# Analisis Risiko Pada Pelaksanaan Green Retrofitting Di Bangunan Gedung Bertingkat Dari Aspek Konservasi Air (WAC) Dan Tepat Guna Lahan (ASD) di Jakarta Berbasis Work Breakdown Structure (WBS) Yang Berpengaruh Terhadap Biaya Green Retrofitting = Risk Analysis on the Implementation of Green Retrofitting in High-Rise Buildings From the Aspects of Water Conservation (WAC) And Appropriate Site Development (ASD) in Jakarta Based on WBS That Affect the Cost of Green Retrofitting

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Abstrak

Penelitian mengenai risiko pengubahsuaian (Green Retrofitting) belum banyak dilakukan. Hal tersebut tercermin dari masih sedikit nya pengaplikasian pengubahsuaian di negara berkembang salah satunya di Indonesia. Padahal pengubahsuaian bangunan lama menjadi salah satu faktor utama tercapainya target nol emisi karbon di tahun 2040. Tujuan Penelitian ini adalah untuk mengetahui Sumber atau Faktor Risiko dan Risiko Tinggi (High Risk) pada pelaksanaan pekerjaan Green Retrofitting aspek tepat guna lahan (ASD) dan konservasi air (WAC) yang berpengaruh terhadap biaya pelaksanaan Green Retrofitting. Penelitian risiko ini berdasarkan Work Breakdown Structure (WBS) yang berbasis pada Rating Tools GREENSHIP Existing Building dan Permen PUPR Nomor 21 Tahun 2021. Dengan menggunakan metode regresi linear, serta dibantu software SPSS. Diketahui beberapa risiko dominan yang berpengruh terhadap biaya green retrofitting salah satunya adalah kelangkaan material yang sesuai dengan spesifikasi green retrofitting. .....Research on the risks of green retrofitting has not been widely conducted. This is reflected in the fact that there are still few applications of retrofitting in developing countries, including Indonesia. Even though the conversion of old buildings is one of the main factors in achieving the net zero emission (NZE) target in 2040. The purpose of this study is to determine the sources or risk factors and high risks in the implementation of Green Retrofitting work in the aspects of appropriate site development (ASD) and water conservation (WAC) that affect the cost of implementing Green Retrofitting. This risk research is based on the Work Breakdown Structure (WBS) which is based on the GREENSHIP Existing Building Rating Tools and Permen PUPR Number 21 of 2021. By using the linear regression method, and assisted by SPSS software. It is known that several dominant risks that affect the cost of green retrofitting, one of which is the scarcity of materials that are in accordance with green retrofitting specifications.