太经济圈、环渤海经济圈和长三角经济圈的“十”字结点位置，为陆上丝绸之路和海上丝绸之路交汇点，是西游记文化发源地、新亚欧大陆桥东桥头堡、中国首批沿海对外开放城市、中国重点海港城市、中国优秀旅游城市、中国自由贸易试验区、中西部最便捷出海口岸和邮轮过境免签港口城市。

连云港下辖 3 个区、3 个县，土地面积 7615 平方公里，海域 7516 平方公里。2023 年年末全市常住人口 459.4 万人。

拥有国家级旅游景区 44 家(其中 5A 级景区 2 家、4A 级景区 13 家)，高等级夜间文旅消费集聚区 3 家(其中国家级 1 家、省级 2 家)，乡村旅游重点村 8 家(国家级 2 家、省级 6 家)、省级文旅消费示范单位 2 家，省级文旅产业融合示范区 1 家，省级旅游休闲街区 2 家，省级工业旅游区 8 家、省级文化产业示范园区(基地)3 个。

近年来，市委市政府始终把文旅产业作为全市战略性支柱产业和现代服务业来培育和打造，先后出台《连云港市推进文化强市和旅游名城建设加快文旅产业高质量发展的实施意见》《连云港市文旅产业高质量发展行动方案(2024—2026 年)》《关于促进旅游业高质量发展若干激励措施》等一系列推进文旅产业发展的政策文件，积极融入陆桥东部世界级丝路旅游带和世界级滨海生态旅游廊道建设，深入挖掘西游文化等特色元素，着力推动文旅融合发展，持续擦亮“大圣故里·西游胜境”文旅品牌，加快建设“一带一路”国际旅游门户和文化强市旅游名城。2023 年全市接待游客 4960 万人次，实现旅游总收入 662 亿元，同比分别增长 45%、63%，实现文旅增加值 464 亿元，占全市 GDP 的 10.65%。

INTRODUCTION TO LIANYUNGANG

Lianyungang, historically known as Haizhou, is a prefecture-level city under the jurisdiction of Jiangsu Province. It was named Lianyungang because, first of all, it is a port, it is backed by Yuntai Mountain and it faces Lian Island. Lianyungang is located in the middle of the coastal areas of China and it has a temperate monsoon climate. To the east of the city is the Yellow Sea, to the south is the Yangtze River Delta, to the north is the Bohai Bay and on the west is the Eurasian Land Bridge. Therefore, Lianyungang is at the intersection of the new Eurasian Land Bridge Industrial Belt, Asia Pacific Economic Circle, Bohai Economic Rim and the Yangtze River Delta Economic Circle, and at the intersection of the land-based Silk Road and the maritime Silk Road. It is the birthplace of the culture of Journey to the West, the east bridgehead of the new Eurasian Land Bridge, one of the first coastal cities in China to open up to the outside world, a key seaport city in China, China Excellent Tourism City, China Pilot Free Trade Zone, the most convenient port for going out to sea for the central and western regions of China and a port city with visa free transit for cruise ships.

Lianyungang has three districts and three counties. It covers an area of 7,615 square kilometers and a sea area of 7,516 square kilometers. At the end of 2023, the city's permanent resident population was 4,594 million. Lianyungang has 44 national-level tourist attractions (including 2 5A scenic spots and 13 4A scenic spots), 3 high-level nighttime cultural and tourism consumption clusters (1 national level and 2 provincial level), 8 key rural tourism villages (2 national level and 6 provincial level), 2 provincial cultural and tourism consumption demonstration units, 1 provincial cultural and tourism industry integration demonstration zone, 2 provincial tourism and leisure blocks, 8 provincial industrial tourism zones, and 3 provincial cultural industry demonstration parks (bases).

Lianyungang Municipal Committee of the Communist Party of China and Lianyungang Municipal Government have been committed to cultivating and building the cultural and tourism industry as the strategic pillar industry and modern service industry of the city in recent years. A series of documents have been issued to promote the development of cultural and tourism industry, including Implementation Opinions on Promoting the Construction of a Cultural Strong City and a Tourist City in Lianyungang and Accelerating the High Quality Development of the Cultural and Tourism Industry, Action Plan for High Quality Development of Cultural and Tourism Industry in Lianyungang City (2024-2026), and Several Incentive Measures for Promoting High Quality Development of Tourism Industry. Lianyungang actively integrates into the construction of the world-class Silk Road tourism belt in the eastern part of the Eurasian Land Bridge and world-class coastal ecotourism corridor. Lianyungang is deeply exploring the culture of Journey to the West and other distinctive elements to promote the integrated development of culture and tourism. Lianyungang highlights the cultural tourism brand of Monkey King's Hometown & Scenic Spot of Journey to the West and accelerates to build itself to be a Belt & Road international tourist portal and a famous tourism city with a rich culture. In 2023, Lianyungang received 49.6 million tourists and achieved a total tourism revenue of 66.2 billion yuan, an increase of 45% and 63% year-on-year, respectively. The city achieved a cultural and tourism added value of 46.4 billion yuan, accounting for 10.65% of its GDP.



历史厚重 人文荟萃

西游、山海、丝路、淮盐等独特的区域文化绽放着绚丽的人文风采，连云港拥有国家级和省级文保单位 41 处、非物质文化遗产名录 39 个，距今 4600 年前的藤花落遗址是国内迄今发现的首座具有内外双重城垣结构的人类史前城址，距今一万年前的将军崖岩画被誉为“东方天书”，比敦煌莫高窟早近 300 年的孔望山摩崖造像被称为“九州崖佛第一尊”，东海郡琅琊界域刻石是我国发现唯一保存较为完整、内容明确、年代最早并有确切纪年的汉代界域刻石。吴承恩以花果山为原型创作了《西游记》，李汝珍寓居板浦镇写成《镜花缘》，五大宫调、淮海戏、水晶雕刻、淮盐制作技艺等精美绝伦、令人赞叹，孔子登山望海、秦始皇东巡、徐福东渡、唐太宗东征等脍炙人口传说都找到原址原型。

孔子望海 CONFUCIUS WATCHING THE SEA



将军崖岩画
JIANGJUN CLIFF PAINTINGS



A RICH HISTORY AND A GATHERING OF HUMANITIES

Journey to the West, mountains and sea, the Silk Road, salt produced in the Huai region and other unique regional cultures show a splendid cultural charm. Lianyungang has 41 national and provincial cultural heritage sites and 39 intangible cultural heritage sites. The Tenghualuo Site, dating back 4,600 years, is the first prehistoric human city site discovered in China with inner and outer city walls. The rock paintings on Jiangjun Cliff, dating back over ten thousand years, are known as the “Oriental Mystic Book from Heaven”. The cliff statue on Kongwang Mountain, nearly 300 years earlier than the Mogao Grottoes of Dunhuang, is known as the “First Cliff Buddha in China”. The boundary stone between Donghai Commandery and Langya Commandery is the only Han Dynasty boundary stone discovered in China that is relatively well preserved and the oldest with clear content and a precise chronology. Wu Cheng'en wrote Journey to the West based on Huaguo Mountain. Li Ruzhen wrote Flowers in the Mirror while living in Banpu Town. Five Major Tunes, Huaihai Opera, crystal carving, and Huai salt production techniques are exquisite and amazing. The places or the sites of the famous legends such as Confucius gazing at the sea from the mountains, Qin Shi Huang's eastern tour, Xu Fu's eastern crossing, and Emperor Taizong of Tang Dynasty's eastern expedition can be found here.

海州古城 HAIZHOU ANCIENT CITY



山海相拥 资源富足

作为江苏三大旅游资源富集区之一，山、海、港、岛、城在这里相依相拥，海、古、神、幽、奇、泉勾勒出独特的城市气质，长达 204.82 公里的海岸线上散落着 21 个近岸岛屿，花果神山、连云碧海、剔透水晶、泽润温泉等特色文旅资源而名扬四海，春赏花、夏游海、秋登山、冬泡泉，四季的连云港四季风景。千年玉兰、千年银杏、千年流苏、千年古寺，吸引游客纷至沓来；银滩碧浪、登高望远，入眼一片美不胜收；晶莹剔透的水晶、温和滋养的温泉，皆是让人流连忘返。

MOUNTAINS, SEA AND ABUNDANT RESOURCES

Lianyungang is located in one of the three major tourism resource rich areas in Jiangsu Province. There are mountains, sea, port, islands and the city. The city is unique for its sea, history, magic, quiet environment, peculiar scenery and springs. There are 21 coastal islands scattered along the 204.82 kilometer coastline. The Huaguo Mountain, the clear sea, the crystal, the hot springs are special and famous cultural tourism resources. Tourists can enjoy the beautiful flowers in spring, swim in the sea in summer, climb mountains in autumn and enjoy hot springs in winter. The scenery varies throughout the four seasons. The ancient magnolias, ginkgo trees, tassels, and temples attract tourists in droves. The beautiful beach scenery, the crystals and the hot springs make tourists linger and forget to leave.



