



ALTERNATIVE REPORT OF CIVIL SOCIETY IN HABITAT III

Alternative Report of Civil Society in UN Habitat III:

Urban Pockface in Indonesia

Prepared by

Satu Dunia Foundation

About this Report

The idea to write an alternative version of the civil society have emerged during the meeting in Yogyakarta on June 2015, facilitated by Rujak Center for Urban Studies (RCUS). The meeting was attended by activists of civil society organizations, academics and activists of urban and environmental issues from various regions in Indonesia.

At the meeting in Jogjakarta was discussed the report of the government's version for UN Habitat III. The meeting participants saw that the report of the government's version had not described or even did not describe the actual conditions of urban issues in Indonesia. The urban partial pockface in Indonesia was like hidden in the report of the government's version. The partial pockface, among others, was related to the crisis of urban poor settlement (and also the eviction of urban poor), ecological crisis (including the vulnerability of cities to the threat of climate change) and also the citizen initiative in responding to various urban crisis had not appeared or did not appear in the report of the government.

Whether the urban partial pockface in Indonesia had not been included or was not included in the report of the government, it may be related to the issue of the government's image in the eyes of society, both nationally and internationally. However, hiding the urban partial pockface could be fatal for urban policy-making at local, national and

international. Model of urban development in Indonesia, which had been following directions and willingness of market while ignoring the urban poor as well as ecological the sustainability on the other side, could be assessed fine or no problem. Because it was assessed fine, the model of development will continue to be maintained and even could be replicated in other cities. If it happens it could be fatal.

Related to that, Satu Dunia as a civil society organization concerned with the democratization of knowledge, assisted by other civil society organizations try to collect information and knowledge scattered in various literatures and also in the minds of citizens and activists of civil society organizations on the urban crisis and the citizen initiative in responding to the crisis.

The report that is now in front of readers is a collection of information and knowledge related to urban areas in Indonesia expected to 'complement' and even lead to a new discourse on a model of urban development in Indonesia and other cities in the world.

This alternative report may never have existed in the absence of assistance from various elements of civil society organizations and activists who are concerned on urban and environmental issues. For that, on behalf of Satu Dunia, I wish to thank profusely the Rujak Center for Urban Studies (RCUS), Urban Poor Consortium (UPS), ARKOM, WALHI Jogjakarta, Komunitas Prenjak Semarang, Gerobak Hysteria, Paguyuban Warga Stren Kali

Surabaya, University of Tanjung Pura, ARKOM Makassar, WALHI Makassar, WALHI East Java, Kampungnesia Solo, fellow activists and civil society organizations we cannot mention one by one. Not to forget we'd like to thank the Ford Foundation that has supported efforts in preparing this report.

Finally, we realize that there are still many shortcomings in this report. Related to that, we expect criticism and feedback from readers of this report. Criticism and feedback from readers will be useful as a learning material for us and other civil society organizations.

Best regards,

Firdaus Cahyadi

Executive Director of Satu Dunia Foundation

Call for Action

1. Eliminate inequality of land ownership in cities and in villages. Limiting corporate land ownership and put forward land tenure for the people.
2. Stop the eviction of urban poor settlements. Prioritize informal settlements involving citizens sincerely.
3. Stop coastal reclamation throughout the cities in Indonesia to evaluate the benefits for the public, not just for corporate interests.
4. Stop the environmental crisis in urban areas. Change the model of urban development that is greedy for natural resources into the model of development that supports environmental preservation.
5. There is no city without citizens, so the government must always involve citizens in urban policies. Residents in various cities have shown a lot of initiative that gives a solution. Governments must make citizens as equal and open partners.

Land Tenure Crisis in Urban Areas of Indonesia

II.1. Jakarta and Its Surrounding Areas

Jakarta is a city that has a heavy load. Jakarta is a city with a multifunction, as the central government and the economic center. On the other hand, Jakarta has limited land to support the multifunctional city. It is the limitation of land that makes the price of land in Jakarta so expensive. Only a handful of people who can afford to buy land in Jakarta. For residents who cannot afford to buy land in Jakarta have to go along the side of surrounding Jakarta (Bogor-Depok-Tangerang-Bekasi).

In the middle of the high price of land in Jakarta, in the corridor west of Jakarta, Sinarmas Land Group owns the largest land through the development of BSD City covering an area of 6,000 hectares. It is followed by Lippo Karawaci covering an area of 3,000 hectares through the gigaproject of Lippo Village, Ciputra Group with the mainstay giant project of CitraRaya Tangerang area covering covering an area of 2,760 hectares, PT Alam Sutera Tbk covering an area of 2,300 hectares, PT Summarecon Agung Tbk and Paramount Enterprise International covering covering an area of 2,300 hectares and PT Jaya Real Property Tbk covering an area of 2,300 hectares with Bintaro Jaya¹.

¹ ibid

Meanwhile in the south corridor, there are PT Sentul City Tbk covering an area of 3,100 hectares in the form of the housing project with a resort concept of Sentul City, PT Bukit Jonggol Asri covering an area of 3,000 hectares through Sentul Nirwana, Sinarmas Land Group covering an area of 1,050 hectares in two projects of Kota Wisata and Legenda Wisata, Dwikarya Langgeng Sukses with Harvest City covering an area of 1,050 hectares, PT Bakrieland Development Tbk covering an area of 1,000 hectares with Bogor Nirwana Residences project, Sinarmas Duta Makmur covering an area of 550 hectares to develop Rancamaya Golf and Residences².

The extent of land tenure by a property company makes poor citizens stay stuck in slum areas. They are not able to buy land and houses in urban and suburban areas. From the results of data collection conducted by villages and districts in Jakarta, there were as many as 174 community associations (RW)³ of slums in five administrative municipalities⁴.

II.2. Surabaya

Head of Surabaya Office Jones Lang LaSalle (JLL) Joseph Lukito in 2014 stated that the average increase in the price of land in downtown of Surabaya has reached approximately 60-100%.

² ibid

³ Community Association (RW) is the division of regions in Indonesia under a Village or Sub-District (or under a hamlet or within a village). https://id.wikipedia.org/wiki/Rukun_warga

⁴ Ada 174 RW Kumuh di DKI Jakarta, <http://www.beritasatu.com/megapolitan/314371-ada-174-rw-kumuh-di-dki-jakarta.html>

In the previous two years (2012) the increase in the price of land in Surabaya has reached 60-100%⁵.

As in Jakarta, thousands of hectares of land tenure owned by property companies also happens in Surabaya. As of June 30, 2015, for example, the business group of Ciputra held 5,325 hectares. Of the area, 1,538 hectares were owned by PT Ciputra Development Tbk (CTRA) with a value of Rp 1.636 trillion. Meanwhile most of the others, 3,787 hectares were owned jointly with its strategic partner through the joint operating scheme (JOS). Of the land area, the largest land tenure was CitraLand Surabaya covering an area of 681 hectares with a value of Rp 757.5 billion⁶.

The land tenure on a large scale by companies is not only dominated by companies in the Ciputra group. Since the second semester II/2014, for example, Pakuwon Group began developing residential area of Grand Pakuwon in West Surabaya with a total land area of 330 hectares⁷.

On the other hand, Surabaya City as one of the major cities in Indonesia has potential as pockets of slum areas. Based on the identification made by the drafting team of Spatial Plan of Surabaya City in 2003-2013, there were 37 (thirty-seven) points

⁵ Kena 'Demam' Jakarta, Harga Tanah di Surabaya Capai Rp 60 Juta/Meter, <http://finance.detik.com/read/2014/10/15/141126/2719431/1016/kena-demam-jakarta-harga-tanah-di-surabaya-capai-rp-60-juta-meter>

⁶ Ciputra Kuasai Lahan Ribuan Hektar, <http://properti.kompas.com/read/2015/07/01/234500121/Ciputra.Kuasai.Lahan.Ribuan.Hektar>

⁷ Grand Pakuwon Tawarkan 140 Unit Kavling Tanah Di Surabaya, <http://properti.bisnis.com/read/20150205/48/399397/grand-pakuwon-tawarkan-140-unit-kavling-tanah-di-surabaya>

of slum areas in Surabaya City, located in 23 (twenty three) regions of villages⁸.

