



COPY

REGENT SUKOHARJO  
PROVINCE OF CENTRAL JAVA

SUKOHARJO REGENCY REGULATIONS  
NUMBER 70 OF 2021

ABOUT  
PUBLICATION ORGANIZATION GUIDELINES  
BUILDING CONSTRUCTION APPROVAL

BY THE GRACE OF GOD ALMIGHTY

REGENT SUKOHARJO,

- Considering:
- a. that buildings as places for humans to carry out their activities, require building approval in order to create security and comfort for building occupants;
  - b. that in order to provide legal certainty and services to the public who require Building Approval, it is necessary to regulate the guidelines for implementing Building Approval during the Transition Period before the Regional Regulation on Building Construction is stipulated;
  - c. that in order to implement the provisions of Article 347 paragraph (2) of Government Regulation Number 16 of 2021 concerning Implementing Regulations of Law Number 28 of 2002 concerning Buildings, the Regional Government must provide Building Approval (PBG) within a period of no later than 6 (six) months since the Government Regulation was promulgated;
  - d. that based on the considerations as intended in letters a, b, and c, it is necessary to stipulate a Regent's Regulation concerning Guidelines for Implementing the Issuance of Building Approvals;

Remember :

1. Law Number 13 of 1950 concerning the Establishment of Regency Regions within the Province of Central Java as amended by Law Number 9 of 1965 concerning the Establishment of the Batang Level II Region by amending Law No. 13 of 1950 concerning the Establishment of Regency Regions within the Province of Central Java (State Gazette of 1965 Number 52, Supplement to State Gazette Number 2757);

2. Law Number 28 of 2002 concerning Buildings (State Gazette of the Republic of Indonesia of 2002 Number 134, Supplement to State Gazette of the Republic of Indonesia Number 4247) as amended by Law Number 11 of 2020 concerning Job Creation (State Gazette of the Republic of Indonesia of 2020 Number 245, Supplement to the State Gazette of the Republic of Indonesia Number 6573);
  
3. Law Number 23 of 2014 concerning Regional Government (State Gazette of the Republic of Indonesia of 2014 Number 244, Supplement to State Gazette of the Republic of Indonesia Number 5587) as amended several times, most recently by Law Number 11 of 2020 concerning Job Creation (State Gazette Republic of Indonesia 2020 Number 245, Supplement to the State Gazette of the Republic of Indonesia Number 6573);
  
4. Government Regulation Number 16 of 2021 concerning Implementing Regulations of Law Number 28 of 2002 concerning Buildings (State Gazette of the Republic of Indonesia of 2021 Number 26, Supplement to State Gazette of the Republic of Indonesia Number 6628);
  
5. Government Regulation Number 21 of 2021 concerning Implementation of Spatial Planning (State Gazette of the Republic of Indonesia of 2021 Number 31, Supplement to State Gazette of the Republic of Indonesia Number 6633);

DECIDE :

To stipulate: REGENT'S REGULATION CONCERNING IMPLEMENTATION GUIDELINES  
ISSUANCE OF BUILDING CONSTRUCTION APPROVAL.

PIG

GENERAL REQUIREMENTS

article 1

In this Regent's Regulation what is meant by:

1. The region is Sukoharjo Regency.
2. Regional Government is the Regent as the organizing element of Regional Government which leads the implementation of government affairs which are the authority of the autonomous region.
3. The Regent is the Regent of Sukoharjo.
4. Regional Apparatus is the supporting element of the Regent and the Regional People's Representative Council in administering Government affairs which fall under the authority of the Region.

5. The Public Works and Spatial Planning Service, hereinafter abbreviated to DPUPR, is the Sukoharjo Regency Public Works and Spatial Planning Service.
6. The One Stop Integrated Services and Investment Service, hereinafter referred to as the PM and PTSP Service, is the PM and PTSP Service of Sukoharjo Regency.
7. The Central Government is the President of the Republic of Indonesia who holds the power of government of the Republic of Indonesia assisted by the Vice President and ministers as intended in the 1945 Constitution of the Republic of Indonesia.
8. Buildings are physical manifestations of work results construction that is integrated with its place of residence, partly or wholly on and/or in land and/or water, which functions as a place for humans to carry out their activities, whether for residence or shelter, religious activities, business activities, social activities, culture, as well as special activities.
9. Cultural Heritage Buildings, hereinafter abbreviated to BGCB, are buildings whose status has been designated as cultural heritage buildings in accordance with the provisions of laws and regulations regarding cultural heritage.
10. Special Function Buildings, hereinafter abbreviated as BGFK, are Buildings which, because of their function, have a high level of confidentiality and security for the national interest or whose operation can endanger the surrounding community and/or have a high risk of danger.
11. Green Buildings, hereinafter abbreviated as BGH, are Buildings that meet Building Technical Standards and have significant measurable performance in saving energy, water and other resources through the application of BGH principles according to function and classification at each stage of their implementation.
12. State Buildings, hereinafter abbreviated as BGN, are Buildings for official purposes which are state or regional property and are provided with funding sources originating from state budget funds and revenues, regional budgets and revenues, and/or other legitimate acquisitions.
13. City Plan Information, hereinafter abbreviated to KRK, is information about building and environmental planning provisions imposed by the district/city regional government at a particular location.
14. Communities are individuals, groups, legal entities or businesses, and institutions or organizations whose activities are in the field of Building Construction, as well as customary law communities and expert communities, which have an interest in the maintenance of Building Construction.

15. Building Approval, hereinafter abbreviated as PBG, is a permit given to the building owner to build new, change, expand, reduce, and/or maintain the building in accordance with building technical standards.
16. Certificate of appropriate functioning of a building, hereinafter abbreviated as SLF, is a certificate given by the Regional Government to certify the appropriate functioning of a building before it can be used.
17. Technical Plan for Building Demolition, hereinafter abbreviated as RTB, is a document containing the results of identifying the built condition of the building and its environment, demolition methodology, mitigation of demolition risks, technical plan drawings for demolition, and demolition implementation schedule.
18. Letter of Evidence of Building Ownership, hereinafter abbreviated to SBKBG, is a letter of proof of right to ownership status of the Building.
19. The applicant is the building owner or who is authorized to submit an application for the issuance of PBG, SLF, RTB, and/or SBKBG.
20. Construction Service Provider is a service provider construction.
21. Building Management Information System hereinafter abbreviated as SIMBG is electronic system web-based which is used to carry out the process of implementing PBG, SLF, SBKBG, RTB, and building data collection accompanied by information related to building management.
22. Professional Expert Team, hereinafter abbreviated as TPA, is a team consisting of professional experts appointed by the district regional government to provide technical considerations in the construction of buildings.
23. The Technical Assessment Team, hereinafter abbreviated as TPT, is a team formed by the district regional government consisting of agencies related to building construction management to provide technical considerations in the process of assessing building and RTB technical plan documents in the form of a single 1 (one) floor residential house with a maximum area of 72 m<sup>2</sup> (seventy-two square meters ) and a 2 (two) storey single residence with a maximum floor area of 90 m<sup>2</sup> (ninety square meters) as well as checking the SLF extension application documents.
24. Building Inspector, hereinafter referred to as Inspector, is an individual who has competence and is given the task by the Central Government or Regional Government in accordance with their authority to carry out inspections of Building Management.

25. Professional Expert is someone who has met competency standards and is determined by an institution accredited by the central government.
26. The TPA, TPT and Inspector Secretariat, hereinafter referred to as the Secretariat, is a team or individual appointed by the head of the technical service to manage the implementation of the duties of the TPA, TPT and Inspector.
27. Spatial Planning, hereinafter abbreviated as RTR, is the result of spatial planning.
28. Conformity of Space Utilization Activities, hereinafter abbreviated to KKPR, is the compatibility between the Space Utilization activity plan and the RTR.
29. Building and Environmental Management Plan, hereinafter abbreviated as RTBL, is a design guide for an area to control space utilization which contains the main material for building and environmental program provisions, general plans and design guidelines, investment plans, plan control provisions, and implementation control guidelines.
30. Building Technical Standards, hereinafter referred to as Technical Standards, are references that contain provisions, criteria, quality, methods and/or procedures that must be fulfilled in the Building Construction Process in accordance with the function and classification of Buildings.
31. Building Utilization is the activity of utilizing a building in accordance with its designated function, including regular maintenance, upkeep and inspection activities.
32. Demolition is the activity of dismantling or demolishing all or part of a building, components, building materials, and/or infrastructure and facilities.
33. A technical reviewer is an individual or business entity, whether a legal entity or not a legal entity, who has a professional qualification work competency certificate or a business entity certificate to carry out technical assessments of the suitability of building functions.
34. The Construction Safety Management System, hereinafter abbreviated to SMKK, is part of the management system for implementing construction work in order to ensure the realization of construction safety.
35. The Transition Period for Building Construction Permits to PBG is the transition period from one state, action, condition, place and so on to another state, action, condition or place, in this Regent's Regulation it is the transition period from Building Construction Permit to PBG.

## Section 2

- (1) The purpose of this Regent's Regulation is as a guideline organizing the issuance of PBG in the Region, in regulating the transition period from Building Construction Permit to PBG and assignment of TPT/TPA until the stipulation of Regional Regulations on Building Construction and Regional Regulations on PBG Levy in accordance with the provisions of Law Number 11 of 2020 concerning Job Creation and Government Regulation Number 16 of 2021 concerning Implementing Regulations of Law Number 28 of 2002 concerning Buildings.
- (2) The purpose of this Regent's Regulation is to:
- a. realizing a building that meets the administrative requirements and technical requirements of the building in accordance with the function and layout of the building, which is carried out in an orderly manner to ensure the technical reliability of the building in accordance with statutory regulations;
  - b. provide legal certainty to building owners in the context of implementing PBG;
  - c. provide excellent service to the community; And
  - d. orderly implementation of licensing/non-licensing in the Region; And
  - e. provide certainty to building owners regarding the payment of PBG levies.

## CHAPTER II

## TRANSITION PERMIT FOR BUILDING CONSTRUCTION PERMITS TO PBG

## Article 3

- (1) The transition period for Building Construction Permits is the transition period for Building Construction Permits to PBG.
- (2) PBG applications are submitted through SIMBG with PBG provisions and technical standards in accordance with statutory regulations.
- (3) Building construction permits that have been issued after August 2 2021 are resubmitted by the applicant or you can resubmit via the PM and PTSP Service accounts as PBG via SIMBG.

## PBG PUBLISHING REQUIREMENTS

## Article 4

(1) Submission of PBG for Residential Functions with Simple Complexity via SIMBG by attaching the following conditions:

a. general data

1. Information on Resident Identity Card (KTP)/Limited Stay Permit Card (KITAS);
2. KRK/KKPR information;
3. land use agreement letter between the land owner and the building owner, in the event that the land owner is not the building owner;  
And
4. data on construction planning service providers for business entities or individuals. licensed architect, in the event that there is no planning service provider  
construction/architect, the owner can use a *prototype design/* earthquake resistant residential house design.

b. technical data: ground

1. a picture of the boundaries of the land controlled, including pictures of existing buildings  
area/parcel to be built, if there is a building  
Buildings in the area/lot to be built;
2. pictures and information about the results of soil investigations for simple buildings; And
3. The provisions in number 2 are optional for buildings with a maximum of 2 (two) floors.

c. technical data: architecture

1. situation drawings, site plans, plans, sections, views and details of the building; And
2. technical specifications, including general specifications and special specifications, types, types and characteristics  
materials/materials used in more detail and comprehensively for architectural components.

d. technical data: structure

1. simple technical calculations (if available only for 1 (one) floor building) and drawings of foundation plans, basement columns, beams, floor plates and  
roof frame, covering and other building components, in the case of a building with more than 1 (one) floor, then a drawing of the stair plan and a plan drawing of the 2 (two) floor plate, as well as a drawing of the walls  
slide (if any), basement image (if any);
2. detailed structure drawing;

3. technical specifications include general specifications and special specifications, types, types and characteristics materials used in more detail and comprehensively for structural components; And

4. The specifications referred to in number 3 include: retrofit/repair/renewal materials, earthquake-resistant structural materials, pre-stressed precast mechanical connection.

e. technical data: mechanical, electrical and plumbing

1. simple technical calculations (if any for buildings with a maximum of 2 (two) floors) and electrical network drawings consisting of images of sources, networks and lighting;

2. technical calculations (if any for the building maximum 2 (two) floors) and a drawing of a sanitation system plan consisting of clean water, waste water, rain water, drainage and waste management; And

3. technical specifications of the types, types and characteristics of materials used in more detail and comprehensively for mechanical, electrical and plumbing components.

