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DRAFT
PRESIDENTIAL REGULATION OF THE REPUBLIC OF INDONESIA
NUMBER OF...
CONCERNING
SPATIAL MANAGEMENT FOR METROPOLITAN AREA
MAKASSAR, MAROS, SUNGGUMINASA, TAKALAR
WITH THE BLESSING OF ALMIGHTY GOD
THE PRESIDENT OF THE REPUBLIK OF INDONESIA,

- Considering:**
- a. that Makassar City has developed rapidly so that it connects to Maros urban area in Maros District, Sungguminasa urban area in Gowa District, and Takalar urban area in Takalar District, which become one unity of urban area so-called Mamminasata Metropolitan Area;
 - b. that Mamminasata Metropolitan Area constitutes one unity of ecosystem, economy, and socio-culture which requires an integrated spatial management, and needs for development as a part of national urban development system;
 - c. that based on Government Regulation No. 26 of 2008 concerning National Spatial Planning, Mamminasata Urban Area has been established as National Strategic Area; in order that it should be developed into an outstanding area in Eastern Part of Indonesia that relies on potentials of local and surrounding areas; and
 - d. that based on consideration as specified in points a, b, and c, it is indispensable to regulate the spatial planning of Mamminasata Metropolitan Area with Presidential Regulation;
- In view of:**
1. Article 4 Clause (1) of the 1945 Indonesian Constitution and its amendment;
 2. Law No. 26 of 2007 concerning Spatial Management (State Gazette No 68, supplement to State Gazette No. 4725);
 3. Government Regulation No. 26 of 2008 concerning National Spatial Plan (State Gazette of 2008 No 48, supplement to State Gazette No. 4833);



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DECIDES:

To Ordain: PRESIDENTIAL REGULATION OF THE THEPUBLIC OF INDONESIA
CONCERNING SPATIAL MANAGEMENT FOR METROPOLITAN
AREA OF MAKASSAR, MAROS, SUNGGUMINASA, TAKALAR.

**CHAPTER I
GENERAL PROVISION**

**Part One
Definitions**

Article 1

In this Presidential Decree, the following terms are defined as follows:

1. Space means a site that consists of land space, ocean space, and air space, including space within the earth as one united area, where humans and other creatures live, carry out activities and maintain sustainable life.
2. Spatial use is the form of space structure and space pattern.
3. Spatial structure is a structure of residential centers and infrastructure network systems which function as a support for the community's social economic activity which has functional relation in a hierarchy.
4. Spatial pattern is the distribution of space allocation in one area that covers space allocation for conservation and cultivation.
5. Spatial management is a system for the process of spatial planning, spatial utilization and control over spatial utilization.
6. Administration of spatial management is an activity that consists of regulation, guidance, execution, and supervision over spatial management.
7. Central Government, hereinafter referred to as the "Government", is the President of the Republic of Indonesia who holds the governing authority in the Republic of Indonesia as referred to in the 1945 Constitution of the Republic of Indonesia.
8. Local government means the Governor, Regent or Mayor and local officials as the executive elements of local governance.
9. Spatial management guidance is an effort to increase the performance of spatial management conducted by the Government, local government, and community.
10. Spatial management supervision is an effort that the spatial management can be realized in accordance with the prevailing laws and regulations.
11. Spatial planning is a process to determine spatial structure and spatial pattern that consists of formulation and establishment of spatial plan.
12. Spatial utilization is an effort to realize spatial structure and spatial pattern in accordance with the spatial plan through the formulation and execution of the program along with its funding.
13. Control over spatial utilization is an effort to realize an order of the spatial use.



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14. Spatial plan is the result of spatial planning process.
15. Region is space that constitutes geographical unity with all related elements whose boundaries and system are decided based on administrative and/or functional aspects.
16. Area is a region that functions mainly for conservation or cultivation.
17. Conservation Area is a region whose main function is to ensure environmental sustainability which consists of natural and artificial resources.
18. Wildlife reserve area is the area with certain characteristics, both in the land and in waters having main function as preserve area for diversity of plants and fauna as well as their ecosystem which also function as the life support system regime.
19. Local protection area is the area that provides protection to the surrounding area.
20. Disaster-prone area is the area which is susceptible to undergo natural disaster.
21. Cultural conservatory area is the area which constitutes location of high valuable buildings and typical natural geological forms which can be useful for science development.
22. Water absorbent regime is area which has main function as life support system protection for water management, flood control, erosion control, prevention of sea water intrusion, and maintenance of soil fertility.
23. River basin is unity of water sources management area within one or more river catchment areas and/or small islands whose width is less than or equal to 2,000 km²
24. River Catchment Area is a land area which constitutes a unity of rivers and their tributaries, and function to accommodate, store and flow water derived from rainfall into lake to the sea in natural way, in which the land boundary constitutes topographic separator and sea boundary is up to the waters having effect of land activities.
25. River border area is the area of left side and right side of the river, including artificial river/canal/primary irrigation channel, which has important benefits for sustaining conservation of river functions.
26. Coastal border area is the area along the coast which has important benefits for sustaining coastal functions.
27. Wellspring vicinity area is the area around the spring which has important benefits for sustaining the conservation of spring functions.
28. Lake and reservoir vicinity area is the area around lake and reservoir which has important benefits for sustaining the conservation of lake and reservoir.
29. Lake is the media for water inundation above land surface which is formed either naturally or artificially whose water is derived from ground water or surface water as hierological cycle which is potential and constitutes one form of conservation area.
30. Swamp is natural water inundation which takes place continuously or seasonally as the result of blocked natural drainage and has specific physical, chemical and biological characteristics.
31. Mangrove coastal area is the sea coastal area which constitutes natural habitat of mangrove forest functioning to provide protection to the life of coast and ocean.
32. Natural preservation is the natural asylum area in which due to natural condition, it has typical plants, fauna and ecosystem or certain ecosystem which should be protected and which development takes place naturally.



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33. National park is natural conservation area both land and waters having original ecosystem, managed with zoning system utilized for the purposes of research, science, education, cultivation support, culture, tourism, and recreation.
34. Grand forest garden is the natural area for the purpose of collecting natural or non-natural plants and/or fauna, original or non-original kinds, utilized for the purposes of research, science, education, cultivation support, culture, tourism, and recreation.
35. New Garden is forest area determined as the place for hunting tour.
36. Natural tour garden is the area of natural conservation especially utilized for tourism and nature recreation.
37. Cultivation area is an area whose main function is to be cultivated based on conditions and potentials of natural resources, human resources, and artificial resources.
38. Agricultural cultivation area of perennial plants/plantation is the agricultural cultivation area with perennial plants/plantation as the main plants managed with the simple up to high technological inputs by taking the principles of land and water conservation into account. This area takes form of large-scale plantation, people's plantation, or production forest.
39. Agricultural cultivation area of wet lands is the agricultural cultivation area which has permanent irrigation system to provide water continuously throughout the year, seasonal or by turn with paddy as main crop.
40. Agricultural cultivation area of dry lands is the area of dried land whose physical condition and characteristics are suitable for food-crop, horticulture, plantation and cattle breeding. This area takes form of agricultural area with dry land management system having food-crop agriculture as main activity, and can be combined with plantation of horticulture plants and or cattle breeding.
41. Settlement area is a part of environment outside of conservation area which functions as the residence and place for activities to support the life and living.
42. Zone is area with special allocation which has certain size or standard.
43. Cultivation zone, hereinafter referred to as Zone B, is the zone whose characteristics of spatial utilization are determined based on domination of function of activities of respective zones in cultivation area.
44. Non-cultivation zone, hereinafter referred to as Zone N, is the zone whose characteristics of spatial utilization are determined based on domination of function of activities of respective zones in conservation area.
45. Supporting Zone, hereinafter referred Zone P, is the zone in cultivation area in sea waters whose characteristics of spatial utilization are specified to protect the cultivation area and/or conservation area in the land from susceptibility to coastal abrasion and sea water intrusion.
46. Zoning is a form of technological engineering form of spatial utilization through specification of functional boundaries relevant to potentials of resources and supportability as well as process system in spatial planning and spatial utilization which constitute guideline for control over spatial utilization.
47. Regional infrastructure is physical basic equipment which enables region to function properly.



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48. Building Base Coefficient is the comparative percentage between total width of basement of a building and the areal width of land of planning area controlled relevant to the spatial plan and building spatial plan as well as environment.
49. Building Floor Coefficient is the comparative percentage between total width of building floor of a building and land width of planning plot/area controlled relevant to the spatial plan and building management plan as well as environment.
50. Green Area Coefficient is the comparative percentage between total width of open space and land outside of building allocated for gardening / greening and width of planning plot/area controlled relevant to the spatial plan and building management plan as well as environment.
51. Built Zone Coefficient is the comparison between total area of building footprint and width of zone.
52. Rural Area is a region with agriculture as its main activity, including natural resource management with areas structured as rural residences, governmental services, social services and economic activities.
53. Urban area is a region with non-agriculture as the main activity, and with areas structured as urban residences, centralization and distribution of governmental services, social services and economic activities.
54. Metropolitan area is urban area that consists of one self-supporting urban area or core urban area with other surrounding urban areas that have functional relevance when it is related to an integrated area infrastructure network system and with a total population of at least 1,000,000 (a million) inhabitants.
55. Mamminasata Metropolitan Area is National Strategic Area, consisting of all parts of Makassar City, some parts of Gowa District, some parts of Maros District, and all parts of Takalar District.
56. National Strategic Area is region prioritized in spatial management due to its important influence in the national point of view to state sovereignty, defense and state security, the economy, community, culture, and/or the environment, including regions established as a part of world heritage.
57. Open Green Space is a ribbon and/or a grouping area, with a characteristic of open utilization, place to grow plants, either naturally or intentionally.
58. Reclamation is activity to pile up and dry up coastal side of sea.
59. Final disposal site is the site for processing and returning the solid waste into environmental media safely for human beings and environment.
60. Permit of spatial utilization is a permit required in spatial utilization activity in accordance with the prevailing laws and regulations.
61. Person is an individual and/or corporation.
62. Minister is a minister that carries out governance affairs in the field of spatial management.
63. Governor is the Governor of South Sulawesi Province, Mayor is the Mayor of Makassar, Regent is Regent of Maros, Regent of Gowa and Regent of Takalar.
64. Institution is government equipment both at central level and at local level.
65. Development Cooperation Board is the board that conducts coordination of spatial



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- planning, coordination of spatial management guidance, and coordination of control over spatial utilization in Mamminasata Metropolitan Area.
66. Technical Implementing Unit is the technical implementing unit that conducts implementation management of some development programs in Mamminasata Metropolitan Area.

