

ABSTRACT

The project's purposes are divided into three dimension, time, cost and performance. The project's result must be match to specification and criteria that want to be achieved. Project must be finished match to time duration which had been agreed together by both contractor and project owner. PT.Telekomindo Primakarya as the contractor has a big expectation about this project, because FO RMJ cable network project is the biggest value project among about 120 project PT Telekomindo Primakarya had up to 2005. But in implementation of the project, there is several deviation from agreed plan, so there is a decreasing profit about 0.41% from planned. From Rp. 1.323.899.641,00 (4,68%) become Rp. 1.207.653.039,00 (4.27%). This project had the biggest decreasing profit of the last three project that had same case. A Simple evaluation that had been done by Telekomindo, still under estimated, so in this final project, arranger makes a project evaluation/controlling design based by performance analysis method.

Generally, there are several things to perform within that trouble-shooting in five phases, that are identifying phase, researching phase, data processing and project controlling phase, analyzing phase, and conclusion and suggestion phase. Identifying phase includes determining problems and goals which want to be reached. Literature and object research study are held in researching phase. Data processing and project controlling phase includes data collecting, project data processing, and project evaluation/controlling design. The next phase is analyzing phase, as much eight sub locations are analysis weekly on every sublocation using variance and performance analyzing. After finishing analysis, the next phase is conclusion and suggestion phase.

Performance Analysis Method is done by comparing plan value (BCWS) with realization value (ACWP), and there is BCWP value which is an achievement value match with finished work to provided budget in time and cost aspect. The comparison is started by counting of variance and performance one by one in every week on every sub location (CV, SV, CPI, SPI), then analyze counting result. Analysis is also based by observation from project progress by S curve, network diagram and gantt chart.

Conclusion that is obtained from this research is the material aspect is most dominant in this project, because resource had the biggest value, therefore material had a big influence to project performance. Delay which is happened in every week is caused by some factors. There is material delay factor (most dominant caused), nature factor which is made employees couldn't do work as must be, resource amount is not match with what is planned, or amendment changes. Project inefficiency occured on four sublocations, this is because some factors. There are, work increasing, unit price is more expensive than planned, or volume increasing on resource unit which had supply price lower than market price.

Keywords: Project Evaluation, Performance Analysis, Variance Analysis, CV, SV, CPI, SPI.