

ABSTRAK

Rumah negara di Indonesia mengalami banyak problematika, terutama terkait penghunian. Permasalahan terkait penghunian yaitu rumah negara yang belum dimanfaatkan secara optimal. Penelitian ini bertujuan untuk mengetahui proses penghunian rumah negara pada KPPN Langsa, beserta permasalahan dan tindak lanjut yang diupayakan. Metode penelitian menggunakan studi kepustakaan dan studi lapangan. Data yang digunakan didapatkan dari literasi buku, peraturan, dan jurnal terkait objek penelitian. Selanjutnya disesuaikan dengan hasil wawancara dan observasi objek. Berdasarkan hasil penelitian, terdapat beberapa perbedaan proses dengan Keputusan Menteri Keuangan Nomor 334/KMK.01/2021 terutama surat izin penghunian. Selain itu, keterbatasan biaya pemeliharaan, jumlah rumah negara, peruntukkan, dan ketetapan penghunian menimbulkan permasalahan. Pengajuan penetapan surat izin penghunian seringkali mengalami keterlambatan. Atas permasalahan tersebut, dilakukan upaya penyelesaian agar terciptanya optimalisasi aset yang tertib hukum. Terkait perubahan yang dilakukan pada rumah negara yang mengakibatkan penambahan luas bangunan perlu disesuaikan dalam surat izin penghunian. Perubahan tersebut ditindaklanjuti dengan perubahan penetapan status penggunaan. Sehingga peruntukkan dan besaran sewa rumah negara sesuai dengan kondisi fisik.

Kata Kunci: Barang Milik Negara, Rumah Negara, Penghunian

ABSTRACT

State houses in Indonesia suffer many problems, especially related to housing. An issue related to occupancy is the optimal use of public housing. This study aims to determine the process of occupying a state house at KPPN Langsa, along with the problems and follow-up efforts. The research method uses library research and field studies. The data used were from book literacy, regulations, and journals relevant to the study subjects. As well, it adjusts to the results of interviews and aim observations. Based on the results of the study, there are several differences in the process with the Decree of the Minister of Finance Number 334/KMK.01/2021, especially the house permit. More than that, limited maintenance costs, the number of state houses, designations, and occupancy provisions create problems. Application for extension of housing permit is determined. In response to these problems, efforts making to solve them to create the best legal order of assets. As for changes made to state houses that result in more building areas, it needs to adjust the occupancy permit. These changes follow up with changes to the determination of the use status. Hence, the name and amount of public rental housing rent are determined according to the actual situation.

Keyword: State Asset, State's Housing, Occupancy