II.3. Semarang

Although it occupies in the order of the 5th largest city in Indonesia, the price of property in the city is quite high. Based on the survey of residential property prices of Bank Indonesia, on Tuesday (November 17, 2015), the growth in property prices in Semarang, above 10%, was far above the average prediction of average growth in 16 cities by 4.27%. The growth in residential property prices in Semarang was estimated to reach 11.81%⁹.

As the phenomenon in other cities, the land tenure on a large scale by private developers was also been accompanied by growth in the residential slum areas of Semarang City. If in 1963 there were 21 locations of slum areas (slums and squatters), the research data of 2002 showed the number increased to 42 locations.

II.4. Yogyakarta

In Yogyakarta City, the price of land in the city center is also soaring. According to data from the Real Estate Indonesia (REI), the Special Region of Yogyakarta (DIY), in 2012 the price

⁸ <http://digilib.its.ac.id/public/ITS-Master-11834-3207205707-Chapter%201.pdf>

⁹ Ekonomi Melambat, Harga Properti di 3 Kota Ini Meningkat. <http://bisnis.tempo.co/read/news/2015/11/18/090720111/ekonomi-melambat-harga-properti-di-3-kota-ini-meninggi>

of land in the area of Jalan Malioboro reached Rp 15-20 million per meter, Jalan Mangkubumi Rp 10-15 million per meter, Jalan Solo Rp 10 - 15 million per meter and Jalan Sudirman Rp 10-15 million per meter. In Sleman Regency, such as Jalan Laksda Adisucipto the price of land reached Rp 10-12 million per meter, Jalan Kaliurang Rp 7 million per meter and in Mlati, Ngemplak, Gamping Regions reached Rp 1-2 million per meter. Meanwhile the most desirable Seturan Region reached Rp 2-3 million per meter. In Kulon Progo Regency, especially in Jalan Wates, Remigius, the price of land reached Rp 500 thousand per meter. In Bantul Regency like Ngoto, Sewon and Jalan Parangtritis reached Rp 300,000 per meter. Meanwhile, in Gunung Regency especially Jalan Wonosari reached Rp 1 million per meter¹⁰.

Land tenure on a large scale by developers also happened in the student city. CitraSun Garden Yogyakarta, for example, with the concept of "Living in green and modern city" has a masterplan covering an area of 5.6 hectares¹¹. In addition there is PT. Anugerah Tunggal Pratama developing a resident with The Paradise brand covering a total tenure of 1,300 square meters¹².

Penetration of land tenure in Yogyakarta is not only of housing sector but also the construction of hotels. In 2013, according to data from the Chairman of the Indonesian Hotel and

¹⁰ Harga Tanah Melambung, Di Malioboro Tembus Rp 20 Juta. <http://krjogja.com/liputan-khusus/khusus/1501/harga-tanah-melambung-di-malioboro-tembus-rp-20-juta.kr>

¹¹ LIVING IN GREEN & MODERN RESIDENCE EMBRACE THE GREEN SANCTUARY <http://www.citrasungardenjogja.com/project-concept>

¹² The Paradise, Hunian Berkelas Eksklusif di Yogyakarta. <http://www.residena.com/artikel/2012/19/the-paradise-hunian-berkelas-eksklusif-di-yogyakarta>

Restaurant Association (*Perhimpunan Hotel dan Restoran Indonesia/IHRA*), the Special Region of Yogyakarta revealed that there were 1,160 hotels. A total of 60 of them was a star hotel with 6,000s rooms and other 1,100s hotels were melati class hotels with 12,660 rooms¹³. The number of the hotels will keep increasing until 2016. In 2015-2016, the total newly built hotels in Yogyakarta within the period of 2015-2016 were 110 hotels¹⁴.

Penetration of land tenure by housing developers and also the construction of hotels in Yogyakarta are certainly not for the poor but for residents of upper-middle class. It appears from the vast slum areas in Yogyakarta. The slum areas in Yogyakarta City reached 278.7 hectares or equivalent to 8.17 percent of the total area. The location of the slum areas is also evenly slums in 13 districts and 35 villages in Yogyakarta City. Of the number of the slum areas, 90 percent of them are located along the river¹⁵.

II.5. Solo

The wriggling economy in Solo City is also followed by the soaring the price of land in the city. The Head of the National Land Agency (BPN) Solo, Sriyono, said the land at a price of Rp

¹³ PHRI Catat Ada 1.160 Hotel di Yogyakarta. <http://jogja.tribunnews.com/2013/10/31/phri-catat-ada-1160-hotel-di-yogyakarta>

¹⁴ Hingga Tahun Depan, Tercatat Total 110 Hotel Baru Akan Dibangun di Yogya. <http://jogja.tribunnews.com/2015/12/07/hingga-tahun-depan-tercatat-total-110-hotel-baru-akan-dibangun-di-yogya>

¹⁵ Dilema Permukiman Kumuh di Kota Yogyakarta. <http://www.satuharapan.com/read-detail/read/dilema-permukiman-kumuh-di-kota-yogyakarta>

3 million/m² was hard to find in Solo. Currently, the price of land in Solo is already above 5 million/m². "The price of land of Rp 3 million per square meter in downtown has no longer been existed. In the middle of a hamlet can even reach Rp 5 million to Rp 10 million per square meter. In fact, in downtown can reach Rp 40 million per square meter," he said as written by Solopos.com¹⁶.

The vast land tenure by housing developers also appears in Solo City. The land area owned by housing developers in Solo now reaches 1,531 hectares (ha)¹⁷. Not only housing developers, penetration of land tenure in Solo City also appears from the development of other commercial areas, such as offices, shopping centers and hotels. One of the housing developers in Solo is a property company, PT Nirvana Development Tbk. The company built the Park Solo covering an area of 125 thousand square meters. It consists of offices, shopping centers, hotels and shophouses¹⁸.

The high price of land and the land tenure by the company in the Solo City is also followed by the emergence of urban poor slum areas. The slum areas in Solo City are 465 hectares (Ha).

¹⁶ Wow, Harga Tanah Di Solo Capai Rp40 Juta/M2. <http://www.solopos.com/2015/09/11/investasi-solo-wow-harga-tanah-di-solo-capai-rp40-jutam2-641752>

¹⁷ Soloraya Kekurangan 148.463 Rumah. <http://www.solopos.com/2014/08/23/properti-di-solo-soloraya-kekurangan-148-463-rumah-529478>

¹⁸ Nirvana Development Garap Proyek Rp 2,1 Triliun. <http://bisnis.tempo.co/read/news/2012/09/13/088429299/nirvana-development-garap-proyek-rp-2-1-triliun>

The slum areas are scattered in five districts in Solo City, covering an area of 4,406 Ha¹⁹.

II.6. Makassar

Makassar is the capital of South Sulawesi. As other cities, the price of land in the city is also soaring. Some land around road segments in the city reach Rp 16 million per meter. This price applies at Jl AP Pettarani, Jenderal Sudirman, Sam Ratulangi and the west side of Makassar, such as Riburane, Ahmad Yani and Jl Penghibur. While in the Northern region of Makassar, such as Biringkanayya is around Rp 4 million per meter²⁰.