(2) Submission of PBG for Residential Functions with Complexity Not Simple maximum 2 (two) floors via SIMBG by attaching the following conditions:

a. general data

1. Information on Resident Identity Card (KTP)/Limited Stay Permit Card (KITAS);

2. KRK/KKPR information;

3. land use agreement letter between the land owner and the building owner, in the event that the land owner is not the building owner;

4. environmental documents according to regulations legislation;

5. data on construction planning service providers for business entities or individuals. licensed architect, in the event that there is no planning service provider construction/architect, the owner can use a prototype design/ earthquake resistant residential house design; And

6. site management plan documents, energy use efficiency, water use efficiency, indoor air quality, use of environmentally friendly materials, waste management, waste water management (if the building requires BGH).

## b. technical data: ground

1. a picture of the boundaries of the land controlled, including pictures of existing buildings area/parcel to be built, if there is a building Buildings in the area/lot to be built;
2. pictures and information about the results of soil investigations for simple buildings; And
3. The provisions in number 2 are optional for buildings with a maximum of 2 (two) floors.

## c. technical data: architecture

1. situation drawings, site plans, plans, sections, views and details of the building; And
2. technical specifications, including general specifications and special specifications, types, types and characteristics materials/materials used in more detail and comprehensively for architectural components.

## d. technical data: structure

1. simple technical calculations (if available only for 1 (one) floor building) and plan drawings of foundations, basement columns, beams, floor plates and roof frame, covering and other building components, in the case of a building with more than 1 (one) floor, then it is equipped with a stair plan drawing and a plan drawing for 2 (two) floor plates, as well as a wall drawing slide (if any), basement image (if any);
2. detailed structure drawing;
3. technical specifications include general specifications and special specifications, types, types and characteristics materials used in more detail and comprehensively for structural components; And
4. The specifications referred to in number 3 include: retrofit/repair/renewal materials, earthquake-resistant structural materials, pre-stressed precast mechanical connection.

## e. technical data: mechanical, electrical and plumbing

1. technical calculations and detailed plan drawings of transportation systems in the building (vertical and/or horizontal) if required;
2. calculation of noise and vibration levels that impact the surrounding environment including detailed drawings if required;
3. technical plan drawing of the electrical network system consisting of drawings of sources, networks and general lighting , *special* lighting and renewable energy *if* required;

4. technical calculations and detailed system plan drawings lightning protection if required;
5. technical calculations and drawings of sanitation system plans consisting of clean water, waste water, rain water, drainage and solid waste management (including B3 waste management system plan if required);
6. technical calculations (if any) and plan drawings details of the fire protection system (fire alarm, hydrant, sprinkler, *smoke extractor*, *presurized fan* and APAR) adjusted to the level of fire risk if required; And
7. technical specifications (types, types and characteristics of materials/materials used in more detail and comprehensively for mechanical, electrical and plumbing components).

(3) Submission of PBG for Residential Functions with Not Simple Complexity more than 2 (two) floors via SIMBG by attaching the following conditions:

a. general data

1. Information on Resident Identity Card (KTP)/Limited Stay Permit Card (KITAS);
2. KRK/KKPR information;
3. land use agreement letter between the land owner and the building owner, in the event that the land owner is not the building owner;
4. environmental documents according to regulations legislation;
5. data on construction planning service providers for business entities or individuals. licensed architect, in the event that there is no planning service provider construction/architect, the owner can use a prototype design/ earthquake resistant residential house design; And
6. site management plan documents, energy use efficiency, water use efficiency, indoor air quality, use of friendly materials environment, waste management, waste water management (if buildings require BGH).

b. technical data: ground

1. a picture of the boundaries of the land controlled, including pictures of existing buildings area/parcel to be built, if there is a building Buildings in the area/lot to be built; And
2. pictures and information about the results of the investigation land.

## c. technical data: architecture

1. situation drawings, site plans, plans, sections, views and details of the building; And
2. technical specifications, including general specifications and special specifications, types, types and characteristics materials/materials used in more detail and comprehensively for architectural components.

## d. technical data: structure

1. technical calculations and drawings of foundation plans, basement columns, beams, floor plates and roof frames, coverings and other building components (in the case of buildings with more than 1 (one) floor then equipped with a stair plan drawing and a 2 (two) floor plate plan drawing). sliding wall drawing (if any) basement drawing (if any);
2. detailed structure drawing; And
3. technical specifications include general specifications and special specifications (type, type and characteristics materials/ingredients used in more detail and comprehensively for structural components).

## e. technical data: mechanical, electrical and plumbing

1. technical calculations and detailed plan drawings of transportation systems in the building (vertical and/or horizontal) if required;
2. calculation of noise and vibration levels that impact the surrounding environment including detailed drawings if required;
3. technical plan drawing of the electrical network system consisting of drawings of sources, networks and general lighting , *special* lighting and renewable energy *if* required;
4. technical calculations and detailed system plan drawings lightning protection if required;
5. technical calculations and drawings of sanitation system plans consisting of clean water, waste water, rain water, drainage and waste management (including B3 waste management system plan if required);
6. technical calculations (if any) and plan drawings details of the fire protection system (*fire alarm*, hydrant, *sprinkler*, *smoke extractor*, *presurized fan* and APAR) adjusted to the level of fire risk if required; And
7. technical specifications (types, types and characteristics of materials/materials used in more detail and comprehensively for mechanical, electrical and plumbing components).

(4) Submission of PBG via SIMBG for:

- a. Provisions for Building Implementation Documents with Prototype Designs as stated in Appendix I which is an inseparable part of this Regent's Regulation;
- b. Provisions for Building Implementation Documents with Prototype Design Adjustments as stated in Appendix II which is an inseparable part of this Regent's Regulation;
- c. Provisions for Building Implementation Documents with designs following the Basic Earthquake Resistant Provisions as stated in Appendix III which is an inseparable part of this Regent's Regulation;
- d. Provisions for Documents for the Implementation of Public Interest Buildings with Normal Procedures as stated in Appendix IV which is an inseparable part of this Regent's Regulation;
- e. Provisions for Documents for the Implementation of Public Interest Buildings with Explanations as stated in Appendix V which is an inseparable part of this Regent's Regulation;
- f. Provisions for Phased Public Interest Building Implementation Documents as stated in Appendix VI which is an inseparable part of this Regent's Regulation;
- g. Provisions for Collective Building Implementation Documents as stated in Appendix VII which is an inseparable part of this Regent's Regulation;
- h. Provisions for Building Infrastructure Implementation Documents as stated in Appendix VIII which is an inseparable part of this Regent's Regulation;
- i. Provisions for Management Documents for Mixed Function Buildings as stated in Appendix IX which is an inseparable part of this Regent's Regulation;
- j. Provisions for Existing Building Management Documents as stated in Appendix X which is an inseparable part of this Regent's Regulation;
- k. Provisions for Implementation Documents for Changing, Expanding, Reducing, and/or Maintaining Buildings as stated in Appendix XI which is an inseparable part of this Regent's Regulation; And

- I. Provisions for Building Demolition Implementation Documents through SIMBG as stated in Appendix XII which is an inseparable part of this Regent's Regulation;

CHAPTER IV

TPA, TPT, OWNER, AND SECRETARIAT

Part One

General

Article 5

The Building Organizer consists of:

- a. landfill;
- b. TPT;
- c. Overseer; And
- d. Secretariat.

The second part

landfill

Article 6

- (1) TPA as intended in Article 5 letter a compiled in a database provided by Central government.
- (2) The Regional Government selects TPA members to work in its administrative area from a database compiled by the Central Government as intended in paragraph (1).
- (3) TPA as intended in paragraph (2) consists of Profession Expert of the elements:
  - a. universities or experts; And
  - b. Expert Profession.
- (4) TPA members as intended in paragraph (2) have competencies covering the following areas:
  - a. building and urban architecture;
  - b. Building structure;
  - c. Building mechanics;
  - d. building electrical;
  - e. sanitation, drainage, piping, extinguishing Building fires;
  - f. BGCB;
  - g. BGH;
  - h. gardening or landscaping;
  - i. spatial layout in buildings;

- j. occupational Health and Safety;
  - k. implementation of demolition; and/or
  - l. other skills required.
- (5) TPA has the following duties:
- a. examine the technical building plan documents for compliance with Technical Standards and provide technical considerations to the Applicant in the building planning consultation process;  
And
  - b. check RTB documents for compliance Technical Standards for Building Demolition and providing technical considerations to the Applicant in the Demolition consultation process.
- (6) In terms of the consultation process for traditional buildings, TPA can involve indigenous communities.
- (7) In the event that the Regional Government does not yet have an RDTR and/or RTBL, the TPA can provide technical considerations to the Regional Government regarding KRK information.
- (8) In the event that the Regional Government needs to resolve problems in the Construction of Buildings, the TPA can provide input.
- (9) In the case of BGH certification, TPA carries out a verification process for the BGH performance assessment review list along with the supporting documents and determines the BGH ranking based on the results of the performance assessment verification.
- (10) The results of the TPA's work are stated in writing and can be accounted for.

#### Article 7

- (1) TPA carries out the duties as intended in Article 6 paragraph (5) professionally, objectively, does not hinder the PBG and RTB consultation process, and does not have a conflict of interest.
- (2) Submission of technical considerations and/or input in the examination as intended in Article 6 paragraph (7) and paragraph (8) is carried out with the following provisions:
- a. technical considerations and/or input from TPA members according to their field of expertise; And
  - b. TPA's responsibility is limited to technical considerations and/or input submitted.
- (3) The TPA's responsibility is limited to the substance of the technical considerations as intended in Article 6 paragraph (7), while the responsibility for the technical plan document or RTB remains with the service provider.

- (4) In the event that TPA members have a conflict of interest as intended in paragraph (1), the member concerned must resign from the assignment.
- (5) In the event that a TPA member finds a conflict of interest related to the assignment of another member, the member can report it to the Secretariat accompanied by evidence.

#### Article 8

- (1) The establishment of a TPA as intended in Article 5 letter a includes:
  - a. determination of estimated needs including criteria and number of TPA members;
  - b. selection of TPA members from a database compiled by the Central Government;
  - c. nominating prospective TPA members to the Secretariat;
  - d. determination of TPA members by the Regional government.
- (2) Determination of estimated needs including criteria and number of TPA members as intended in paragraph (1) letter a is carried out based on consideration of the estimated workload of the TPA for the effectiveness and efficiency of implementing the TPA's duties.
- (3) The selection of prospective TPA members from the database compiled by the central government as intended in paragraph (1) letter b is carried out by considering the expertise, domicile and time availability of each TPA personnel.
- (4) The determination of TPA members as intended in paragraph (1) letter d is determined through a Regent's Decree based on the Secretariat's proposal.
- (5) The TPA assignment refers to the TPA duties as intended in Article 6 paragraph (5) carried out by the DPUPR.
- (6) TPA assignment procedures are carried out in the framework of:
  - a. examination of building technical plan documents for compliance with Technical Standards and providing technical considerations and recommendations in the building planning consultation process;  
And
  - b. inspection of RTB documents for compliance with Technical Standards for Building Demolition and providing technical considerations in the Demolition consultation process.

