Pemilihan Kontraktor Proyek Perumahan dengan Metode Multivariate Discriminant Analysis dan Analytical Hierarchy Process

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Abstrak

The increasing prices of land and housing properties makes developing housing projects more expensive for developer. To overcome this problem, selection of contractor which has high efficiency, Optimizing cost to meet concepts and specifications of housing project with well planned time, is essential. There are two process of contractor selection which are pre-qualification and tendering process as follow up from pre-qualification process. In this paper, writer use multivariate discriminant analysis method for pre-qualification and analytical hierarchy process method for tendering process. Multivariate discriminant analysis method use statistical analysis to classify cases _from the independent variable into a group or dependent variable. Analytical hierarchy process method is a comprehensive method which is provides the ability to unite quantitative and qualitative factors in decision making for individual or group. As the results of this research, from the pre-qualification process a model or a discriminant function is generated which can classify qualified contractor so that this contractor can move on to the next process (tendering) based on determining criterions. From the tendering process, every criterions and sub criterions are given a weight which will affect in contractor selection.