Part Two

Aims and Objective of Spatial Management

Paragraph 1

Aims of Spatial Management

Article 2

Spatial Management of Mamminasata Metropolitan Area is aimed at realizing:

- a. Mamminasata Metropolitan Area as one of the growth centers and/or center of service orientation in eastern part of Indonesia;
- b. Integrated implementation of spatial planning between national region, provincial region, and district/city region in the Mamminasata Metropolitan Area;
- c. Systematic and structured urban system of Mamminasata Metropolitan Area relevant to its functions and levels of service;
- d. Balanced spatial pattern in order to reduce the *urban sprawl* in Makassar City to the surrounding rural areas; and
- e. Balance between conservation function and cultivation function in Mamminasata Metropolitan Area.

Paragraph 2

Objective of Spatial Management

Article 3

Objectives of spatial management of Mamminasata Metropolitan Area are as follows:

- a. Mamminasata Metropolitan Area growth as the growth center and as trigger for surrounding area development is realized;
- b. Coordination on effective and efficient implementation of spatial management is achieved;
- c. Suitability of urban system functions in the areas is achieved;
- d. Balanced spatial pattern of urban area and rural area is achieved; and
- e. Balanced conservation function and cultivation function in Mamminasata Metropolitan Area is achieved;



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Part Three Roles and Functions

Article 4

Mamminasata Metropolitan Area has the role as reference for development implementation related to the effort of synchronizing development and economic development for the people prosperity.

Article 5

Mamminasata Metropolitan Area has the function as the orientation and coordination tool for all concerned parties in the control over spatial utilization in Mamminasata Metropolitan Area.

Part Four Scope of Regulation

Paragraph 1 Area Coverage

Article 6

- (1) Mamminasata Metropolitan Area covers all parts of Makassar City, some parts of Gowa District, some parts of Maros District, and all parts of Takalar.
- (2) Some parts of Gowa District as stated in clause (1) covers all parts of Somba Opu Sub-district, Bontomarannu Sub-district, Pallangga Sub-district, Bajeng Sub-district, Barombong Sub-district, Manuju Sub-district, Pattalassang Sub-district, Parangloe Sub-district, Bontonompo Sub-district and Bontonompo Selatan Sub-district.
- (3) Some parts of Maros District as stated in clause (1) cover all parts of Maros Baru Sub-district, Turikale Sub-district, Marusu Sub-district, Mandai Sub-district, Moncongloe Sub-district, Bontoa Sub-district, Lau Sub-district, Tanralili Sub-district, Tompobulu Sub-district, Bantimurung Sub-district, Simbang Sub-district, and Cenrana Sub-district.

Paragraph 2 Scope of Regulation

Article 7

This Presidential Regulation covers policies and strategies of spatial management, spatial plan of Mamminasata Metropolitan Area, direction of spatial utilization, direction of spatial utilization control, supervision of spatial management, institutionalization, community participation, guidance, and funding.



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CHAPTER II POLICY AND STRATEGY OF SPATIAL MANAGEMENT

Part One Policy of Spatial Management

Article 8

Policy on spatial management of Mamminasata Metropolitan Area is for:

- a. Realizing integrated implementation of spatial management for areas in order for the balanced development of social culture, economy, security & defense and environment sustainability;
- b. Improving roles and functions of Mamminasata Metropolitan Area as the national strategic area which becomes the center of service orientation and main trigger for Eastern Part of Indonesia; and
- c. Developing Mamminasata Metropolitan Area as the growth center and center of product processing for development of the surrounding areas and towns.

Part Two Strategy of Spatial management

Article 9

Strategy of spatial management of Mamminasata Metropolitan Area constitutes the implementation of policy as stated in Article 8 consisting of:

- a. Controlling the growth of Mamminasata Metropolitan Area by taking the local social cultural, national security and defense, and development sustainability into account;
- b. Promoting development of commerce and service centers, as well as centers of logistic activities for Eastern Part of Indonesia;
- c. Promoting the development of commerce and service centers, as well as centers for logistic activities, and centers for production products for surrounding areas and towns of Metropolitan Mamminasata;
- d. Promoting the integrated development of Mamminasata Metropolitan Area through inter-sectoral, inter-regional, and inter-stakeholder coordination; and
- e. Promoting the quality of spatial management implementation through capacity development on urban development management and law enforcement.



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CHAPTER III SPATIAL PLAN OF MAMMINASATA METROPOLITAN AREA

Part One General

Article 10

- (1) Spatial Plan of Mamminasata Metropolitan Area contains:
 - a. Spatial structure plan; and
 - b. Spatial pattern plan.
- (2) Spatial Plan of Mamminasata Metropolitan Area as stated in clause (1) constitutes the tool for integration and synchronization between National Spatial Plan, Spatial Plan of South Sulawesi Province, and Spatial Plan of District/City located in Mamminasata Metropolitan Area.
- (3) Spatial structure plan constitutes the development plan of settlement centers and infrastructure network system functioning to support social and economic activities of the community which has hierarchically functional relation.
- (4) Spatial pattern plan constitutes spatial allocation distribution plan in Mamminasata Metropolitan Area which covers spatial allocation for conservation function and spatial allocation for cultivation function.

Part Two Spatial Structure Plan

Article 11

- (1) Spatial structure plan consists of plan of settlement center system and infrastructure network system in Mamminasata Metropolitan Area.
- (2) Spatial structure of Mamminasata Metropolitan Area is designed for:
 - a. Materializing efficient settlement center system with Makassar City as the core urban area and Sungguminasa urban area, Maros urban area, Takalar urban area, and New Urban Area of Gowa-Maros as the urban area around core urban area; and
 - b. Materializing integrated regional infrastructure network system to link between urban areas in Mamminasata Metropolitan Area.
- (3) Infrastructure network system as stated in clause (1) consists of:
 - a. transportation network system;
 - b. water resources network system;
 - c. domestic water network system;
 - d. wastewater network system;
 - e. management system of hazardous and poisonous substances as well as hazardous



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- and poisonous waste substances;
 - f. drainage network system;
 - g. flood control network system;
 - h. solid waste management system;
 - i. energy network system; and
 - j. telecommunication network system.
- (4) Regional infrastructure network system as stated in clause (1) is planned in integrated manner between regions with participation of community and private sector as well as taking the function and direction of settlement centers development into account.
- (5) Spatial structure plan of Mamminasata Metropolitan Area is depicted in the map with precise level of 1:100,000 as attached in Attachment I which constitutes inseparable part of this Presidential Regulation.

Article 12

- (1) Mamminasata Metropolitan Area has main function as service center with national service reach covering:
- a. Center of regional commerce and service in Makassar City in form of such facilities as stores, offices, hotels, and international convention center, and other facilities to serve Mamminasata Metropolitan Area, South Sulawesi Province, Sulawesi Island, Eastern Part of Indonesia, and international;
 - b. Makassar Industrial Area and Makassar-Maros Industrial Area, Maros Industrial Area, Gowa Industrial Area, and Takalar Industrial Area;
 - c. Fishery industrial centers of Paotere and Untia in Makassar City, in Galesong Sub-district of Takalar District, and in Lau Sub-district of Maros District;
 - d. Soekarno-Hatta Seaport in Makassar City as international seaport;
 - e. Sultan Hasanuddin International Airport in Makassar as primary spreading center airport;
 - f. High education area in Makassar City, Gowa District and Takalar District;
 - g. Green Garden Tour Center of Barombong-Tanjung Bunga in Makassar City, Tallo River in Makassar City, Nature Tour Park of Bantimurung in Maros District, and Bili-Bili Dam in Gowa District; and
 - h. Culture, Tour, and Tanjung Bunga International Business Center in Makassar City which is called *Centre Point of Indonesia*.
- (2) In addition to functioning as national service center as stated in clause (1), Makassar City also functions as service center for whole Mamminasata Metropolitan Area.
- (3) In addition to functioning as national service center as stated in clause (1), urban area around the core urban area also functions as service center of district and surrounding areas.



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Article 13

- (1) Transportation network system as stated in Article 11 clause (3) letter a in Mamminasata Metropolitan Area consists of land transportation network system, sea transportation network system, air transportation network system and train.
- (2) Land transportation network system as stated in clause (1) consists of road transportation network system, train transportation network system, river transportation network system, and crossing transportation network system.
- (3) Road transportation network system, train transportation network system, river transportation network system and crossing transportation network system as stated in clause (2) consist of infrastructure network system and service network system.
- (4) Sea transportation network system as stated in clause (1) consists of infrastructure network system of sea transportation and service network system of sea transportation.
- (5) Air transportation network system as stated in clause (1) consists of infrastructure network system of air transportation and service network system of air transportation.

Article 14

- (1) Infrastructure network system of transportation as stated in Article 13 clauses (3), (4), and (5) that serve Mamminasata Metropolitan Area consists of:
 - a. infrastructure network system of road transportation;
 - b. infrastructure network system of train transportation;
 - c. infrastructure network system of river transportation;
 - d. infrastructure network system of crossing transportation;
 - e. infrastructure network system of sea transportation; and
 - f. infrastructure network system of air transportation.
- (2) Infrastructure network system of road transportation consists of hub in form of passenger terminal and goods terminal as well as traffic space in form of road section determined hierarchically in accordance with its role.
- (3) Infrastructure network system of train transportation consists of hub in form of station and traffic space in form of train lane.
- (4) Infrastructure network system of river transportation consists of hub in form of river harbor and traffic space in form of ship channel.
- (5) Infrastructure network system of crossing transportation consists of hub in form of crossing harbor and traffic space in form of crossing channel.
- (6) Infrastructure network system of sea transportation consists of hub in form of seaport and traffic space in form of ship channel.
- (7) Infrastructure network system of air transportation consists of hub in form of airport and air traffic space.
- (8) Development of transportation infrastructure network system takes the concern of inter-modal and multi-modal transportation implementation.