气候宜人 交通便捷

位于暖温带和亚热带过渡地带的连云港，常年平均气温为 14° C，四季分明，气候温和，阳光充足，雨量适中，宜居宜游。G15 沈海高速、G25 长深高速、G30 连霍高速以及国省干线公路形成“六纵七横”公路网络。连徐、连镇、连沪、连青等多条高速铁路直达连云港，将连云港纳入了上海 3 小时、南京 2 小时交通圈，高铁辐射范围达 1000 公里。4D 级民用花果山机场已开通 32 条国内客运航线，通达北京、上海、广州、深圳、成都等 28 个大中型城市。作为中国中西部乃至中亚诸国最便捷经济的进出境口岸，港口拥有万吨级以上泊位 88 个，最大深水泊位 40 万吨；辟有集装箱航线 95 条，24 条海铁联运通道和 6 条国际班列线路，港口货物吞吐量突破 3.2 亿吨，集装箱量 613 万标箱，滚装车辆外贸出口跻身全国前三，是向东连接环太平洋、向西贯通亚欧内陆的国际物流大通道。

高速公路网络 HIGHWAY NETWORK



PLEASANT CLIMATE AND CONVENIENT TRANSPORTATION

Located in the transitional zone between warm temperate and subtropical regions, Lianyungang is very suitable for living and tourism. The average annual temperature in Lianyungang is 14 ° C, with distinct four seasons, mild climate, abundant sunshine and moderate rainfall. Shenyang-Haikou Expressway (G15), Changchun-Shenzhen Expressway (G25), Lianyungang-Khorgos Expressway (G30) and some national and provincial trunk highways form a “six vertical and seven horizontal” highway network. Multiple high-speed railways directly connect to Lianyungang, such as Lianyungang-Xuzhou High-speed Railway, Lianyungang-Zhenjiang High-speed Railway, Lianyungang-Shanghai High-speed Railway, and Lianyungang-Qingdao High-speed Railway. These high-speed trains have included Lianyungang in the 3-hour transportation circle of Shanghai and the 2-hour transportation circle of Nanjing, with a high-speed rail coverage of 1,000 kilometers. The 4D-level civil Huaguoshan Airport has 32 domestic passenger routes, connecting 28 large and medium-sized cities including Beijing, Shanghai, Guangzhou, Shenzhen, and Chengdu. Lianyungang is the most convenient and economical seaport for central and western China, as well as Central Asian countries. The port has 88 berths of over 10,000 tons, among which the largest deep-water berth is 400,000 tons. The port has 95 container shipping routes, 24 sea-rail intermodal channels, and 6 international train routes. The port's cargo throughput has exceeded 320 million tons, transporting 6.13 million standard containers. The number of vehicles exported through roll-on-roll-off foreign trade ranks among the top three in China. The port is an international logistics corridor that connects the Pacific Rim region to the east and the inland of Asia and Europe to the west.

高速铁路 HIGH-SPEED RAILWAY



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01 花果山西游文化旅游综合体

一、项目名称：花果山西游文化旅游综合体

二、项目类别：旅游综合服务

三、项目总投资：40 亿元

四、项目地点：连云港市云台山景区云台街道

五、项目概况：该项目计划总投资约 40 亿元，总占地约 2000 亩，位于江苏省连云港市云台山南麓，大花果山景区南大门入口处，是云台山国家级风景名胜区的核心部分，对外交通包含连霍高速、连徐高速，距离高铁站约 10 公里，与花果山(AAAAA)、渔湾(AAAA)、孔雀沟(AAA)、东磊等游览区联动发展。

六、合作方式：合资或独资

七、项目前期工作情况：正在进行前期规划设计。

八、联系单位：云台山风景名胜区管理委员会文化和旅游局。

联系人：程云依

联系电话：0518-85726306

规划图 PLANNING MAP



01 HUAGUO MOUNTAIN JOURNEY TO THE WEST CULTURAL TOURISM COMPLEX

I. Project: Huaguo Mountain Journey to the West Cultural Tourism Complex

II. Category: Comprehensive tourism services

III. Total investment: 4 billion yuan

IV. Location: Yuntai Subdistrict Office, Yuntai Mountain Scenic Spot, Lianyungang

V. Project Overview: The total planned investment for this project is approximately 4 billion yuan. The total area of the project is about 2,000 mu. Located at the southern foot of Yuntai Mountain in Lianyungang, Jiangsu Province, at the entrance of the south gate of Large Huaguo Mountain Scenic Area, it is the core part of Yuntai Mountain National Scenic Area. Lianyungang-Khorgos Expressway and Lianyungang-Xuzhou Expressway lead to here. The project is about 10 kilometers away from the high-speed railway station and it will develop in conjunction with Huaguo Mountain (AAAAA), Yuwan (AAAA), Kongquegou (AAA), Donglei and other tourist areas.

VI. Cooperation mode: joint venture or sole proprietorship

VII. Progress of pre-project work: Pre planning and design are currently underway.

VIII. Contact unit: Culture and Tourism Bureau of Yuntai Mountain Scenic Area Management Committee

Contact: Cheng Yunyi

Tel: 0518-85726306

效果图 RENDERING



02 连云港市动植物园

一、项目名称：连云港市动植物园

二、项目类别：生态旅游

三、项目总投资：15 亿元

四、项目地点：连云港市区

五、项目概况：动植物园总规划面积 3000 亩，分为五大主体功能区，计划建设动物园、植物园、青少年综合实践园、青少年职业体验园、园林研究所等。其中动物园区占地 1000 余亩，建设动物场馆 80 余处，饲养动物 200 多个品种，共计 2000 多头。项目将成为兼具娱乐休闲、动物知识普及、科学技术研究及野生动物保护等四大职能的综合性公园，建成后将成为苏北最大的动物园科普教育基地、青少年研学基地。

六、合作方式：合资或独资

七、地方配套优惠政策：暂无

八、项目前期工作情况：正在进行前期规划设计。

九、联系单位：连云港市文化广电和旅游局

联系人：张云

联系电话：0518-85681158

规划图 PLANNING MAP



02 LIANYUNGANG ZOO AND BOTANICAL GARDEN

I. Project: Lianyungang Zoo and Botanical Garden

II. Category: Ecotourism

III. Total investment: 1.5 billion yuan

IV. Location: Urban area of Lianyungang

V. Project Overview: The total plan area of the zoo and botanical garden is 3,000 mu. It will have five main functional areas, a zoo, a botanical garden, a youth comprehensive practice park, a youth career experience park and a landscape research institute. The zoo will cover an area of over 1,000 mu. There will be over 200 animal species. There will be over 2,000 animals in more than 80 animal houses. The project will be built to be a comprehensive park with four main functions, entertainment and leisure, popularizing animal knowledge, scientific and technological research and wildlife conservation. The project will be the largest zoo science popularization education base and youth study base.