- (7) TPA assignment procedures as intended in paragraph (6) include:
- a. The Secretariat identifies the function and classification of the requested building;
  - b. The Secretariat assigns TPA members by considering the suitability between the competence of each TPA member and the function and classification of the building requested;
  - c. in the case of the PBG issuance process for BGCB, the TPA assignment involves BGCB Experts;
  - d. in the case of the PBG issuance process for BGH, the TPA assignment involves BGH Experts; And
  - e. The Secretariat facilitates the implementation of the inspection process for compliance with Technical Standards by TPA.
- (8) Facilitation activities for carrying out the inspection process for compliance with Technical Standards by TPA as intended in paragraph (7) letter e include:
- a. schedule determination via SIMBG; And
  - b. submission of invitation list via SIMBG.
- (9) The Secretariat determines the schedule as intended in paragraph (8) letter a accompanied by the submission of technical plan documents or RTB to the Technical Reviewer via SIMBG.

### Part Three

#### TPT

#### Article 9

- (1) TPT members as intended in Article 5 letter b include:
- a. structural officials at DPUPR;
  - b. building planning engineering and functional officials housing area;
  - c. structural officials from other related Regional Apparatus Building; and/or
  - d. functional officials from other related Regional Apparatus Building.
- (2) Structural and functional officials as intended in paragraph (1) letters b and c may come from Regional Apparatus in charge of:
- a. Department of Industry and Manpower;
  - b. Environmental services; and/or
  - c. Civil service police Unit.

- (3) TPT has the following tasks:
- a. examine the technical plan documents for residential buildings for compliance with Technical Standards and provide technical considerations to the Applicant in the building planning consultation process;
  - b. check the SLF extension application documents;
  - c. examine the RTB documents for buildings in the form of residential houses for compliance with the Technical Standards for Building Demolition and provide technical considerations to the Applicant in the Demolition consultation process; And
  - d. in the case of a residential house included in the classification of non-simple complexity, the TPT's task of checking technical plan documents and RTB documents can be assisted by the TPA.
- (4) In terms of the consultation process for traditional buildings, TPT can involve indigenous communities.
- (5) TPT carries out the duties as intended in paragraph (3) professionally, objectively, does not hinder the PBG and RTB consultation process, and has no conflict of interest.
- (6) Submission of technical considerations and/or input  
In the inspection as intended in paragraph (3) it is carried out with the following provisions:
- a. technical considerations and/or input from TPT members according to their field of expertise; And
  - b. TPT's responsibility is limited to technical considerations and/or input submitted.

#### Article 10

- (1) Establishment of TPT as intended in Article 5  
letter b includes:
- a. determining the estimated need for the number of TPT members;  
And
  - b. determination of TPT members by the Regional Government.
- (2) Determination of the estimated need for the number of TPT members as referred to in paragraph (1) letter a is carried out based on consideration of the estimated workload of the TPT for the effectiveness and efficiency of implementing the TPT's duties.
- (3) The determination of TPT members as intended in paragraph (1) letter b is determined based on the Secretariat's proposal.
- (4) The TPT assignment refers to the TPT duties as intended in Article 9 paragraph (3) through a letter of assignment from the Secretariat.

- (5) TPT assignments are carried out to:
- a. examine the technical plan documents for residential buildings for compliance with Technical Standards and provide technical considerations to the Applicant in the building planning consultation process;
  - b. check the SLF extension application documents;  
And
  - c. examine the RTB documents for buildings in the form of residential houses for compliance with the Technical Standards for Building Demolition and provide technical considerations to the Applicant in the Demolition consultation process.
- (6) Procedures for assigning TPT as intended in paragraph (5) include:
- a. The Secretariat assigns TPT members based on consultation requests in the SIMBG by considering workload; And
  - b. The Secretariat facilitates the implementation of the inspection process for compliance with Technical Standards by TPT.
- (7) Facilitation activities for carrying out inspection processes for compliance with Technical Standards as referred to in paragraph (6) letter b include at least:
- a. schedule determination via SIMBG; And
  - b. submission of invitation list via SIMBG.
- (8) The Secretariat determines the schedule as intended in paragraph (7) letter a accompanied by the submission of technical plan documents, extended SLF documents, or RTB to TPT via SIMBG.

#### Part Four

##### Overseer

##### Article 11

- (1) Inspector as intended in Article 5 letter c determined by the Regional Government.
- (2) The inspector as intended in paragraph (1) has employment status as an employee of the State Civil Apparatus.
- (3) In the event that the number of State Civil Apparatus employees as referred to in paragraph (2) is insufficient, the Inspectors may come from honorary employees appointed by the Regional Government.
- (4) The Inspector has the task of carrying out administrative inspections of Buildings so that Building Management is carried out  
  
by the building administrator in accordance with the provisions of statutory regulations.

- (5) Inspectors carry out the duties as intended in paragraph (4) professionally, objectively, and have no conflict of interest.
- (6) Inspector's duties as intended in paragraph (4) carried out at:
- a. construction;
  - b. Building Utilization; And
  - c. Demolition.
- (7) In carrying out the duties as intended in paragraph (6) letter a, the Inspector carries out inspections to supervise the implementation of the PBG issued.
- (8) Procedures for carrying out inspections as intended in paragraph (7) include:
- a. The supervisor receives a letter of assignment from the Government Area;
  - b. carry out inspections of the suitability of building construction implementation against PBG and SMKK provisions at the lower structure work, basement work, upper structure work and electrical mechanical work stages;
  - c. create inspection results reports and upload them to SIMBG at each stage of construction work;
  - d. request technical justification from the owner in the event that a discrepancy is found between the technical plan drawing (*detailed engineering design*) and the work plan drawing (*shop drawing*) caused by field conditions;
  - e. provide warnings to building administrators in the event that discrepancies are found with PBG documents and construction safety management provisions;
  - f. report inspection results to the Regional Government and upload it to SIMBG;
  - g. witnessing (*commissioning test*);
  - h. make                      upload test reports (*commissioning tests*) and test testimonies into SIMBG;
  - i. issue a statement of functional fitness in the case of a residential building.
- (9) In carrying out the duties as intended in paragraph (6) letter b, the Inspector carries out inspections in the context of supervising Building Utilization.
- (10) Procedures for carrying out inspections as intended in paragraph (9) include:
- a. The supervisor receives a letter of assignment from the Government Area;



Article 13

Administration for the implementation of TPA, TPT and Inspector duties as intended in Article 12 paragraph (3) letter d includes:

- a. assignment of TPA, TPT and Supervisor members;
- b. preparation of premises and consumption of inspection activities for compliance with Technical Standards;
- c. preparation of costs for carrying out TPA, TPT, and tasks Overseer;
- d. documenting the implementation of TPA, TPT and Inspector duties; And
- e. preparation of correspondence and administration other.

Article 14

- (1) The costs for carrying out the tasks of TPA, TPT and Inspectors as intended in Article 13 letter c include:
  - a. Secretariat operational costs;
  - b. costs for carrying out consultations;
  - c. honorarium for TPA, TPT, and Inspector; And
  - d. TPA and Inspector official travel costs.
- (2) The costs for carrying out the tasks as intended in paragraph (1) are sourced from the regional income and expenditure budget on the DPUPR budget implementation checklist.
- (3) Secretariat operational costs as intended in paragraph (1) letter a includes:
  - a. Secretariat operations;
  - b. Secretariat honorarium;
  - c. procurement of equipment; And
  - d. procurement of office stationery.
- (4) The costs for carrying out consultations as referred to in paragraph (1) letter b constitute funding for holding consultations including:
  - a. rent space;
  - b. document duplication; and/or
  - c. consumption.
- (5) The honorarium as intended in paragraph (1) letter c consists of:
  - a. person's honorarium per month; and/or
  - b. person's honorarium per hour.

- (6) Honorarium as intended in paragraph (5)  
given in accordance with the workload and funding referring to the standard costs per person per month and/or person per hour that apply in the area where the TPA, TPT, Inspector and Technical Reviewer work.
- (7) The form and amount of TPA, TPT and Inspector honorariums are determined by the Regional Government.

Article 15

- (1) Supervision of the performance of the TPA, TPT, Inspector and Technical Review duties as intended in Article 12 paragraph (3) letter e is carried out regarding the fulfillment of the TPA, TPT and Inspector duties in accordance with the assignment letter.
- (2) In the event that the Secretariat finds a conflict of interest in a member of the TPA, TPT, or in carrying out its duties, the Secretariat can revoke and replace the member with another member.

CHAPTER V

RETRIBUTION

Article 16

- (1) Determination of the PBG levy value is carried out by the Sukoharjo Regency Public Works and Spatial Planning Service based on technical calculations for levies.
- (2) PBG submitted as a substitute for a Building Construction Permit that has been issued as intended in Article 3 paragraph (3) is subject to a levy rate of  
IDR 0.00 (zero rupiah).
- (3) PBGs issued after the enactment of this Regent's Regulation are subject to levy rates in accordance with the technical calculation of levies as stated in Attachment XIII which is part no.

separated from this Regent's Regulation and deposited into the state treasury until the Regional Regulation on PBG Levy is stipulated.

CHAPTER VI

TRANSITIONAL PROVISIONS

Article 17

With the enactment of this Regent's Regulation, inspection of building technical plan documents will be carried out by TPT until the Regional Regulation on Buildings and the Regent's Decree on the Establishment of a Regional TPA are stipulated in accordance with the provisions of Law Number 28 of 2002 concerning Buildings.

as amended by Law Number 11 of 2020 concerning Job Creation.

CLOSING

Article 18

This Regent's Regulation comes into force on the date of promulgation.

So that everyone is aware, this Regent's Regulation is ordered to be promulgated by placing it in the Regional Gazette of Sukoharjo Regency.

Stipulated in Sukoharjo on  
December 15 2021

REGENT SUKOHARJO,

signed

ETIK SURYANI

Promulgated in Sukoharjo on  
December 15 2021

REGIONAL SECRETARY  
SUKOHARJO DISTRICT

signed

WIDODO  
SUKOHARJO DISTRICT REGIONAL NEWS 2021 NUMBER 71

APPENDIX I  
SUKOHARJO REGENCY REGULATIONS  
NUMBER 70 OF 2021

CONCERNING PUBLICATION ORGANIZATION GUIDELINES  
BUILDING CONSTRUCTION APPROVAL.

**PROVISIONS FOR BUILDING ORGANIZATION DOCUMENTS  
WITH PROTOTYPE DESIGN**

No	Document Terms	Information
<b>General data</b>		
1.	KTP/KITAS information*	
2.	KRK/KKPR information*	
3.	Land use agreement letter between the land owner and the building owner	In the event that the land owner is not the building owner
4.	Environmental documents in accordance with statutory regulations (AMDAL, UKL/UPL, SPPL)*	
<b>Technical Data: Soil</b>		
5.	Image of the boundaries of the land controlled including images of existing buildings in the area/parcel to be built	If there are buildings in the area/lot to be built
6.	Images and/or descriptions of land contours and information about the results of land investigations	in accordance with the Prototype requirements
<b>Technical Data: Architecture</b>		
7.	Prototype Drawing	Picture Prototype provided by the Government / Local government

\* For buildings for business purposes, related information obtained automatically from the integration of government systems.

REGENT SUKOHARJO,

signed.

ETIK SURYANI

APPENDIX II  
SUKOHARJO REGENCY REGULATIONS  
NUMBER 70 OF 2021

CONCERNING PUBLICATION ORGANIZATION GUIDELINES  
BUILDING CONSTRUCTION APPROVAL.

**PROVISIONS FOR BUILDING ORGANIZATION DOCUMENTS  
WITH PROTOTYPE DESIGN ADJUSTMENT**

No	Document Terms	Information
<b>General data</b>		
1.	KTP/KITAS information*	
2.	KRK/KKPR information*	
3.	Land use agreement letter between the land owner and the building owner	In the event that the land owner is not the building owner
4.	Land Use Allocation Permit (SIPPT)	When required
5.	Environmental documents in accordance with statutory regulations (AMDAL, UKL/UPL, SPPL)*	When required
6.	Data <ul style="list-style-type: none"> <li>• Provider of Construction Planning Services for business entities or individuals</li> <li>• Licensed architect</li> </ul>	
<b>Technical Data: Soil</b>		
7.	Image of the boundaries of the land controlled including images of existing buildings in the area/parcel to be built	If there are buildings in the area/lot to be built
8.	Images and information about the results of the investigation Land	
<b>Technical Data: Architecture</b>		
9.	Design Plan Drawing Results of Residential Prototype Design adjustments	<p>Prototype Image Residential Homes are provided by the Government / Regional Government.</p> <p>The building owner just has to choose the design prototype you want to use</p>

\* For buildings for business purposes, related information obtained automatically from the integration of government systems.

