

## **Recalculation of Budget Plan (RAB) and Time Schedule in the Construction of Corner Cafe and Bakery Building**

Student Name : Zikra Rahmatul Akbar  
Student ID : 4103201343  
Supervisor I : Dr. Gunawan, MT.  
Supervisor II : Zev Al Jauhari, MT.

### **Abstract**

The success of a project can be measured in terms of efficient cost and time management. Budget plan (RAB) is a crucial phase in the planning process, aimed at estimating the costs to be incurred during the project. To analyze the project's duration, a well-structured time schedule is essential to ensure the project proceeds smoothly. Therefore, this research involves a recalculation of the budget plan (RAB) and time schedule for the construction of the Corner Cafe and Bakery building located on Jl. Antara, Bengkalis, Riau. The island location of the building serves as a motivation for selecting it as the focus of this study. This commercial building, employing a newly constructed WF steel structure, was completed in 2020.

The recalculations are performed using the Unit Price Analysis (AHSP) according to Regulation of the Minister of Public Works and Public Housing (Permen PU) No. 1 of 2022. Additionally, the list of regional unit price for labor and materials in Bengkalis in the year 2022 is used as a reference for RAB preparation. The S-curve is employed to analyze the planned work duration. The cost estimation for the construction of the Corner Cafe building amounts to Rp 4.769.952.000,00 with a projected work duration of 202 days.

**Keywords:** Budget Plan, RAB, Time Schedule, Corner Cafe, AHSP.