VI. Cooperation mode: joint venture or sole proprietorship

VII. Local supporting preferential policies: currently unavailable

VIII. Progress of pre-project work: Pre planning and design are currently underway.

IX. Contact unit: Lianyungang Municipal Bureau of Culture, Radio, Television and Tourism

Contact: Zhang Yun

Tel: 0518-85681158

效果图 RENDERING



03 花果山北大门康养综合体

- 一、项目名称：花果山北大门康养综合体
- 二、项目类别：康养旅游
- 三、项目总投资：20 亿元
- 四、项目地点：连云港经济技术开发区朝阳街道
- 五、项目概况：项目规划用地面积约 80 亩，主要结合花果山北大门开发建设，设计建设温泉康养中心、游客服务中心等旅游配套设施。
- 六、合作方式：合资或独资
- 七、地方配套优惠政策：暂无
- 八、项目前期工作情况：已上报地热资源开发规划，并纳入十四五矿产资源开发规划范围。目前正在组织项目规划设计。
- 九、联系单位：连云港经济技术开发区社会事业局
- 联系人：杨淑慧
- 联系电话：13812327846

规划图 PLANNING MAP



03 HEALTH AND WELLNESS COMPLEX AT THE NORTH GATE OF HUAGUO MOUNTAIN

- I. Project: Health and Wellness Complex at the North Gate of Huaguo Mountain
- II. Category: Health tourism
- III. Total investment: 2 billion yuan
- IV. Location: Chaoyang Subdistrict, Lianyungang Economic and Technological Development Zone
- V. Project Overview: The plan area of the project is about 80 mu. The project will be developed and constructed near the north gate of Huaguo Mountain Scenic Spot. Some tourism supporting facilities will be built like the Hot Spring Health and Wellness Center and Tourist Service Center.
- VI. Cooperation mode: joint venture or sole proprietorship
- VII. Local supporting preferential policies: currently unavailable
- VIII. Progress of pre-project work: The project has been submitted to the geothermal resource development plan and included in the 14th Five Year Plan for mineral resource development. We are currently organizing project planning and design.
- IX. Contact unit: Social Undertakings Bureau, Lianyungang Economic and Technological Development Zone
- Contact: Yang Shuhui
- Tel: 13812327846

效果图 RENDERING



04 连岛水世界

一、项目名称：连岛水世界

二、项目类别：休闲旅游

三、项目总投资：4.5 亿元

四、项目地点：连云港市连云区连岛街道

五、项目概况：项目用地约 180 亩，以海洋元素为核心，利用独特的地形资源，打造高水平大型“寻梦西游水上乐园”，形成集休闲、度假、体育、养老、娱乐、购物于一体的一点多线旅游资源，匹配连岛景区升级，为周边业态的发展带来巨大的带动效应和协同效应，辅之相关的商业模式，形成游玩一体的综合空间。

六、合作方式：合资或独资

七、地方配套优惠政策：暂无

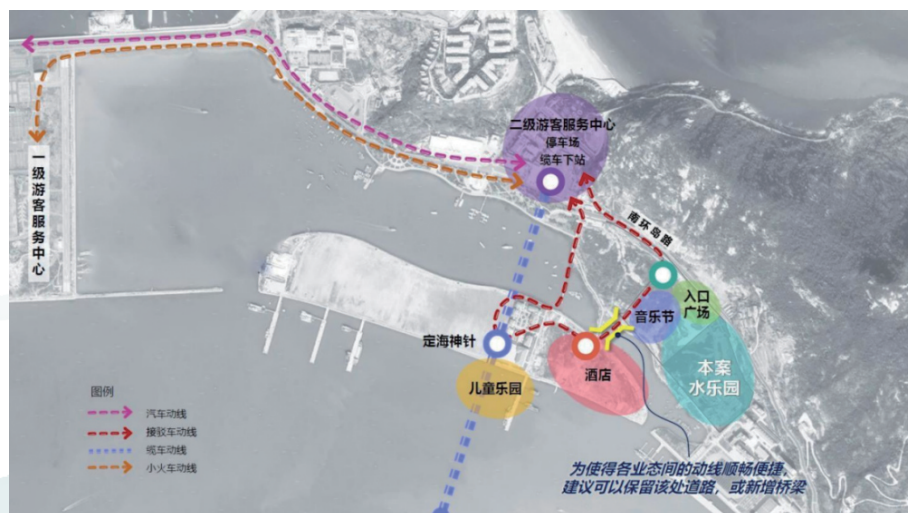
八、项目前期工作：目前正在编写项目测算、可研等必要文件，完善设计方案。

九、联系单位：江苏海州湾发展集团有限公司

联系人：胡洁君

联系电话：13812339233

规划图 PLANNING MAP



04 LIAN ISLAND WATER WORLD

I. Project: Lian Island Water World

II. Category: Leisure tourism

III. Total investment: 450 million yuan

IV. Location: Liandao Subdistrict, Lianyun District, Lianyungang

V. Project Overview: The project covers an area of 180 mu. The ocean elements are the core of the project. It will be built to be a high-level large "Water Park of Journey to the West" based on the unique terrain resources. The project will be a multi line tourism resource integrating leisure, vacation, sports, elderly care, entertainment and shopping to match the upgrade of Liandao Scenic Spot to bring huge driving and synergistic effects to the development of surrounding industries. The project will be a comprehensive space that combines tourism and leisure with the help of some related business models.

VI. Cooperation mode: Joint venture or sole proprietorship

VII. Local supporting preferential policies: currently unavailable

VIII. Progress of pre-project work: Currently, necessary documents such as project estimation and feasibility study are being prepared. The design scheme is gradually being improved.

IX. Contact unit: Jiangsu Haizhou Bay Development Group Co., Ltd

Contact: Xu Xiaoting

Tel: 1385123343

效果图 RENDERING



05 “镜花缘”文化街区

- 一、项目名称：“镜花缘”文化街区
- 二、项目类别：休闲旅游
- 三、项目总投资：5 亿元
- 四、项目地点：连云港市海州区板浦镇
- 五、项目概况：项目位于海州区板浦镇主镇区，规划围绕镜花缘文化，依托李汝珍纪念馆、盐商会馆等历史文化遗址，建设仿明清风格的整体建筑，打造集历史文化、休闲美食、工艺购物和古代建筑于一体的特色文化街区。
- 六、合作方式：独资
- 七、地方配套优惠政策：暂无
- 八、项目前期工作情况：已完成土地征收
- 九、联系单位：海州区文化体育和旅游局
- 联系人：吴迪
- 联系电话：15061385207

规划图 PLANNING MAP



05 “FLOWERS IN THE MIRROR” CULTURAL BLOCK

- I. Project: “Flowers in the Mirror” Cultural Block
- II. Category: Leisure tourism
- III. Total investment: 500 million yuan
- IV. Location: Banpu Town, Haizhou District, Lianyungang
- V. Project Overview: The project is located in the main area of Banpu Town, Haizhou District. The project is planned around the culture of Flowers in the Mirror. The buildings in the entire block will be built in the style of the Ming and Qing dynasties, which maintain the same architectural style as that of historical and cultural sites such as the Li Ruzhen Memorial Hall and the Salt Merchant Association. It will be a distinctive cultural district that integrates historical culture, leisure cuisine, craft shopping, and ancient architecture.
- VI. Cooperation mode: Sole proprietorship
- VII. Local supporting preferential policies: currently unavailable
- VIII. Progress of pre-project work: The land acquisition has been completed.
- IX. Contact unit: Haizhou District Bureau of Culture, Sports and Tourism
- Contact: Wu Di
- Tel: 15061385207

效果图 RENDERING



06 田园康养小镇（二期）

- 一、项目名称：田园康养小镇(二期)
- 二、项目类别：康养旅游
- 三、项目总投资：15 亿元
- 四、项目地点：连云港市海州区新坝镇
- 五、项目概况：田园康养小镇位于海州新坝镇新镇区辖区内，规划占地 1000 亩，计划建设医疗保健、康复休养、商业服务等配套；一期占地 300 亩，建筑比为 1:1.8,前期完成投资 1 亿元,拟招健康养老及其关联产业类项目。
- 六、合作方式：合资或独资
- 七、地方配套优惠政策：暂无
- 八、项目前期工作情况：已完成规划
- 九、联系单位：海州区文化体育和旅游局
- 联系人：吴迪
- 联系电话：15061385207

规划图 PLANNING MAP



06 RURAL HEALTH AND WELLNESS TOWN (PHASE II)

- I. Project: Rural Health and Wellness Town (Phase II)
- II. Category: Health tourism
- III. Total investment: 1.5 billion yuan
- IV. Location: Xinba Town, Haizhou District, Lianyungang
- V. Project Overview: Rural Health and Wellness Town is located in the new area under Xinba Town's jurisdiction, Haizhou District. The plan area of the project is 1,000 mu. Supporting facilities such as healthcare, rehabilitation, and commercial services will be constructed. Phase I of the project covers an area of 300 mu. The building ratio is 1:1.8. The preliminary project has completed an investment of 100 million yuan. We plan to recruit projects related to health and elderly care, as well as related industries.
- VI. Cooperation mode: Joint venture or sole proprietorship
- VII. Local supporting preferential policies: currently unavailable
- VIII. Progress of pre-project work: The project planning has been completed.
- IX. Contact unit: Haizhou District Bureau of Culture, Sports and Tourism
- Contact: Wu Di
- Tel: 15061385207