Land tenure by developers is also so massive in Makassar City. Even as in Jakarta and Surabaya, the land limitation in the city is also circumvented by coastal reclamation projects. CitraLand City Losari Makassar, for example, was developed over an area of 107 hectares of reclaimed land as part of a megaproject of Center Point of Indonesia (CPI) with dimension of 157 hectares²¹.

Not only Citraland, Agung Podomoro Group also holds land in Makassar. Agung Podomoro Land acquired 15 hectares of land, upgraded up to 45 hectares in Makassar, South Sulawesi. The

¹⁹ 465 Ha Kawasan Permukiman di Solo Kumuh. <http://www.solopos.com/2015/09/02/kawasan-kumuh-solo-465-ha-kawasan-permukiman-di-solo-kumuh-638686>

²⁰ Harga Tanah dan Properti di Makassar Tertinggi Setelah Jakarta. <http://www.tribunnews.com/regional/2014/01/25/harga-tanah-dan-properti-di-makassar-tertinggi-setelah-jakarta>

²¹ Garuda Raksasa di Kawasan Timur Indonesia. <http://properti.kompas.com/read/2015/06/23/140234921/Garuda.Raksasa.di.Kawasan.Timur.Indonesia>

company also has a license to reclaim additional land up to 300 hectares²².

Land tenure on a large scale in Makassar was also conducted by PT Lippo Karawaci Tbk (Lippo Karawaci). In 2013, carrying out the concept all in one place, the giant development company built a world class mixed use development project on an area of 2.7 hectares (ha) with a total building area of 350,000 square meters²³. Even in 2014, PT Lippo Karawaci Tbk increasingly addicted to work the land in Makassar, South Sulawesi. This subsidiary of Lippo Group is ready for reclaiming land of 800 hectares (ha) this year²⁴.

The high price of land and the vast land tenure by companies in Makassar City also raises irony of slum areas. Nearly a third of the population of Makassar live in slum areas. Based on data from the Regional Development Planning Agency (*Badan Perencanaan Pembangunan Daerah/Bappeda*) Makassar, currently a total of 432,115 inhabitants or 131,299 head of households (KK) of the total population of Makassar, around 1.4 million inhabitants still live and settle in slum areas of Makassar²⁵.

II.7. Other cities

²² Makassar Project, <http://agungpodomoroland.com/page/Our-Project/Makassar-Project>

²³ Lippo Bangun Proyek "Mixed Use" Rp 3,5 T di Makassar. <http://www.beritasatu.com/forum-bisnis/143320-lippo-bangun-proyek-mixed-use-rp-35-t-di-makassar.html>

²⁴ Lippo Karawaci reklamasi lahan 800 ha di Makassar. <http://industri.kontan.co.id/news/lippo-karawaci-reklamasi-lahan-800-ha-di-makassar>

²⁵ Sepertiga Penduduk Makassar Hidup di Daerah Kumuh. <http://nasional.tempo.co/read/news/2014/01/13/058544237/sepertiga-penduduk-makassar-hidup-di-daerah-kumuh>

In other cities the price of land and homes is also soaring. In Bandung City, for example, based on the survey data of Bank Indonesia to developers in Bandung, every year or from 2008 to 2013, the average increase in the residential property price could reach 7 percent²⁶.

Land tenure on a large scale by property developers also occurs in Bandung City. The mega project of Technopolis Bandung, for example, was worked by Summarecon Agung Tbk with a portion of 70 percent of the total area of 800 hectares of the megaproject²⁷. Contrast with the wide-scale land tenure by developers, Bandung City has 454 slum areas covering an area of 1457.45 Ha in the City²⁸.

The same thing occurs in Medan City, North Sumatra. In downtown such as Jalan Balai Kota, the price of land reaches Rp 200 million per meter. Land tenure by property developers also occurs in Medan. Ciputra Group and KPSN Group, for example, set up an investment of about 4.8 trillion for the development of new cities in North Medan and East Medan, North Sumatera, namely CitraLand Bagya City (CLBC) on an area of 211 hectares²⁹.

In the midst of the expensive price of land and land tenure by property developers in Medan City, ironically, slum areas in

²⁶ Mengapa Harga Rumah Menggila <http://sorot.news.viva.co.id/news/read/462652-mengapa-harga-rumah-menggila>

²⁷ 70 Persen Lahan Bandung Technopolis Bakal Digarap Summarecon <http://properti.kompas.com/read/2015/03/03/233000021/70.Persen.Lahan.Bandung.Technopolis.Bakal.Digarap.Summarecon>

²⁸ Wow, Kota Bandung Miliki 454 Kawasan Kumuh! <http://m.galamedianews.com/bandung-raya/35770/wow-kota-bandung-miliki-454-kawasan-kumuh.html>

²⁹ CIPUTRA GRUP Garap Lahan Baru 211 Hektare Di Medan <http://properti.bisnis.com/read/20130422/107/10215/ciputra-grup-garap-lahan-baru-211-hektare-di-medan>

the city are relatively easy to find. The slum areas are spread in 151 villages. According to data, there are 881.66 ha slum areas in the capital of North Sumatra Province with the presentation of the slum areas of 3.32 percent³⁰.

³⁰ 881,66 Ha Kawasan Kota Medan Kumuh <http://beritasore.com/2011/11/04/88166-ha-kawasan-kota-medan-kumuh/>

Eviction Portrait in Urban Areas of Indonesia

Jakarta.

Some evictions in Jakarta within the period of 2001-2003 conducted by the Provincial Government of Jakarta were not for the public interests, as stipulated in the law, but delivered/sold to private parties for the business interest that were totally unrelated to the public interest, as shown in the table below.

Table 4. Status of Land Evicted and Post-Eviction Land Use³¹

Case	Status of Land	Post-Eviction Land Use	Remarks
Eviction of 206 Fishermen families on East Ancol in 2001	Raised land (land resulted from soil sedimentation), which is already occupied by fishermen for 51 years, since 1950	For Yacht Club water sport, owned by PT. Bahtera Sejahtera	Fishermen have experienced five times evictions without compensation

³¹ Source: Adapted from Kompas Cyber Media, investigation of LBH, ISJ and FAKTA, "FORUM KEPRIHATINAN AKADEMISI", on November 11, 2003

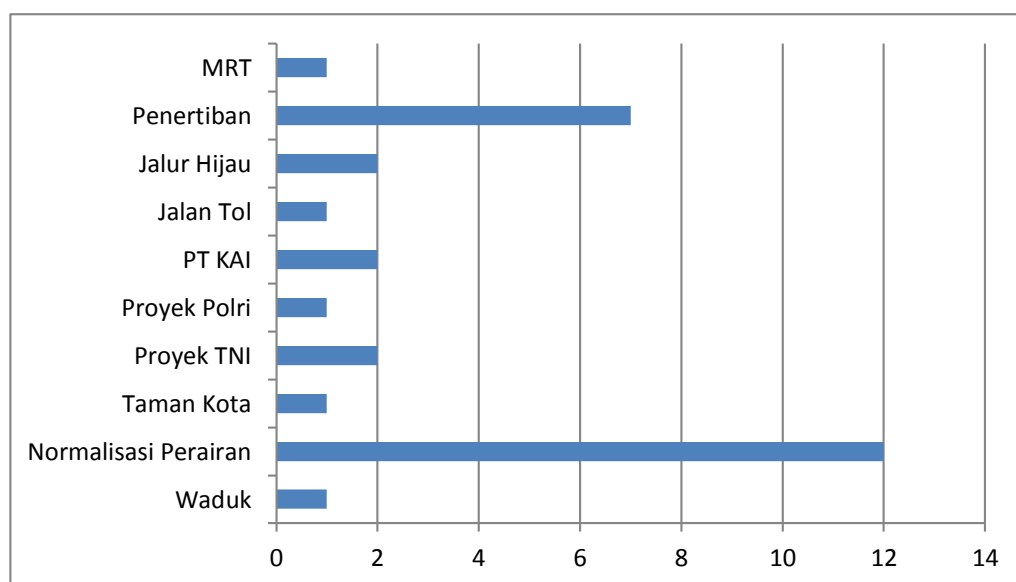
Eviction of 90 families in Kampung Catering, Jl. Pipa, Sunter Jaya, Tanjung Priok in 2003	Residents bought the land occupied at a price of Rp 9 million per 36 m ² on the land manager and the local village head	To be used as a business location	<ul style="list-style-type: none"> - When buying the land, residents were asked by the land manager and the village head to build permanently - Electricity and PDA were formally established - 70% of residents have ID cards of DKI - The evictions were conducted without compensation
Eviction of 543 head of households of	Residents have occupied state land for 31	To be used as a business location by	<ul style="list-style-type: none"> - In 1992 the land was liberated by