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Article 15

- (1) Infrastructure network system of road transportation as stated in Article 14 clause (1) letter a, consists of primary arterial road network, primary collector road network, and secondary arterial road network.
- (2) Primary arterial road network and primary collector road network as stated in clause (1) connect:
 - a. between urban areas in Mamminasata Metropolitan Area; and
 - b. between Mamminasata Metropolitan Area and other areas.
- (3) Secondary arterial road network as stated in clause (1) connects activity centers of primary functions with activity centers of secondary functions in Mamminasata Metropolitan Area.
- (4) Primary arterial road network as stated in clause (2) connects Mamminasata Metropolitan Area and other urban areas consisting of:
 - a. Trans Sulawesi Mamminasata Road of Maros-Makassar Section;
 - b. Middle ring road; and
 - c. Outer ring road and/or Bypass Mamminasata.
- (5) Primary collector road network that connects Mamminasata Metropolitan Area and other urban areas consists of:
 - a. Jenderal Hertasning Road in Makassar City;
 - b. Aroepala Road in Makassar City;
 - c. Abdullah Daeng Sirua Road in Makassar City;
 - d. Ir. Sutami Road in Makassar City, and
 - e. Trans Sulawesi Mamminasata Road of Makassar-Sungguminasa-Takalar section.
- (6) Secondary arterial road network that connects activity centers of primary functions with activity centers of secondary functions in Mamminasata Metropolitan Area consists of:
 - a. Road that connects Makassar City with new urban area of Gowa-Maros through Abdullah Daeng Sirua Road in Makassar City;
 - b. Road that connects Makassar City with Sungguminasa urban area through Jenderal Urip Sumoharjo Road, Andi Pangeran Pettarani Road, and Sultan Alauddin Road in Makassar City;
 - c. Road that connects Sungguminasa urban area with Takalar urban area;
 - d. Road that connects Makassar City with center of Maros urban area through Perintis Kemerdekaan road in Makassar City, and
 - e. Road that connects Makassar City with Soekarno-Hatta International Seaport through H.M Daeng Patompo Road in Makassar City.
- (7) Detailed provisions regarding road sections as stated in clause (2) and (3) are further regulated by Minister that carries out governmental matters on road issue.
- (8) Detailed provisions regarding road sections as stated in clause (4) is further regulated by local government.



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Article 16

- (1) Passenger terminal as stated in Article 14 clause (2) consists of:
 - a. terminal of type A that includes Daya Terminal in Makassar City and terminal in New Urban Area of Gowa-Maros;
 - b. terminal of type B that includes Cappa Bungaya Pallangga Terminal in Gowa District, Malengkeri Terminal in Makassar City, and Marusu Terminal in Maros District; and
 - c. terminal of type C that includes Pattalassang Terminal in Takalar District.
- (2) Goods terminal as stated in Article 14 clause (2) is developed in Makassar Industrial Area.
- (3) Development of passenger terminal and goods terminal as stated in clause (1) and (2) should take the suitability between type of terminal and function of road network as follows into account:
 - a. National road network for type A terminal;
 - b. Provincial road network for type B terminal; and
 - c. District/city road network for type C terminal.
- (4) Spatial management in area and around terminal as well as along the road should take road transportation development plan and provision of road transportation safety into account.

Article 17

- (1) Development of infrastructure network system of train transportation in Mamminasata Metropolitan Area is conducted in line with National Spatial Plan, Spatial Plan of Sulawesi Island, and sectoral plan.
- (2) Infrastructure network system of train transportation as stated in clause (1) consists of inter-connection between inter-regional train transport system and urban train transportation system.
- (3) Infrastructure network system of inter-regional train transportation as stated in clause (2) is equipped with train station located in Makassar City, Maros urban area, Sungguminasa urban area, and Takalar urban area.
- (4) Infrastructure network system of urban train transportation as stated in clause (2) is equipped with train station located in center of Makassar City, Tallo River, Marusu, center of Sungguminasa urban area, center of Takalar urban area, and Galesong.
- (5) Development of infrastructure network system of train transportation can be suited to level of real needs in Mamminasata Metropolitan Area.

Article 18

- (1) Infrastructure network system of river transportation in Mamminasata Metropolitan



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Area is developed in Tallo River in Makassar City.

- (2) The hub of river transportation in form of river port is developed for tourism activity.
- (3) Detailed stipulation regarding the planning of river transportation system is regulated with regional regulation.

Article 19

- (1) Infrastructure network system of crossing transportation is developed to serve in- and out- movement of passengers and vehicles between Mamminasata Metropolitan Area and:
 - a. Settlement areas in Sulawesi Island and other islands; and
 - b. Centers of marine tourism activities in surrounding small isles.
- (2) Hub of crossing transportation in form of crossing harbor includes Paottere Harbor in Makassar City, Pajukukang Harbor in Maros District, and Bodia Harbor in Takalar District.
- (3) crossing channel/lane is determined by taking the prevailing laws and regulations into account.

Article 20

- (1) Infrastructure network system of sea transportation is developed to serve in- and out-movement of regional, national, and international goods and passengers.
- (2) Hub of sea transportation in Mamminasata Metropolitan Area is established as main seaport of Soekarno-Hatta International Seaport in Makassar City.
- (3) In addition to the hub of sea transportation as stated in clause (2), special seaport for fishery in Maros District and in Takalar District.
- (4) Ship channel is established by taking the prevailing laws and regulations into account.
- (5) Spatial management around and in seaport area should consider seaport activities relevant to the master plan of seaport and shipping safety provisions in the Working Area and Concerns Area as well as National Port Arrangement.

Article 21

- (1) Infrastructure network system of air transportation is developed to serve in- and out-movement of regional, national, and international goods and passengers.
- (2) Hub of air transportation in Mamminasata Metropolitan Area is established for Sultan Hasanuddin International Airport Makassar as central airport of primary transportation.
- (3) Air traffic space is established by taking prevailing laws and regulations into account.
- (4) Spatial management around and in airport area should take the airport activities into account relevant to the master plan of airport and provisions on flying operational



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safety area and National Airport Arrangement.

Article 22

Service network system of transportation as stated in Article 13 clauses (3), (4), and (5) that serves Mamminasata Metropolitan Area consists of:

- a. service network system of road transportation;
- b. service network system of train transportation;
- c. service network system of river transportation;
- d. service network system of crossing transportation;
- e. service network system of sea transportation; and
- f. service network system of air transportation.

Article 23

- (1) Service network system of road transportation for passengers using public transportation by service region consists of inter-city inter-province transportation, inter-city within province transportation, urban transportation, and rural transportation.
- (2) Service network system of road transportation as stated in Article 22 letter a, consists of passenger transportation using public transportation and goods transportation.
- (3) Service network system of road transportation for passengers using public transportation by the service region consists of inter-city inter-province transportation, inter-city within province transportation, urban transportation, and rural transportation.
- (4) Service network system of road transportation as stated in clause (3) by service operation is conducted in designated route and non-designated routes.
- (5) Service network system of road transportation for goods transportation is not limited to the service region but by still taking into account the stipulations relevant to trans-network as determined for certain kinds of vehicles.
- (6) Passenger transportation as stated in clause (1) is served by passenger terminal whose service which consists of:
 - a. passenger terminal of Type A which can serve public vehicles for inter-city inter-province transportation;
 - b. passenger terminal of Type B which can serve public vehicles for inter-city within province; and
 - c. passenger terminal of Type C which can serve public vehicles for urban transportation and rural transportation.
- (7) Goods transportation as stated in clause (3) is served by goods terminal whose service region consists of:
 - a. Primary goods terminal;
 - b. Feeder goods terminal; and
 - c. Local goods terminal.



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Article 24

- (1) Service network system of train transportation as stated in Article 22 letter b consists of service network of inter-regional train transportation and service network of urban train transportation.
- (2) Service network system of inter-regional train transportation as stated in clause (1) serves passenger and goods transportation from and to outside of Mamminasata Metropolitan Area.
- (3) Service network system of urban train transportation as stated in clause (1) serves passenger transportation in Mamminasata Metropolitan Area.
- (4) Spatial management in the area and in around station as well as along the train way should take development plan of train transportation and provisions of train transportation safety into account.

Article 25

- (1) Service network system of river transportation as stated in Article 22 letter c by its service region serves passenger and goods transportation, as well as tourism transportation.
- (2) Spatial management in river harbor area and around river harbor should take development plan of river transportation and provisions of river transportation safety into account.

Article 26

- (1) Service network system of crossing transportation as stated in Article 22 letter d consists of inter-province crossing, inter-district/city within province crossing, intra-district/city crossing, and tourism crossing transportation.
- (2) Service network system of crossing transportation to serve passenger and vehicle transportation is carried out through fixed and regular designated routes.
- (3) Crossing harbor in coastal area of Mamminasata Metropolitan Area that serves inter-province and inter-district/city within province crossing should take the development plan of crossing harbor into account.

Article 27

- (1) Service network system of sea transportation as stated in Article 22 letter e by its activities consists of service network of domestic sea transportation and oversea sea transportation network.
- (2) Service network system of sea transportation by its service consists of service network



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of sea transportation with fixed route and schedule, and sea transportation network with un-fixed route and schedule.

Article 28

- (1) Service network system of air transportation as stated in Article 22 letter f by its service region consists of domestic flight route and international flight route.
- (2) Service network system of air transportation constitutes a collection of flight routes that serves air transportation activities with already determined schedule and frequency.

