

## INTISARI

Rumah perumnas merupakan salah satu bentuk permukiman kota yang ada hampir di semua kota-kota di Indonesia. Rumah yang pembangunannya dilakukan oleh Perum Perumnas, pemilikannya diperuntukkan bagi golongan masyarakat berpenghasilan rendah dan sedang. Penelitian ini mengambil judul "Kajian Faktor Demografi dan Sosial Ekonomi di Perumnas Tlogosari Kotamadya Semarang: Acuan Khusus pada Keterkaitannya dengan Tipe dan Kualitas Rumah".

Tujuan penelitian ini untuk: 1) mengetahui apakah ada perbedaan jumlah jiwa dalam rumahtangga menurut luas rumah pada saat penelitian dilakukan; 2) mengetahui apakah ada perbedaan penambahan luas rumah menurut tipe rumah; 3) mengetahui apakah ada perbedaan jumlah jiwa dalam rumahtangga menurut kualitas fisik rumah; dan 4) mengetahui apakah ada perbedaan kualitas fisik rumah menurut pendapatan rumahtangga.

Penelitian ini dilaksanakan di Perumnas Tlogosari yang merupakan salah satu perumnas di Kotamadya Semarang. Pengambilan sampel dengan cara "*Stratified Proportional Random Sampling*" sebanyak 250 kepala keluarga. Data primer diperoleh melalui wawancara dengan menggunakan kuesioner yang dilengkapi wawancara bebas dan mendalam. Analisis data menggunakan tabel frekuensi, tabel silang, dan uji Chi-Kuadrat.

Hasil penelitian menunjukkan bahwa terdapat perbedaan jumlah jiwa dalam rumahtangga menurut tipe perumahan. Jumlah jiwa dalam rumahtangga pada rumah tipe III lebih sedikit dibanding pada rumah tipe I dan tipe II. Artinya, kepala keluarga dalam memilih tipe perumahan, tidak menyesuaikan dengan jumlah jiwa rumahtangganya. Berbeda pula penambahan luas rumah menurut tipe perumahan, dimana penambahan luas rumah banyak dilakukan pada rumah tipe I. Artinya kepala keluarga yang melakukan penambahan lebih banyak pada rumah tipe I dan tipe II. Tidak ada perbedaan jumlah jiwa dalam rumahtangga menurut kualitas perumahan. Artinya jumlah jiwa yang banyak tidak dapat dijadikan tolok ukur untuk meningkatkan kualitas perumahan. Jumlah pendapatan rumahtangga berbeda menurut kualitas perumahan, dimana yang berpendapatan tinggi lebih banyak pada perumahan yang berkualitas baik. Artinya, kualitas perumahan yang baik, lebih dominan dilakukan pada rumahtangga pemilik perumahan yang berpendapatan tinggi.

Kata kunci: Faktor demografi, Sosial ekonomi, Kualitas dan tipe perumahan

## ABSTRACT

National housing development house is one of the form of houses which are found in almost all towns in Indonesia. These houses which are being built by the National Housing Development (Perum Perumnas), their ownership is allocated to low and middle income groups in the community. This research entitled "A Study of The Demographic and Social-Economic Factors in Tlogosari National Housing Development Area in Semarang Municipality: With Special Reference to the Interrelationship Between Type and Quality of Houses".

The objectives of this study among other included:

1) to know whether there was a difference between the number of people in a households and the size of houses at the time of conducting the research; 2) to know whether there was a difference between the expansion of the houses and the type of houses; 3) to know whether there was a difference between the number of people and physical quality of houses; and 4) to know whether there was difference between the physical quality of houses and household income.

This research was conducted in Tlogosari National Housing Development in Semarang Municipality. A sample of 250 household heads were selected using Stratified Proportional Random Sampling Technique. Primary data was obtained through interview using questionnaire with a free and indepth interview. Data obtained was analyzed using frequency tables, cross tables and chi-square test.

The results of the study indicated; 1) that there was a difference between the number of people in a household and the type of housing estate. Total number of people in household type III houses was slightly more than those found in houses type I and II. This means that the family heads when selecting housing estate do out reconcile with the total number of people in a household; 2) there was also a difference between expansion of the houses and the type of housing estate, where by expansion of the houses and the type of housing estate, where by expansion of houses was being done on houses type I. This mean that there were many family heads carrying out expansion on their house on house type I and type II; 3) there was no difference in the number of people in a households and the quality of housing estate. This means that the total number people can not the use as a measuring yardstick for quality improvement in the housing estate; 4) there was a difference in the household income and the quality of housing estate where by those with high income were found in housing estate with good quality. This means that housing estate with good quality were dominated by household with high income.

**Key Words:** Demographic factors, Social-economic, Quality and type of housing