Kampung Beting, North Jakarta in 2001	years (since 1970)	PT. Karindo Karya, the partner of Regional Government of DKI	PT. Karindo Karya and the residents were forced to receive Rp 600,000 for 400 m ² of land they owned. The residents declined but remained to be evicted.
Eviction of 1780 head of households, Marunda Village	Residents have inhabited an area of 75 hectares of derelict land with the permission of the mayor by paying Rp 400,000 - Rp 6 million	The land will be used for industrial purposes in Berikat Nusantara Area	Residents were forcibly evicted by the integrated authorities upon the request of KBN

Eviction of residents in Penjaringan, North Jakarta	60% of the victims had lived in the riverbank land for more than 20 years	The land will be designated for flats	Residents were evicted 9 times
-----------------------------------------------------	---------------------------------------------------------------------------	---------------------------------------	--------------------------------

The eviction ritual persists in Jakarta. In 2015, from January to August, there were 30 cases of forced evictions occurred in Jakarta. There were various reasons of forced evictions in Jakarta, from dam construction purposes, to Indonesian Army and Police project purposes³².

Purposes of Forced Evictions in Jakarta³³



In terms of the procedure for forced evictions in Jakarta, data from LBH Jakarta said that of the total of 30 cases of

³² *KAMI TERUSIR*, Report on Forced Eviction in Special Capital Region of Jakarta of January-August 2015, Legal Aid Institute (LBH) Jakarta, August 24, 2015.

³³ *ibid*

evictions, only 4 of them were through the deliberation, the remaining 26 cases of evictions were carried out unilaterally, although the deliberations conducted did not necessarily accommodate the residents' thought.



Sumber gambar: tempo.co

The funding sources of forced evictions, including 21 cases of forced evictions, were from APBD (Regional Revenues and Expenditures Budget), 3 cases of forced evictions were

from APBN (State Revenues and Expenditures Budget), 3 cases of forced evictions were funded from the private sector, 2 cases of forced evictions were from BUMN (state-owned) and 1 case of forced eviction was from donor institution.

In early 2016, the eviction occurred again in Bukit Duri, Jakarta. Even this eviction was tinged violence against Alldo Fellix Januardy, a public lawyer from the Legal Aid Institute (Lembaga Bantuan Hukum/LBH) Jakarta who tried to mediate a dialogue between the government and the residents. According to a statement of Alledo Fellix³⁴, when the PP municipal police (Satpol PP), police sector and district head who were determined

³⁴ As those circulated in social media whatsapp group

to evict the residents of Bukit Duri, the residents defended themselves by stating that there were still hearings of Parliament and the State Administrative Court lawsuit.

"I am as a PP LBH tried to mediate the discussions that take place and defend the position of the residents. I reminded that the police, PP municipal police and district head must respect the legal process," said Fellix, "They didn't accept such statement. I was immediately attacked by 5 PP municipal polices and national police. Mr. Mahludin, District Head of Tebet and Mr. Nurdin, Tebet police sector chief, hit and pushed me too. I was injured in my head, the glasses I wore were broken and the left lens was broken too."

III.2. Surabaya

In 2015 an eviction of residents' homes occurred in Medokan, Semampir Surabaya. The residents were not involved in the dispute process until the eviction process occurred. The eviction was carried out by the police and many thugs. Unlimited price of items were missing and some residents were injured in the eviction process³⁵.

The chronology of the eviction of residents' homes began with an appeal of land dispute by the developer with the farmers and won by the farmers. The plan was that the region will be made SSC (Surabaya Sport Center), while the farmers were old

³⁵ Warga Medokan Semampir Terombang Ambing, <http://iecc-its.blogspot.co.id/2015/01/warga-medokan-semampir-terombang-ambing.html>

tenants who have settled in the region. In the verdict of the Supreme Court No.1347 K/Pdt/2011 was mentioned that the region (eastern and southern boundary, namely Brantas Jagir Wonokromo River) was free state land.

Both disputed parties used the same reason. The farmers had a strong reason for having occupied the land long. While the developer reasoned that the farmers were not entitled to occupy the free land because the region belonged to the Municipal Government of Surabaya³⁶.

III.3. Semarang

Semarang City is known to have assets of ancient buildings in huge numbers. Unfortunately, these features are not captured as an asset by the Municipal Government and the universities. The period of destruction and demolition of old historic buildings have existed from 1995, where 17 buildings bearing ancient and protected titles have now disappeared due to demolition by parties who are not concerned with the importance of cultural heritage.

The presence of old villages in Semarang City is narrowly missing and begins unidentified by the local community. In fact, the village has historical record of the city's most important developments as the local way of civilization. A number of that

³⁶ ibid

villages are in the golden triangle of Semarang City economy, namely Jalan Gajah Mada, Jalan Pemuda and Jalan Pandanaran.

III.4. Yogyakarta

Yogyakarta as a student and cultural city in Indonesia is slowly taking shape. The city became one of the tourist destinations in Indonesia. Not surprisingly then, Adisucipto Airport is so busy. Yogyakarta needs a new airport, to facilitate the tourists who come to the City. According to the plan, a new airport construction plan requires an area of 627-650 hectares. The new airport will evict approximately 2,300 residents of which 80% are farmers³⁷.

Previously, in early 2013, also occurred evictions in Yogyakarta City to the stalls of street vendors. The year of 2013 was opened with the eviction incident of the stalls belonged to Suryowijayan. Officers of Yogyakarta District Court (PN) knocked down five stalls to the tenant land in Suryowijayan, Gedongkiwo Village, Mantrijeron District, on Monday, January 28, 2013. The stalls evicted belonged to Mantodiharjo, Heru Marjono, Parjono, Prayitno and Eddy Sukarna above a land area of 124 square meters claimed to be the tenant land belonging to the Sultan palace³⁸.

³⁷ Bandara Baru Jogja akan Gusur 627 Ha Lahan Produktif. <http://solidaritas.net/2015/04/bandara-baru-jogja-akan-gusur-627-ha-lahan-produktif.html>

³⁸ Bandara Baru Jogja akan Gusur 627 Ha Lahan Produktif. <http://solidaritas.net/2015/04/bandara-baru-jogja-akan-gusur-627-ha-lahan-produktif.html>

III.5. Solo

Like in Yogyakarta, threats of eviction of residents for reasons of transport infrastructure development also occurred in Solo. If in Yogyakarta, the residents were threatened by eviction because of the new airport construction project, then in Solo, the residents were threatened by the construction of double track railway line.

In 2013, the residents who occupied the rail banks land were worried by the plan of double track railway of PT Kereta Api Indonesia (KAI). That was because the project was feared to evict their homes. It was estimated that there were 400 to 500 homes of people living on the edge of the rail track of PT KAI³⁹.