Article 29

- (1) Infrastructure network system of water resources that serves Mamminasata Metropolitan Area consists of river network system, irrigation network system, raw water network system, flood control system, and coastal safety system.
- (2) Infrastructure network system of water resources as stated in clause (1) is planned by using the approach of catchment area and ground water basin as well as their integrity with spatial pattern and taking water balance management into account.
- (3) In order for development of water management in catchment area, formulation and establishment of balance of water resources use management are implemented by referring to the prevailing laws and regulations on water use management.

Article 30

- (1) River network system as stated in Article 29 clause (1) constitutes water sources for Mamminasata Metropolitan Area consisting of Jeneberang River, Maros River, Tallo River, Pappa River, and Gamanti River.
- (2) River network system functions as water source for agriculture, residence, transportation, and power supply generation.
- (3) Jeneberang River functions as water source for agriculture, residence and power supply generation.
- (4) Maros River functions as water source for agriculture and residence.
- (5) Tallo River functions as water source for agriculture, transportation and residence.
- (6) Pappa River functions as raw water source and water for agriculture.
- (7) Gamanti River functions as raw water source and water for agriculture.

Article 31

- (1) Irrigation network system as stated in Article 29 clause (1) which supports agricultural activities in Mamminasata Metropolitan Area consists of technical and semi-technical irrigation.



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- (2) Technical irrigation network as stated clause (1) consists of technical irrigation network of Bili-Bili and technical irrigation network of Pamukkulu.
- (3) Technical irrigation network of Bili-Bili as stated clause (2) functions to serve agricultural activities in Gowa District and in Takalar District.
- (4) Technical irrigation network of Pamukkulu as stated clause (2) functions to serve agricultural activities in Takalar District.
- (5) Semi-technical irrigation network functions to support agricultural activities in Maros District, Gowa District, and Takalar District.

Article 32

- (1) Raw water network system in Mamminasata Metropolitan Area as stated in Article 29 clause (1) consists of raw water infrastructure network for domestic water supply, raw water infrastructure network for industry, and raw water infrastructure network for agriculture.
- (2) Raw water network system as stated in clause (1) is aimed at fulfilling requirements of domestic activities, central industrial activities, urban activities, and agricultural activities.

Article 33

- (1) Flood control system in Mamminasata Metropolitan Area as stated in Article 29 clause (1) consists of flood control system of Jeneberang River, flood control system of Maros River, flood control system of Tallo River, flood control system of Pappa River and flood control system of Gamanti River.
- (2) Flood control system of Jeneberang River functions for flood control in Makassar City and in Gowa District for 50-year return period.
- (3) Flood control system of Maros River functions for securing flood-prone areas in Maros District for 25-year return period.
- (4) Flood control system of Tallo River functions for securing flood-prone areas in Makassar City for 50-year return period.
- (5) Flood control system of Pappa River and Gamanti River functions for securing flood-prone areas in Gowa District and in Takalar District.



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Article 34

- (1) Coastal safety system as stated in Article 29 clause (1) is provided to serve Mamminasata Metropolitan Area.
- (2) Coastal safety system in Jeneberang Catchment Area functions for securing coastal areas as tourism areas, settlement areas, and trading areas in Gowa District.
- (3) Coastal safety system in Maros catchment area functions for securing coastal areas as tourism areas, settlement areas, and trading areas in Maros District.
- (4) Coastal safety system in Tallo Catchment Area functions for securing coastal areas as tourism areas, settlement areas, and trading areas in Makassar City.
- (5) Coastal safety system in Pappa and Gamanti Catchment Areas functions for securing coastal areas as tourism areas, settlement areas, and trading areas, in Takalar District.

Article 35

- (1) Infrastructure network system of raw water for domestic water supply in Mamminasata Metropolitan Area as stated in Article 32 clause (1) consists of piping and non-piping systems.
- (2) Piping system of domestic water supply consists of production unit of domestic water, distribution unit of domestic water, service unit of domestic water, and management unit of domestic water.
- (3) Production unit of domestic water consists of Water Treatment Plant of Somba Opu, Water Treatment Plant of Ratulangi, Water Treatment Plant of Bantimurrung, Water Treatment Plant of Panaikang, Water Treatment Plant of Antang, Water Treatment Plant of Maccini Sombala, Water Treatment Plant of Pattontongang, Water Treatment Plant of Bajeng, Water Treatment Plant of Borongloe, Water Treatment Plant of Malino, Water Treatment Plant of Tompo Balang, Water Treatment Plant of Pandang-pandang and Water Treatment Plant of Palekko.
- (4) Distribution unit of domestic water consists of Makassar City, Maros urban area, Sungguminasa urban area, Takalar urban area, new town urban area and Pattallassang.
- (5) Service and management units of domestic water are further established by local government.
- (6) Non-piping system of domestic water supply as stated in clause (1) consists of:
 - a. Water supply implemented by corporation and/or individuals; and
 - b. Use of ground water relevant to provisions of the prevailing laws and regulations.



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Article 36

- (1) Management of infrastructure network system of wastewater as stated in Article 11 clause (3) letter d provided to serve Mamminasata Metropolitan Area should take the environmental sanitation into account and minimize the ground water and surface water pollution.
- (2) Strategy of wastewater management is directed to the reduction of waste water, re-use of wastewater and supply of infrastructure for wastewater treatment for residential and industrial activities by taking standard quality of wastewater into account.
- (3) Wastewater management system for domestic activities constitutes separated system from industrial wastewater management.
- (4) Infrastructure network system of wastewater as stated in clause (1) consists of conventional system and non-conventional system.
- (5) Infrastructure network system of wastewater conventional system by using *Septic Tank* in urban area with highest population density of 100 people/ha.
- (6) Infrastructure network system of wastewater non-conventional system by using Wastewater Treatment Plant of collection unit and service unit in urban area with lowest population density of 100 people/ha.
- (7) Wastewater Treatment Plant for domestic activities as stated in clause (3) is located in coastal area of Losari Beach in Makassar City, Sungguminasa urban area in Gowa District, Maros urban area in Maros District and Takalar urban area in Takalar District.
- (8) Wastewater management in Mamminasata Metropolitan Area is conducted relevant to the prevailing laws and regulations.

Article 37

- (1) Management system of hazardous and poisonous substances as well as hazardous and poisonous waste substances as stated in Article 11 clause (3) letter e is directed to minimize air pollution, soil pollution, and water resources pollution as well as to improve environment quality.
- (2) Management system of hazardous and poisonous substances as well as hazardous and poisonous waste substances should take the availability of installed wastewater treatment infrastructure into account.
- (3) Management of hazardous and poisonous substances as well as hazardous and poisonous waste substances is carried out through inter-regional cooperation and participation of community and private sector.
- (4) Management of hazardous and poisonous substances as well as hazardous and poisonous waste substances is carried out based on technical criteria as regulated in the prevailing laws and regulations concerning management of hazardous and poisonous waste substances.



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- (5) Management of hazardous and poisonous substances as well as hazardous and poisonous waste substances in Mamminasata Metropolitan Area is carried out relevant to the prevailing laws and regulations.

Article 38

- (1) Management of drainage network system in Mamminasata Metropolitan Area as stated in Article 11 clause (3) letter f is directed to cope with flood danger and water inundation in settlement, industry, commerce, office, agricultural field, and roads.
- (2) Drainage network system as stated in clause (1) consists of primary channel, secondary channel, and tertiary channel.
- (3) Tallo River, Jeneberang River, Maros River, Pappa River, and Gamanti River are utilized as drainage network system of primary channel.
- (4) Drainage network system of secondary channel and tertiary channel is provided to serve Makassar City, Maros urban area, Sungguminasa urban area, Takalar urban area and it is integrated with rivers as stated in clause (3).
- (5) Drainage network system of secondary and tertiary channels includes Tallo River, river mouth of Jeneberang River, and right side of Jeneberang River from upstream of Jeneberang River.

Article 39

- (1) Solid waste management system as stated in Article 11 clause (3) letter h is developed in integrated way so as to serve Mamminasata Metropolitan Area through inter-regional cooperation and by involving the community and private sector.
- (2) Solid waste management system of Mamminasata Metropolitan Area is carried out to minimize garbage volume, to re-use the garbage, to recycle, and to process the garbage relevant to the technical criteria and/or prevailing laws and regulations.
- (3) Solid waste management system as stated in clause (1) consists of conventional system and non-conventional system.
- (4) Solid waste management system of conventional system is located in Makassar City, Maros urban area, Sungguminasa urban area, and Takalar urban area.
- (5) Solid waste management system of non-conventional system for inter-regional service in Mamminasata Metropolitan Area is carried out through:
 - a. Construction of regional final disposal venue with sanitary landfill pattern in Pattallassang of Gowa District;
 - b. Service improvement of local final disposal venue of Tammangapa in Makassar City;
 - c. Service improvement of local final disposal venue of Cadika in Gowa District;
 - d. Service improvement of local final disposal venue of Bontoramba in Maros District; and
 - e. Service improvement of local final disposal venue of Ballang in Takalar District.



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Article 40

- (1) Infrastructure network system of power supply is provided to serve Metropolitan Mamminasata Area through inter-connection system of South Sulawesi Province and West Sulawesi Province consisting of electric power station, transmission network, distribution network of Extra High Tension Wind-Pipe, and High Tension Wind-Pipe.
- (2) Electric power station as stated in clause (1) consists of Power Supply Installation of Sengkang, Coal-driven Steam Power Generation in Takalar District, Coal-driven Steam Power Generation in Jeneponto, Installation of Coal Supply Generator of Jeneponto, Hydropower Generator of Malea Supply Installation, Hydropower Generator of Bonto Batu, and Hydropower Generator of Poko.
- (3) Transmission network covers Watampone-Bulukumba, Bulukumba-Jeneponto, Jeneponto-Takalar of *Section 1*, Sidrap-Makale, Makale-Palopo, Sungguminasa-Tanjung Bunga, Tanjung Bunga-Bontoala, Sengkang-Siwa, Sidrap-Maros-Sungguminasa, Polmas-Mamuju, *Tower 57*-Jeneponto P/S, Takalar-Takalar P/S, and Siwa-Palopo-Wotu-Malili.
- (4) Other provisions related to distribution network system of Extra High Tension Wind-Pipe, and High Tension Wind-Pipe are regulated relevant to the prevailing laws and regulations.

