



The Aga Khan Award for Architecture

ARCHITECT'S RECORD
 2001 AWARD CYCLE
I. IDENTIFICATION

Project Title Jusman's House
 Street Address Kelurahan Gajahan RT , RW , Kecamatan Colo Madu Solo
 City Solo , Central Java Country Indonesia

PERSONS RESPONSIBLE**Architect/Planner**

Name Yusman Siswandi
 Mailing Address Jalan Teluk Betung no. 10 Jakarta Pusat 10310
 City Jakarta Postal Code 10310
 Country Indonesia Telephone 62-21 335941, 62-21 334948.
 Facsimile 62-21 3152493 E-mail binhouse@cbn.net.id
 Principal Designer Yusman Siswandi

B. Client

Name Yusman Siswandi
 Mailing Address Jalan Teluk Betung no. 10 Jakarta Pusat 10310
 City Jakarta Postal Code 10310
 Country Indonesia Telephone 62-21 335941, 62-21 334948.
 Facsimile 62-21 3152493 E-mail binhouse@cbn.net.id

C. Project Affiliates/ Consultants

Please list those involved in the project and indicate their roles and areas of responsibility (e.g. engineers, contractors, economists, master craftsmen, other architects, clients, etc.). Please cite addresses and telephone numbers separately.

Name	Role
<u>Timmy Tjahja</u>	<u>Engineer & Architect</u>
<u>Wardoyo</u>	<u>Project Supervisor & Traditional master builder.</u>
<u>Sri Mulyono</u>	<u>Traditional Brick Maker</u>
<u>Hermini</u>	<u>Finance Manager</u>
<u>Amat & the team</u>	<u>Master craftsmen</u>
<u>Slamet & the team</u>	<u>Wood carver</u>
<u>Suprijanto</u>	<u>Copper Artisan</u>

ADDRESS OF PROJECT AFFILIATES

Timmy Tjahya	: Jalan Alam Permai X no 1 Pondok Indah, Jakarta 12310 Tel.: 62-21 7664138
Wardoyo	Jalan Tanjung Anom 1A Solo Central Java, Indonesia Tel. : 62-271 22813 and 62-271 21825 Fax : 62-271 21825
Sri Mulyono	Idem
Hermi	Idem
Amat & the team	Idem
Slamet & the team	Idem
Supriyanto	Tumang, Boyolali Central Java, Indonesia

III. TIMETABLE

(please specify year and month)

A. Commission Yusman Siswandi, Wardoyo

B. Design Commencement Agt. 1993 Completion January 1994

C. Construction Commencement March 1994 Completion 1998

D. Occupancy Start in 1996

Remarks There was only one small bed room finished to sleep in June 1996

IV. AREAS AND SURFACES

(please indicate in square metres)

A. Total Site Area 3.400 square meter.

B. Ground Floor Area 819,01 square meter.

C. Total Combined Floor Area 897,01 square meter.
(including basement(s), ground floor(s) and all upper floors)

Remarks 3.400 sq. meter is included warehouse area.

V. ECONOMICS

(please specify the amounts in local currency and provide the equivalent in US dollars. Specify the date and the rate of exchange in US dollars at the time.)

	Amount in Local Currency	Amount in US dollars	Exchange Rate	Date
A. Total Initial Budget	<u>300.000.000</u>	<u>133,333</u>	<u>2.250</u>	<u>03-1994</u>
B. Cost of Land	<u>65.000.000</u>	<u>30,952,38</u>	<u>2.100</u>	<u>1990&1991</u>
C. Analysis of Actual Costs				
1. Infrastructure	<u>25.235.400</u>	<u>10,972,00</u>	<u>2300</u>	<u>March 1994</u>
2. Labour	<u>280.917.850</u>	<u>122,138,20</u>	<u>2300</u>	<u>untill Des.98</u>
3. Materials	<u>217.030.853</u>	<u>94,361,20</u>	<u>2300</u>	<u>untill Des.98</u>
4. Landscaping	<u>24.700.000</u>	<u>10,739,10</u>	<u>2300</u>	<u>1996 - 1998</u>
5. Professional Fees	<u>45.000.000</u>	<u>19,565,20</u>	<u>2300</u>	<u>Jan. 1998</u>
6. Other	<u>20.000.000</u>	<u>8,695,60</u>	<u>2300</u>	<u>1994 -1998</u>
D. Total Actual Costs (without land)	<u>612.884.103</u>	<u>266,471,30</u>	<u>2300</u>	
E. Actual Cost (per sq. meter)	<u>683.255.25</u>	<u>297,07</u>	<u>2300</u>	

Remarks The exchange rate was fluctuated during those periode.
Those 2300 rupiah for one dollar rate is only approximate
rate in along 5 years periode.