III.6. Makassar

As a growing city, Makassar is also not out of the phenomenon of eviction of urban poor residents, like in other cities. Records from the secretariat of Urban Poor Network (*Jaringan Rakyat Miskin Kota/JRMK*) of Makassar and Urban Assessment Forum (*Forum Kajian Kota/Forkata*), between 2004 and 2006, there were at least 16 cases of land disputes and evictions of slum areas, and 19 evictions of street vendors/stalls in Makassar. Of the 35 manifested cases, at least 1,613 head of household were homeless and 583 street vendors lost their place

³⁹ Warga Bantaran Rel di Solo Khawatirkan Penggusuran. http://suaramerdeka.com/v1/index.php/ramadan/ramadan_news/2013/09/27/173570/Warga-Bantaran-Rel-di-Solo-Khawatirkan-Penggusuran

of business. Then, between September-October 2008, KPRM recorded 25 latent cases of land spreading over 18 villages⁴⁰.

In 2004 also recorded the eviction of the fishermen settlement in Laguna Beach Makassar. At that time, the eviction of residents living in Laguna Beach, Mariso, Makassar, South Sulawesi, ended with clashes.

In 2014, the eviction occurred again against the homes of residents in Jalan Bulogading, Bulogading Village, Ujung Pandang District, Makassar. In the location there were around over 50 houses with 100 heads of households. The residents, who occupied the land since 1967, have daily occupation as a trader in overhangs of shops and on the outskirts of Losari Beach⁴¹.

In addition there are some cases of land disputes in Makassar documented by UPC - KPRM in 2013⁴². The land dispute in Pisang Hamlet, Bontoduri Hamlet, Kassi-Kassi Hamlet, Buloa Hamlet, Lepping Hamlet, Baraya Hamlet, Jongayya Complex, Bulogading Hamlet, Pandang Raya Hamlet, Ujung Tanah Hamlet.

III.7. Pontianak, West Kalimantan

Reports from Mira Lubis⁴³, according to the Ministry of National Development Planning/Bappenas⁴⁴, Pontianak City is included in the priority program of the central government,

⁴⁰ Satu Dekade KPRM Makassar, Sepuluh Tahun Mengatasi Kemiskinan, Kekumuhan, dan Penggusuran, <http://rumahkampungkota.blogspot.co.id/2012/10/siaran-pers-satu-dekade-kprm-makassar.html>

⁴¹ Warga Bulogading Makassar Tolak Penggusuran <http://www.berdikarionline.com/warga-bulogading-tolak-penggusuran/#ixzz3tsmxZsAJ>

⁴² Profiles of RMK Settlement Cases, UPC- KPRM, 2013

⁴³ Architect Lecturer, now in the course of doctoral study in University of Indonesia

⁴⁴ National Development Planning Board

through the arrangement of Kapuas river bank as part of efforts to realize the "waterfront city" of Pontianak City. It is a form of the implementation of arrangement and construction of five (5) new cities in RPJMN.

Just because the waterfront development requires large funds and quite often faces rejection of the residents worried about their houses being evicted, the progress of the implementation is slow. The plan is then juxtaposed with the idea of the central government through the Bappenas, which makes Pontianak as one of the priorities in RPJMN of 2014-2019.

Ecological Crisis and Climate Change Vulnerability of Urban Areas in Indonesia

Green Open Space Crisis

Green Open Space (*Ruang Terbuka Hijau*/RTH) in urban areas is like the lungs of the city of water catchment areas. However, Green Open Space in urban areas is now being threatened by the city construction. In Jakarta, the area of Green Open Space has just reached about 10 percent, or about 6,874 hectares⁴⁵. The target area of Green Open Space in Jakarta's spatial planning continue to be reduced as part of the legalization of these changes, from 37.2 percent in the Master Plan of 1965-1985 to 13.94 percent in Regional Spatial Layout Plan (RTRW) of 2000-2010. Whereas additional supply of commercial space is so great- 3,046,000 square meters in 2000-2006, while in 1960-1999 only 1,454,000 square meters⁴⁶.

The transformation into a commercial area causes more and more of the lack of Green Open Space in Jakarta. The Green Open Space in Jakarta has turned into a concrete jungle. The areas originally designated as the lungs of the city and the area of water conservation were succumbing to business interests. The Green Open Space in five major locations in Jakarta such as in Senayan, Tomang Forests, Kapuk Beach, Kelapa Gading and Sunter,

⁴⁵ RTH, "Ruang Tanpa Hutan", <http://www.sinarharapan.co/news/read/151119005/rth-ruang-tanpa-hutan->

⁴⁶ Mantra Hijau, Marco Kusuma Wijaya, Majalah TEMPO, Edition 35/XXXVI/October 22 – 28, 2007

have now changed into a settlement area for upper middle classed, malls, offices and other commercial areas⁴⁷.

Cities around Jakarta are seemingly modeled after the Capital development in transforming the Green Open Space. In 2010 alone, in Bogor, the area of Green Open Space was only 10 percent of the total area. In fact, ideally, the Green Open Space in a city is 30 percent of the total area. Things even worse occurred in Bekasi. In 2012, the city left only the Green Open Space of 3.8 percent of the total area. It seems Depok City will also follow in the footsteps of Bogor and Bekasi towards the Green Open Space crisis. In 2012, there has been already 39 percent of Green Open Space land used for residence in Depok City⁴⁸.

Green Open Space crisis also occurred in Semarang. Public Green Open Space in Semarang City, Central Java, which includes parks and urban forests is just 7.5 percent. In fact, the area of public green open space required by Law No. 26 of 2007 on Spatial Planning is at least 20 percent. Plans to increase the area is increasingly difficult amid the rapid growth of population and limited land⁴⁹.

The same thing occurred in Solo. Until now, the area of parks and city forest is still below 20% of the total area of

⁴⁷ Majalah TEMPO, Edition 35/XXXVI/ October 22 – 28, 2007

⁴⁸ Pilkada Jawa Barat di Tengah Krisis Ekologi, Firdaus Cahyadi, Koran TEMPO, KAMIS, 21 FEBRUARI 2013, <http://koran.tempo.co/konten/2013/02/21/301652/Pilkada-Jawa-Barat-di-Tengah-Krisis-Ekologi>

⁴⁹ Ruang Terbuka Hijau Semarang 7,5 Persen. <http://print.kompas.com/baca/2015/03/18/Ruang-Terbuka-Hijau-Semarang-7%2c5-Persen>

Bengawan City. Head of Public Works (DPU) of Solo Endah Sitaresmi Suryandari said that in Solo City, green space is only about 18% due to settlement erosion⁵⁰.

As with other cities, in Makassar the Green Open Space also begins to erode. Regional environmental agency (BLHD) of Makassar City notes, the Green Open Space in this area is still lacking and not balanced between the pace of development. Of approximately 175 squares kilometer of the area of Makassar City, the Green Open Space is only about 8 percent or below the minimum standard, namely 30 percent⁵¹.

In Bandung, Green Open Space crisis also occurred. The Green Open Space currently supplied by Bandung City has reached 12.12 percent of the target of 30 percent. The ecological function of parks in Bandung City to date has not yet reached the ideal proportions. Of the 604 parks and city forests, only ten have been successfully revitalized⁵².

The Green Open Space crisis is also experienced by Surabaya City. According to Oni Mahardika, 30% Green Open Space requirement is still far met. "I believe, 10% is not reached," said Executive Director of WALHI East Java. The Mayor of Surabaya, Tri Rismaharini, is good at handling city tidiness and tackling corruption issues. But unfortunately, Risma does not

⁵⁰ Ruang Terbuka Hijau Kota Solo di Bawah 20%, <http://www.koran-sindo.com/news.php?r=5&n=14&date=2015-10-19>

⁵¹ Ruang Terbuka Hijau Makassar Di bawah Standart Minimal. <http://makassar.radiosmartfm.com/jurnal-makassar/4391-ruang-terbuka-hijau-makassar-dibawah-standart-minimal.html>

⁵² Bandung Masih Miskin Ruang Terbuka Hijau. <http://properti.kompas.com/read/2015/02/05/064210021/Bandung.Masih.Miskin.Ruang.Terbuka.Hijau>

seem to have a strong discourse about the spatial layout, especially about the discourse of ecological crisis⁵³.