效果图 RENDERING



07 东海羽山景区旅游开发（二期）

一、项目名称：东海羽山景区旅游开发（二期）

二、项目类别：生态旅游

三、项目总投资：9.2 亿元

四、项目地点：连云港市东海县温泉镇羽山景区

五、项目概况：羽山景区旅游开发是在羽山景区生态修复的基础上，增设度假康养、农业休闲、商业购物等文旅业态。项目总占地面积 8000 亩（含水面），分三期建设。已完成一期生态修复建设，二期主要建设湿地公园、水上乐园、民宿、商业街等配套设施。三期主要打造生态采摘园、羽山茶园、农耕体验田等农业体验场景。羽山历史文化悠久，该项目作为东海境内最古老的景点，既是羽山文化传承，也是提升东海城市旅游的核心工程。

六、合作方式：合资

七、地方配套优惠政策：暂无

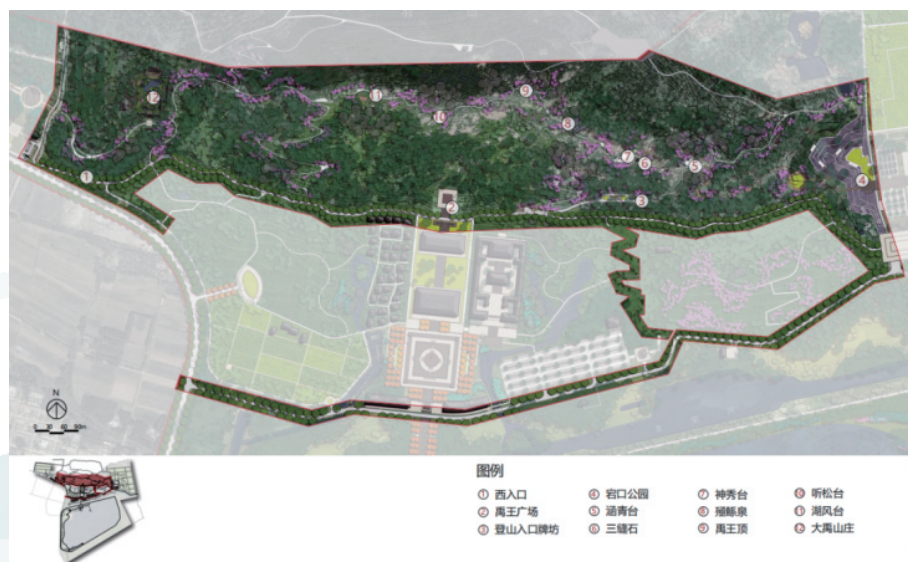
八、项目前期工作情况：一期羽山生态修复工程已完成

九、联系单位：江苏东海文化旅游发展集团有限公司

联系人：陈伟

联系方式：13605123760

规划图 PLANNING MAP



07 TOURISM DEVELOPMENT OF DONGHAI YUSHAN SCENIC SPOT (PHASE II)

I. Project: Tourism Development of Donghai Yushan Scenic Spot (Phase II)

II. Category: Ecotourism

III. Total investment: 920 million yuan

IV. Location: Yushan Scenic Spot, Wenquan Town, Donghai County, Lianyungang

V. Project Overview: On the basis of ecological restoration in Yushan Scenic Spot, the tourism development of Yushan Scenic Spot focuses on cultural and tourism industries such as vacation and wellness, agricultural leisure and commercial shopping. The project covers a total area of 8,000 mu (including water surface) and will be constructed in three phases. The first phase of ecological restoration has been completed. The second phase of construction focuses on supporting facilities such as the wetland park, the water park, homestays, and the commercial street. The third phase of the project focuses on agricultural experience scenarios such as the ecological picking garden, Yushan tea garden, and agricultural experience fields. The Yushan culture has a long history. Yushan Scenic Spot is the oldest attraction in Donghai County. This project is not only the inheritance of Yushan culture, but also the core project to enhance Donghai urban tourism.

VI. Cooperation mode: Joint venture

VII. Local supporting preferential policies: currently unavailable

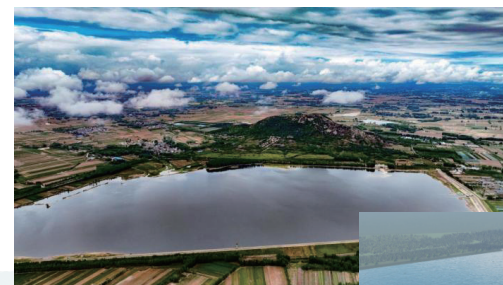
VIII. Progress of pre-project work: The first phase of ecological restoration has been completed.

IX. Contact unit: Jiangsu Donghai Culture and Tourism Development Group Co., Ltd

Contact: Chen Wei

Tel: 13605123760

实景图 REALISTIC IMAGE



效果图 RENDERING



08 灌南二郎神文化旅游综合体

一、项目名称：灌南二郎神文化旅游综合体

二、项目类别：休闲旅游

三、项目总投资：10 亿元

四、项目地点：连云港市灌南县五龙口片区

五、项目概况：项目占地约 1000 亩，依托国家 4A 旅游景区二郎神文化遗迹公园，挖掘《西游记》二郎神文化资源，以仿唐古建筑为特色，以湿地保护、休闲娱乐、生态体验为重点，将二郎神与灌南地域文化串联，建设以二郎神为主题的大型游乐园、文化旅游区、旅游小镇、商业街区等，成为集旅游、观光、饮食、商贸于一体的综合性旅游景区。

六、合作方式：合资或独资

七、地方配套优惠政策：暂无

八、项目前期工作情况：概念性策划已完成，道路畅通，具备招商条件。

九、联系单位：灌南县文体广电和旅游局

联系人：贺丰林

联系电话：13851238825

实景图 1 REALISTIC IMAGE I



08 GUANNAN ERLANGSHEN CULTURAL TOURISM COMPLEX

I. Project: Guannan Erlang shen Cultural Tourism Complex

II. Category: Leisure tourism

III. Total investment: 1 billion yuan

IV. Location: Wulongkou Area, Guannan County, Lianyungang

V. Project Overview: The project covers an area of about 1,000 mu. The Tang Dynasty style buildings will be built. Based on Erlangshen Cultural Relics Park, a National 4A Tourist Attraction, and the cultural resources of Journey to the West and God Erlang, the project will combine God Erlang with the local culture of Guannan County to build a large amusement park with God Erlang as the theme, a cultural tourism area, a tourist town and a commercial street. It will be a comprehensive tourist attraction that integrates tourism, sightseeing, dining, and commerce.

VI. Cooperation mode: joint venture or sole proprietorship

VII. Local supporting preferential policies: currently unavailable

VIII. Progress of pre-project work: Conceptual planning has been completed. The road is unobstructed and the project has the conditions for attracting investment.

IX. Contact unit: Guannan County Bureau of Culture, Sports, Radio, Television and Tourism

Contact: He Fenglin

Tel: 13851238825

实景图 2 REALISTIC IMAGE II



09 东海温泉旅游度假村

一、项目名称：东海温泉旅游度假村

二、项目类别：休闲度假

三、项目总投资：30 亿元

四、项目地点：连云港市东海温泉旅游度假区

五、项目概况：项目规划占地约 500 亩，依托东海优质温泉，结合周边水晶、森林等资源优势，打造龙头带动型温泉旅游消费产品。主要设计打造可同时容纳千人以上的集温泉康养、餐饮娱乐、休闲体验、艺术演出、特色民宿为一体的温泉休闲度假综合体，打造华东第一泉的形象。

六、合作方式：合资或独资

七、地方配套优惠政策：暂无

八、项目前期工作情况：完成前期设计规划

九、联系单位：东海县文体广电和旅游局

联系人：刘小停

联系电话：18705121056

规划图 PLANNING MAP



09 DONGHAI HOT SPRING TOURIST RESORT

I. Project: Donghai Hot Spring Tourist Resort

II. Category: Leisure vacation

III. Total investment: 3 billion yuan

IV. Location: Lianyungang Donghai Hot Spring Tourist Resort

V. Project Overview: The project covers an area of about 500 mu. Based on the excellent hot springs and the advantages of crystal and forests, the project will be a leading hot spring tourism resort. A hot spring leisure and vacation complex that accommodates over a thousand people will be built, which integrates hot spring health and wellness, dining and entertainment, leisure experiences, art performances and characteristic homestay. The project will be the First Spring in East China.

