

ABSTRACT

STUDY OF TEAM COLLABORATION, LEADERSHIP AND DECISION MAKING FOR BOARDING KOST HOUSE PROJECTS WITH TEMPORARY PERMISSION

By

Risky Elia Putra

Student Number: 327171035

(Study Program Master of Civil Engineering)

In this modern age, there are many developments in all sector. Developments takes part almost in every places even remote areas. Development activity is expected to improve country's economics growth and to embody social welfare. In this case, Government has duties and responsibilities to emphasize social welfare for its citizens. Government through Ministry of Home Affairs' Regulation No. 24 Year 2006 established the one stop integrated service (PTSP) and Jakarta as the capital city on 2015, Jakarta's Government also established the one stop integrated service agency. To improve the ease of doing business and investment for entrepreneurs and investor, the agency was changed to Investment Board and one stop integrated services (DPMPTSP) on January 2017. This thesis is to analyze all factors and to assess correlation between all of those factors and intangible such as team work, leadership and decision making. The method used is descriptive qualitative method, held by conducting interviews and questionnaires. By doing interviews and questionnaire survey, all factors and tangled up to each other. Effective leadership can optimize team building. In this case is how to build a solid team for building permit (IMB). For example, to reach decision for Boarding House project and temporary permit is based on team concession and uniforming perception. Leader will arrange internal meetings, and let all of the team's member discuss after reaching agreement and do the decision making. Team will decide to grant or not to grant the temporary building permit. Based upon circular letter of Head of Investation and Integrated Permit Agency of Jakarta Province No. 78/SE/2016 about Building permit mechanism for existing buildings that haven't acquired the building permit (IMB) and its transgression. Regulation is also based on Local Regulation No. 1 Year 2014. The transgression building have to be built and reconstructed in accordance to all specified regulations before February 18th, 2019 by submitting the statement letter.

Keywords:

Teamwork, Leadership, Decision Making, Factor, Temporary Building Permit (IMB)