

LAPORAN TUGAS AKHIR

Evaluasi Pelaksanaan Pembangunan Rumah Susun Pada Pengadaan Barang Dan Jasa Pemerintah Pelelangan Umum Dan E-Katalog Diukur Dari Aspek Kualitas, Waktu, Biaya, Dan Manfaat
Studi Kasus di Proyek Pembangunan Rumah Susun Pondok Pesantren Miftahul Ulum TA 2023
dan Proyek Pembangunan Rumah Susun Pondok Pesantren Insan Kamil di Kabupaten Karanganyar



Y. YOGI HENDRASWORO, S. S.T., M.T.

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Diajukan dalam Rangka Memenuhi Salah Satu Syarat Memperoleh Gelar Insinyur



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ABSTRACT

Abstract— The implementation of auctions using the lowest bidder method as the winner has caused many contractor performance failures. Research shown that the average contractor in Indonesia submits a bid of 86% of the Self-Estimated Price (HPS). As a result, various financial problems arise during project implementation. Contractors have difficulty overcoming price uncertainty and meeting technical specification requirements. Opportunistic behavior in the preparation of bids by contractors often occurs. Market conditions and the number of contractors participating in the tender can have a negative impact on the contractor's cost estimate. This is also because the contractor's qualification criteria do not determine the winner of the contractor. The lowest bidder who wins has the risk of getting a contractor with a lower score for other indicators when compared to its competitors. This selection method ignores differences in contractor implementation capabilities. Contractors with low implementation capabilities can cause problems in project quality, schedule, or safety. Innovation to obtain service providers through electronic media is an alternative to auctions in the construction sector. The implementation of electronic procurement processes / e-procurement / e-catalog in accordance with applicable regulations is one of the main solutions to increase efficiency in Procurement of Goods and Services (PBJ). There was an argument that e-procurement can overcome three common problems in procurement practices, namely, lack of access to bidding information, collusion between bidding parties, and corruption. Research shown that e-procurement or e-catalog can reduce the possibility of arrogance and increase competence through transparency obtained in its implementation.

This study seeks what causes the process in the method of selecting the tender winner based on the lowest price to tend to result in contractor performance failure. And how the e-procurement or e-catalog system can be integrated into the auction process to increase efficiency, transparency, and reduce the risk of contractor failure in construction projects.

The research method used is a combination (mixed methods), namely a research method between quantitative methods and qualitative methods to be used together in a research activity, so that more comprehensive, valid, reliable and objective data is obtained. quantitative methods based on numerical data in projects such as progress, test results, etc., while qualitative methods are from perceptions of observations & observations and interviews with related parties. The results of the study show that in terms of quality, the method of selecting tender winners based on the lowest price tends to result in contractor performance failures such as being less neat and defective, in terms of time it is later and difficult to control, in terms of costs it is certainly greater, and in terms of benefits it cannot be utilized according to the expected time and is less than optimal.