Article 41

- (1) Infrastructure network system of gas provided to serve Mamminasata Metropolitan Area consists of piping system and non-piping system.
- (2) Infrastructure network system of gas with piping system as stated in clause (1) consists of gas pipe line and regulator station.
- (3) Infrastructure network system of gas with non-piping system as stated in clause (1) consists of:
 - a. distribution center terminal in Makassar City to serve Makassar City and Maros urban area; and
 - b. distribution sub-center terminal in Sungguminasa urban area to serve Gowa District and Takalar District.

Article 42

- (1) Infrastructure network system of telecommunication as stated in Article 11 clause (3) letter j provided to serve Mamminasata Metropolitan Area consists of cable system and non-cable system.
- (2) Configuration of telecommunication network of cable and non-cable system consists of *trunk exchange, tandem exchange, local exchange, concentrator units and exchange for fixed wireless phone.*



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- (3) *Trunk exchange* and *tandem exchange* are located in Makassar City Office Building.
- (4) *Local exchange* is located in Panakkukang Sub-district and in Mattoangin Sub-district in Makassar City.
- (5) *Concentrator unit* is located in Watampone Sub-district, Maros Sub-district, Tonasa Sub-district, Pangkajene Sub-district, Takalar Sub-district, Jeneponto Sub-district, Sinjai Sub-district, Tamalanrea Sub-district, Sudiang Sub-district, Antang Sub-district, Selayar Sub-district, Bulukumba Sub-district, Malino Sub-district, Bantaeng Sub-district, Sungguminasa Sub-district, and Makassar Industrial Area.
- (6) *Exchange for fixed wireless phone* through installation of BTS (*Base Transceiver Station*) in Makassar City, Maros District, Gowa District and Takalar District.
- (7) Telecommunication network system as stated in clause (1) is directed to:
 - a. Support national telecommunication network system development;
 - b. Increase supply of reliable and quick information delivery throughout Mamminasata Metropolitan Area for realization of spatial structure of Mamminasata Metropolitan Area; and
 - c. Increase information access from and to Mamminasata Metropolitan Area.

Part Three Spatial Pattern Plan

Article 43

- (1) Spatial pattern plan of Mamminasata Metropolitan Area as stated in Article 10 clause (1) letter b consists of distribution plan of spatial allocation for conservation area and cultivation area.
- (2) Space for conservation area as stated in clause (1) is grouped into Non-Cultivation Zone as follows:
 - a. Non-Cultivation Zone 1, hence it is called Zone N1; and
 - b. Non-Cultivation Zone 2, hence it is called Zone N2.
- (3) Space for Cultivation Zone Area as stated in clause (1) is grouped into Cultivation Zone and Supporting Zone.
- (4) Cultivation Zone as stated in clause (2) is grouped into:
 - a. Cultivation Zone 1, hence it is called Zone B1;
 - b. Cultivation Zone 2, hence it is called Zone B2;
 - c. Cultivation Zone 3, hence it is called Zone B3;
 - d. Cultivation Zone 4, hence it is called Zone B4;
 - e. Cultivation Zone 5, hence it is called Zone B5;
 - f. Cultivation Zone 6, hence it is called Zone B6; and
 - g. Cultivation Zone 7, hence it is called Zone B7.
- (5) Supporting Zone as stated in clause (3) is grouped into:
 - a. Supporting Zone 1, hence it is called Zone P1;
 - b. Supporting Zone 2, hence it is called Zone P2;



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- c. Supporting Zone 3, hence it is called Zone P3;
 - d. Supporting Zone 4, hence it is called Zone P4; and
 - e. Supporting Zone 5, hence it is called Zone P5.
- (6) Establishment of conservation area in Mamminasata Metropolitan Area as stated in clause (1) is done by referring to conservation area which has been established nationally and by considering conservation area established by province and district/city.
 - (7) Establishment of cultivation area in Mamminasata Metropolitan Area as stated in clause (1) is done by referring to cultivation area which has national strategic value, and by considering cultivation area of province and district/city.
 - (8) Establishment of supporting area in Mamminasata Metropolitan Area as stated in clause (1) is carried out by referring to supporting area which has national strategic value, and by considering supporting area of province and district/city.
 - (9) Spatial pattern plan of Mamminasata Metropolitan Area is drawn in map of 1:100,000 scale as attached in Attachment II which constitutes un-separated part of this Presidential Regulation.

CHAPTER IV DIRECTION OF SPATIAL UTILIZATION

Part One General

Article 44

- (1) Establishment of direction of spatial utilization in Mamminasata Metropolitan Area is aimed at realizing spatial structural plan and spatial pattern plan through formulation of development policy direction and indication of main programs.
- (2) Establishment of direction of spatial utilization in Mamminasata Metropolitan Area comprises development of settlement center system, development of infrastructure network system, development of conservation area, development of cultivation area, and management of natural resources.
- (3) Direction of spatial utilization in Mamminasata Metropolitan Area becomes the guideline for formulation of medium-term development plan and strategic plan of sectoral development at national and regional levels in Mamminasata Metropolitan Area.
- (4) Direction of spatial utilization in Mamminasata Metropolitan Area should take global warming issue into account.



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Part Two **Direction for Settlement Allotted Area Development**

Article 45

- (1) Development of area allocated for settlement in Mamminasata Metropolitan Area is directed to form function and hierarchy of settlement allotted area relevant to the National Spatial Plan.
- (2) Development of area allocated for settlement as stated in clause (1) includes effort to promote development of National Activity Center in Mamminasata Metropolitan Area with:
 - a. core urban area is Makassar City; and
 - b. urban areas around core urban area are Maros urban area, Sungguminasa urban area, Takalar urban area and Gowa-Maros New Urban Area.
- (3) Strategy for development of area allocated for settlement is drawn in Spatial Pattern Map of Mamminasata Metropolitan Area with 1:100,000 scale as attached in Attachment II which constitutes un-separated part of this Presidential Regulation.

Article 46

- (1) Development of metropolitan, regional, and inter-regional trade and service centers in Makassar City is directed to:
 - a. enforce zoning regulation;
 - b. revitalize and refresh old town area in the center of Makassar City, as well as to maintain historical buildings in center areas of Makassar City;
 - c. develop trade and service area in corridor of arterial road; and
 - d. develop bound area for international trade promotion.
- (2) Development of regional trade and service center in Maros urban area is directed to:
 - a. revitalize and refresh urban center area of Maros;
 - b. develop regional market in Maros urban area; and
 - c. develop trade and service center.
- (3) Development of regional trade and service center in Sungguminasa urban area is directed to:
 - a. revitalize and refresh urban center area of Sungguminasa;
 - b. develop regional agricultural market in Sungguminasa urban area; and
 - c. develop trade and service center.
- (4) Development of regional trade and service center in Takalar urban area is directed to:
 - a. revitalize and refresh urban center area of Takalar;
 - b. develop regional fishery market in Galesong Sub-district;
 - c. develop trade and service center; and
 - d. develop seeds and cultivation of seaweed.



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Article 47

Development of industrial center in Mamminasata Metropolitan Area is directed to:

- a. expand Makassar Industrial Area which consists of processing of agricultural products, furniture, and electronic products;
- b. develop Makassar Industrial Area of Maros which consists of processing of cosmetics and medicines, and processing of agricultural products;
- c. develop Maros Industrial Area which consists of industries of building materials, hygienic goods, coal, and furniture;
- d. develop Gowa Industrial Area which consists of recycling industry, packing industry, and innovative industry from Hasanuddin University as well as agricultural product processing industry; and
- e. develop Takalar Industrial Area which consists of management and processing of fruit production, fishery production, and food-crop production.

Article 48

(1) Development of fishery center of Maros District is directed to:

- a. revitalize Maros fishery center;
- b. develop Maros fish hatchery;
- c. develop Maros fishery harbor; and
- d. provide supporting infrastructure for Maros fishery center.

(2) Development of Makassar fishery center is directed to:

- a. revitalize Makassar fishery center;
- b. develop fish hatchery of Makassar;
- c. provide supporting infrastructure for Makassar fishery center; and
- d. develop Nusantara Paotere fishery harbor in Makassar City.

(3) Development of Takalar fishery center is directed to:

- a. develop maritime education center in Takalar District;
- b. develop regional fish market of Takalar;
- c. develop fish hatchery of Takalar; and
- d. provide supporting infrastructure for Takalar fishery center.

Article 49

Development of universities in Sungguminasa urban area and Takalar urban area is directed to:

- a. utilize state land assets for development of universities in Sungguminasa urban area and Takalar urban area; and
- b. provide supporting infrastructure of universities in Sungguminasa urban area and Takalar urban area.



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Article 50

Development *Water Front City* in Mamminasata Metropolitan Area is directed to:

- a. all buildings facing to the sea and river body; and
- b. reclamation area relevant to utilization direction in Zone P.

Part Three **Direction of Infrastructure Network System Development**

Article 51

- (1) Development of transportation system is directed to integration and mutual support of inter-modals and by considering easiness and efficiency of transportation users based on traffic generation and attraction of activity inter-centers.
- (2) Development of transportation system is planned in integrated way to connect between activity centers and spatial pattern.
- (3) Development of transportation system as stated in clause (2) consists of road transportation system, train transportation system, river transportation system, crossing transportation system, sea transportation system, and air transportation system which are conducted in balanced manner.

Article 52

- (1) Development of road transportation system as stated in Article 51 clause (3) is directed to:
 - a. reduce traffic jam;
 - b. strengthen economic linkage between regions;
 - c. promote economic growth of each region;
 - d. support balanced growth between regions; and
 - e. serve transportation equipped with traffic management, supply of supplementary road facilities and interconnection of in tar-modals.
- (2) Development of road transportation system as stated in clause (1) consists of:
 - a. Development of freeway of Trans Sulawesi Mamminasata;
 - b. Development of bridge of Bypass Mamminasata;
 - c. Development of West-East radial road of Makassar City;
 - d. Development and improvement of flyover of Perintis Kemerdekaan, access road of Tanjung Bunga, access road of Abdulah Daeng Sirua, access road of Sultan Hasanuddin Airport, access road of Makassar Industrial Area-Maros, access road of Gowa Industrial Area, access road of Takalar Industrial Area;
 - e. Development of Jenderal Hertasning Road through addition of road section; and
 - f. Widening of Perintis Kemerdekaan Road, Ir. Sutami Road, Sultan Alauddin Road, access road of Malino, Kapasa Raya Road, Tanjung Bunga-Takalar Road/West Shortcut, Main Road of Takalar, road around Sultan Hasanuddin



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International Airport, and road around Sungguminasa urban area in Gowa District.