REGENT SUKOHARJO,

signed.

ETIK SURYANI

APPENDIX III  
SUKOHARJO REGENCY REGULATIONS  
NUMBER 70 OF 2021

CONCERNING PUBLICATION ORGANIZATION GUIDELINES  
BUILDING CONSTRUCTION APPROVAL.

**PROVISIONS FOR BUILDING ORGANIZATION DOCUMENTS  
WITH THE DESIGN FOLLOWING PRIMARY EARTHQUAKE RESISTANCE REQUIREMENTS**

No	Document Terms	Information
<b>General data</b>		
1.	KTP/KITAS information*	
2.	KRK/KKPR information*	
3.	Land use agreement letter between the land owner and the building owner	In the event that the land owner is not the building owner
4.	Land Use Allocation Permit (SIPPT)	When required
5.	Environmental documents in accordance with statutory regulations (AMDAL, UKL/UPL, SPPL)*	When required
<b>Technical Data: Soil</b>		
6.	Image of the boundaries of the land controlled including images of existing buildings in the area/parcel to be built	If there are buildings in the area/lot to be built
7.	Images and/or descriptions of land contours and information about the results of land investigations	
<b>Technical Data: Architecture</b>		
8.	Plan based on basic earthquake resistance provisions	
9.	Place the light points and sockets	
10.	Basic provisions for earthquake resistance (how to build)	Delivered by the department to the applicant

\* For buildings for business purposes, related information obtained automatically from the integration of government systems.

REGENT SUKOHARJO,

signed.

ETIK SURYANI

APPENDIX IV  
SUKOHARJO REGENCY REGULATIONS  
NUMBER 70 OF 2021

CONCERNING PUBLICATION ORGANIZATION GUIDELINES  
BUILDING CONSTRUCTION APPROVAL.

**PROVISIONS FOR BUILDING ORGANIZATION DOCUMENTS  
PUBLIC INTEREST WITH NORMAL PROCEDURES**

No	Document Terms	Information
<b>General data</b>		
1.	KTP/KITAS information*	
2.	KRK/KKPR information*	
3.	Land use agreement letter between the land owner and the building owner	In the event that the land owner is not the building owner
4.	Flight Operation Safety Provisions (KKOP) if needed	
5.	Land Use Allocation Permit (SIPPT)	When required
6.	Environmental documents in accordance with statutory regulations (AMDAL, UKL/UPL, SPPL)*	
7.	Data <ul style="list-style-type: none"> <li>• Provider of Construction Planning Services for business entities or individual</li> <li>• Licensed architect</li> </ul>	
8.	Letter of religious harmony (SKUB) for religious functions and a certificate from the Regional Office of the Ministry of Religion	In terms of Buildings Buildings are functions religious
<b>Technical Data: Soil</b>		
9.	Image of land boundaries controlled including images of existing buildings in the area/parcel to be built	If there are buildings in the area/lot to be built
10.	Images and information about the results of the investigation Land	
<b>Technical Data: Architecture</b>		
11.	Architectural Design Concept	
12.	Situation drawings, site plans, floor plans, sections, views and details of the building	
13.	Drawing of Internal Spatial Plan and Spatial Planning Outside	
14.	Technical specifications, including general specifications and special specifications (Types, types and characteristics of materials/materials used in more detail and comprehensively for architectural components)	
15.	Recommendations for flood peils	If necessary, to ensure good connectivity between building drainage and environmental/urban drainage.
<b>Technical Data: Structure</b>		
16.	Technical Calculations and Plan Drawings for Foundations, Basement Columns, Beams, Floor Plates and Roof Frames, Covers and other building components	1. In the case of a building with more than 1 floor, a staircase plan must be provided  and a drawing of the floor plate plan. 2. Draw the sliding wall

		(if there) 3. Basement image (if any)
17.	Detailed Structure Drawing	
18.	Technical Specifications include general specifications and special specifications (Types, types and characteristics of materials/materials used in more detail and comprehensively for structural components)	
<b>Technical Data: Mechanical, Electrical and Plumbing</b>		
19.	Technical calculations and detailed transportation system plan drawings (vertical and/or horizontal)	When required
20.	Calculation of noise and vibration levels that impact the surrounding environment including detailed drawings	When required
21.	Electrical network system technical plan drawing consisting of images of sources, networks and general lighting , <i>special</i> lighting and renewable <i>energy</i>	Especially for new renewable energy, if required
22.	Technical calculations and detailed plans for lightning protection/protection systems.	When required
23.	Technical calculations and detailed plans for Internal & External Communication systems, data systems (IT)	When required
24.	Technical calculations and detailed plan drawings for the sound system/evacuation sound system	When required
25.	Technical calculations and detailed plans for the automation control system ( <i>Building automation system</i> )	When required
26.	Technical calculations and detailed plan drawings of security systems <i>and access control</i>	When required
27.	Technical calculations and detailed plans for plumbing sanitation systems consisting of clean water, waste water, rain water, drainage, solid waste and B3 waste management systems	Especially for management systems if required B3,
28.	Technical calculations and detailed plans for fire protection systems (hydrants, sprinklers, <i>smoke extractors</i> and <i>pressurized fans</i> ) adjusted to the level of fire risk	When required
29.	Technical calculations and detailed plans for fire protection systems ( <i>fire alarms</i> and APAR) adjusted to the level of fire risk	Especially for <i>fire alarms</i> , if required
30.	Technical calculations and detailed plans for natural and artificial ventilation/ventilation systems. building air conditioning	When required
31.	Technical calculations and detailed plan drawings gondola system	When required
32.	Technical calculations and detailed plan drawings for medical gas and combustion gas	When required
33.	Technical calculations and detailed plan drawings for management information systems, including hospitals; and others	When required
34.	Technical calculations and detailed plan drawings <i>pneumatic tube</i>	When required
35.	Technical Specifications (Types, types and characteristics of materials used in more detail and comprehensively for mechanical, electrical and plumbing components)	
36.	Site management calculations and plans;	Buildings with

37. Calculations and technical plans for achieving efficiency energy	<p>the following categories are required to submit additional BGH documents involving BGH Experts</p> <ul style="list-style-type: none"> <li>• Class 4 and 5 buildings over four floors with a minimum area of 50,000 m2</li> <li>• Class 6, 7 and 8 buildings over four floors with a minimum floor area of 5,000 m2</li> <li>• Class 9a buildings with an area of over 20,000 m2</li> <li>• Class 9b buildings and BGN with an area of more than 10,000 m2</li> </ul> <p>What is meant by a green building training certificate is proof that it has been completed attend and pass training</p>
38. Calculations and technical plans for achieving efficiency water	
39. Calculations and technical plans for waste management	
40. Calculations and technical plans for water management waste	
41. Calculations and plans for carbon emission reduction	
42. Technical calculations of other resources and estimated life cycle of BGH	
43. BGH Performance Evaluation Document for planning stage	
44. Data on green building construction experts and/or data on experts who have construction work certificates in the building sector who have green building training certificates	

\* For buildings for business purposes, related information obtained automatically from the integration of government systems.

REGENT SUKOHARJO,

signed.

ETIK SURYANI

APPENDIX V  
SUKOHARJO REGENCY REGULATIONS  
NUMBER 70 OF 2021  
ABOUT  
PUBLICATION ORGANIZATION GUIDELINES  
BUILDING CONSTRUCTION APPROVAL

**PROVISIONS FOR BUILDING ORGANIZATION DOCUMENTS**

**PUBLIC INTEREST WITH DISCRETION**

No	Document Terms	Information
<b>General data</b>		
1.	KTP/KITAS information*	
2.	KRK/KKPR information*	
3.	Land use agreement letter between the land owner and the building owner	In the event that the land owner is not the building owner
4.	Flight Operation Safety Provisions (KKOP) if needed	
5.	Land Use Allocation Permit (SIPPT)	When required
6.	Environmental documents in accordance with statutory regulations (AMDAL, UKL/UPL, SPPL)*	
7.	Data <ul style="list-style-type: none"> <li>• Provider of Construction Planning Services for business entities or individual</li> <li>• Licensed architect</li> </ul>	
8.	Letter of religious harmony (SKUB) for religious functions and a certificate from the Regional Office of the Ministry of Religion	In terms of buildings, buildings are a function religious
9.	Explanation Document	In the case of a building consisting of Building Units (SUBG) and/or Flats Units (Sarusun) which can be owned by more than 1 (one) person or Legal Entity.  **
<b>Technical Data: Soil</b>		
10.	Image of the boundaries of the land controlled including images of existing buildings in the area/parcel to be built	If there are buildings in the area/lot to be built
11.	Images and information about the results of the investigation Land	
<b>Technical Data: Architecture</b>		
12.	Architectural Design Concept	
13.	Situation drawings, site plans, floor plans, sections, views and details of the building	
14.	Drawing of Internal Spatial Plan and Spatial Planning Outside	
15.	Technical specifications, including general specifications and special specifications (Types, types and characteristics of materials/materials used in more detail and comprehensively for architectural components)	
16.	Recommendations for flood peils	When required To ensure good connectivity between drains  Building Building for drainage

		environment/urban.
<b>Technical Data: Structure</b>		
17.	Technical Calculations and Plan Drawings for Foundations, Basement Columns, Beams, Floor Plates and Roof Frames, Covers and other building components	<p>1. In the case of a building with more than 1 floor, a staircase plan must be provided</p> <p>and a drawing of the floor plate plan.</p> <p>2. Drawing of sliding wall (if any)</p> <p>3. Basement image (if any)</p>
18.	Detailed Structure Drawing	
19.	Technical Specifications include general specifications and special specifications (Types, types and characteristics of materials/materials used in more detail and comprehensively for structural components)	
<b>Technical Data: Mechanical, Electrical and Plumbing</b>		
20.	Technical calculations and detailed transportation system plan drawings (vertical and/or horizontal)	When required
21.	Calculation of noise and vibration levels that impact the surrounding environment including detailed drawings	When required
22.	Electrical network system technical plan drawing consisting of images of sources, networks and general lighting , <i>special</i> lighting and renewable <i>energy</i>	Especially for new renewable energy, if required
23.	Technical calculations and detailed plans for lightning protection/ protection systems	When required
24.	Technical calculations and detailed plan drawings for Internal & External Communication systems, data systems (IT)	When required
25.	Technical calculations and detailed plan drawings for the sound system/evacuation sound system	When required
26.	Technical calculations and detailed plans for the automation control system ( <i>Building automation system</i> )	When required
27.	Technical calculations and detailed plan drawings of security systems <i>and access control</i>	When required
28.	Technical calculations and detailed plan drawings for plumbing sanitation systems consisting of clean water management, waste water, rain water, drainage, solid waste and B3 waste management systems	Especially for management systems if required B3,
29.	Technical calculations and detailed plans for fire protection systems (hydrants, sprinklers, <i>smoke extractors</i> and <i>presurized fans</i> ) adjusted to the level of fire risk	When required
30.	Technical calculations and detailed plans for fire protection systems ( <i>fire alarms</i> and APAR) adjusted to the level of fire risk	Especially for <i>fire alarms</i> , if required
31.	Technical calculations and detailed building air conditioning plan drawings	When required
32.	Technical calculations and detailed plan drawings gondola system	When required
33.	Technical calculations and detailed plan drawings for medical gas and combustion gas	When required
34.	Technical calculations and detailed plans for management information systems, including houses	When required

	Sick; and others	
35.	Technical calculations and detailed plan drawings <i>pneumatic tube</i>	When required
36.	Technical Specifications (Types, types and characteristics of materials used in more detail and comprehensively for mechanical, electrical and plumbing components)	
37.	Calculations and site management plans	Buildings in the following categories are required to submit additional BGH documents involving BGH experts
38.	Calculations and technical plans for achieving efficiency energy	
39.	Calculations and technical plans for achieving efficiency water	
40.	Calculations and technical plans for waste management	
41.	Calculations and technical plans for water management waste	
42.	Calculations and plans for carbon emission reduction	
43.	Technical calculations of other resources and estimated life cycle of BGH	
44.	BGH Performance Evaluation Document for planning stage	
45.	Data on green building construction experts and/or data on experts who have construction work certificates in the building sector who have green building training certificates	

\* For buildings for business purposes, related information obtained automatically from the integration of government systems.