VI. Cooperation mode: joint venture or sole proprietorship

VII. Local supporting preferential policies: currently unavailable

VIII. Progress of pre-project work: The preliminary design and planning have been completed.

IX. Contact unit: Donghai County Bureau of Culture, Sports, Radio, Television and Tourism

Contact: Liu Xiaoting

Tel: 18705121056

实景图 REALISTIC IMAGE



10 东海青松岭房车露营地（二期）

- 一、项目名称：东海青松岭房车露营地（二期）
- 二、项目类别：旅游新业态
- 三、项目总投资：2 亿元
- 四、项目地点：连云港市东海县李埏林场青松岭森林公园
- 五、项目概况：项目位于国家 3A 级景区东海青松岭森林公园内，占地约 30 亩。作为现代化、高水准的房车露营基地，项目将建设房车营地充电桩、水电等配套设施，同时配套建设电影院、超市、游泳池等消费休闲配套。
- 六、合作方式：合资
- 七、地方配套优惠政策：暂无
- 八、项目前期工作情况：配套建设土地整理完成
- 九、联系单位：东海青松岭森林公园有限公司
- 联系人：王铁铮
- 联系电话：15751199215

效果图 1 RENDERING I



10 DONGHAI QINGSONGLING RV CAMPING SITE (PHASE II)

- I. Project: Donghai Qingsongling RV Camping Site (Phase II)
- II. Category: New tourism format
- III. Total investment: 200 million yuan
- IV. Location: Qingsongling Forest Park, Linian Forest Farm, Donghai County, Lianyungang
- V. Project Overview: The project is in Donghai Qingsongling Forest Park, a national 3A scenic spot. It will be a modern and high-level RV camping base with an area of 30 mu. Some supporting facilities will be built, such as charging stations, water and electricity facilities, as well as consumer leisure facilities such as cinemas, supermarkets and swimming pools.
- VI. Cooperation mode: joint venture
- VII. Local supporting preferential policies: currently unavailable
- VIII. Progress of pre-project work: The land consolidation for supporting construction has been completed.
- IX. Contact unit: Donghai Qingsongling Forest Park Co., Ltd
- Contact: Wang Tiezheng
- Tel: 15751199215

效果图 2 RENDERING II



11 东海宝露酒店康养综合体

一、项目名称：东海宝露酒店康养综合体

二、项目类别：康养旅游

三、项目总投资：5 亿元

四、项目地点：东海温泉旅游度假区

五、项目概况：宝露酒店康养项目是连云港温泉旅游度假区的一部分，未来将和羽山风景区、温泉酒店、亲子游乐、田园研学等板块联动发展。项目总占地面积 128 亩，建筑面积 60 亩，规划和自带网红属性的侏罗纪酒店与恐龙庄园有机结合，面向亲子家庭以及中青年客户群，打造亲子主题酒店。酒店建成后，配套多项亲子娱乐体验项目，通过“景 + 宿”联合运营机制，迅速形成以恐龙科普为内容核心的社群，在区域内产生较大影响力。

六、合作方式：合资或独资

七、地方配套优惠政策：暂无

八、项目前期工作情况：已完成土建主体结构，建筑主体四层、局部五层。

九、联系单位：江苏东海文化旅游发展集团有限公司

联系人：陈伟

联系方式：13605123760

效果图 1 RENDERING I



11 DONGHAI BAOLU HOTEL HEALTH AND WELLNESS COMPLEX

I. Project: Donghai Baolu Hotel Health and Wellness Complex

II. Category: Health tourism

III. Total investment: 500 million yuan

IV. Location: Donghai Hot Spring Tourist Resort

V. Project Overview: The Baolu Hotel Health and Wellness Project is part of the Lianyungang Hot Spring Tourism Resort. It will be developed in conjunction with Yushan Scenic Spot, hot spring hotel, parent-child amusement park, and rural study base. The project covers a total area of 128 mu, including the building area of 60 mu. The project plans to combine Jurassic Hotel with Dinosaur Manor, which has its own internet celebrity attributes, to create a parent-child themed hotel for families and young and middle-aged customers. After the hotel is completed, multiple parent-child entertainment experience projects will be built as supporting facilities. Through the joint operation mechanism of "scenery+hotel", a community centered on dinosaur science popularization will be rapidly formed. The project will have a significant impact in the region.

VI. Cooperation mode: Joint venture or sole proprietorship

VII. Local supporting preferential policies: currently unavailable

VIII. Progress of pre-project work: The main structure of the civil engineering has been completed, with four floors for the main building and five floors for some parts.

IX. Contact unit: Jiangsu Donghai Culture and Tourism Development Group Co., Ltd

Contact: Chen Wei

Tel: 13605123760

效果图 2 RENDERING II



12 灌云伊水温泉酒店（二期）

一、项目名称：灌云伊水温泉酒店（二期）

二、项目类别：康养旅游

三、项目总投资：1.9 亿元

四、项目地点：灌云县大伊山旅游度假区

五、项目概况：伊水温泉酒店项目位于江苏省连云港市灌云县国家 4A 级旅游景区一大伊山旅游度假区北侧，紧邻 233 国道和长深高速（G25）灌云出口，距灌云高铁站 5 公里、连云港新机场 8 公里、连云港市区 30 公里，交通便捷。该项目前期预留建设用地 64 亩，目前一期伊水温泉康养项目已建成投入运营。作为伊水温泉康养中心的二期，现将规划建设康养酒店、会议中心、旅游地产等配套设施，完善康养中心服务设施，

六、合作方式：独资

七、地方配套优惠政策：暂无

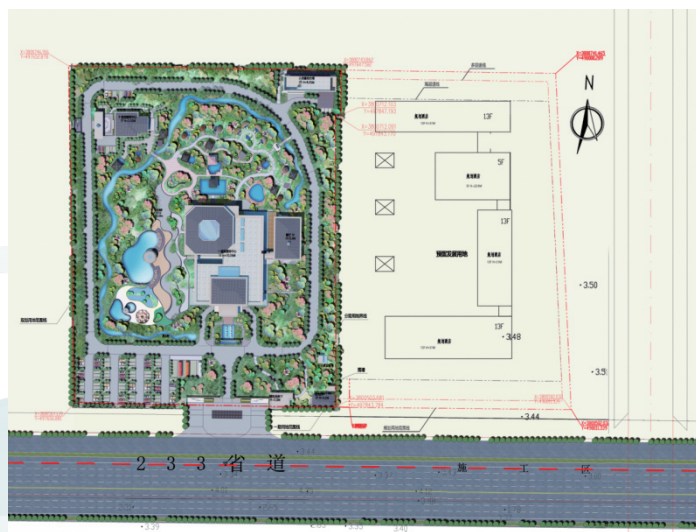
八、项目前期工作情况：一期项目已投运三年以上，有丰富的客户资源，二期酒店已完成前期手续，具备施工条件。

九、联系单位：江苏筑富实业投资有限公司

联系人：茆陈

联系方式：13815676628

平面图 PLAN



12 GUANYUN YISHUI HOT SPRING HOTEL (PHASE II)

I. Project: Guanyun Yishui Hot Spring Hotel (Phase II)

II. Category: Health tourism

III. Total investment: 190 million yuan

IV. Location: Guanyun County Dayishan Tourist Resort

V. Project Overview: Yishui Hot Spring Hotel is to the north of Dayishan Tourist Resort, a national 4A tourist attraction, Guanyun County, Lianyungang City, Jiangsu Province. Yishui Hot Spring Hotel is next to National Highway 233 and Guanyun Exit of Changchun Shenzhen Expressway (G25). It is 5 kilometers away from Guanyun High-speed Railway Station, 8 kilometers away from Lianyungang New Airport, and 30 kilometers away from Lianyungang City, enjoying convenient transportation. The project has reserved 64 mu of construction land in the early stage, and the first phase of the Yishui Hot Spring Health and Wellness Project has been completed and put into operation. As the second phase of the Yishui Hot Spring Health Center, supporting facilities such as health hotels, conference centers, and tourism real estate will be planned and constructed to improve the service facilities of the health center.

