

INTISARI

Pembangunan Marigold Apartemen At Navapark berjumlah 3.000-4.000 unit, Pengembang Proyek Nava Park BSD menginvestasikan dana sebesar Rp.6-8 Triliun. Investasi Tahap Pertama sebesar Rp. 600 Miliar. Nava Park BSD akan menjadi cluster paling eksklusif di BSD City dan menjadi brand tersendiri di kawasan itu. Lansekap Nava Park BSD City dirancang master planner global AECOM. Proses pembangunan melibatkan dana dan waktu yang terbatas maka diperlukan evaluasi terutama terhadap waktu penyelesaian konstruksi.

Dalam pembangunan Pembangunan Marigold Apartemen At Navapark diperlukan sistem manajemen waktu untuk memastikan proyek selesai tepat waktu. Penerapan sistem manajemen waktu mempunyai banyak aspek yang perlu diketahui seperti, metode dan setiap metode mempunyai kendala-kendala yang berbeda-beda, serta setiap kendala yang muncul berbeda pula jenis penanganannya.

Metode *barchart* digunakan karena memberikan kemudahan dalam penyusunan *schedule* dan mudah untuk dipahami orang awam. *Barchart* memiliki kelemahan yaitu tidak menunjukkan secara spesifik hubungan ketergantungan antara satu kegiatan dengan yang lain atau tidak ada jalur kritisnya, kelemahan juga terjadi pada proses *monitoring*, besarnya biaya *corrective action*, dan *update schedule*. Terjadi keterlambatan pada proyek pada tanggal 24-30 April 2016 dengan volume sebesar 3,369% dari keseluruhan jumlah pekerjaan, percepatan yang dilakukan membutuhkan waktu 3 minggu dengan menambah jumlah pekerja sebanyak 45 orang.

kata kunci : Manajemen Waktu, *Scheduling*, *Barchart*.

ABSTRACT

Marigold Apartment is a project in a region called Navapark. The developer of this area has invested around 6 to 8 trillions of Rupiah to plan more than three thousand units of apartment. The developer of Navapark project has disbursed 600 Billions of Rupiah as the first stage of investment according to contract agreement. In fact, Navapark region will be expected to be the most unique and exclusive area in BSD city. The landscape of a Navapark region was designed by AECOM. Because the development process involves limited funds and time, it is necessary for this project to have evaluation system in every aspect of Marigold Apartment project.

Marigold apartment needs robust system and time management to ensure that this project will be completed on time. The developer has been applying a system and time management with various aspects as consideration. For example, the developer created methods that have multiple and different problems, but the method has divergent solutions to encounter those problems.

Bar Chart methods is used to provide convenient way to organize the project schedule that is easily understandable for people who d not have a basic knowledge about Structure, construction, or architectural design. However, Bar Chart has some weaknesses in it. It does not show specific relationship form one work to another. Weaknesses are found in monitoring process, corrective action cost, and update schedule. There is a delay in the project with a volume of 3.369% of the total number of jobs , corrective action is done takes 3 weeks to increase the number of employes by 45 people.

Key word :Time Manajemen, Scheduling, Barchart.