\*\*Minimum Contains:

- pictures showing joint parts;
- pictures showing shared objects;
- a picture showing residential flats and/or mixed function flats; And
- NPP calculation for flats.

REGENT SUKOHARJO,

signed.

ETIK SURYANI

APPENDIX VI  
SUKOHARJO REGENCY REGULATIONS  
NUMBER 70 OF 2021

CONCERNING PUBLICATION ORGANIZATION GUIDELINES  
BUILDING CONSTRUCTION APPROVAL.

**DOCUMENT PROVISIONS FOR THE IMPLEMENTATION OF PUBLIC INTEREST BUILDINGS IN STAGES**

No.	Document Terms	Information	Stage I	Stage II	Stage III
<b>General data</b>					
1.	KTP/KITAS* information		v		
2.	KRK/KKPR* information		v		
3.	Land utilization agreement letter between the land owner and the building owner	In the event that the land owner is not the building owner	v		
4.	Flight Operation Safety Provisions (KKOP)	When needed	v		
5.	Land Use Allocation Permit (SIPPT)	When required	v		
6.	Environmental documents in accordance with statutory regulations (AMDAL, UKL/UPL, SPPL)*		v		
7.	Data <ul style="list-style-type: none"> <li>• Provider of Construction Planning Services for business entities or individual</li> <li>• Licensed architect</li> </ul>		v		
8.	Letter of religious harmony (SKUB) for religious functions and a statement letter from the Regional Office of the Ministry of Religion	In terms of buildings, the building has a religious function	v		
9.	Statement of commitment between the TPA and the Owner according to each stage by stating that the architectural, structural and MEP components will not change	Commitment statement letter load: <ol style="list-style-type: none"> <li>1. Building intensity and clearance</li> <li>2. The mass form of the building</li> <li>3. Number of floors and layers</li> </ol>	v		

		<p>buildings, in terms of <i>intensity and mean of egress</i></p> <p>4. Building function</p> <p>5. Foundation system and configuration in accordance with the building load load</p> <p>6. vertical and shaft transportation</p> <p>7. Means of self-rescue/evacuation (<i>mean of egress</i>)</p> <p>8. fire protection design plan.</p>			
10. Exploration Document		<p>In the case of a building consisting of Building Units (SUBG) and/or Flats Units (Sarusun) which can be owned by more than 1 (one) person or Legal Entity.</p> <p>**</p>			v
<b>Technical Data: Soil</b>					
11. Drawing of the boundaries of the land controlled including drawings of existing buildings (existing in the area/plot to be built			v		
12. Pictures and information about the results of soil investigations for simple buildings			v		
<b>Technical Data: Architecture</b>					
13. Architectural Design Concept 14. Pre-Design			v		
Situation Drawings, Site Plans, Plans, Sections, Views and details of the building			v		
15. Site design drawing 16. Floor plan			v		
drawing 17. Visible design drawing 18.			v		
Cutting plan drawing 19. Detailed building			v		
design drawing 20. Interior Spatial Plan Drawing			v		
21. Outdoor Spatial Plan Drawing				v	
				v	
			v		

22. General technical specifications		v			
23. Technical specifications, including general specifications and special specifications (Types, types and characteristics of materials/materials used in more detail and comprehensively for architectural components)					
24. Recommendations for flood peils	If necessary, to ensure good connectivity between building drainage and environmental/urban drainage.	v			
<b>Technical Data: Structure</b>					
25. Schematic structure plan 26.		v			
<i>Dewatering</i> calculations and plans 27. Technical calculations for the lower structure 28. Foundation technical plan drawing 29. Pile cap technical plan drawing 30. Tied beam technical plan drawing 31. <i>Basement</i> technical plan drawing	1. In the case of a building with more than 1 floor, a staircase plan and floor plate plan are provided.  2. Drawing of sliding wall (if any)  3. Basement image (if any)		v		
32. Standard detailed drawing of the foundation, pile cap, tied beam, basement 33. Technical calculations for upper structures 34.			v		
Technical plan drawings for Columns 35.				v	
Technical plan drawings for Beaming 36.				v	
Technical plan drawings for Shear walls 37.				v	
Technical plan drawings for <i>Bracing</i>				v	
				v	
38. Technical plan drawings for Plates 39.				v	
Technical plan drawings for Roof Trusses 40.				v	
Technical plan drawings for special mechanical equipment 41.				v	
Standard detailed drawings of columns, beams, plates, shear walls, trusses roof, special mechanical equipment				v	
42. General technical specifications				v	
43. Special technical specifications (Type, types and characteristics materials/ingredients used in more detail and comprehensively for structural components)					v
<b>Technical Data: Mechanical, Electrical and Plumbing</b>					
44. MEP design concept		v			

45. <i>Underground</i> MEP analysis calculation report ( <i>services</i> )			v	
46. MEP analysis calculation report outside underground				v
47. Technical plan drawing and detailed MEP installation plan below land ( <i>underground services</i> )			v	
48. Transportation system technical plan drawing (Vertical and/or Horizontal)	When required			v
49. Technical plan drawing of noise and vibration levels that impact the surrounding environment	When required			v
50. Drawing of a technical plan for an electrical network system consisting of images of sources, networks and general lighting, <i>special</i> lighting and <i>renewable energy</i>	Especially for new renewable energy, if required			v
51. Drawing of technical plan for Lightning Protection system 52.	When required			v
Drawing of technical plan for Internal & External Communication system, data system (IT)	When required			v
53. Drawing of the technical plan for the sound system/evacuation sound system 54. Drawing of the technical plan for the automation control system ( <i>Building automation system</i> )	When required			v
	When required			v
55. Drawing of a technical plan for a security system <i>and access control</i>	When required			v
56. Technical Plan for Plumbing Sanitation Systems Consisting of Management of Clean Water, Waste Water, Rain Water, Drainage, Garbage and B3 waste management systems	Especially for B3 management systems, if required.			v
57. Detailed Technical Plan Drawing of the Fire Protection System (hydrant, sprinkler, <i>smoke extractor</i> <i>and pressurized fan</i> ) adjusted to the level of fire risk	When required			v
58. Drawing of the Technical Plan for the Fire Protection System ( <i>fire alarm</i> and APAR) which is adjusted to the level of fire risk	Especially for <i>fire alarms</i> , if required			v
59. Drawing of technical plan for building air conditioning 60. Drawing of technical plan for gondola system 61. Drawing of technical	When required			v
plan for medical gas and combustion gas 62. Drawing of technical	When required			v
management information systems including hospitals; and others	When required			v
63. <i>Pneumatic tube</i> technical plan drawing	When required			v

64. Standard detailed drawings of all MEPs used in buildings building				v	
65. Technical Specifications (Types, types and characteristics of materials used in more detail and comprehensively for mechanical, electrical and plumbing components)				v	
66. Calculations and plans for site management 67. Calculations and technical plans for achieving energy efficiency 68. Calculations and technical plans for achieving water efficiency 69. Calculations and technical plans for waste management 70. Calculations and technical plans for waste water management 71. Calculations and plans for reducing carbon emissions 72. Other technical calculations of resources and life cycle estimates	Buildings in the following categories are required to submit additional BGH documents involving BGH experts	v			
BGH				v	
73. BGH Performance Evaluation Document for the planning stage 74. Data on green building construction experts and/or data on experts who have construction work certificates in the building sector who have green building training certificates					v
		• Class 4 and 5 buildings over four floors with an area of min. 50,000 m2			v
		• Class 6, 7 and 8 buildings over four floors with a minimum floor area of 5,000 m2			v
		• Class 9a buildings with an area of over 20,000 m2			
		• Class 9b buildings and BGN with area above 10,000 m2			
	What is meant by a green building training certificate is proof that it has been completed attend and pass training	v			

\* For buildings for business purposes, related information is obtained automatically from integrated government systems.

\*\*Minimum Contains:

- pictures showing joint parts;
- pictures showing shared objects;
- a picture showing residential flats and/or mixed function flats; And
- NPP calculation for flats.

REGENT SUKOHARJO,

signed.

ETIK SURYANI

APPENDIX VII  
SUKOHARJO REGENCY REGULATIONS  
NUMBER 70 OF 2021

CONCERNING PUBLICATION ORGANIZATION GUIDELINES  
BUILDING CONSTRUCTION APPROVAL.

**PROVISIONS FOR ORGANIZING DOCUMENTS  
COLLECTIVE BUILDINGS**

No	Document Terms	Information
<b>General data</b>		
1.	KTP/KITAS information*	
2.	KRK/KKPR information*	
3.	Land use agreement letter between the land owner and the building owner	In the event that the land owner is not the building owner
4.	Land Use Allocation Permit (SIPPT)	When required
5.	Environmental documents in accordance with statutory regulations (AMDAL, UKL/UPL, SPPL)*	
6.	Data <ul style="list-style-type: none"> <li>• Provider of Construction Planning Services for business entities or individual</li> <li>• Licensed architect</li> </ul>	
7.	Masterplan or Siteplan from the collective BG collection	
8.	Site Plan image that has been marked with the name, address and boundaries of the building to be divided	This document was not requested during the PBG phase, but was requested during the SLF per building unit and issuance of SBKKBG
<b>Technical Data: Soil</b>		
9.	Image of land boundaries controlled including images of existing buildings in the area/parcel to be built	If there are buildings in the area/lot to be built
10.	Images and information about the results of the investigation Land	
<b>Technical Data: Architecture</b>		
11.	Architectural Design Concept	
12.	Situation drawings, site plans, floor plans, sections, views and details of the building	
13.	Drawing of Internal Spatial Plan and Spatial Planning Outside	
14.	Technical specifications, including general specifications and special specifications (Types, types and characteristics of materials/materials used in more detail and comprehensively for architectural components)	
15.	Recommendations for flood peils	When required To ensure good connectivity between drains  Buildings on environmental/urban drainage
<b>Technical Data: Structure</b>		
16.	Technical Calculations and Plan Drawings for Foundations, Basement Columns, Beams, Floor Plates and Roof Frames, Covers and other building components	1. In the case of a building with more than 1 floor, it is equipped

		<p>stair plan drawing and floor plate plan drawing.</p> <p>2. Drawing of sliding wall (if any)</p> <p>3. Basement image (if any)</p>
17.	Detailed Structure Drawing	
18.	Technical Specifications include general specifications and special specifications (Types, types and characteristics of materials/materials used in more detail and comprehensively for structural components)	
<b>Technical Data: Mechanical, Electrical and Plumbing</b>		
19.	Technical calculations and detailed transportation system plan drawings (vertical and/or horizontal)	When required
20.	Calculation of noise and vibration levels that impact the surrounding environment including detailed drawings	When required
21.	Electrical network system technical plan drawing consisting of images of sources, networks and general lighting , <i>special lighting</i> and renewable <i>energy</i>	Especially for new renewable energy , if required
22.	Technical calculations and detailed plans for lightning protection/ protection systems	When required
23.	Technical calculations and detailed plans for Internal & External Communication systems, data systems (IT)	When required
24.	Technical calculations and detailed plan drawings for the sound system/evacuation sound system	When required
25.	Technical calculations and detailed plans for the automation control system ( <i>Building automation system</i> )	When required
26.	Technical calculations and detailed system plan drawings security ( <i>security system</i> ) and access control ( <i>access control</i> )	When required
27.	Technical calculations and detailed plans for plumbing sanitation systems consisting of clean water, waste water, rain water, drainage, solid waste and B3 waste management systems	Especially for management systems if requiredB3,
28.	Technical calculations and detailed plans for fire protection systems (hydrants, sprinklers, <i>smoke extractors</i> and <i>presurized fans</i> ) adjusted to the level of fire risk	When required
29.	Technical calculations and detailed plans for fire protection systems ( <i>fire alarms</i> and APAR) adjusted to the level of fire risk	Especially for <i>fire alarms</i> , if required
30.	Technical calculations and detailed plans for natural and artificial ventilation/ventilation systems. building air conditioning	When required
31.	Technical calculations and detailed system plan drawings gondola	When required
32.	Technical calculations and detailed plan drawings for medical gas and combustion gas	When required
33.	Technical calculations and detailed plan drawings for management information systems, including hospitals; and others	When required
34.	Technical calculations and detailed plan drawings <i>pneumatic tube</i>	When required
35.	Technical Specifications (Type, types and characteristics	

	materials/materials used in more detail and comprehensively for mechanical, electrical and plumbing components)	
--	---	--

\* For buildings for business purposes, related information obtained automatically from the integration of government systems.

