

ABSTRAKSI

Suburbanisasi merupakan fenomena universal tentang perpencaran kawasan huni ke pinggir kota. Tren suburbanisasi berawal dari kota-kota di negara Barat akhir abad ke-19, yang ternyata juga terjadi di Indonesia masa kolonial awal abad ke-20. Selain suburbanisasi, terjadi pula perubahan peran produksi kawasan huni pinggir kota Jakarta di tiap rezim pemerintahan. Perubahan muncul karena perbedaan haluan ideologis di tiap rezim.

Penelitian ini fokus pada kawasan huni pinggiran kota Jakarta sejak awal abad ke-20, yang berujung pada masa Orde Baru tepatnya kawasan huni Bintaro Jaya. Metode yang digunakan penelitian ini adalah metode sejarah secara analitis deskriptif dengan berbagai sumber yang dapat dipertanggungjawabkan secara akademis. Hasil penelitian menunjukkan bahwa fenomena suburbanisasi kota Jakarta terjadi sejak masa kolonial Hindia-Belanda. Begitu pula dengan privatisasi kawasan huni. Pun demikian, pemerintah kota masih tetap berperan penuh dalam pengelolaan. Pasca kemerdekaan terjadi antipasti terhadap kapitalisme sehingga dominasi pemerintah di bidang perumahan kian terasa. Terakhir, masa Orde Baru sangat liberal dalam produksi kawasan huni pinggir kota. Pengelolaan kawasan pinggir kota masa Orde Baru didominasi oleh pihak swasta.

Kata kunci: suburbanisasi, privatisasi, kawasan huni, Jakarta, Bintaro Jaya

ABSTRACT

Suburbanization is a universal phenomenon of living space's sprawling out from the city core (suburb). This trend originated from cities in the Western Countries on the 19th century, which also happened in Indonesia on the early 20th century. In addition to suburbanization, there were also differences in suburb's production roles in each political regimes. The differences arise due to ideological direction of each regime.

This research focuses on the development of Jakarta's suburb area since the beginning of the 20th century, until New Order regime (with case study of Bintaro Jaya). The method of this research is historical method with descriptive and analytical study. The sources gathered from various academically-approved sources. The results of this research showed that suburbanization and privatization of living spaces in Jakarta occurred since colonial era of Dutch East Indies. Even so, the colonial city government still had full role on the suburb's management. Post-Independence Jakarta differed significantly from past colonial regime. The socialism ideology of Indonesian government and antipathy with capitalism increase the dominance of government role on housing production. Lastly, the New Order regime is very liberal in term of suburb housing production. Even the management of the suburb was dominated by the private sector, which proved in this research on the study case of Bintaro Jaya.

Keywords: suburbanization, privatization, living space, Jakarta, Bintaro Jaya