

DAFTAR ISI

HALAMAN PERSETUJUAN DAN PENGESAHAN.....	i
HALAMAN PERNYATAAN	ii
KATA PENGANTAR.....	iii
ABSTRAK	v
ABSTRACT.....	vi
DAFTAR ISI.....	vii
DAFTAR GAMBAR.....	xiii
DAFTAR TABEL	xvi
BAB I.....	1
PENDAHULUAN	1
1.1 Latar Belakang	1
1.2 Identifikasi Masalah.....	3
1.3 Rumusan Masalah.....	4
1.4 Tujuan dan Manfaat Perancangan.....	5
1.5 Manfaat Perancangan.....	5
1.6 Batasan Perancangan	6
1.7 Metode Perancangan.....	6
1.8 KERangka Berfikir.....	9
1.9 Sistematika Pembahasan.....	10
BAB II	11
KAJIAN LITERATUR DAN DATA PERANCANGAN	11
2.1 Kajian Literatur	11
2.1.1 Coworking Space	11
2.1.1.1 Definisi Coworking Space	11
2.1.1.2 Prinsip Khusus Coworking Space.....	11
2.1.1.3 Klasifikasi Coworking Space.....	11
2.1.1.4 Tipologi Coworking Space	12
2.1.1.5 Kegiatan Utama dalam Coworking Space	16
2.1.1.6 Elemen Interior Dalam Coworking Space	17

2.1.1.7	Standarisasi Ruang dan Luasan Coworking Space	31
2.1.2	Tinjauan Aktivitas yang Mempengaruhi Perilaku dalam Desain Interior	47
2.1.2.1	Pengertian Aktivitas	47
2.1.2.2	Pengertian Perilaku	47
2.1.2.3	Pengertian Desain Interior	47
2.1.2.4	Pengertian Aktivitas yang Mempengaruhi Perilaku dalam Interior	47
2.1.2.5	Faktor yang Mempengaruhi Perilaku.....	48
2.2	Studi Kasus	50
2.2.1	Bandung Digital Valley	50
2.2.1.1	Profil Perusahaan	50
2.2.1.2	Analisa Jenis Fasilitas	51
2.2.1.3	Organisasi Ruang	52
2.2.1.4	Sirkulasi	52
2.2.1.5	Material dan Warna.....	53
2.2.1.6	Pencahayaan.....	54
2.2.1.7	Penghawaan	55
2.2.1.8	Keamanan	55
2.2.1.9	Kebisingan/Akustik.....	55
2.2.1.10	Nilai Komunitas	56
2.2.2	Co&Co Space.....	57
2.2.2.1	Profil Perusahaan	57
2.2.2.2	Analisa Jenis Fasilitas	57
2.2.2.3	Organisasi Ruang	59
2.2.2.4	Sirkulasi	59
2.2.2.5	Material dan Warna.....	59
2.2.2.6	Pencahayaan	61
2.2.2.7	Penghawaan	62
2.2.2.8	Keamanan	62
2.2.2.9	Kebisingan/Akustik.....	62
2.2.2.10	Nilai Komunitas	63
2.3.1	Lokasi Space	63

2.2.3.1	Profil Perusahaan	63
2.2.3.2	Analisa Jenis Fasilitas	64
2.2.3.3	Organisasi Ruang	65
2.2.3.4	Sirkulasi	66
2.2.3.5	Material dan Warna.....	66
2.2.3.6	Pencahayaan	67
2.2.3.7	Penghawaan	68
2.2.3.8	Keamanan	68
2.2.3.9	Kebisingan/Akustik.....	69
2.2.3.10	Nilai Komunitas	69
2.3	Tabel Komparasi	70
2.4	Data dan Analisis Perancangan.....	76
2.4.1	Profil Proyek	76
2.4.2	Analisis Site Lokasi Terpilih	76
2.4.3	Analisis Potensi Site	77
2.4.4	Analisi Pencapaian Site.....	78
2.4.5	Analisis Kebisingan	79
2.4.6	Analisi View dan Orientasi	79
2.4.7	Analisis Ketinggian.....	80
2.4.8	Analisis Orientasi Matahari	81
BAB III	82
DATA PERANCANGAN	82
3.1	Tema Perancangan	82
3.2	Konsep Perancangan	83
3.2.1	Konsep Organisasi Ruang.....	83
3.2.1.1	Zoning	83
3.2.1.2	Blocking	85
3.2.1.3	Diagram Matrix.....	88
3.2.2	Konsep Sirkulasi	90
3.2.3	Konsep Bentuk.....	93
3.2.4	Konsep Material.....	94