VI. Cooperation mode: Sole proprietorship

VII. Local supporting preferential policies: currently unavailable

VIII. Progress of pre-project work: The first phase of the project has been in operation for over three years and has abundant customer resources. The preliminary procedures for the second phase of the hotel have been completed. The project has the construction conditions.

IX. Contact unit: Jiangsu Zhufu Industrial Investment Co., Ltd

Contact: Mao Chen

Tel: 13815676628

效果图 RENDERING



13 灌南汤沟镇田园综合体

一、项目名称：灌南汤沟镇田园综合体

二、项目类别：乡村旅游

三、项目总投资：3 亿元

四、项目地点：连云港市灌南县汤沟镇

五、项目概况：汤沟镇位于灌南县的西北部，全镇面积 50700 亩，自古以来就有“南国汤沟酒、开坛十里香”的美誉。为更好地发展现代农业，起到示范引领作用，规划新建近万亩的农业示范区，形成政府引导，市场化运作的“农业+”观光体验型现代农业，打造集现代农业、休闲旅游、田园社区为一体的特色小镇和乡村田园综合体。

六、合作方式：合资或独资

七、地方配套优惠政策：暂无

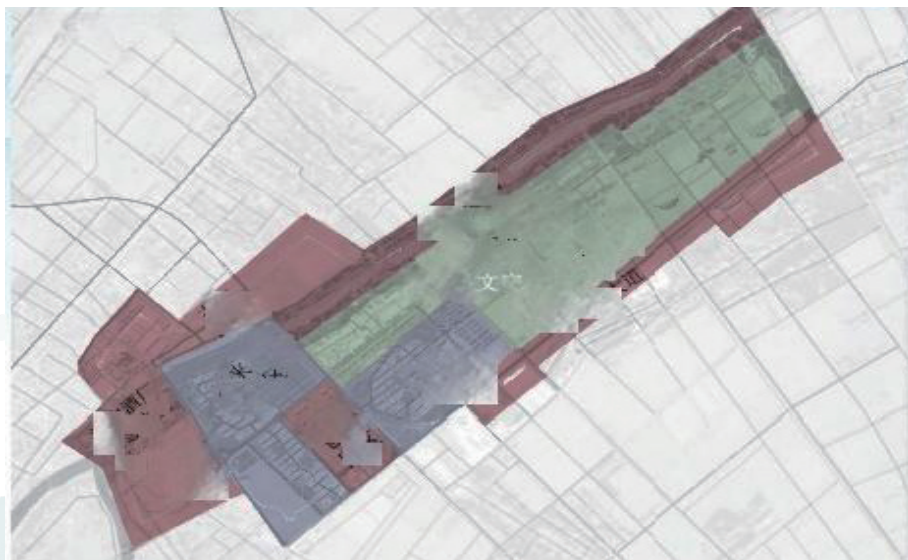
八、项目前期工作情况：已完成方案设计。

九、联系单位：灌南县文体广电和旅游局

联系人：殷爱华

联系电话：13961351313

平面图 PLAN



13 GUANNAN TANGGOU TOWN RURAL COMPLEX

I. Project: Guannan Tanggou Town Rural Complex

II. Category: Rural tourism

III. Total investment: 300 million yuan

IV. Location: Tanggou Town, Guannan County, Lianyungang

V. Project Overview: Tanggou Town is located in the northwest of Guannan County, with a total area of 50,700 mu. Tanggou liquor from South China has enjoyed a high reputation since ancient times. A new agricultural demonstration zone covering nearly 10,000 mu is planned to be built in order to better develop modern agriculture and it will play a leading demonstration role. The "agriculture+" tourism experience oriented modern agriculture guided by the government and operated by the market will be formed. A characteristic town and a rural complex integrating modern agriculture, leisure tourism and rural complex will be formed.

VI. Cooperation mode: Joint venture or sole proprietorship

VII. Local supporting preferential policies: currently unavailable

VIII. Progress of pre-project work: The scheme design has been completed.

IX. Contact unit: Guannan County Bureau of Culture, Sports, Radio, Television and Tourism

Contact: Yin Aihua

Tel: 13961351313

效果图 RENDERING



14 香河生态园农业旅游（二期）

一、项目名称：香河生态园农业旅游（二期）

二、项目类别：乡村旅游

三、项目总投资：7 亿元

四、项目地点：徐圩新区中通道与香河路交叉口

五、项目概况：该项目位于徐圩新区香河生态园范围内，项目总占地约 350 亩，以完善徐圩新区配套、满足休闲需求及助力乡村振兴为目标定位，主要建设民宿、汽车营地、休闲垂钓、农事体验、农业科普、景观绿化等附属配套设施。作为精准扶贫、农业供给侧结构性改革的新兴增长点，香河生态园农业旅游项目可新增安置就业岗位约 100 个，成为乡村振兴战略的重要抓手。

六、合作方式：合资

七、地方配套优惠政策：暂无

八、项目前期工作情况：一期垂钓、采摘等已开始运营，二期景观绿化、民宿、汽车营地已完成方案设计，具备招商条件。

九、联系单位：江苏徐香文化产业发展有限公司

联系人：孙媛

联系电话：15051179740

实景图 REALISTIC IMAGE



14 AGRICULTURAL TOURISM OF XIANGHE ECOLOGICAL PARK (PHASE II)

I. Project: Agricultural Tourism of Xianghe Ecological Park (Phase II)

II. Category: Rural tourism

III. Total investment: 700 million yuan

IV. Location: Intersection of Middle Passage and Xianghe Road in Xuwei New District

V. Project Overview: The project with an area of about 350 mu is in Xianghe Ecological Park in Xuwei New District. It aims to improve the supporting facilities in Xuwei New Area, meet leisure needs, and promote rural revitalization. Some supporting facilities will be built such as homestay, car campsite, fishing, agricultural experience, agricultural science popularization, and landscape greening. As an emerging growth point for targeted poverty alleviation and agricultural supply side structural reform, the agricultural tourism project of Xianghe Ecological Park can provide about 100 jobs and will become an important point for rural revitalization strategy.

VI. Cooperation mode: joint venture

VII. Local supporting preferential policies: currently unavailable

VIII. Progress of pre-project work: The fishing and harvesting parts of the first phase of the project have been put into operation. The designs of the second phase including landscape greening, homestay, and car campsite have been completed and the project meets the conditions for investment attraction.

IX. Contact unit: Jiangsu Xuxiang Cultural Industry Development Co., Ltd

Contact: Sun Yuan

Tel: 15051179740

效果图 RENDERING



15 云湖康养中心运营管理

一、项目名称：云湖康养中心运营管理

二、项目类别：运营管理

三、项目总投资：2.2 亿元

四、项目地点：连云港市徐圩新区江苏大道 120 号

五、项目概况：云湖康养中心位于徐圩新区(228 国道与云湖南路交界处)，周边风景秀美，毗邻国家 4A 级旅游景区海上云台山、宿城船山飞瀑、“江苏山水画廊”枫树湾等多个景点以及张圩港河防护林带生态廊道、素质拓展训练基地。项目占地面积约 56 亩，建设 2 栋 13 层康养综合楼，配套建设室外康养公园、休闲广场、滨湖步道等设施，同时提供攀岩、植物迷宫、龙舟等多种竞技性和趣味性运动设施，能够充分满足客户休闲旅居需求。现对外招引独立运营管理公司入驻。

六、合作方式：独资

七、地方配套优惠政策：根据《徐圩新区康养服务支持政策实施细则（试行）》（徐党工委〔2023〕51 号）文件精神，明确依托云湖康养中心为街道辖区 65 周岁以上徐圩籍老人提供康养服务，政策试行期自 2024 年 1 月 1 日至 12 月 31 日止，符合条件人员经徐圩街道审核后由云湖康养中心统一办理康养惠民卡，并分类给予一定补贴额度。