- (3) Direction of road transportation infrastructure system is drawn in map of 1:100,000 scale as attached in Attachment III which constitutes un-separated part of this Presidential Regulation.

Article 53

- (1) Development of road transportation system as stated in Article 51 clause (3) is conducted through development of flyover road, inter-section road management, and supply of supplementary facilities for road safety.
- (2) Improvement of transportation service for public transportation is carried out through capacity improvement of transportation facility by prioritizing mass transportation vehicles which are equipped with route regulation relevant to condition of activity center distribution in Mamminasata Metropolitan Area.

Article 54

- (1) Development of train transportation system as stated in Article 51 clause (3) is carried out by using kind of train relevant to the requirement, such as subway train and/or mono-rail train by using appropriate technology through in-depth study.
- (2) Development of train transportation system which requires land acquisition is carried out through land re-arrangement method and land adjustment method.

Article 55

Development of river transportation system as stated in Article 51 clause (3) is carried out by optimizing river potentials in Mamminasata Metropolitan Area.

Article 56

- (1) Development of crossing transportation system as stated in Article 51 clause (3) is carried out by optimizing the already operational crossing harbor and/or construction of new crossing harbor.
- (2) Crossing harbor in coastal area of Mamminasata Metropolitan Area that serves inter-province and inter-district/city within province crossing, should take development plan of crossing harbor into account.
- (3) Crossing harbor should take into account:
 - a. national road network and/or train lane network for inter-province crossing harbor;
 - b. provincial road network and/or train lane network for intra-province crossing harbor; and
 - c. district/city road network and/or train lane network for intra-district/city crossing harbor.



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Article 57

- (1) Development of sea transportation system as stated in Article 53 clause (3) is directed to integrate sea transportation system with road transportation system, train transportation system, crossing transportation system, and air transportation system.
- (2) Development of Soekarno-Hatta International Seaport of Makassar is directed to:
 - a. extend the harbor by taking spatial management around the harbor into account; and
 - b. improve harbor infrastructure, including supporting facilities relevant to prevailing regulations.
- (3) Development of fishery special harbor is allocated in Maros District, in Takalar District, and in Makassar City.

Article 58

- (1) Development of air transportation system as stated in Article 51 clause (3) is directed to integrate between air transportation system with road transportation, train transportation, crossing transportation, and sea transportation system.
- (2) Development of Sultan Hasanuddin Airport of Makassar is directed to:
 - a. extend the airport relevant to Master Plan of Airport; and
 - b. improve airport infrastructure, including supporting facilities relevant to the prevailing laws and regulations.

Article 59

- (1) Development of water resources system is aimed at fulfilling the increased domestic, urban, industrial, and agricultural requirements.
- (2) Development of water resources system as stated in clause (1) is carried out by utilizing water sources and developing the infrastructures.
- (3) Development of water resources system should take into account the balance between availability and requirements for domestic, urban, industrial, agricultural, and river maintenance activities, as well as environmental balance in integrated manner.
- (4) Development of water resources infrastructures is carried out through construction and management of multi-purpose reservoir dam, delivery channel, lake management, and river maintenance.
- (5) Development of water resources management is directed to maintain the balance between requirements and availability of water resources, sustainability of catchment area, and other water sources.
- (6) Strategy of water resources management is carried out through inter-regional cooperation.



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Article 60

- (1) Development of raw water supply as stated in Article 29 clause (1) is carried out by utilizing existing sources and infrastructure development.
- (2) Development of raw water infrastructure can be conducted by construction and management of multi-purpose reservoir dam, delivery channel, lake management, and river maintenance.
- (3) Development of raw water management should take into account the balance between water availability and requirements for domestic, urban, industrial, agricultural, and river maintenance activities, as well as environmental balance in integrated manner.
- (4) Development of raw water management is directed to maintain the balance between requirements and availability as well as sustainability of catchment area, and other water sources whose management is conducted through inter-regional cooperation.
- (5) Raw water unit includes surface water source of Jeneberang River (Bili-Bili Dam), Maros River, Tallo River, Pappa River, and Gamanti River as well as ground water sources in Takalar District.

Article 61

- (1) Development of domestic water system is aimed at increasing service coverage of domestic water in optimal, efficient, and sustainable ways.
- (2) Development of domestic water system as stated in clause (1) should take into account raw water quality which consists of surface water and ground water.
- (3) Development of domestic water system is directed to provide infrastructure for domestic water management for settlement activities and industrial activities.
- (4) Development of domestic water system is carried out centrally especially in dense housings, business center areas, and industrial areas.
- (5) Domestic water management in Mamminasata Metropolitan Area is carried out relevant to the prevailing laws and regulations.

Article 62

- (1) Development of wastewater management system is aimed at improving service and wastewater management in optimal, efficient and sustainable way.
- (2) Development of wastewater management system as stated in clause (1) should take quality of environmental sanitation into account and minimize pollution of surface water and ground water.
- (3) Development of wastewater management system is directed for reduction, re-use, and supply of infrastructure for wastewater management for settlement activities and industrial activities by taking standard quality of wastewater into account.
- (4) Development of wastewater management system for domestic activities constitutes separated system from wastewater management for industrial activities.



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- (5) Development of wastewater management system is carried out centrally especially in dense housing area, business center area and industrial center area.
- (6) Wastewater management in Mamminasata Metropolitan Area is carried out relevant to the prevailing laws and regulations.
- (7) Direction of wastewater system is drawn in map of 1:100,000 scale as attached in Attachment IV which constitutes un-separated part of this Presidential Regulation.

Article 63

- (1) Development of management system of hazardous and poisonous substances as well as hazardous and poisonous waste substances is aimed minimizing air pollution, soil pollution, and water resources pollution as well as improving environment quality.
- (2) Development of management system of hazardous and poisonous substances as well as hazardous and poisonous waste substances should be done by providing infrastructure of waste management.
- (3) Management of hazardous and poisonous substances as well as hazardous and poisonous waste substances is done through inter-regional cooperation by involving people participation.
- (4) Management of hazardous and poisonous substances as well as hazardous and poisonous waste substances in Mamminasata Metropolitan Area is carried out relevant to the prevailing laws and regulations.

Article 64

- (1) Development of drainage system is aimed at increasing the function of drainage channel to drain of rainfall and reducing water inundation in permanent and temporary inundation area.
- (2) Development of drainage system as stated in clause (1) is directed to reduce flood danger and water inundation in settlement, industrial, commercial, agricultural, office, and road areas.
- (3) Development of drainage system is carried out through improvement and normalization of drainage and construction of drainage infrastructure as well as its maintenance.
- (4) Strategy of drainage network system is carried out through construction of drainage infrastructure and river management in integrated way with regional drainage system.
- (5) Direction of drainage system development is drawn in the map on Direction of Drainage system of 1:100,000 scale as attached in Attachment V which constitutes un-separated part of this Presidential Regulation.



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Article 65

- (1) Flood control is aimed at reducing flood disaster and overcoming impacts of flood disaster.
- (2) Flood control as stated in clause (1) is directed to settlement area, industrial area, trade and service area, office area, agricultural area, and road.
- (3) Development of flood control infrastructure includes:
 - a. reforestation and greening of catchment area;
 - b. management of catchment area and tributaries;
 - c. normalization of rivers and tributaries;
 - d. construction of flood control reservoir and conservation of location and water retention area;
 - e. construction of flood control infrastructure;
 - f. making of waterway diversion;
 - g. control of development in river border area;
 - h. improvement of lake and reservoir functions as water storage area and polder system;
 - i. control of spatial utilization in conservation area and cultivation area is carried out tightly in catchment area;
 - j. control of water discharge in river and water gates; and
 - k. capacity development of river through river normalization.
- (4) Direction of flood control is drawn in map of 1:100,000 scale as attached in Attachment VI which constitutes un-separated part of this Presidential Regulation.

Article 66

- (1) Development of solid waste management system is aimed at minimizing garbage volume, re-using the garbage, recycling the garbage, and processing the garbage relevant to the prevailing laws and regulations.
- (2) Development of solid waste management system as stated in clause (1) is directed in integrated way with development of inter-regional cooperation involving people participation.
- (3) Development of solid waste management system in Mamminasata Metropolitan Area is located in solid waste disposal of Pattalassang carried out by using sanitary type which does not pollute environment.

Article 67

- (1) Development of energy network system is aimed at improving service quality of efficient and effective energy infrastructure.
- (2) Development of energy network system consists of development of power supply system and development of gas network system.
- (3) Development of energy network system as stated in clause (1) consists of power



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supply system and gas network system.

Article 68

- (1) Development of power supply network system as stated in Article 67 clause (2) is aimed at improving service quality of power supply network system, and power supply facility in order to ensure availability, accessibility, reliability, effectiveness, and efficiency of power supply.
- (2) Development of power supply network system as stated in clause (1) is directed to stabilize power supply in fulfilling community needs.
- (3) Development of power supply network system is carried out by way of increasing capacity of generator, transmission, and electrical rely station.
- (4) Development of power supply network system is carried out with public-private partnership scheme relevant to the prevailing laws and regulations.
- (5) Direction of development of power supply network system is drawn in map of Direction of Power supply network system of 1:100,000 scale as attached in Attachment VII which constitutes un-separated part of this Presidential Regulation.

Article 69

- (1) Development of gas network system as stated in Article 67 clause (2) is aimed at increasing efficiency of gas requirement for industrial and domestic activities and guarantying gas availability.
- (2) Development of gas network system is carried out relevant to the prevailing laws and regulations.