3.2.5 Konsep Warna.....	96
3.2.6 Konsep Pencahayaan	97
3.2.7 Konsep Penghawaan	99
3.2.8 Konsep Keamanan	100
BAB IV	102
KONSEP PERANCANGAN VISUAL DENAH KHUSUS.....	102
4.1 Pemilihan Denah Khusus.....	102
4.2 Konsep Tata Ruang dan Penyelesaian Elemen Interior	102
4.2.1 Lounge	103
4.2.1.1 Layout	103
4.2.1.2 Penyelesaian Lantai	103
4.2.1.3 Dinding	104
4.2.1.4 Ceiling.....	104
4.2.1.5 Furniture.....	105
4.2.2 Locker Area	106
4.2.2.1 Layout	106
4.2.2.2 Penyelesaian Lantai	106
4.2.2.3 Dinding	107
4.2.2.4 Ceiling.....	108
4.2.2.5 Furniture.....	108
4.2.3 Entertainment Area	109
4.2.3.1 Layout	109
4.2.3.2 Penyelesaian Lantai	109
4.2.3.3 Dinding	110
4.2.3.4 Ceiling.....	110
4.2.3.5 Furniture.....	111
4.2.4 Designated Desk Type 1 & 2.....	112
4.2.4.1 Layout	112
4.2.4.2 Penyelesaian Lantai	112
4.2.4.3 Dinding	113
4.2.4.4 Ceiling.....	114

4.2.4.5 Furniture.....	115
4.2.5 Brainstorming Area Type 1 & 2	115
4.2.5.1 Layout	115
4.2.5.2 Penyelesaian Lantai	116
4.2.5.3 Dinding	116
4.2.5.4 Ceiling.....	117
4.2.5.5 Furniture.....	118
4.2.6 Collective Common Area Type 2	119
4.2.6.1 Layout	119
4.2.6.2 Penyelesaian Lantai	120
4.2.6.3 Dinding	120
4.2.6.4 Ceiling.....	120
4.2.6.5 Furniture.....	122
4.2.7 Designated Desk Type 3	122
4.2.7.1 Layout	122
4.2.7.2 Penyelesaian Lantai	123
4.2.7.3 Dinding	123
4.2.7.4 Ceiling.....	124
4.2.7.5 Furniture.....	124
4.2.8 Designated Desk Type 4	125
4.2.8.1 Layout	125
4.2.8.2 Penyelesaian Lantai	125
4.2.8.3 Dinding	126
4.2.8.4 Ceiling.....	126
4.2.8.5 Furniture.....	128
4.2.9 Designated Desl Type 5	128
4.2.9.1 Layout	128
4.2.9.2 Penyelesaian Lantai	129
4.2.9.3 Dinding	129
4.2.9.4 Ceiling.....	130
4.2.9.5 Furniture.....	130

4.2.10 Pantry	131
4.2.10.1 Layout	131
4.2.10.2 Penyelesaian Lantai	131
4.2.10.3 Dinding	132
4.2.10.4 Ceiling.....	132
4.2.10.5 Furniture.....	133
4.2.11 Pantry	133
4.2.11.1 Layout	133
4.2.11.2 Penyelesaian Lantai	133
4.2.11.3 Dinding	134
4.2.11.4 Ceiling.....	135
4.2.11.5 Furniture.....	135
4.2.12 Quite Space	135
4.2.12.1 Layout	136
4.2.12.2 Penyelesaian Lantai	136
4.2.12.3 Dinding	136
4.2.12.4 Ceiling.....	137
4.2.12.5 Furniture.....	138
4.3 Persyaratan Teknis Ruang.....	139
4.3.1 Sistem Penghawaan	138
4.3.2 Sistem Pencahayaan.....	138
4.3.2 Sistem Keamanan.....	139
BAB V	140
KESIMPULAN DAN SARAN	140
5.1 KESIMPULAN.....	140
5.2 SARAN	143
DAFTAR PUSTAKA.....	144
LAMPIRAN.....	145