\*\*Minimum Contains:

- pictures showing joint parts;
- pictures showing shared objects;
- a picture showing residential flats and/or mixed function flats; And
  
- NPP calculation for flats.

REGENT SUKOHARJO,

signed.

ETIK SURYANI

APPENDIX VIII  
SUKOHARJO REGENCY REGULATIONS  
NUMBER 70 OF 2021

CONCERNING PUBLICATION ORGANIZATION GUIDELINES  
BUILDING CONSTRUCTION APPROVAL.

**PROVISIONS FOR ORGANIZING DOCUMENTS  
BUILDING INFRASTRUCTURE**

No	Document Terms	Information
<b>General data</b>		
1.	KTP/KITAS information*	
2.	KRK/KKPR information*	
3.	Land use agreement between the owners Land and Infrastructure Owners	In the event that the land owner is not the owner of the infrastructure
4.	Flight Operation Safety Provisions (KKOP) if needed	
5.	Environmental documents in accordance with statutory regulations (AMDAL, UKL/UPL, SPPL)*	
6.	Data <ul style="list-style-type: none"> <li>• Provider of Construction Planning Services for business entities or individual</li> <li>• Licensed architect</li> </ul>	
<b>Technical Data: Soil</b>		
7.	Image of the boundaries of the land controlled including images of existing buildings in the area/parcel to be built	If there are buildings in the area/lot to be built
8.	Images and information about the results of the investigation Land	
<b>Technical Data: Infrastructure</b>		
9.	Drawings and technical calculations for infrastructure	

\* For buildings for business purposes, related information obtained automatically from the integration of government systems.

REGENT SUKOHARJO,

signed.

ETIK SURYANI

APPENDIX IX  
SUKOHARJO REGENCY REGULATIONS  
NUMBER 70 OF 2021

CONCERNING PUBLICATION ORGANIZATION GUIDELINES  
BUILDING CONSTRUCTION APPROVAL.

**PROVISIONS FOR BUILDING ORGANIZATION DOCUMENTS  
WITH MIXED FUNCTIONS**

No	Document Terms	Information
<b>General data</b>		
1.	KTP/KITAS information*	
2.	KRK/KKPR information*	
3.	Land use agreement letter between the land owner and the building owner	In the event that the land owner is not the building owner
4.	Flight Operation Safety Provisions (KKOP) if needed	
5.	Land Use Allocation Permit (SIPPT)	When required
6.	Environmental documents in accordance with statutory regulations (AMDAL, UKL/UPL, SPPL)*	
7.	Data <ul style="list-style-type: none"> <li>• Provider of Construction Planning Services for business entities or individual</li> <li>• Licensed architect</li> </ul>	
8.	Letter of religious harmony (SKUB) for religious functions and a certificate from the Regional Office of the Ministry of Religion	In terms of buildings, buildings are a function religious
9.	Explanation Document	In the case of a building consisting of Building Units (SUBG) and/or Flats Units (Sarusun) which can be owned by more than 1 (one) person or Legal Entity.  **
<b>Technical Data: Soil</b>		
10.	Image of the boundaries of the land controlled including images of existing buildings in the area/parcel to be built	If there are buildings in the area/lot to be built
11.	Pictures and information about the results of soil investigations for simple buildings	
<b>Technical Data: Architecture</b>		
12.	Architectural Design Concept	
13.	Situation drawings, site plans, floor plans, sections, views and details of the building	
14.	Drawing of Internal Spatial Plan and Spatial Planning Outside	
15.	Technical specifications, including general specifications and special specifications (Types, types and characteristics of materials/materials used in more detail and comprehensively for architectural components)	
<b>Technical Data: Structure</b>		
16.	Technical Calculations and Plan Drawings for Foundations, Basement Columns, Beams, Floor Plates and Roof Frames, Covers and other building components	1. In the case of a building with more than 1 floor, a staircase plan must be provided

		and a drawing of the floor plate plan. 2. Drawing of sliding wall (if any) 3. Basement image (if any)
17.	Detailed Structure Drawing	
18.	Technical Specifications include general specifications and special specifications (Types, types and characteristics of materials/materials used in more detail and comprehensively for structural components)	
<b>Technical Data: Mechanical, Electrical and Plumbing</b>		
19.	Technical calculations and detailed transportation system plan drawings (vertical and/or horizontal)	When required
20.	Calculation of noise and vibration levels that impact the surrounding environment including detailed drawings	When required
21.	Electrical network system technical plan drawing consisting of images of sources, networks and general lighting , <i>special</i> lighting and renewable <i>energy</i>	Especially for new renewable energy , if required
22.	Technical calculations and detailed plans for lightning protection/ protection systems	When required
23.	Technical calculations and detailed plans for Internal & External Communication systems, data systems (IT)	When required
24.	Technical calculations and detailed plan drawings for the sound system/evacuation sound system	When required
25.	Technical calculations and detailed plans for the automation control system ( <i>Building automation system</i> )	When required
26.	Technical calculations and detailed system plan drawings security ( <i>security system</i> ) and access control ( <i>access control</i> )	When required
27.	Technical calculations and detailed plans for plumbing sanitation systems consisting of clean water, waste water, rain water, drainage, solid waste and B3 waste management systems	Especially for management systems if requiredB3,
28.	Technical calculations and detailed plans for fire protection systems (hydrants, sprinklers, <i>smoke extractors</i> and <i>presurized fans</i> ) adjusted to the level of fire risk	When required
29.	Technical calculations and detailed plans for fire protection systems ( <i>fire alarms</i> and APAR) adjusted to the level of fire risk	Especially for <i>fire alarms</i> , if required
30.	Technical calculations and detailed plans for natural and artificial ventilation/ventilation systems. building air conditioning	When required
31.	Technical calculations and detailed system plan drawings gondola	When required
32.	Technical calculations and detailed plan drawings for medical gas and combustion gas	When required
33.	Technical calculations and detailed plan drawings for management information systems, including hospitals; and others	When required
34.	Technical calculations and detailed plan drawings <i>pneumatic tube</i>	When required
35.	Technical Specifications (Types, types and characteristics of materials/materials used in more detail	

	and comprehensive for mechanical, electrical and plumbing components)	
36.	Calculations and site management plans 37.	Buildings in the following categories are required to submit additional BGH documents involving BGH experts
	Calculations and technical plans for achieving efficiency energy	
38.	Calculations and technical plans for achieving efficiency water	
39.	Calculations and technical plans for waste management	
40.	Calculations and technical plans for water management waste	
41.	Calculations and plans for carbon emission reduction	
42.	Technical calculations of other resources and estimated life cycle of BGH	
43.	BGH Performance Evaluation Document for planning stage	
44.	Data on green building construction experts and/or data on experts who have construction work certificates in the building sector who have green building training certificates	

\* For buildings for business purposes, related information obtained automatically from the integration of government systems.

\*\*Minimum Contains:

- pictures showing joint parts;
- pictures showing shared objects;
- a picture showing residential flats and/or mixed function flats; And
- NPP calculation for flats.

REGENT SUKOHARJO,

signed.

ETIK SURYANI

APPENDIX  
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NUMBER 70 OF 2021

CONCERNING PUBLICATION ORGANIZATION GUIDELINES  
BUILDING CONSTRUCTION APPROVAL.

**PROVISIONS FOR ORGANIZING DOCUMENTS  
EXISTING BUILDING**

**A. PROVISIONS FOR BUILDING ORGANIZATION DOCUMENTS**

**EXISTING (TECHNICAL)**

No	Document Terms	Information
<b>General data</b>		
1.	KTP/KITAS information*	
2.	KRK/KKPR information*	
3.	Land use agreement letter between the land owner and the building owner	In the event that the land owner is not the building owner
4.	Flight Operation Safety Provisions (KKOP) if needed	
5.	Land Use Allocation Permit (SIPPT)	When required
6.	Environmental documents in accordance with statutory regulations (AMDAL, UKL/UPL, SPPL)*	
7.	Data <ul style="list-style-type: none"> <li>• Provider of Construction Planning Services for business entities or individual</li> <li>• Licensed architect</li> </ul>	
8.	Letter of religious harmony (SKUB) for religious functions and a certificate from the Regional Office of the Ministry of Religion	In terms of Buildings Buildings are functions religious
9.	Certificate of Functionality	In case you already have it
10.	PBG accompanied by proof of payment of levies	If you already have it PBG before
<b>Technical Data: Architecture</b>		
11.	Situation drawings, site plans, floor plans, sections, views and details of the building	
12.	Technical specifications, including general specifications and special specifications (Types, types and characteristics of materials/materials used in more detail and comprehensively for architectural components)	
<b>Technical Data: Structure</b>		
13.	Technical Calculations and Plan Drawings for Foundations, Basement Columns, Beams, Floor Plates and Roof Frames, Covers and other building components	1. In the case of a building with more than 1 floor, a staircase plan and floor plate plan are provided.  2. Drawing of sliding wall (if any)  3. Basement image (if any)
14.	Detailed Structure Drawing	
15.	Technical Specifications include general specifications and special specifications (Types, types and characteristics of materials/materials used in more detail and comprehensively for structural components)	

<b>Technical Data: Existing Building</b>		
16.	Building Functionality Inspection Report Building	carried out visually and using destructive inspection methods on all building non-components. In the event that there are important indications,  The examination can be continued with the method destructive
17.	Periodic Building Inspection Report	Only for buildings of public interest
18.	as built drawing of the building ( <i>as built drawing</i> )	for visible building components. For building components that are not visible, they are represented by non-inspection destructive
19.	Technical Calculations and Technical Plan Documents during building construction	if still available
20.	Detailed images of built structures 21.	if still available
Data	from certified technical review experts	

\* For buildings for business purposes, related information obtained automatically from the integration of government systems.

**B. PROVISIONS FOR BUILDING ORGANIZATION DOCUMENTS  
EXISTING (ADMINISTRATIVE)**

**Conditions for Issuing SBKBG for Existing Buildings**

No	Document Terms	Information
<b>General data</b>		
1.	KTP/KITAS information*	
2.	Building Approval Document	
3.	Functional Eligibility Certificate Document	

**Terms of Printing Lost Documents**

No	Document Terms	Information
<b>General data</b>		
1.	KTP/KITAS information*	
2.	Building Data	
3.	Owner data	

**SBKBG Rights Transfer Printing Terms**

No	Document Terms	Information
<b>General data</b>		
1.	KTP/KITAS information*	
2.	SBKBG documents	
3.	New owner information	
4.	Deed of Sale and Purchase	In the case of SBKBG obtained from buying and selling
5.	Certificate of inheritance	In the event that SBKBG is obtained from inheritance

\* For buildings for business purposes, related information obtained automatically from the integration of government systems.