VI. PROJECT DESCRIPTION

This project is located in a village on the outskirts of West Solo, Central Java. Facing west with a view of 2 volcano about 40 km away, the building is constructed on 3400 square meter plot of plan in longitudinal shape.

This project consist of several structure functioning as place of residence as well as a place for social gathering and activities for the surroundings society, without sacrificing the comfort of both function. But throughout time the building functions more as a non commercial guesthouse for friends, guest and staff of the owner and as a place for village activities

The basic idea of this project is to fit the buildings into physical, social, and cultural niche in this rural environment, and the main feature of the architecture in this project is to revive or conserved the old tradition of Javanese architectural in new interpretation and in modern comfort.

While the brick always been used as structure and construction material, various size and shape of hand made bricks, exposed as finish material of the walls.

Most of the interior items, furniture and lighting armatures (except the antic items) have been designed and made by the same team .

VII. MATERIALS, STRUCTURE, AND CONSTRUCTION

Ground foundation	: Reinforce concrete on stone base
Foundation and wooden structure	: “Pendopo “ I.
Foundation , bearing wall, wooden structure	: “ Pendopo “ II, Gazebo.
Foundation ,column (concrete skeleton)	: Main house, Service area, Mushola, Water tower.

Finishing Material

Wall finish:

Upper part: color plaster : Mixture of Grey cement, white cement & coloring agents.
No additional paint had been applied on the wall surface.

Lower part: Hand made brick of various shapes and sizes made of simple wooden matrices, and clay was taken from the project site.
Brick have had baked using traditional way also on the site using padi straw and skin of padi.

Floor: Used terracotta tiles from the old Chinese house, Terrazzo “ in situ” and colored plaster.

Roof: Clay roofs tile on exposed wooden structure and wood panel.

Note: About 80 percent of the wood used in this project were used wood of several old dismantled houses.

“Pendopo” I is open building for general activities .

VIII. PROJECT SIGNIFICANCE AND IMPACT

The variety of information without difficulty infiltrating the villages in Java and has influence the traditional values, aspiration and philosophy of life of the Javanese community (society). Not long ago when the scenery in the villages of Java was still dwellings with beautiful traditional wooden houses. .

Among the simple or complicated wooden structures there are some that combines the wooden construction with brick or stone wall, typical building that owned by the upper social economy class..

Parallel to these changes during the course of time many traditional building was demolished and sold as used wood, consequently lots of Javanese competed in building new dwellings with concrete structure with white paint finish, Identifying the new classier trend. Many of those buildings never been able to be finished or delayed, mostly caused of economy hardship. They are characterized by the exposed brick wall or unfinished wall. There is a little variation in putting brick structure, but usually construct in normal configuration.

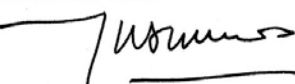
.Those kind of houses is called "the house that has not finished", even the owner has already live in those houses. In fact those "has not finished ones" are look beautiful and harmonious with rural environment and suitable for tropical climate.

Eventhough the initial target of the buildings, design especially to fit into the rural tradition and environment, there are some positive and enthusiastic reactions from various people after the building finished.

- a. People in the village feel happy with the facility to be able to do, their social, cultural, or religious activities. The Pendopo distinctively become one of the favorite place to do their activities.
- b. There are some positive impression and reaction to the finished project. For the people in the village and also to the labor constructions themselves, they see the brick-dominantly finished look very impressive and they are happy and will try at the first chance.
They just realize that exposed brick finish wall does not an inferior looking house, instead it is a unique new idea.
- c. For the architecture lovers and professional architects , also see the execution on material used and the layout of the house provide the possibility to combine traditional Javanese feeling and modern convenience.
They take notice of the possibility and many alternative to get ideas from local materials, Particularly hand made bricks which can be produced by simple local producer and technology
- d. The project showed us that the role of traditional master builder, master craftsmen and other traditional artisans can implementing new idea and showed us that they still able to build a house with great skill and fine craftsmanship like in the old time.

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Name: Yusman Siswandi

Signature: 

Date. 12 NOV. 2000

Curriculum Vitae

- 1985 Graduate from university of Gajah Mada Yogyakarta, Indonesia, in cultural Anthropology

- 1987 Won an award in International Textile Design Contest, Tokyo, Japan.
- 1987 Textile exhibition, Japan Foundation, Jakarta, Indonesia.
- 1989 Textile exhibition, Kiryu, Japan.
- 1990 Textile exhibition, Seibu Dept. Store, Tokyo, Japan.
- 1992 Shibori exhibition, Nagoya, Japan.
- 1996 Textile exhibition, Koln, Germany.

- 1989 Design , Musical hall (pendopo), Jakarta, Indonesia.
- 1994 Yusman's House, Solo, Indonesia.
- 1998 Bin House Estate, Umaalas, bali, Indonesia.

Company name : PT Bin House

Fine hand woven silk, ikat, hand batik, furniture & interior items.

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