Clean Water Crisis

Men cannot live without water. No wonder then the need for water becomes human rights. However, the rampant development lead cities to clean water crisis. Clean water, which in essence is the right of every resident becomes a luxury item for urban residents.

Jakarta is a big city in Indonesia suffering from clean water crisis. Hydrology experts from the University of Indonesia, Firdaus Ali said that Jakarta already suffered from water shortages since 18 years ago, and this time this condition worsened. Firdaus added that Jakarta requires approximately 26,938 liters of water per second, but those provided are only 17,700 liters of water per second. It is estimated that in 2020, the deficit reached 19,000 liters of water per second⁵⁴.

Rain water which should be able to fill the groundwater taken has turned into water run off. The amount of water run off in every rainy season in Jakarta is also the cause of floods. Data of BPLHD of DKI said, that from 2,000 million cubic meters of rain water that falls in Jakarta every year, only 26.6 percent are absorbed in the soil. Meanwhile, the remaining 73.4 percent

⁵³ Interview on December 22, 2015.

⁵⁴ Sudah 18 tahun Jakarta krisis air bersih, <http://101jakfm.com/details/1930/sudah-18-tahun-jakarta-krisis-air-bersih>

has become water run off that can potentially cause floods in urban areas. The shrinking of green open space and the rampant development of commercial districts have triggered the rise in water run off in Jakarta⁵⁵.

In Bogor, the area around Jakarta, water problems emerge during the rainy season. Despite being in the highlands, housing in Bogor City is not free from floods. The residential area of Tamansari Persada, Bogor City for instance, is an area that is almost every rainy season flooded. The cause of the flood is the city poor drainage system that is no longer able to accommodate the rampant development throughout the region.

Clean water crisis also occurred in Yogyakarta City. Head of the Center for Disaster Management of UPN Veteran Eko Teguh Paripurno said that the rampant construction of hotels in Yogyakarta led potential residents to water problems, because the comparison of water needs for the residents and the hotel was not balanced. Eko said that the needs for water of the residents per person was 120 liters per day, while the hotel's daily need was 250 to 350 liters per person⁵⁶.

Meanwhile, according to *Wahana Lingkungan Hidup* (WALHI) Yogyakarta, the cause of the water crisis in Yogyakarta City is not only due to the rampant construction of hotels. "In Yogyakarta City, the water crisis is caused by two things," said

⁵⁵ ibid

⁵⁶ Menjamurnya hotel mengancam krisis air bersih di Yogyakarta, <http://www.merdeka.com/peristiwa/menjamurnya-hotel-mengancam-krisis-air-bersih-di-yogyakarta.html>

the Director of WALHI Yogyakarta Halik Sandera⁵⁷, "First, the rampant construction of hotels in Yogyakarta City and second, the loss of upstream catchment areas. It is the loss of the upstream catchment areas which leads the urban water crisis to get worse."

Meanwhile in Solo City, the people have not felt water crisis like in Yogyakarta. "However, if the construction of hotels in Solo City is not controlled in the next ten years the residents will feel the water crisis as is now experienced by the residents of Yogyakarta," said Dr Kusumaningdyah of the Center for Urban-Rural and Conservation (URDC) who is also an instigator of Kampungnesia⁵⁸, "Currently the hotel establishments in Solo City are so rampant, perhaps the conditions are the same as Yogyakarta City ten years ago, before the water crisis like this time occurred."

So far, according to Kusumaningdyah, the ecological perspective has not become the mainstream in the development of Solo City. "Development is focused on the problems of economic growth, not synergize with environmental issues," he said.

The combined data of Culture and Tourism (Disbudpar) of Solo and the Branch Executive Board of Indonesian Hotel and Restaurant Association (IHRA) of Solo noted that in Solo the hospitality industry increased rapidly in the past few years. The number of hotels in Solo soared from 19 five-star hotels

⁵⁷ Interview with the Director of Walhi Yogyakarta on December 21, 2015.

⁵⁸ Interview in Solo, on December 23, 2015

with a total of 1,086 rooms in 2010 to 34 five-star hotels with a total of 3,150 rooms in 2013. Only within three years the hotel rooms in Solo grew 190%⁵⁹.

The water crisis in Solo City also already begins to appear from the condition of rivers in the city. In Solo City, which consists of 51 villages, there are seven villages included in the red zone at highest risk of being contaminated by liquid waste. Whereas 16 other villages are included in the high-risk category, so that in the region within the two categories, the groundwater quality is contaminated by e coli bacteria⁶⁰.

Based on data from BLH (*Badan Lingkungan Hidup*/Environmental Agency) of Solo showed the water of Gajah Putih Stream, Pepe Stream, Anyar Stream, Brojo River, Bayangkara River and Jenes Stream contained copper (Cu) and phosphate exceeding the quality standard limits, i.e. 0.2 mg/liter. As for Brojo River water and Jenes Stream water were also known to have the content of Chemical Oxygen Demand (COD) exceeding the number set by the government. So far, the government established a threshold of COD 25 mg/liter⁶¹.

In addition, Solo City also experienced a major flood due to overflowing rivers. In 2007, thousands of residents of Solo City were evacuated. The houses where the residents lived were

⁵⁹ 3 Tahun Naik 130%, Solo Kelebihan Hotel? <http://www.solopos.com/2014/08/10/hotel-di-solo-3-tahun-naik-130-solo-kelebihan-hotel-525259>

⁶⁰ Tujuh Kelurahan di Solo Paling Tinggi Tercemar Limbah, <http://www.pikiran-rakyat.com/nasional/2015/01/27/313852/tujuh-kelurahan-di-solo-paling-tinggi-tercemar-limbah>

⁶¹ Kualitas Air Sungai di Solo Buruk karena Limbah, <http://joglosemar.co/2014/09/kualitas-air-sungai-di-solo-buruk-karena-limbah.html>

under water as a result of overflowing Bengawan Solo river. The most severe flood struck Joyotakan Hamlet, Serengan where homes of residents were submerged up to 3 meters⁶².

Addictions to Coastal Reclamation in Coastal Cities

Coastal reclamation has become like opium in the model of urban development in Indonesia. Jakarta, Surabaya, Semarang, Bali and Makassar, make the coastal reclamation as one effort to increase the urban land that is already almost gone. The urban land will be for a new commercial district and luxury residential property of a handful of rich people in urban areas.

One of the reclamation project getting resistance of civil society organizations⁶³ took place in Makassar, South Sulawesi. According to activists of COMMIT Foundation Kamaruddin Azis, the reclamation or sea landfilling occurred in the coastal city of Makassar began to be intensively conducted since the early 2000s.

Climate Change Vulnerability

The combination of ecological crisis and climate change makes the city becomes vulnerable to disaster. Special Region Capital City of Jakarta is ranked first as the most vulnerable

⁶² Banjir Solo Capai 3 Meter, Ribuan Warga Ngungsi, <http://news.okezone.com/read/2007/12/26/1/70585/banjir-solo-capai-3-meter-ribuan-warga-ngungsi>

⁶³ WALHI Sulsel, Blue Forest, Solidaritas Perempuan Anging Mammiri, LBH Makassar, KontraS Sulawesi, ACC Sulawesi, LAPAR Sulawesi, FIK Ornop, YKL, AMAN Sulsel, KN Katalassang, Jurnal Celebes, Student Executive Board (BEM) of Naval Faculty of UH, FOSIS UMI, KMP3, PKBI, MSDC UH, eSeL, KSN, FMN Makassar, Srikandi, FND-SGMK, SPJM

region to climate change in Southeast Asia based on a survey of Economy and Environment Program for Southeast Asia (EEPSEA)⁶⁴.