DAFTAR GAMBAR

Gambar 2.1 Interior Betahaus di Berlin.....	13
Gambar 2.2 Interior Parisian Soleilles Coworking di Paris.....	14
Gambar 2.3 Interior Network Orange Coworking Space di Toronto	15
Gambar 2.4 Interior Startup Sauna di Helsinki.....	15
Gambar 2.5 Kegiatan Utama Coworking Space.....	17
Gambar 2.6 Kegiatan Utama Coworking Space.....	17
Gambar 2.7 Kegiatan Utama Coworking Space.....	18
Gambar 2.8 Kegiatan Utama Coworking Space.....	18
Gambar 2.9 Kegiatan Utama Coworking Space.....	18
Gambar 2.10 Pola Sirkulasi Coworking Space.....	19
Gambar 2.11 Contoh Penerapan Sirkulasi Pada Coworking Space.....	20
Gambar 2.12 Dimensi Sirkulasi Ideal Pada Coworking Space.....	21
Gambar 2.13 Bentuk Pola Linier	21
Gambar 2.14 Bentuk Pola Memusat	21
Gambar 2.15 Munsell Color System.....	22
Gambar 2.16 Contoh Sistem Pencahayaan Direct Lighting	24
Gambar 2.17 Contoh Sistem Pencahayaan Indirect Lighting.....	24
Gambar 2.18 Contoh Sistem Pencahayaan Direct/Indirect Lighting	24
Gambar 2.19 Contoh Jenis Pencahayaan General Lightitng	25
Gambar 2.20 Contoh Sistem Pencahayaan Local Lighting	25
Gambar 2.21 Contoh Sistem Pencahayaan Accent Lighting	26
Gambar 2.22 Contoh Sistem Pencahayaan Task Lighting.....	26
Gambar 2.23 Contoh Sistem Penghawaan Ducting AC	27
Gambar 2.24 Contoh Jenis Penghawaan AC Cassete.....	27
Gambar 2.25 Contoh Receptionist Area di WeWork Wei Hailu Shanghai.....	32
Gambar 2.26 Contoh Waiting Area di NeueHouse Hollywood.....	33
Gambar 2.27 Contoh Storeroom Module di GoWork Jakarta	34
Gambar 2.28 Contoh Conference Area di The Cluster Mellbourne	35
Gambar 2.29 Contoh Meeting Room Area di NeueHouse Hollywood	36

Gambar 2.30 Contoh Coworking Space Area di NeueHouse Hollywood.....	37
Gambar 2.31 Contoh Individual Work Area di NeueHouse Hollywood.....	38
Gambar 2.32 Contoh Private Office Area di NeueHouse Hollywood.....	39
Gambar 2.33 Contoh Outdoor Area di Squarespace Office di New York.....	40
Gambar 2.34 Contoh Collective Common Area di NeueHouse Hollywood	41
Gambar 2.35 Contoh Reprographics Area di WeWork 12 East New York	42
Gambar 2.36 Contoh Games Area di WeWork 175 Varick St New York	43
Gambar 2.37 Contoh Manager Office di Dplus Global Office Guangzhou	44
Gambar 2.38 Contoh Office For Specialist si SD Captial Office Kiev	44
Gambar 2.39 Contoh Archive Room di The Wave II Coworking Office.....	45
Gambar 2.40 Contoh Cafeteria di WeWork Wei Hailu Shanghai	46
Gambar 2.41 Logo Bandung Digital Valley	50
Gambar 2.42 Organisasi Ruang Bandung Digital Valley.....	52
Gambar 2.43 Sirkulasi Ruang Bandung Digital Valley.....	52
Gambar 2.44 Pencahayaan Buatan Pada Bandung Digital Valley	54
Gambar 2.45 Pencahayaan Alami Pada Bandung Digital Valley.....	54
Gambar 2.46 Penghawaan Pada Bandung Digital Valley	55
Gambar 2.47 Keamanan Pada Bandung Digital Valley.....	55
Gambar 2.48 Kebisingan/Akustik Pada Bandung Digital Valley.....	56
Gambar 2.49 Nilai Komunitas Pada Bandung Digital Valley	56
Gambar 2.50 Logo Co&Co Space	57
Gambar 2.51 Organisasi Ruang Co&Co Space	59
Gambar 2.52 Sirkulasi Ruang Co&Co Space.....	59
Gambar 2.53 Pencahayaan Buatan Pada Co&Co Space	61
Gambar 2.54 Pencahayaan Alami Pada Co&Co Space	61
Gambar 2.55 Penghawaan Pada Co&Co Space.....	62
Gambar 2.56 Keamanan Pada Co&Co Space.....	62
Gambar 2.57 Kebisingan/Akustik Co&Co Space.....	63
Gambar 2.58 Nilai Komunitas Pada Co&Co Space	63
Gambar 2.59 Logo Lokasi Space.....	57
Gambar 2.60 Organisasi Ruang Lokasi Space.....	66

