

ABSTRAK

Judul : Analisis Faktor Keterlambatan Proyek Pembangunan Food Court Universitas Swasta Di Jakarta, Nama : Tunggul Nugroho Adji, NIM : 41118110027, Dosen Pembimbing : Mirnayani ST., MT, Tahun 2022.

Setiap proyek konstruksi pada umumnya mempunyai perencanaan jadwal pelaksanaan tertentu. Keterlambatan dapat timbul apabila terjadi ketidaksesuaian antara perencanaan yang telah dibuat dengan pelaksanaannya. Keterlambatan sering terjadi pada proyek konstruksi, salah satunya pada Proyek Pembangunan Food Court Universitas Swasta di Jakarta yang dikerjakan oleh kontraktor swasta CV. Paluga Fajar Bersama.

Dalam mencari akar penyebab keterlambatan proyek maka dilakukan Analisis Faktor Keterlambatan Proyek Pembangunan Food Court Universitas Swasta di Jakarta Menggunakan Metode *Fault Tree Analysis* (FTA) dan *Method Obtain Cut Set* (MOCUS). Didapatkan *top event* penyebab keterlambatan yaitu : perubahan desain oleh *owner*, kurangnya jumlah tenaga kerja, keterlambatan pelaksanaan pekerjaan utama.

Dari hasil analisa FTA ketiga *top event* yang terjadi yang paling besar pengaruhnya adalah perubahan desain oleh *owner*, Hubungan keterlambatan tersebut diperoleh hasil probabilitas masing-masing event yaitu : perubahan desain oleh *owner* 5,206, kurangnya jumlah tenaga kerja 4,13 dan keterlambatan pelaksanaan pekerjaan utama 2,304

Kata Kunci : Keterlambatan, *Fault Tree Analysis*, Kuesioner, *Cut Set*

ABSTRACT

Title : Factor Analysis of Delay in the Development of a Private University Food Court Development Project in Jakarta, Name : Tunggul Nugroho Adji, NIM : 41118110027, Supervisor : Mirnayani ST., MT, Year 2022.

Every construction project generally has a specific implementation schedule planning. Delays can arise if there is a discrepancy between the plans that have been made and their implementation. Delays often occur in construction projects, one of which is the Development Project for a Private University Food Court in Jakarta which is carried out by a private contractor, CV. Paluga Dawn Together.

In finding the root causes of project delays, a Factor Analysis of Delays in the Development of Private University Food Court Projects in Jakarta was carried out using the Fault Tree Analysis (FTA) and Obtain Cut Set (MOCUS) methods. Obtained the top events that cause delays, namely: changes in design by the owner, lack of number of workers, delays in the implementation of the main work.

From the results of the analysis of the three top events that occurred that had the greatest influence was the change in design by the owner. The delay relationship obtained the probability results for each event, namely: design changes by the owner 5.206, lack of workforce 4.13 and delays in the implementation of the main work 2.304

Keywords: Delay, Fault Tree Analysis, Questionnaire, Cut Set