Research results of Bandung Institute of Technology showed the rate of sea level rise in Belawan was 7.83 mm per year, Jakarta 4.38 mm, Semarang 9.27 mm and Surabaya 5.47 mm per year. Monitoring of the Centre for Research and Development of Oceanology, Indonesian Institute of Sciences for Panjang, Lampung, showed an increase rate of 4.15 mm per year. According to Subandono, the sea level rise as a result of climate change is affected only by two processes, namely the melting of the polar ice and the expansion process of sea water due to global warming⁶⁵.

Semarang City as one of the coastal cities in Indonesia is also susceptible to climate change. Just like other cities, the combination of development models that is not environmentally friendly and climate change add to the vulnerability of Semarang City. Semarang city has long been dealing with various hazards such as drought, land subsidence, landslides and floods. Such threats will continue to increase as climate change and the influence will be greater in Semarang as an urban area growing rapidly. The impact of climate change has been felt in Semarang since the last 100 years. The sea level rise has occurred since 1985 and is expected to rise by 40-80 cm within the next 100

⁶⁴

Jakarta

Daerah

Rawan

Perubahan

Iklim,

<http://sains.kompas.com/read/2009/05/07/15264755/jakarta.daerah.rawan.perubahan.iklim>

⁶⁵ ibid

years. The sea level rise coupled with land subsidence effect on coastal erosion and tidal flooding⁶⁶.

The threat of climate change also occurred in Makassar. Simulation results of Agency for the Assessment and Application of Technology, 2025, the sea level in Makassar rises to 88.16 centimeters by 2050, or 25 years later, rises to 1.14 centimeters⁶⁷.

Meanwhile the analysis results of the Counselor of the Mayor of Makassar in the field of Spatial Planning Mohammad Ramdhan Pomanto said that, since 2013, the sea level in Makassar Strait has risen to 7.5 centimeters. In fact, the sea level rise of every one meter, will damage 100-meter of coastal areas.

⁶⁶ Semarang Kota Urban yang Rentan Perubahan Iklim, <http://ekuatorial.com/climate-change/indonesian-semarang-kota-urban-yang-rentan-perubahan-iklim#!/story=post-4966&loc=-6.981675000000019,451.27456800625004,7>

⁶⁷ Tahun 2025, Makassar Diprediksi Tenggelam. <http://makassar.tribunnews.com/2014/02/28/tahun-2025-makassar-diprediksi-tenggelam?page=2>

Initiatives of Urban Residents to Confront Crisis in Indonesia

Knowledge of residents around the riverbanks is important, because on all counts they will later be at the forefront in caring for the river crossing Solo City
(Dr.Eng Kusumadigdaya, Kampungnesia, Solo)

Jakarta

Komunitas Ciliwung Merdeka is a movement that can be said quite successful in the empowerment of the surrounding residents that are always blamed in case of floods due to littering. Ciliwung Merdeka then proposed an alternative concept to accommodate the objective of the local government in order for streams to be well ordered, reduce shallowing and widen the river, as well as create a culture of environmental care. The concept is called "Kampung Susun" by widening the river to 35 meters, the banks of approximately 6 meters and the construction of five floors upwards for better structuring and effectiveness of space in Ciliwung. It can also be built roads accessible by fire engines and 2 meters of river banks for a green space. On the ground floor is allocated to people who own their own business and then provided a public space to interact. It is unfortunate that the concept of "Kampung Susun" does not get the attention of the provincial government of DKI Jakarta⁶⁸.

⁶⁸ Alghiffari Aqsa, <https://alghif.wordpress.com/2014/09/22/beberapa-solusi-alternatif-tanpa-penggusuran-paksa/>

The same initiative also occurred in North Jakarta. A total of 77 heads of households in Semper Timur Village, Cilincing District, North Jakarta was forcibly evicted by the provincial government and the Mayor of North Jakarta with a variety of reasons: residents were considered establishing land without permission, the land would be used for a channel of Cakung Lama Stream, and would be built *rusunami*. There was no alternative solution offered by the government and the forced eviction was conducted in the morning, namely at 05:00 on November 18, 2009. The residents then conducted group action to the Governor, the Mayor of North Jakarta, Head of PP municipal police and Head of Cilincing District. The residents' action was won by the District Court of Central Jakarta, High Court of DIK Jakarta, and now the case is still in the Supreme Court⁶⁹.

After the eviction, the residents continued to occupy the land and fight for the right to their housing. The residents helped by the Komunitas Arsitek and LBH Jakarta then proposed alternative concepts for living by performing land division and arrangement. Assisted by Komunitas Arsitek, the residents arranged their own concept to produce a four alternative arrangement in an area of approximately 3 hectares. Each arrangement consisted of community land (24-31%) and the land of PT. Pulo Mas claiming the land (60-70%). The concept has been submitted to the Mayor of North Jakarta and the provincial

⁶⁹ Ibid

government of DKI, but there is no continuation of the implementation of the concept prepared in a participatory manner and paying attention to the interests of all parties⁷⁰.

The residents in Ciracas, East Jakarta also move to overcome the urban crisis. Vegetable gardens of residents are situated in the area of Ciracas, East Jakarta, and have an area of approximately 5.5 hectares and occupied by 281 heads of household. The residents have occupied the Vegetable Gardens 5-20 years. Then in 2009 appeared the claims of *Perum Penumpang Djakarta* (PPD) that the land was the property of PPD and asked the residents to leave the land. The residents refused the eviction plan that would be done by the Mayor of East Jakarta on request of PPD⁷¹.

Various attempts were made by the residents of the Vegetable Gardens to prevent forced evictions, including proposing the concept for the land to PPD and the Mayor of North Jakarta. As for the concept was to conduct a land division of 5.5 (55,000 m²) Ha into: the construction of 200 houses for Type 36/60 with a total of 12,000 m², 1.5 ha of agricultural land, 3,000 m² of public facilities and 2.5 Ha of PPD. The concept for the land was well received by Commission II of the House of Representatives taking care of the land. One of the supporters of the concept is Mr. Basuki Tjahja Purnama (Ahok), members of Commission II of the House of Representatives who later became

⁷⁰ Ibid

⁷¹ Ibid

the Governor of Jakarta. Unfortunately, there was no solution to the conflict of land. The residents still occupy the land, but not in a clear status. Even Ahok who previously agreed the land division, after serving as the Deputy Governor of Jakarta, preferred the residents living in flats (*rusun*), where the residents refused by considering the flats are not the best solution for their lives⁷².

In terms of policy, Forum Warga Kota (FAKTA) Jakarta with LBH Jakarta initiative had an initiative to prepare the Standard Operation Procedure (SOP) for the eviction of residents. "So far, urban poor residents became victims of evictions in the name of city planning," said Azas Tigor Nainggolan, Chairman FAKTA Jakarta⁷³, "Ironically, until now the government has no SOP of eviction against its residents, which is why the violation of human rights (HAM) occurred in each eviction of residents."

On November 26, 2015, at the office of FAKTA Jakarta, some victims and potential victims of evictions in Jakarta gathered to formulate SOP eviction in the framework of the right on housing for urban poor residents. "In addition, the formulation of SOP Eviction is used as a common agenda in advocating cases of evictions that keep going on so far both in Jakarta or in other cities," said Azas Tigor Nainggolan.

a. Yogjakarta

⁷² *ibid*

⁷³ FGD SOP Penggusuran, November 26, 2015, at FAKTA office, Jakarta.