Gambar 2.61 Sirkulasi Ruang Lokasi Space.....	66
Gambar 2.62 Pencahayaan Buatan Pada Lokasi Space	67
Gambar 2.63 Pencahayaan Alami Pada Lokasi Space.....	68
Gambar 2.64 Penghawaan Pada Lokasi Space	68
Gambar 2.65 Keamanan Pada Lokasi Space	68
Gambar 2.66 Kebisingan/Akustik Lokasi Space	69
Gambar 2.67 Nilai Komunitas Pada Lokasi Space.....	69
Gambar 2.68 Analisa Site Terpilih	66
Gambar 2.69 Kondisi Eksisting dan Potensi Sekitar Site	77
Gambar 2.70 Analisis Pencapaian Site	78
Gambar 2.71 Analisis Kebisingan	79
Gambar 2.72 Analisis Orientasi dan View	79
Gambar 2.73 Analisis Orientasi Matahari	81
Gambar 3.1 Bagan Pemikiran Tema dan Konsep.....	82
Gambar 3.2 Zoning Lantai 1	84
Gambar 3.3 Zoning Lantai 2.....	84
Gambar 3.4 Zoning Lantai 3.....	85
Gambar 3.5 Zoning Lantai 4.....	85
Gambar 3.6 Blocking Lantai 1	86
Gambar 3.7 Blocking Lantai 2.....	87
Gambar 3.8 Blocking Lantai 3.....	88
Gambar 3.9 Blocking Lantai 4.....	88
Gambar 3.10 Diagram Matriks Lantai 1	89
Gambar 3.11 Diagram Matriks Lantai 2	89
Gambar 3.12 Diagram Matriks Lantai 3	90
Gambar 3.13 Diagram Matriks Lantai 4.....	90
Gambar 3.14 Sirkulasi Lantai 1	91
Gambar 3.15 Sirkulasi Lantai 2	91
Gambar 3.16 Sirkulasi Lantai 3	92
Gambar 3.17 Sirkulasi Lantai 4	93
Gambar 3.18 Perspective 1 Konsep Bentuk	93

Gambar 3.19 Perspective 1 Material Dinding.....	94
Gambar 3.20 Perspective 2 Material Dinding.....	94
Gambar 3.21 Material Dinding.....	95
Gambar 3.22 Perspective 1 Material Lantai	95
Gambar 3.23 Perspective 2 Material Lantai	95
Gambar 3.24 Perspective 3 Material Lantai	96
Gambar 3.25 Material Lantai	96
Gambar 3.26 Perspective 1 Warna.....	97
Gambar 3.27 Warna	97
Gambar 3.28 Perspective 1 Pencahayaan Alami	98
Gambar 3.29 Perspective 1 General Lighting.....	98
Gambar 3.30 Perspective 2 Accent Lighting	98
Gambar 3.31 Perspective 3 Local Lighting	99
Gambar 3.32 Perspective 4 Task Lighting.....	99
Gambar 3.33 Perspective 1 Pengawaan AC Cassete	100
Gambar 3.34 Perspective 2 Penghawaan Linear Deffuser.....	100
Gambar 3.35 Perspective 1 Sistem Keamanan	101
Gambar 4.1 Area Denah Khusus	102
Gambar 4.2 Layout Lounge Area	103
Gambar 4.3 Perspective View 1 Lounge Area.....	104
Gambar 4.4 Ceiling Lounge Area.....	105
Gambar 4.5 Perspective View 2 Longe Area.....	106
Gambar 4.6 Layout Locker Area	106
Gambar 4.7 Perspective View 1 Locker Area	107
Gambar 4.8 Ceiling Locker Area.....	108
Gambar 4.9 Layout Entertainment Area.....	109
Gambar 4.10 Perspective View 1 Entertainment Area	110
Gambar 4.11 Ceiling Entertainment Area	108
Gambar 4.12 Perspective View 2 Entertainment Area	111
Gambar 4.13 Layout Designated Desk Type 1 & 2.....	112
Gambar 4.14 Perspective View 1 Designated Desk Type 1 & 2	113