Article 70

- (1) Development of telecommunication network system is aimed at increasing efficiency and effectiveness of telecommunication implementation, and community accessibility to the service.
- (2) Development of telecommunication network system is directed to increase infrastructure of telecommunication network system and information technology.
- (3) Development of telecommunication network system should take the installed capacity and long-term requirements into account.
- (4) Development of telecommunication network system is carried out relevant to the prevailing laws and regulations.
- (5) Direction of development of telecommunication network system is drawn in map of Direction of Telecommunication network system of 1:100,000 scale as attached in Attachment VIII which constitutes un-separated part of this Presidential Regulation.



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Part Four **Direction of Conservation Area Management**

Article 71

- (1) Establishment of conservation area is aimed at protecting environmental sustainability which covers natural resources and artificial resources.
- (2) Zone N1 as stated in Article 43 clause (2) letter a consists of:
 - a. protected forest area;
 - b. water absorbent area;
 - c. coastal border area;
 - d. river border area;
 - e. lake and reservoir vicinity area;
 - f. spring vicinity area;
 - g. natural disaster-prone area; and
 - h. swamp.
- (3) Spatial utilization of Zone N1 is directed for water and land conservation in order to:
 - a. Prevent from abrasion, erosion, scoring, flood disaster, high tide disaster, and sedimentation;
 - b. Maintain water arrangement function to ensure availability of soil nutrition, ground water, and surface water; and
 - c. Prevent from and/or reduce impact of natural disaster.

Article 72

- (1) Zone N2 as stated in 43 clause (2) letter b consists of:
 - a. natural asylum area;
 - b. natural asylum area of sea and other waters;
 - c. mangrove forest seashore area;
 - d. national park;
 - e. grand forest park;
 - f. natural preservation;
 - g. culture conservatory and scientific area;
 - h. hunting garden;
 - i. wildlife reserve;
 - j. nutfah plasma protection area; and
 - k. corral reef area.
- (2) Spatial utilization of Zone N2 is directed to:
 - a. Cultural conservation;
 - b. Protection of biota diversity, ecosystem type, natural symptoms and uniqueness for the concern of bio-diversity protection, research, and science and education development; and



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- c. Development of education and research, recreation and ecological tourism activities for improving surrounding environment quality and protection from pollution.
- (3) Spatial utilization of Zone N2 as stated in clause (2) letter c should be able to maintain protection function.

Article 73

- (1) Spatial utilization of Zone N1 as stated in Article 71 clause (3) is carried out by way of maintaining and returning function of Zone N1 as stated in Article 71 clause (2).
- (2) Spatial utilization of Zone N2 as stated in Article 72 clause (2) is carried out by way of maintaining and returning function of Zone N2 as stated in Article 72 clause (1).

Article 74

- (1) Spatial utilization in conservation area is limited to activities that ensure that protection function is not obstructed.
- (2) Kinds of activities as stated in clause (1) are regulated with laws and regulations.

Article 75

Government and regional government relevant to their authority conduct forest and land rehabilitation as well as greening in conservation area as stated in Article 71 clause (2) with permanent plant coverage.

Article 76

- (1) In protected forest area as stated in Article 71 clause (2) letter a, it is forbidden to conduct:
 - a. spatial utilization which obstructs landscape, soil fertility, soil conservation, water arrangement function, flora and fauna preserve, and environment function sustainability; and
 - b. activities which may cause changes and damages to the wholeness of area and its ecosystem that reduces / lose the function and extent of area such as forest clearance, land opening, illegal logging and protected fauna hunting.
- (2) In water absorbent area as stated in Article 71 clause (2) letter b, it is forbidden to conduct activities which reduce soil absorbility of water.
- (3) In coastal border area as stated in Article 71 clause (2) letter c, it is forbidden to conduct:
 - a. spatial utilization which obstructs landscape, except the one for public concerns directly related to marine ecosystem;
 - b. spatial utilization which obstructs sustainability of coast functions; and/or
 - c. spatial utilization which obstructs access to coastal border area.



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- (4) In river border area as stated in Article 71 clause (2) letter d, it is forbidden to conduct:
 - a. spatial utilization which obstructs landscape, soil fertility, soil conservation, water arrangement function, flora and fauna preserve, and environment function sustainability;
 - b. utilization of built structure; and/or
 - c. activities which destroy river water quality, physical condition of river banks and riverbed as well as obstruct water flow.
- (5) In lake and reservoir vicinity area as stated in Article 71 clause (2) letter e, it is forbidden to conduct:
 - a. spatial utilization which obstructs landscape, soil fertility, soil conservation, water arrangement function, flora and fauna preserve, and environment function sustainability;
 - b. utilization of built structure; and/or
 - c. activities which cause degradation of water quality of lake and reservoir and degradation of physical condition of lake and reservoir vicinity area as well as obstruction to water discharge.
- (6) In spring vicinity area as stated in Article 71 clause (2) letter f, it is forbidden to conduct:
 - a. spatial utilization which obstructs landscape, soil fertility, soil conservation, water arrangement function, flora and fauna preserve, and environment function sustainability;
 - b. utilization of built structure; and/or
 - c. activities which damage water quality, physical condition of surrounding area and its catchment area.
- (7) In natural disaster-prone area as stated in Article 71 clause (2) letter g, it is forbidden to conduct construction and/or other spatial utilization without consideration of natural disaster aspects for sustainability of environmental functions.
- (8) In swamp as stated in Article 71 clause (2) letter h, it is forbidden to conduct reclamation and/or other spatial utilization without technological engineering to sustain the swamp functions as water sources and water retention area.

Article 77

- (1) In natural asylum area as stated in Article 72 clause (2) letter a, it is forbidden to conduct spatial utilization and activities which:
 - a. change landscape and ecosystem type; and/or
 - b. obstruct conservation of flora, fauna, and life diversity.
- (2) In natural asylum area of sea and other waters as stated in Article 72 clause (2) letter b, it is forbidden to conduct activities which may destroy biota system, type ecosystem, natural symptoms and uniqueness for the concerns of bio-diversity, concerns of tourism and science.
- (3) In mangrove forest seashore area as stated in Article 72 clause (2) letter c, it is



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- forbidden to conduct activities which may destroy sustainability of mangrove forest and the shaper of mangrove forest ecosystem and the place for proliferation of various sea biota in addition to functioning as seashore protection and erosion by sea water as well as protector for cultivation efforts at the backside.
- (4) In national park as stated in Article 72 clause (2) letter d, it is forbidden to conduct:
 - a. spatial utilization which obstructs landscape, soil fertility and conservation, water arrangement function, preserve of flora and fauna, and sustainability of environment functions;
 - b. activities which may cause change(s) over wholeness of core zone of national park, both reducing, eliminating the functions and area of core zone, and adding other kinds of non-indigenous plants and animals; and/or
 - c. activities which are not relevant to functions of utilization zone and other zones of national park.
 - (5) In grand forest park as stated in Article 72 clause (2) letter e, it is forbidden to conduct spatial utilization and/or activities which:
 - a. can destroy or obstruct collection of both natural and artificial plants and/or animals, indigenous and non-indigenous; and/or
 - b. obstruct architecture of landscape for the concern of tourism, science development, culture, and education.
 - (6) In natural preservation as stated in Article 72 clause (2) letter f, it is forbidden to conduct spatial utilization activity and other activities which:
 - a. change landscape and ecosystem type; and/or
 - b. obstruct preservation of flora, fauna, and life diversity
 - (7) In culture conservatory and scientific area as stated in Article 72 clause (2) letter g, it is forbidden to conduct:
 - a. Activities which destroy the cultural treasure of the nation in form of historical inheritances and archeological buildings.
 - b. spatial utilization and activities which change certain geological forms which have high merits for science development;
 - c. spatial utilization which obstructs environment preservation around historical inheritance, archeological buildings and region with certain geological formation; and/or
 - d. spatial utilization which obstructs efforts of local social culture preservation.
 - (8) In hunting garden as stated in Article 72 clause (2) letter h, it is forbidden to conduct hunting activities for fauna which are not determined as hunting objects.
 - (9) In wildlife reserve as stated in Article 72 clause (2) letter i, it is forbidden to conduct spatial utilization and other activities which:
 - a. change landscape and ecosystem type; and/or
 - b. obstruct preservation of flora, fauna, and life diversity
 - (10) In nutfah plasma protection area as stated in Article 72 clause (2) letter j, it is forbidden to conduct spatial utilization and other activities which may obstruct and destroy bio-diversity conservation area.
 - (11) In corral reef area as stated in Article 72 clause (2) letter k, it is forbidden to conduct



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activities of fish catch and coral reef abstraction.

Article 78

- (1) Protected forest area as stated in Article 71 clause (2) letter a is located in Maros District, in Gowa District and in Takalar District
- (2) Water absorbent area as stated in Article 71 clause (2) letter b is located in upstream of Jeneberang catchment area, Maros catchment area, Tallo catchment area, Pappa catchment area, and Gamanti catchment area.
- (3) Coastal border area as stated in Article 71 clause (2) letter c is located in North, West, and South parts of Mamminasata Metropolitan Area.
- (4) River border area as stated in Article 71 clause (2) letter d is located in Jeneberang River, Tallo River, Maros River, Gamanti River, and Pappa River with 100 meter in width.
- (5) Lake and reservoir vicinity area as stated in Article 71 clause (2) letter e is located in around Mawang Lake, Tonjong Lake and Bili-Bili Dam.
- (6) Spring vicinity area as stated in Article 71 clause (2) letter f is located in Bantimurung Sub-district in Maros District, Cenrana Sub-district in Maros District; Pattalassang Sub-district in Gowa District, Bontomarannu Sub-district in Gowa District; and Polombangkeng Utara Sub-district in Takalar District.
- (7) Natural disaster-prone area as stated in Article 71 clause (2) letter g is located in:
 - a. High tide prone area along coastal area of Metropolitan Mamminasata; and
 - b. Flood-prone area in Maros Baru Sub-district, Marusu Sub-district, and Bantimurung Sub-district in Maros District; in Parangloe Sub-district, Bontomarannu Sub-district especially along Jeneberang River in Gowa District, in Biringkanaya Sub-district, Tamalanrea Sub-district, Tamalate Sub-district, Mariso Sub-district in Makassar City; and Galesong Selatan Sub-district and Galesong Utara Sub-district in Takalar District.
- (8) Swamp as stated in Article 71 clause (2) letter h is located in Pattalassang Sub-district in Gowa District; Turikale Sub-district, Marusu Sub-district, Bontoa Sub-district, and Lau Sub-district in Maros District; Balangtonjong Sub-district, Panaikang Sub-district, Tamalate Sub-district, Panakkukang Sub-district, Tamanlanrea Sub-district, Biringkanaya Sub-district, and Manggala Sub-district in Makassar City; and Mangarabombang Sub-district, Polombangkeng Utara Sub-district, and Polombangkeng Selatan Sub-district in Takalar District.
- (9) National Park as stated in Article 72 clause (1) letter d is National Park of Bantimurung Bulusaraung.
- (10) Hunting garden as stated in Article 72 clause (1) letter h is the Hunting Garden of Komara.
- (11) Wildlife reserve as stated in Article 72 clause (1) letter i is wildlife reserve of Komara.