Yogyakarta also have the same problem with other cities. Urban crisis marginalizing poorer residents also occurred in this student city. Not infrequent, the threat of eviction occurred in Yogyakarta City.

Arsitek Komunitas (ARKOM) Yogyakarta is one of the civil society organizations that actively provide assistance to poor residents in Yogyakarta City. ARKOM accompanies riverbank residents to organize themselves. There are two communities of riverbank residents accompanied by ARKOM Our Voice visit on Monday, June 24, 2013, namely the community of Gajawong and Winongo riverbanks residents. ARKOM also initiates residents to form Paguyuban Kali Jawi⁷⁴.

The focus of the activities undertaken by this Paguyuban is the management of funds. Paguyuban Kali Jawi formed a group of *arisan*, a group consisting of ten people. The money earned is used for home renovation, in order for the homes of riverbank residents to meet health standards, "If the residents are healthy then the money is not spent on treatment" said Imam, an activist of ARKOM⁷⁵.

When one of the residents gets *arisan* for home renovations, then the nine other residents by mutual assistance help the resident in renovating the house. Not only that, there is a part of the money from *arisan* that should not be taken yet collected, so that residents can buy formal land. Then, Paguyuban Kali Jawi

⁷⁴ Merintis Mandiri Di Bantaran Kali, <http://www.suarakita.org/2013/06/merintis-mandiri-di-bantaran-kali/>

⁷⁵ *ibid*

also manages funds of the residents to make a community hall, which is used for community activities, such as residents' meetings⁷⁶.

The result is now in the two communities have been established two community halls which can be used for community activities. And on Winongo riverbanks of Jatimulyo Hamlet, the environment is beautifully arranged. Houses are arranged in order; streets are arranged from Conblock. Ainun, a riverbank resident, said that as a resident who occupied the land informally, the local government aid did not often arrive at them. "We do something like this because we tired of waiting for the government aid," said Ainun⁷⁷.

Surabaya

The history of the settlement in the river that divides Surabaya City has been around for hundreds of years, since the Dutch colonial era. The condition was then increasingly crowded and in 2002 reached 1,359 buildings in Surabaya river and 1,422 buildings in Jagir River Wonokromo. On the grounds of normalization and structuring, in 2002, some residents were successfully evicted by the government of Surabaya. The residents then protested and organized to resist eviction⁷⁸.

⁷⁶ ibid

⁷⁷ ibid

⁷⁸ Alghiffari Aqsa, <https://alghif.wordpress.com/2014/09/22/beberapa-solusi-alternatif-tanpa-penggusuran-paksa/>

Paguyuban Warga Stren Kali Surabaya (PWSKS) together with UPC, Uplink, academics, architects, and other organizations then organized themselves and prepared an alternative to avoid eviction. The residents then took an initiative to roll back their house and reverse the front apparent position of the house to overlook the river, composting efforts, Jogo River program in order to maintain the cleanliness of the river to greening the hamlet⁷⁹.

Makassar

Eviction of urban poor residents issues occurred in Pisang Hamlet. The hamlet has an area of approximately 3.7 hectares, with a population of approximately 40 heads of household, 240 inhabitants. The residents of Pisang Hamlet conducted a meeting several times to make a deal on the restructuring of their own hamlet (houses, infrastructure, public facilities, community halls, waste management). With the aid of an architect student, CO KPRM and a national network of UPC, as well as Bangkok ACCA program, with residents took measurements of land and houses, and then made agreements as follows⁸⁰:

1. The residents are willing to cooperate with municipalities and landowners, as well as other competent parties in resolving disputes out of court.

⁷⁹ ibid

⁸⁰ ibid

2. The residents are willing to unite their house in a residential block, and create a "lay-out" of new land in accordance with the area required.
3. The residents are capable of rearranging of their settlements, in particular for the legality of land, housing, community halls and waste management unit.
4. KPRM as a companion organization of the residents is capable of organizing and mobilizing supporting networks needed for the settlement arrangement of Pisang Hamlet.

The solutions above showed that forced evictions could be avoided not only by relocating, but also with a solution of land sharing. Administrative problems, proof and ownership of letters can be addressed with a "win-win solution".

Kendari

The community of Kendari also moved to address urban problems. A total of 55 families in Kendari was involved in the participatory relocation process moving residents as far as 500 m from their original settlement. The relocation process and the development planning were conducted in participatory with residents and facilitated by Rujak Center for Urban Studies (RCUS) and the network of arsitek komunitas Yogya (ARKOM-Yogyakarta)⁸¹.

⁸¹ Alghiffari Aqsa, <https://alghif.wordpress.com/2014/09/22/beberapa-solusi-alternatif-tanpa-penggusuran-paksa/>

Land with an area of 1.8 hectares provided by the government was not given freely. The residents paid installments for the cost of land and construction of houses through savings groups formed by the residents. After 20 years, the land tenure will be Right of Ownership which previously Right to Build (*Hak Guna Bangunan/HGB*⁸²) .

Deputy Mayor of Kendari said that the process in Bungkutoko would be a forerunner for the approach of City Wide Upgrading with the residents involved in the whole process. It is hoped that this approach can overcome the poverty problems in Kendari because it gives assurance to settle⁸³.

Solo

Ecological crisis in Solo City, characterized by poor water river quality that crosses the city also raise the residents of the city to move. Kampungnesia is a civil society group with backgrounds of lecturers in UNS from various disciplines. The group started the movement with students and riverbank residents to save the river crossing Solo City.

"We are together with the students and the riverbank residents are mapping the rivers crossing Solo City," said Dr. Eng Kusumadigdaya, a lecturer of the Department of Architecture of UNS who is also an activist of Kampungnesia Solo⁸⁴, "By mapping

⁸² *ibid*

⁸³ *ibid*

⁸⁴ Interview on December 23, 2015

a lot of data related to river will be collected, not just physical data, but also health, social and economic."

With the activity mapping, continued Kusumaningdyah, was also documented insights of the riverbank residents in interacting with the river. "Knowledge of the residents around the riverbanks is important, because on all accounts well they later will be at the forefront in caring for the river crossing Solo City," he said, "The mapping activity also encourages a shared learning process among academics, students and the community around the riverbanks in caring for the river in Solo City."

b. Semarang

Since 1990s the people of Tapak, Tugurejo Village, Tugu Kota District, Semarang suffered from environmental issues. The village located on the north coast suffered from coastal erosion, intrusion causing well waters to become brackish, floods and pollution by industrial waste of Tapak River originating from factories in the upstream of Tapak watershed.

The environmental issues have a negative impact on the socio-economic conditions of the people of Tapak mostly fish farmers. Their embankment land were damaged by erosion, salinity, pollution by industrial waste water and floods. Consequently, their embankment which was formerly productive could not almost produce at all.

The post-pollution was conducted by some industrial areaa in the Area of Tambak Aji. The community wriggled with initiative activities through fish farmer groups and the association of Pemuda Peduli lingkungan tapak (PRENJAK). Their activities were to conserve mangrove, develop aquaculture, eco-tourism and environmental education.

After two decades, the results of their efforts could be seen, that the mangrove forests in Tapak were gradually able to support them, both ecologically, economically and educationally. Ecologically: Tapak is now no longer stinging hot, the air is cooler. Coastal abrasion is successfully detained by APO and mangrove forests and floods are no longer hit Tapak.

These efforts bear success, namely in 2012, the area of Tapak through PRENJAK even received an award of Winner I of greening competition in a category of Nature Lovers Group (*Kelompok Pecinta Alam/KPA*) at Central Java Province Level. Another award was Winner II of greening competition in a category of Nature Lovers Group (*Kelompok Pecinta Alam/KPA*) at National Level.