Gambar 4.15 Ceiling Designated Desk Type 1 & 2	114
Gambar 4.16 Perspective View 2 Designated Desk Type 1 & 2	115
Gambar 4.17 Layout Brainstorming Area Type 1 & 2	116
Gambar 4.18 Perspective View 1 Brainstorming Area Type 1 & 2	117
Gambar 4.19 Ceiling Brainstorming Area Type 1 & 2.....	118
Gambar 4.20 Perspective View 2 Brainstorming Area Type 1 & 2	119
Gambar 4.21 Perspective View 3 Brainstorming Area Type 1 & 2	119
Gambar 4.22 Layout Collective Common Area Type 2	120
Gambar 4.23 Ceiling Brainstorming Area Type 1 & 2.....	121
Gambar 4.24 Perspective View 1 Collective Common Area Type 2	121
Gambar 4.25 Perspective View 2 Collective Common Area Type 2	122
Gambar 4.26 Layout Designated Desk Type 3.....	123
Gambar 4.27 Perspective View 1 Designated Desk Type 3	123
Gambar 4.28 Ceiling Designated Desk Type 3	124
Gambar 4.29 Perspective View 2 Designated Desk Type 3	125
Gambar 4.30 Layout Designated Desk Type 4.....	125
Gambar 4.31 Ceiling Designated Desk Type 4	127
Gambar 4.32 Perspective View 1 Designated Desk Type 4	127
Gambar 4.33 Perspective View 2 Designated Desk Type 4.....	128
Gambar 4.34 Layout Designated Desk Type 5.....	128
Gambar 4.35 Perspective View 1 Designated Desk Type 5	129
Gambar 4.36 Ceiling Designated Desk Type 5	130
Gambar 4.37 Layout Pantry	131
Gambar 4.38 Perspective View 1 Pantry	132
Gambar 4.39 Ceiling Designated Desk Pantry	132
Gambar 4.40 Layout Copy Area.....	133
Gambar 4.41 Perspective View 1 Copy Area	134
Gambar 4.42 Ceiling Copy Area	135
Gambar 4.43 Layout Quite Space.....	136
Gambar 4.44 Perspective View 1 Quite Space	137
Gambar 4.45 Ceiling Quite Space	137

Gambar 4.46 Perspective View 2 Quite Space	138
Gambar 5.1 Hasil Desain Lounge Area	141
Gambar 5.2 Hasil Desain Entertainment Area dan Collective Common Area Type 2	141
Gambar 5.3 Hasil Desain Brainstorming Area	141
Gambar 5.4 Hasil Desain Pantry dan Copy Area	141
Gambar 5.5 Hasil Desain Designated Desk Type 1,2, dan 3	141
Gambar 5.6 Hasil Desain Designated Desk Type 4 dan 5	141