八、项目前期工作情况：项目建设已完成，具备运营管理招商条件。

九、联系单位：江苏云湖酒店管理有限公司

联系人：孙静

联系方式：13675208213

规划图 PLANNING MAP



15 OPERATION AND MANAGEMENT OF YUNHU HEALTH AND WELLNESS CENTER

I. Project: Operation and Management of Yunhu Health and Wellness Center

II. Category: Operation and management

III. Total investment: 220 million yuan

IV. Location: 120 Jiangsu Avenue, Xuwei New District, Lianyungang

V. Project Overview: Yunhu Health and Wellness Center is in Xuwei New District (Intersection of National Highway 228 and Yunhu South Road) with beautiful surrounding scenery. It is not far from several tourist attractions including Yuntai Mountain in the Sea, a 4A tourist attraction, Chuanshan Waterfall in Sucheng, Maple Bay known as Jiangsu Landscape Gallery, Zhangwei Port River Shelterbelt Ecological Corridor and Quality Expansion Training Base. The project covers an area of 56 mu. Two 13-story comprehensive health and wellness buildings and supporting facilities including outdoor wellness park, leisure plaza, and lakeside trail will be built. Rock climbing, plant maze, Loong Boat and other competitive and interesting sports facilities will also be built. They will be able to fully meet the leisure and travel needs of customers. We are planning to introduce a company to independently operate and manage the project.

VI. Cooperation mode: Sole proprietorship

VII. Local supporting preferential policies: The document of Implementation Rules for Health and Wellness Service Support Policies in Xuwei New Area (Trial) (No. 51, [2023], CPC Xuwei Work Committee) clearly states that the Yunhu Health and Wellness Center provides health and wellness services for elderly people aged 65 and above from Xuwei within the jurisdiction of the subdistrict. The policy trial period is from January 1, 2024 to December 31, 2024. After being reviewed by Xuwei Subdistrict Office, eligible individuals will be processed by the Yunhu Health and Wellness Center for a unified health and wellness benefit card, and will receive a certain amount of subsidy based on their classification.

VIII. Progress of pre-project work: The project construction has been completed and meets the conditions for inviting a company to be in charge of operation and management.

IX. Contact unit: Jiangsu Yunhu Hotel Management Co., Ltd

Contact: Sun Jing

Tel: 13675208213

效果图 RENDERING



16 锦屏磷矿文化创意产业园

一、项目名称：锦屏磷矿文化创意产业园

二、项目类别：现代服务业

三、项目总投资：10 亿元

四、项目地点：连云港市海州区锦屏镇

五、项目概况：锦屏磷矿位于江苏省连云港市海州区锦屏镇，被誉为“中国化学矿山的摇篮”，素有“小布拉达宫”之称，巍峨壮观。项目总面积 963 亩，计划以桃花涧景区和锦屏山为基础，以锦屏镇区为支撑，利用磷矿工业遗址，通过山城相依的诗意生态环境营造，形成以高端休闲养生体验为主要功能的诗意福地。规划招引旅游开发项目，形成西、中、东 3 个组团，预留山城廊道，整体形成山城共融、疏密有度的空间格局，建设游客服务中心、精品酒店、博物馆、工业遗址旅游等。

六、合作方式：合资或独资

七、地方配套优惠政策：暂无

八、项目前期工作情况：项目地产权明晰，产权归地方政府所有，征收工作已完成。

九、联系单位：海州区锦屏镇人民政府

联系人：吕鹏程

联系方式：15950799997

实景图 1 REALISTIC IMAGE I



16 JINPING PHOSPHATE MINING CULTURAL AND CREATIVE INDUSTRY PARK

I. Project: Jinping Phosphate Mining Cultural and Creative Industry Park

II. Category: Modern service industry

III. Total investment: 1 billion yuan

IV. Location: Jinping Town, Haizhou District, Lianyungang

V. Project Overview: Jinping Phosphate Mine in Jinping Town, Haizhou District, Lianyungang, known as the Cradle of Chemical Mines in China and Little Potala Palace, is majestic and spectacular. The total area of the project is 963 mu. The project will be constructed at the phosphate mining industrial site in the area of Jinping Town based on Tao-huajian Scenic Area and Jinping Mountain. The poetic ecological environment of the mountain and the city will be turned into a poetic paradise whose main functions are high-end leisure and health experiences. The project will be developed to be a tourist attraction made up of three parts in the west, middle and east. A mountain-city corridor will be reserved. A spatial pattern of integration between the mountain and the city, with appropriate density, will ultimately be formed. A tourist service center, boutique hotels, and a museum will be built, and industrial heritage tourism projects will be developed.

VI. Cooperation mode: Joint venture or sole proprietorship

VII. Local supporting preferential policies: currently unavailable

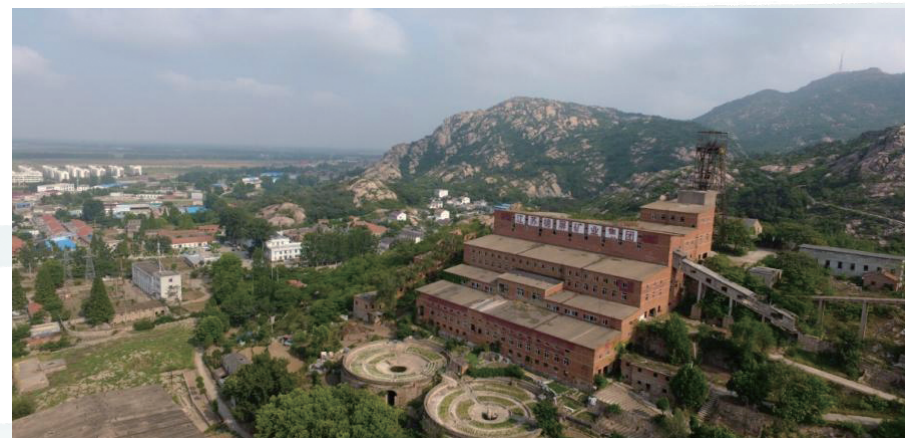
VIII. Progress of pre-project work: The property rights of the project are clear. The property rights belong to the local government, and the expropriation work has been completed.

IX. Contact unit: Jinping Town People's Government

Contact: Lv Pengcheng

Tel: 15950799997

实景图 2 REALISTIC IMAGE II



17 海蚌新媒体项目运营

一、项目名称：海蚌新媒体项目运营

二、项目类别：现代服务业

三、项目总投资：8 亿元

四、项目地点：连云港市海州区海州工业园

五、项目概况：项目位于海州区海州工业园香海湖路北、为民路东，计划总投资 8 亿元，占地 65 亩，总建筑面积约 125 亩，其中地上总建筑面积约 94.5 亩，地下建筑面积约 30 亩。项目分为 A、B、C 三个建筑单体。旨在打造一个以新媒体产业为主导、向城市开放、提供优质体验环境的服务型商业、商务项目，同时为城市提供商业配套，满足都市餐饮、休闲、娱乐、生活配套、文化艺术等多种业态需求，打造具有产业聚集效应的活力广告街区。

六、合作方式：独资

七、地方配套优惠政策：

暂无

八、项目前期工作情况：
项目主体完成，二次结构施工完成，正在进行消防水电施工。

九、联系单位：海州工业园管理办公室

联系人：徐敏昌

联系方式：13675288246

效果图 RENDERING



17 OPERATION OF HAIFU NEW MEDIA PROJECT

I. Project: Operation of Haifu New Media Project

II. Category: Modern service industry

III. Total investment: 800 million yuan

IV. Location: Haizhou Industrial Park, Haizhou District, Lianyungang

V. Project Overview: The project is located north of Xianghaihu Road and east of Weimin Road in Haizhou Industrial Park, Haizhou District. The total planned investment for this project is 800 million yuan. It covers an area of 65 mu, with a total construction area of about 125 mu, including a total above ground construction area of about 94.5 mu and an underground construction area of about 30 mu. The project consists of three individual buildings, A, B, and C. This project is designed as a service-oriented commercial and business project led by the new media industry, open to the city, and providing a high-quality experiential environment. It will provide commercial facilities for the city, meeting the needs of various business formats such as urban catering, leisure, entertainment, living facilities, culture and art. It will become a vibrant advertising block with industrial agglomeration effect.

