FACTOR ANALYSIS OF THE CAUSES OF DELAY IN ROAD CONSTRUCTION PROJECTS IN MUNICIPALITY KUPANG

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ABSTRACT

Making plans for a construction project is always referring to the estimates in the existing development plan is created, because it's a problem can arise if there is a discrepancy between the plans that have been made with the implementation. Delays commonly faced problems in the Municipality of Kupang contractors are bidding projects that have not been on time so greatly affect the progress of the project. This phenomenon has always complained about the service user community construction projects every year because the government has always done the end of the year, it is considered ineffective because it has entered the rainy season. The impact of these conditions, work on the project seemed in a hurry and will affect the quality and the quality of work.

The research was conducted on Highways projects Kupang City Public Works Department completed in 2009. The purpose of this study was to analyze and identify the dominant factors affecting the delay of work on the projects the Public Works Department City of Kupang and analyze the dominant factor of the biggest causes of project delays. Research in this thesis is exploratory research by collecting data through questionnaires. The method used is by census because of the relatively small population of the entire population sampled. Data analysis techniques use descriptive analysis and factor analysis techniques on variables that affect project delay.

From the results of this study found three main factors contractor managerial factors, uncertainty factors condition, and factors due to weakness of the owner. Of the three factors found six variables that cause delays in the completion of construction projects in the Municipality of Kupang, is as follows: (1) lack of material, (2) delays in delivery of materials, (3) the incidence of riots, (4) differing site condition, (5) the inability of project managers, and (6) financial hardship to the owner.

Keywords: Dominant Factor, Delay Project, Municipality of Kupang