DAFTAR TABEL

Tabel 1.1 Kerangka Perancangan	9
Tabel 2.1 Tabel Standarisasi Lux Ruang	23
Tabel 2.2 Tabel Standarisasi Kebisingan Dalam Ruang	28
Tabel 2.3 Tabel Sistem Peringatan Bahaya	29
Tabel 2.4 Tabel Sistem Proteksi Kebakaran	30
Tabel 2.5 Tabel Standarisasi Reception Area	31
Tabel 2.6 Tabel Standarisasi Waiting Area	32
Tabel 2.7 Tabel Standarisasi Storeroom Module.....	33
Tabel 2.8 Tabel Standarisasi Conference Area.....	34
Tabel 2.9 Tabel Standarisasi Meeting Room Area	35
Tabel 2.10 Tabel Standarisasi Coworking Space Area.....	36
Tabel 2.11 Tabel Standarisasi Individual Work Area.....	37
Tabel 2.12 Tabel Standarisasi Private Office Area.....	39
Tabel 2.13 Tabel Standarisasi Outdoor Area	39
Tabel 2.14 Tabel Standarisasi Collective Common Area	40
Tabel 2.15 Tabel Standarisasi Reprographics Area	41
Tabel 2.16 Tabel Standarisasi Game Area.....	42
Tabel 2.17 Tabel Standarisasi Manager Office.....	43
Tabel 2.18 Tabel Standarisasi Office for Specialist Service.....	44
Tabel 2.19 Tabel Standarisasi Archive Room	45
Tabel 2.20 Tabel Standarisasi Tabel Standarisasi Cafeteria.....	46
Tabel 2.21 Tabel Analisa Fasilitas Bandung Digital Valley.....	51
Tabel 2.22 Tabel Analisa Material dan Warna	54
Tabel 2.23 Tabel Analisa Fasilitas Co&Co Space.....	58
Tabel 2.24 Tabel Analisa Material dan Warna	61
Tabel 2.25 Tabel Analisa Fasilitas Lokasi Space	65
Tabel 2.26 Tabel Analisa Material dan Warna	67
Tabel 2.27 Tabel Komparasi.....	75

Tabel 4.1 Tabel Penyelesaian Lantai Lounge Area	104
Tabel 4.2 Tabel Penyelesaian Dinding Lounge Area	104
Tabel 4.3 Tabel Penyelesaian Ceiling Lounge Area.....	105
Tabel 4.4 Tabel Penyelesaian Lantai Locker Area Area	107
Tabel 4.5 Tabel Penyelesaian Dinding Locker Area	107
Tabel 4.6 Tabel Penyelesaian Ceiling Locker Area.....	108
Tabel 4.7 Tabel Penyelesaian Lantai Entertainment Area.....	109
Tabel 4.8 Tabel Penyelesaian Dinding Entertainment Area.....	110
Tabel 4.9 Tabel Penyelesaian Ceiling Entertainment Area	111
Tabel 4.10 Tabel Penyelesaian Lantai Designated Desk Type 1 & 2.....	113
Tabel 4.11 Tabel Penyelesaian Dinding Designated Desk Type 1 & 2.....	113
Tabel 4.12 Tabel Penyelesaian Ceiling Designated Desk Type 1 & 2	114
Tabel 4.13 Tabel Penyelesaian Lantai Brainstorming Area Type 1 & 2	116
Tabel 4.14 Tabel Penyelesaian Dinding Brainstorming Area 1 & 2	117
Tabel 4.15 Tabel Penyelesaian Ceiling Brainstorming Area Type 1 & 2	118
Tabel 4.16 Tabel Penyelesaian Lantai Collective Common Area Type 2	120
Tabel 4.17 Tabel Penyelesaian Ceiling Collective Common Area Type 2	121
Tabel 4.18 Tabel Penyelesaian Lantai Designated Desk Type 3	123
Tabel 4.19 Tabel Penyelesaian Dinding Designated Desk Type 3	124
Tabel 4.20 Tabel Penyelesaian Ceiling Designated Desk Type 3	124
Tabel 4.21 Tabel Penyelesaian Lantai Designated Desk Type 4.....	126
Tabel 4.22 Tabel Penyelesaian Ceiling Designated Desk Type 4	127
Tabel 4.23 Tabel Penyelesaian Lantai Designated Desk Type 5	129
Tabel 4.24 Tabel Penyelesaian Dinding Designated Desk Type 5	129
Tabel 4.25 Tabel Penyelesaian Ceiling Designated Desk Type 5	130
Tabel 4.26 Tabel Penyelesaian Lantai Pantry.....	131
Tabel 4.27 Tabel Penyelesaian Dinding Pantry	132
Tabel 4.28 Tabel Penyelesaian Ceiling Pantry	133
Tabel 4.29 Tabel Penyelesaian Lantai Copy Area.....	134
Tabel 4.30 Tabel Penyelesaian Dinding Copy Area	135
Tabel 4.31 Tabel Penyelesaian Ceiling Copy Area	135

Tabel 4.32 Tabel Penyelesaian Lantai Quite Space.....	136
Tabel 4.33 Tabel Penyelesaian Dinding Quite Space.....	137
Tabel 4.34 Tabel Penyelesaian Ceiling Quite Space	138