

## **ABSTRACT**

This study examines the technical criteria / factors that affect the cost of non-standard work of state building. Estimation of the exact cost of the state building construction is expected to create appropriate state building construction functions, meet the requirements of safety, health, comfort, and convenience.

State building construction is a construction of building for official use which became/will be the country's wealth and held with the source of financing that comes from state funds, and/or other legitimate acquisition.

By using Analytical Hierarchy Process methods, obtained factors affecting estimation of cost of non-standard work of state building construction for personnel team estimation consisting of the level of experience (38.1%) and the level of knowledge (30.2%); data/information consisting of specification data (25,5%) and project complexity data (22%); analysis and technical evaluation consisting of planning analysis (18.2%), analysis of life cycle cost (14%), and aspect of the work method (13.6%); and external factors consisting of governmental policy (21%) and project location (13.9%).

**Keywords:** Estimation of cost, non-standard work of state building construction, Analytical Hierarchy Process method.