### C. PROVISIONS FOR BUILDING ORGANIZATION DOCUMENTS

#### EXISTING (CULTURAL RESERVE BUILDING)

No	Document Terms	Information
<b>General data</b>		
1.	KTP/KITAS information*	
2.	KRK/KKPR information*	If there are additions New building building
3.	Land Use Allocation Permit (SIPPT)	When required
4.	Environmental documents in accordance with statutory regulations (AMDAL, UKL/UPL, SPPL)*	
5.	Certificate of Functionality 6.	In case you already have it
	PBG accompanied by proof of payment of levies	If you already have it PBG before
<b>Technical Data: Architecture</b>		
7.	Architectural Utilization/Preservation Design Concept	In accordance BGCB preservation provisions
8.	Situation drawings, site plans, floor plans, sections, views and details of the building	
9.	Technical specifications, including general specifications and special specifications (types, types and characteristics of materials used in more detail and comprehensively for architectural components)	As per Provision BGCB preservation
10.	Recommendations for flood peils	When required To ensure good connectivity between drains  Buildings on environmental/urban drainage
<b>Technical Data: Structure</b>		
11.	Technical Calculations and Plan Drawings for Foundations, Basement Columns, Beams, Floor Plates and Roof Frames, Covers and other building components	In accordance Terms of preservation of BGCB and its reliability  1. In the case of a building with more than 1 floor, a staircase plan and floor plate plan are provided.  2. Drawing of sliding wall (if any)  3. Basement image (if any)
12.	Detailed Structure Drawing	
13.	Technical Specifications include general specifications and special specifications (Types, types and characteristics of materials/ materials used in more detail and comprehensively for structural components)	In accordance Terms of preservation of BGCB and its reliability
14.	Building Functionality Inspection Report Building	carried out visually and using destructive inspection methods on all building non- components. In the event that there are important indications,  The examination can be continued with the method destructive if required by the TPA in accordance with the provisions

15.	Periodic Building Inspection Report	Only for buildings of public interest
16.	as built drawing of the building ( <i>as built drawing</i> )	<ul style="list-style-type: none"> <li>• for visible building components</li> <li>• For invisible building components represented by destructive inspection</li> </ul> <p style="text-align: right;">non</p>
17.	Technical Calculations and Technical Plan Documents during building construction	<ul style="list-style-type: none"> <li>• Only for buildings of interest</li> </ul> <p style="text-align: center;">general</p> <ul style="list-style-type: none"> <li>• if there are none, the government can facilitate it according to its determination</li> </ul>
18.	Detailed image of the built structure	<ul style="list-style-type: none"> <li>• Only for buildings of interest</li> </ul> <p style="text-align: center;">general</p> <ul style="list-style-type: none"> <li>• if there are none, the government can facilitate it according to its determination</li> </ul>
19.	Data of certified Technical Review Experts	

\* For buildings for business purposes, related information obtained automatically from the integration of government systems.

REGENT SUKOHARJO,

signed.

ETIK SURYANI

ANNEX XI  
SUKOHARJO REGENCY REGULATIONS  
NUMBER 70 OF 2021

CONCERNING PUBLICATION ORGANIZATION GUIDELINES  
BUILDING CONSTRUCTION APPROVAL.

**PROVISIONS OF THE ORGANIZING DOCUMENT AMENDING, EXPANDING,  
REDUCING, AND/OR MAINTAINING BUILDINGS**

No	Document Terms	Information
<b>General data</b>		
1.	KTP/KITAS information*	
2.	KRK/KKPR information*	
3.	Environmental documents in accordance with statutory regulations (AMDAL, UKL/UPL, SPPL)*	
4.	Certificate of Functionality 5.	In case you already have it
	<b>Data</b> <ul style="list-style-type: none"> <li>• Provider of Construction Planning Services for business entities or individual</li> <li>• Licensed architect</li> </ul>	
6.	Explanation Document	In the case of a building consisting of a Building Unit (SUBG) and/or a Flat Unit (Sarusun) which can be owned by more than 1 (one) or entity Legal person.** In case necessary
<b>Technical Data: Soil</b>		
7.	Soil Investigation Results	In case of increasing the number of floors
8.	Drawings and descriptions of buildings. Buildings are built on simple areas/lots	In terms of building expansion
<b>Technical Data: Architecture</b>		
9.	The concept of changing building structures from an architectural perspective	
10.	Pictures of changes in situation, site plans, floor plans, sections, views and details of buildings	
11.	Image of changes to the Indoor Spatial Plan and Outer Spatial Plan	
12.	Changes to technical specifications, including general specifications and special specifications (types, types and characteristics of materials/materials used in more detail and comprehensively for architectural components)	except for simple buildings
13.	Recommendations for flood peils	If necessary, to ensure good connectivity between building drainage and environmental/urban drainage.
14.	Changes to the architecture of existing buildings by construction planners based on structural studies	except for simple buildings
<b>Technical Data: Structure</b>		

15.	Technical Calculations and Plan Drawings for Foundations, Basement Columns, Beams, Floor Plates and Roof Frames, Covers and other building components	<p>1. In the case of a building with more than 1 floor, a staircase plan and floor plate plan are provided.</p> <p>2. Drawing of sliding wall (if any)</p> <p>3. Basement image (if any)</p> <p>Request if there are any changes</p> <p>Building structure</p>
16.	Detailed image of the change structure	<p>Request if there are any changes</p> <p>Building structure</p>
17.	Changes to Technical Specifications include general specifications and special specifications (Types, types and characteristics of materials/materials used in more detail and comprehensively for structural components)	<p>Request if there are any changes</p> <p>Building structure</p>
18.	changes to the structure of existing buildings by construction planners based on structural studies	<p>Request if there are any changes</p> <p>Building structure</p>
<b>Technical Data: Mechanical, Electrical and Plumbing</b>		
19.	Changes to technical calculations and detailed transportation system plan drawings (vertical and/or horizontal)	<p>when required</p> <p>Requested if there are changes to the MEP Building</p>
20.	Changes Calculation of noise and vibration levels that impact the surrounding environment including detailed drawings	<p>when required</p> <p>Requested if there are changes to the MEP Building</p>
21.	Changes in technical calculations and technical plan drawings for the electricity network system consisting of drawings of sources, networks and general lighting , <i>special</i> lighting and renewable energy .	<p>when required</p> <p>Requested if there are changes to the MEP Building</p>
22.	Changes to technical calculations and detailed plans for lightning protection systems	<p>when required</p> <p>Requested if there are changes to the MEP Building</p>
23.	Changes to Technical Calculations and Detailed Plan Drawings for Internal Communication Systems and External, data system (IT)	<p>when required</p> <p>Requested if there are changes to the MEP Building</p>
24.	Changes to technical calculations and detailed plan drawings for the sound system/evacuation sound system	<p>when required</p> <p>Requested if there are changes to the MEP Building</p>
25.	Changes in technical calculations and detailed plan drawings for the automation control system ( <i>Building automation system</i> )	<p>when required</p> <p>Requested if there are changes to the MEP</p>

		Building
26.	Changes to technical calculations and detailed plans for security systems <i>and access control</i>	when required  Requested if there are changes to the MEP Building
27.	Changes to Technical Calculations and Detailed Plan Drawings for the Plam Bing Sanitation System Which Consists of Management of Clean Water, Waste Water, Rain Water, Drainage, Garbage and B3 Waste Management Systems	Special <sup>for system</sup> management B3, if required  Requested if there are changes to the MEP Building
28.	Changes to technical calculations and detailed plans for fire protection systems (hydrants, sprinklers, <i>smoke extractors</i> and <i>presurrized fans</i> ) which are adjusted to the level of fire risk.	when required  Requested if there are changes to the MEP Building
29.	Changes to Technical Calculations and Detailed Plan Drawings for Fire Protection Systems ( <i>fire alarms</i> and APAR) which are adjusted to the level of fire risk	Especially for fire alarms, if required  Requested if there are changes to the MEP Building
30.	Technical changes and detailed layout plan drawings building air	when required  Requested if there are changes to the MEP Building
31.	Changes to technical calculations and detailed plan drawings of the gondola system	when required  Requested if there are changes to the MEP Building
32.	Changes to technical calculations and detailed plan drawings for medical gas and combustion gas	when required  Requested if there are changes to the MEP Building
33.	Changes in technical calculations and detailed plan drawings for management information systems, including hospitals; and others	when required  Requested if there are changes to the MEP Building
34.	Changes to technical calculations and detailed <i>pneumatic tube</i> plan drawings	when required  Requested if there are changes to the MEP Building
35.	Technical Specifications (Types, types and characteristics of materials used in more detail and comprehensively for mechanical, electrical and plumbing components)	
36.	changes to the MEP of existing buildings by construction planners based on MEP studies	

\* For buildings for business purposes, related information obtained automatically from the integration of government systems.

\*\*Minimum Contains:

- images showing shared parts - images showing  
shared objects - images showing residential function  
units and/or function units  
mixed -  
NPP calculation for flats

REGENT SUKOHARJO,

signed.

ETIK SURYANI

## APPENDIX

**PROVISIONS FOR ORGANIZING DOCUMENTS  
BUILDING DEMOLITION**

**Provisions for Building Demolition Implementation Documents**

No	Document Terms
	<b>Buildings in General</b> 1. Technical Plan
	for Building Demolition, including:
	a. identification of the building structure to be demolished including its impacts to the environment b.
	determining the dismantling method c.
	demolition procedures that take into account compliance (SMKK)
	d. work schedule for demolition implementation 2.
	Data on Service Providers and Building Demolition Experts 3. Environmental Security
	Plan (existence of B3 Substances)
	4. Processing Waste from Building Demolition 5. Statement letter for
	deactivation of all utilities (except the correct utility needed)

**Additional Document Requirements for Demolition**

No	Document Terms
	<b>Special Function Buildings</b> 1. Statement
	Letter of Fulfillment of Technical Standards for Demolition from the Central Landfill for <b>Cultural</b>
	<b>Heritage Buildings</b> 2. Decree on
	Revocation of Status as a Cultural Heritage Building 3. Statement of Fulfillment of Technical
	Standards for Demolition of Landfills
	involving <b>Green Building</b> Cultural Heritage
	experts. 4. Statement of
	Compliance with Technical Standards for Dismantling of Landfills
	involving <b>State Building</b> BGH
	experts 5. Analysis of BGN
	demolition costs 6. BMN demolition approval
	letter in the form of BGN 7. Funding Documents

REGENT SUKOHARJO,

Signed.

ETIK SURYANI

APPENDIX XIII  
SUKOHARJO REGENCY REGULATIONS  
NUMBER 70 OF 2021

CONCERNING PUBLICATION ORGANIZATION GUIDELINES  
BUILDING CONSTRUCTION APPROVAL.

**CALCULATION OF BUILDING RETRIBUTIONS**

1. Calculation of Building Levy

Levy is imposed on PBG applicants by the Regional Government for inspection services for compliance with technical standards, PSG issuance, building inspections, SLF and SBKKBG issuance, as well as SLF plaque printing.

<b><u>Retribution Calculation Formula</u></b>	
<b>Retribution value (Nr)</b>	<b>: <math>LLt \times (llo \times SHST) \times It \times lbg</math></b>
LLt	: $(LLi + LBi)$
It	: $lf \times l(bp \times lp) \times Fm$

LLt	: Total Floor Area
SHST	: Highest Standard Unit Price, or the one before This Government Regulation is known as HSBGN (Prices State Building Unit).
llo	: Locality Index, which is a multiplier percentage to the SHST set by the government area, with a maximum value of 0.5%.
It	: Integrated Index lbg : Built BG Index
LLi	: Area of the i-th floor
LBi	: Area of the i-basement
lf	: Function Index
bp	: parameter weight
IP	: Parameter index
FM	: Ownership factor

Information:

- a. The SHST used in calculating levies is the SHST for simple state buildings. This SHST is used to calculate levies for all buildings (government-owned and non-government-owned).
- b. Regional governments that have determined HSBGN can immediately use this value as SHST.
- c. SHST is calculated using the Highest Standard Unit Price Calculation application provided by the PUPR Ministry and can be downloaded at [SIMBG.pu.go.id](http://SIMBG.pu.go.id).