VI. Cooperation mode: Sole proprietorship

VII. Local supporting preferential policies: currently unavailable

VIII. Progress of pre-project work: The main body of the project has been completed. The secondary structure construction has been completed. Fire water and electricity construction is currently underway.

IX. Contact unit: Management Office of Haizhou Industrial Park

Contact: Xu Minchang

Tel: 13675288246

18 连云老街时空隧道

一、项目名称：连云老街时空隧道

二、项目类别：休闲旅游

三、项目总投资：1 亿元

四、项目地点：连云港市连云区连云老街

五、项目概况：项目面积约 128 亩，计划利用连云老街地下闲置人防山洞资源，设计打造一条从海滨大道通行到老街街的地下观光通道，同时结合山洞主题及山洞内空间资源，融合打造集参观、购物、休闲、娱乐、美食、人防教育等多种业态于一体的特色文旅项目，为市民和游客打造全新的综合性新型消费载体和沉浸式、体验式、互动式消费场景，形成具有辨识度的消费新地标，进一步丰富街区文旅产品，延伸文旅产业链。

六、合作方式：合资或独资

七、地方配套优惠政策：暂无

八、项目前期工作：目前已完成人防山洞的初步勘查工作，正在委托第三方对人防坑道空间进行测绘和项目方案研究。

九、联系单位：连云港港城文化旅游开发有限公司

联系人：李庆波

联系电话：15105137935

效果图 RENDERING



18 LIANYUN OLD STREET TIME AND SPACE TUNNEL

I. Project: Lianyungang Old Street Time and Space Tunnel

II. Category: Leisure tourism

III. Total investment: 100 million yuan

IV. Location: Lianyungang Old Street, Lianyungang District, Lianyungang

V. Project Overview: The project covers an area of about 128 mu. The project is designed to build an underground sightseeing passage from Haibin Avenue to Laojie Street by utilizing the idle civil air defense cave underground under Lianyungang Old Street. Combining the theme of the cave and the spatial integration inside the cave, we aim to create a unique cultural and tourism project that integrates various formats such as sightseeing, shopping, leisure, entertainment, food, and civil defense education. This project will create a new comprehensive new consumption carrier and immersive, experiential, and interactive consumption scene for citizens and tourists. It will be a recognizable new consumption landmark, further enrich the cultural and tourism products of the block, and extend the cultural and tourism industry chain.

VI. Cooperation mode: Joint venture or sole proprietorship

VII. Local supporting preferential policies: currently unavailable

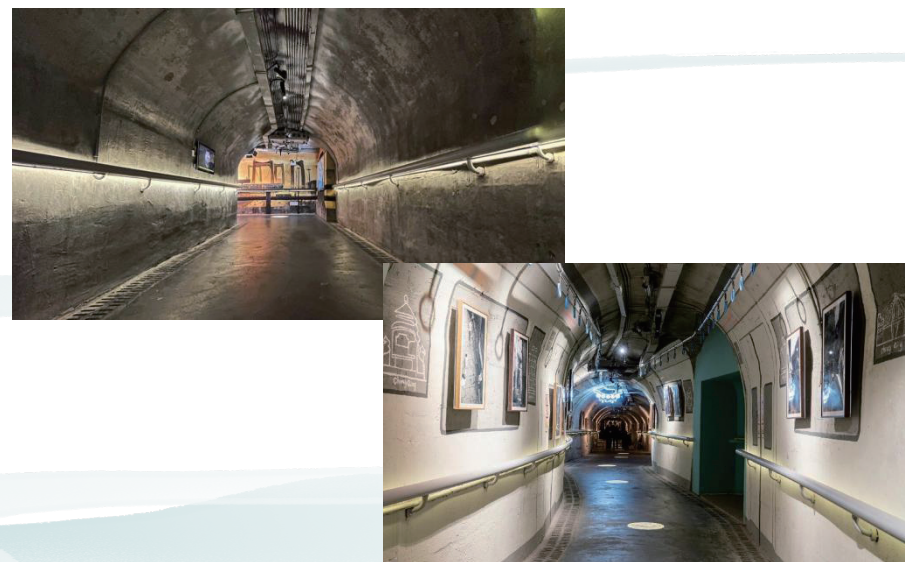
VIII. Progress of pre-project work: The preliminary survey of the civil air defense cave has been completed. We are entrusting a third party to conduct surveying and project proposal research on the space of civil air defense tunnels.

IX. Contact unit: Lianyungang Gangcheng Cultural Tourism Development Co., Ltd

Contact: Li Qingbo

Tel: 15105137935

实景图 REALISTIC IMAGE



19 东海石梁河高效农业休闲观光园

一、项目名称：东海石梁河高效农业休闲观光园

二、项目类别：乡村旅游

三、项目总投资：1 亿元

四、项目地点：连云港市东海县石梁河镇

五、项目概况：项目规划面积约 400 亩，位于 245 省道青石路东侧，瓜安卡口北侧，交通便捷，区位优势明显。依托石梁河传统的葡萄、黄梨等产业优势，规划打造集采摘、休闲、旅游等于一体的高效农业观光园。

六、合作方式：独资、合资

七、地方配套优惠政策：暂无

八、项目前期工作情况：已完成项目规划设计

九、联系单位：东海县文体广电和旅游局

联系人：刘燕

联系电话：13851396628

效果图 RENDERING



19 DONGHAI SHILIANGHE EFFICIENT AGRICULTURAL LEISURE AND SIGHTSEEING PARK

I. Project: Donghai Shilianghe Efficient Agricultural Leisure and Sightseeing Park

II. Category: Rural tourism

III. Total investment: 100 million yuan

IV. Location: Shilianghe Town, Donghai County, Lianyungang

V. Project Overview: The planned area of this project is approximately 400 mu. It is located on the east side of Qingshi Road, Provincial Highway 245, and on the north side of Gua'an checkpoint. The project enjoys convenient transportation conditions and obvious location advantages. Based on the traditional advantages of grape and pear industries in Shilianghe Town, we plan to build an efficient agricultural sightseeing park that integrates picking, leisure, and tourism.

VI. Cooperation mode: Sole proprietorship or joint venture

VII. Local supporting preferential policies: currently unavailable

VIII. Progress of pre-project work: The project planning and design have been completed.

IX. Contact unit: Donghai County Bureau of Culture, Sports, Radio, Television and Tourism

Contact: Liu Yan

Tel: 13851396628

实景图 REALISTIC IMAGE



20 东海水晶云城

一、项目名称：东海水晶云城

二、项目类别：旅游综合体

三、项目总投资：18 亿元

四、项目地点：连云港市东海县北京路西侧，上海路东侧、晶彩路北侧。

五、项目概况：东海水晶云城项目占地约 123 亩，总建筑面积达 405 亩。是融合电商直播、配套公寓、办公、酒店、配套商业、物流快递、综合服务中心、展览展示中心等功能于一体的现代化综合园区。

六、合作方式：合资或独资

七、项目前期工作情况：目前已完成项目土地摘牌工作及概念性方案设计工作。

八、联系单位：江苏东海水晶产业发展集团有限公司

联系人：朱晓波

联系电话：18861324416

效果图 1 RENDERING I



20 DONGHAI CRYSTAL CLOUD CITY

I. Project: Donghai Crystal Cloud City

II. Category: Tourism complex

III. Total investment: 1.8 billion yuan

IV. Location: West side of Beijing Road, east side of Shanghai Road, and north side of Jingcai Road in Donghai County, Lianyungang.

V. Project Overview: Donghai Crystal Cloud City covers an area of about 123 mu with a total floor area of 405 mu. It is a modern comprehensive park that integrates e-commerce live streaming, supporting apartments, offices, hotels, supporting businesses, logistics and express delivery, comprehensive service centers, exhibition and display centers, and other functions.

VI. Cooperation mode: Joint venture or sole proprietorship

VII. Progress of pre-project work: The land delisting and conceptual design work for the project have been completed.

VIII. Contact unit: Jiangsu Donghai Crystal Industry Development Group Co., Ltd

Contact: Zhu Xiaobo

Tel: 18861324416

效果图 2 RENDERING II