Table XIII.1. Integrated Index (It)

Function	Index Function (If)	Classification	Weight Parameter (bp)	Parameter	Index Parameter (Ip)
Business	0.7	Complexity	0.3	a. Simple b. No Simple	1 2
Business (UMKM-prototype)	0.5	Permanence	0.2	a. Non-Permanent b. Permanent	1 2
Residential a. <100 m2 and <2 floors	0.15	Height	0.5	*) Following Table Sum Coefficient Floor	*) Follow Table Coefficient Amount Floor
b. >100m2 and >2 floors	0.17				
Religious	0				
Function Special	1				
Social Culture	0.3	Ownership Factor (Fm) a. Country b. Individual/Entity 1 Business			0
Doubles/Mixed a. Wide <500m2 and <2 floor	0.6				
b. Wide >500 m2 and >2 floor	0.8				

Table XIII.2. Built Index (Ibg)

Development Type	Built BG Index
New Building Building	<b>1</b>
RehabilitationIRRenovation BG a. Currently b. Heavy	0.45 X 50%= <b>0.225</b> 0.65 X 50%= <b>0.325</b>
PreservationIRestoration a. Primary b. Intermediate c. Main	0.65 X 50%= <b>0.325</b> 0.45 X 50% = <b>0.225</b> 0.30 X 50%= <b>0.150</b>

Table XIII.3. Number of Floors Coefficient

Number of Floors	Coefficient Number of Floors	Amount Floor	Coefficient Number of Floors
3-layer basement + (n) 1.393 + 0.1 (n)	0.1 (n)	31	1,686
3 layer basement	1,393	32	1,695
Basement 2 layers 1,299		33	1,704
Basement 1 layer 1,197 1 1		34	1,713
		35	1,722
2	1,090	36	1,730
3	1,120	37	1,738
4	1,135	38	1,746
5	1,162	39	1,754
6	1,197	40	1,761
7	1,236	41	1,768
8	1,265	42	1,775
9	1,299	43	1,782
10	1,333	44	1,789
11	1,364	45	1,795
12	1,393	46	1,801
13	1,420	47	1,807
14	1,445	48	1,813
15	1,468	49	1,818
16	1,489	50	1,823
17	1,508	51	1,828
18	1,525	52	1,833
19	1,541	53	1,837
20	1,556	54	1,841
21	1,570	55	1,845
22	1,584	56	1,849
23	1,597	57	1,853
24	1,610	58	1,856
25	1,622	59	1,859
26	1,634	60	1,862
27	1,645	60+(n)	1.862+0.003 (n)
28	1,656		
29	1,666		
30	1,676		

## Information:

- For basements it is called the number of layers coefficient;
- For floors it is called the number of floors coefficient;
- The coefficient for the number of floors/layers is used according to the number of floors or basement layers in buildings;
- Above 3 layers of basement, the coefficient is added by 0.1 for each layer;
- Above 60 floors, the coefficient is added by 0.003 for each floor.

$$\text{BG Height Coefficient} = \frac{(\sum \ddot{y} (\text{LLi} \times \text{KL})) + \sum \ddot{y} (\text{LBi} \times \text{KB})}{(\sum \ddot{y} \text{LLi} + \sum \ddot{y} \text{LBI})}$$

LLi: Area of the ith floor

KL: Coefficient of number of floors

LBi: Area of the i-basement

KBi: Number of layers coefficient

## 2. Example of Determining an Index for Calculating the Amount of Building Levy Building

### a. Residential Function

House Index  $0.30 \times 1 = 0.30$  Complexity: **simple**

Remaining Function  $0.20 \times 2.00 = 0.40$  Permanence: **permanent**

0.15             $0.50 \times 1.00 = 0.50$  Height  $\ddot{y} (\text{bp} \times \text{lp})$  **1.20**            : **1 floor**

Ownership: **individual**

Ownership factor (Individual) = 1

Integrated Index (It):  $0.15 \times 1.2 \times 1 = 0.18$

### b. Religious Functions

Mosque Index  $0.30 \times 2.00 = 0.60$  Complexity: **not simple**

Function  $0.20 \times 2.00 = 0.40$  Permanence  $0.0 \ 0.50 \times 1.09 =$             : **permanent**

0.50 Height  $\ddot{y} (\text{bp} \times \text{lp})$             : **2 floors**

1,545 Ownership: **individual**

Ownership factor (Individual) = 1

Integrated Index (It):  $0 \times 1.545 \times 1 = 0$

### c. Business Function

Mall Index  $0.30 \times 2.00 = 0.60$  Function  $0.20 \times 2.00 =$

Complexity: **not simple**

0.40 Permanence: **permanent**

1            0.50            x            =            Height            : **8 floors**

**1.265**            0.6325

$\ddot{y} (\text{bp} \times \text{lp})$             Ownership: **business entity**

**1.6325**

Ownership factor (Individual) = 1

Integrated Index (It):  $0 \times 1.6325 \times 1 = 1.6325$

## 3. Calculation of Building Infrastructure Levy

The formula for calculating BG infrastructure levies =  $V \times I \times \text{Ibg} \times \text{HSpbg}$

V            : Volume

I            : Building infrastructure index

Ibg            : Awakened BG Index

HSpbg            : unit price of building infrastructure levies

Table XIII.4. Building Infrastructure Index

No.	TYPE INFRASTRUCTURE	BUILDING	UNIT	DEVELOPMENT NEW	HEAVY DAMAGE/WORK CONSTRUCTION BY 65% FROM THE BUILDING	MODERATE DAMAGE/WORK CONSTRUCTION BY 45% FROM THE BUILDING
				Index 5	Index 6	Index 7
1	1.	3	4			7
	Construction of retaining/ safety barriers	Fence	m1	1.00	0.65 x 50%	0.45 x 50%
		<i>Embankment/ retaining wall</i>	m1	1.00	0.65 x 50%	0.45 x 50%
		Plaster the plot/ parcel boundaries	m1	1.00	0.65 x 50%	0.45 x 50%
2.	Construction location entry marker	Gate	m2	1.00	0.65 x 50%	0.45 x 50%
		Gate	m2	1.00	0.65 x 50%	0.45 x 50%
3.	Pavement construction	Road	m2	1.00	0.65 x 50%	0.45 x 50%
		Field ceremony	m2	1.00	0.65 x 50%	0.45 x 50%
		Open sports field	m2	1.00	0.65 x 50%	0.45 x 50%
4.	Construction of asphalt, concrete pavement		m2	1.00	0.65 x 50%	0.45 x 50%
5.	Grassblock pavement construction		m2	1.00	0.65 x 50%	0.45 x 50%
6.	Connecting construction	Bridge	m2	1.00	0.65 x 50%	0.45 x 50%
		<i>Box culvert</i>	m2 m2	1.00	0.65 x 50%	0.45 x 50%
7.	Connecting construction (bridges between buildings)			1.00	0.65 x 50%	0.45 x 50%

8. Connecting construction (bridges crossing people/ goods)		m <sup>2</sup>	1.00	0.65 x 50%	0.45 x 50%
9. Connecting construction (underground bridge / <i>underpass</i> )		m <sup>2</sup>	1.00	0.65 x 50%	0.45 x 50%
10. Construction of underground pools/ <i>reservoirs</i>	Pool swimming	m <sup>2</sup>	1.00	0.65 x 50%	0.45 x 50%
	<i>Reservoir</i> water treatment pond underground	m <sup>2</sup>	1.00	0.65 x 50%	0.45 x 50%
11. Construction of <i>septic tanks</i> , absorption wells		m <sup>2</sup>	1.00	0.65 x 50%	0.45 x 50%
12. Construction tower	<i>Reservoir</i> tower	Per 5 m <sup>2</sup>	1.00	0.65 x 50%	0.45 x 50%
	<i>Chimney</i>	Per 5 m <sup>2</sup>	1.00	0.65 x 50%	0.45 x 50%
13. Water tower construction		Per 5 m <sup>2</sup>	1.00	0.65 x 50%	0.45 x 50%
14. Construction monuments	<i>monument</i>	Units	1.00	0.65 x 50%	0.45 x 50%
	<i>Statue</i>	Units	1.00	0.65 x 50%	0.45 x 50%
	In the plot	Units	1.00	0.65 x 50%	0.45 x 50%
	Outside the Unit plot		1.00	0.65 x 50%	0.45 x 50%
15. Construction electrical installations/ substations	Installation area	Unit (electric maximum 10 m <sup>2</sup> ), if the unit is more	1.00	0.65 x 50%	0.45 x 50%

			from 10 m <sup>2</sup> additional fees apply per m <sup>2</sup>			
		Telephone/ communication installations	Unit (maximum area 10 m <sup>2</sup> ), if the unit is more than 10 m <sup>2</sup> additional fees apply per m <sup>2</sup>	1.00	0.65 x 50%	0.45 x 50%
		Processing plant	Unit (maximum area 10 m <sup>2</sup> ), if the unit is more than 10 m <sup>2</sup> additional fees apply per m <sup>2</sup>	1.00	0.65 x 50%	0.45 x 50%
16.	Construction of advertisements/boards Name	<i>Billboards</i> Billboard	Units and additions	1.00	0.65 x 50%	0.45 x 50%
		Nameplate (standing alone or in the form of a fence wall)	Units and additions	1.00	0.65 x 50%	0.45 x 50%
17.	Machine foundation (outside the building)		Machine units	1.00	0.65 x 50%	0.45 x 50%
18.	Construction of a television tower		Unit (maximum height 100 m, the rest is calculated in multiples)	1.00	0.65 x 50%	0.45 x 50%
19.	Construction of a radio antenna			1.00	0.65 x 50%	0.45 x 50%
	1) <i>Standing tower with height</i>			1.00	0.65 x 50%	0.45 x 50%

	3 -4 foot construction	25 -50m					
		Height 51 -75 m		1.00	0.65 x 50%	0.45 x 50%	
		Height 76 -100 m		1.00	0.65 x 50%	0.45 x 50%	
		Height 101 -125 m		1.00	0.65 x 50%	0.45 x 50%	
		Height 126 -150 m		1.00	0.65 x 50%	0.45 x 50%	
		Altitude above 150 m		1.00	0.65 x 50%	0.45 x 50%	
	2) <i>Guy wire</i> system / wire span						
		Height 0 - 50m		1.00	0.65 x 50%	0.45 x 50%	
		Height 51 -75 m		1.00	0.65 x 50%	0.45 x 50%	
		Height 76 -100 m		1.00	0.65 x 50%	0.45 x 50%	
Height above 100 m			1.00	0.65 x 50%	0.45 x 50%		
20. Antenna construction ( <i>tower telecommunication</i> )							
	Tower together						
	a) Altitude less than 25 m	Units	1.00	0.65 x 50%	0.45 x 50%		
	b) Height 25 -50 m	Units	1.00	0.65 x 50%	0.45 x 50%		
	c) Height above 50 m	Units	1.00	0.65 x 50%	0.45 x 50%		
	Standalone tower			0.65 x 50%	0.45 x 50%		
	a) Height less than 25 m	Units	1.00	0.65 x 50%	0.45 x 50%		

		b) Height 25-50 m	Units	1.00	0.65 x 50%	0.45 x 50%
		c) Height above 50 m	Units	1.00	0.65 x 50%	0.45 x 50%
21.	Fuel planting tank		Units	1.00	0.65 x 50%	0.45 x 50%
22.	Jobs drainage (in parcels)					
		1) Channels	m	1.00	0.65 x 50%	0.45 x 50%
		2) Storage pond	m <sup>2</sup>	1.00	0.65 x 50%	0.45 x 50%
23.	Construction of silo storage		m <sup>3</sup>	1.00	0.65 x 50%	0.45 x 50%

## Information :

1. RB = Seriously Damaged
2. RS = Moderate Damage
3. Other types of building construction including building infrastructure are determined by the regional government

REGENT SUKOHARJO,

signed.

ETIK SURYANI