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Article 79

- (1) Conservation area management is aimed at preventing from damages of environment functions and at sustaining the protection function of the area.
- (2) Conservation area management is regulated relevant to the prevailing laws and regulations.

Article 80

- (1) Green Open Space in Mamminasata Metropolitan Area is formulated relevant to its hierarchy from local scale to metropolitan urban area scale.
- (2) Proportion of public Green Open Space of town/urban area in Mamminasata Metropolitan Area is minimally 20% (twenty percent) of total area of respective town/urban area.
- (3) Plan of supply and utilization of Green Open Space as stated in clause (1) is regulated relevant to the prevailing laws and regulations.

Part Five Direction of Cultivation Area Management

Article 81

- (1) Direction of cultivation area management is aimed at optimizing natural resources and artificial resources which are possessed in order to achieve safe, comfortable, productive and sustainable space.
- (2) Zone B1 as stated in Article 43 clause (4) letter a constitutes the zone with characteristics as the area having high environment supportability, high level of infrastructure service, and high intense building construction, both vertically and horizontally.
- (3) Zone B2 as stated in Article 43 clause (4) letter b constitutes the zone with characteristics as the area having medium environment supportability, and medium level of infrastructure service.
- (4) Zone B3 as stated in Article 43 clause (4) letter c constitutes the zone with characteristics as the area having low environment supportability, low level of infrastructure service, and it is water absorbent area.
- (5) Zone B4 as stated in Article 43 clause (4) letter d constitutes the zone with characteristics as the area having low environment supportability, it is agricultural dry land and non-technical irrigation wet land.
- (6) Zone B5 as stated in Article 43 clause (4) letter e constitutes the zone with characteristics as the area having environment supportability suitable for wet land agriculture cultivation, and having investment of technical irrigation network.



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- (7) Zone B6 as stated in Article 43 clause (4) letter f constitutes the zone with characteristics as the area having low environment supportability and suitable for cultivation, and Building Floor Coefficient to be adjusted with the regional regulation.
- (8) Zone B7 as stated in Article 43 clause (4) letter g constitutes the zone in adjacent to Zone N1 of seashore having characteristic of low environment supportability, susceptible to sea water intrusion, susceptible to abrasion, with suitability for cultivation and Building Floor Coefficient to be adjusted with the regional regulation.

Article 82

- (1) Spatial utilization of Zone B1 as stated in Article 43 clause (4) letter a, is directed for dense residential housings, commerce and service, and non-pollutant and market-oriented light industries, and functioned as center of priority economic development.
- (2) Spatial utilization of Zone B1 as stated in clause (1) is carried out through application of technological engineering with Building Base Coefficient maximally 80% (eighty percent).
- (3) Spatial utilization of Zone B1 as stated in clause (2) existing in urban area can be done through rehabilitation and/or revitalization of the area.
- (4) Spatial utilization whose handling is prioritized in Zone B1 is Losari-Tanjung Bunga Beach, west coast of Tanjung Bunga-toward Takalar, and north coast of Makassar-toward Maros.

Article 83

- (1) Spatial utilization of Zone B2 as stated in Article 43 clause (4) letter b is directed for medium dense residential housings, commerce and service, intensive labor industries, and functioned as the water absorbent area.
- (2) Spatial utilization of Zone B2 as stated in clause (1) is carried out by way of controlling new housing development and controlling built areas through application of technological engineering with Building Base Coefficient maximally 70% (seventy percent).

Article 84

- (1) Spatial utilization of Zone B3 as stated in Article 43 clause (4) letter c is directed for low dense residential housings, and for sustaining water absorbent area functions.
- (2) Spatial utilization of Zone B3 as stated in clause (1) is carried out by way of development with low built land intensity and applying technological engineering with Building Base Coefficient maximally 60% (sixty percent).



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Article 85

- (1) Spatial utilization of Zone B4 as stated in Article 43 clause (4) letter d, is directed for low dense residential housings, wet land agriculture, dried land agriculture, plantation, fishery, cattle breeding, agro-industry, and production forest.
- (2) Spatial utilization of Zone B4 as stated in clause (1) is carried out by way of development with low built land intensity and applying technological engineering and wet land agriculture, dried land agriculture, plantation, fishery, cattle breeding, agro-industry, and production forest with appropriate technology with Building Base Coefficient maximally 60% (sixty percent).

Article 86

- (1) Spatial utilization of Zone B5 as stated in Article 43 clause (4) letter e is directed for wet land with technical irrigation.
- (2) Spatial utilization of Zone B5 as stated in clause (1) is carried out by way of agricultural intensification of wet land with appropriate technology.

Article 87

- (1) Spatial utilization of Zone B6 as stated in Article 43 clause (4) letter f directed for production forest as the support of Zone N1 functions.
- (2) Spatial utilization of Zone B6 as stated in clause (1) is carried out through technological engineering with Built Zone Coefficient maximally 10% (ten percent).

Article 88

- (1) Spatial utilization of Zone B7 as stated in Article 43 clause (4) letter g is directed for settlements and their facilities, security and support of Zone N1 functions, and functioned for flood control especially with application of polder system.
- (2) Spatial utilization of Zone B7 as stated in clause (1) is carried out through technological engineering with Built Zone Coefficient maximally 40% (forty percent).

Article 89

- (1) In Zone B1 and Zone B2 as stated in Article 43 clause (4) letter a and letter b it is forbidden to:
 - a. develop industry which pollutes environment and utilizes much ground water;
and
 - b. add and/or expand industry in conservation and protected areas.
- (2) In Zone B3, Zone B4, and Zone B5 as stated in Article 43 clause (4) letter c, letter d,



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- and letter e, it is forbidden to carry out development which:
- a. reduces agricultural productive area and natural tourism;
 - b. reduces water absorbent capacity; and
 - c. changes landscape.
- (3) In Zone B6 and Zone B7 as stated in Article 43 clause (4) letter f and letter g, it is forbidden to carry out development which can obstructs or destroys functions of environment, housings and settlement, tourism, building construction, water resources, conservation of life natural resources and their ecosystem.
- (4) Development activities allowed in Zone B6 and Zone B7 are carried out based on results of in-depth and comprehensive analysis under coordination by head of agency in charge of coordination of national spatial management.

Article 90

- (1) In the planning of cultivation area whose spatial management is prioritized, the following criteria are applied:
- a. It is located in Cultivation Zone with medium to high environment supportability, medium to high level of infrastructure service;
 - b. It would be the model in urban planning technology, whose approach can be used as reference or be applied in similar development cases in the future; and
 - c. It becomes symbol of strategic development which can represent the concept of Metropolitan Mamminasata.
- (2) Further decision for establishment of location for spatial management of priority area is established with joint decision through inter-regional cooperation and development coordination board.

Article 91

Establishment of cultivation area in Mamminasata Metropolitan Area is aimed for cultivation based on conditions and potentials of natural resources, human resources and artificial resources.

Article 92

Zone B2 as stated in Article 43 clause (4) letter b includes:

- a. semi-urban settlement area, established in Maros District, Gowa District and Takalar District which are not dense urban area and conservation area; and
- b. new town settlement area established as 4,000 Ha (four thousand hectares) which is located in Maros District and Gowa District.

Article 93

- (1) Plan of supply and utilization of pedestrian network infrastructure is prepared to



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- fulfill non-green open space in urban area.
- (2) Plan of supply and utilization of pedestrian network infrastructure to be distributed evenly throughout Mamminasata Metropolitan Area relevant to the hierarchy.
 - (3) Plan of supply and utilization of pedestrian network infrastructure is regulated relevant to the prevailing laws and regulations.

Article 94

- (1) Zone P1 as stated in Article 43 clause (5) letter a, constitutes zone with characteristic as area functioning to prevent from abrasion, sea water intrusion, pollution and damage of sea biota.
- (2) Zone P2 as stated in Article 43 clause (5) letter b constitutes zone with characteristic as area functioning for flood reference to prevent from abrasion, sea water intrusion, pollution and damage of sea.
- (3) Zone P3 as stated in Article 43 clause (5) letter c constitutes zone with characteristic as area functioning to support the zone with high utilization intensity and high accessibility level.
- (4) Zone P4 as stated in Article 43 clause (5) letter d constitutes zone with characteristic as area functioning to have low environment supportability.
- (5) Zone P5 as stated in Article 43 clause (5) letter e constitutes zone with characteristic as area functioning to prevent from abrasion, water retention, sea water intrusion, and conservation of mangrove forest with low environment supportability.

Article 95

- (1) Spatial utilization of Zone P1 as stated in Article 94 clause (1) is carried out through efforts to take care Zone N1 from any type of pressure and disturbance coming from outside or inside of the zone, especially in prevention of abrasion, sea water intrusion, pollution and damage of sea which may cause change of wholeness and/or change of function of Zone N1.
- (2) Spatial utilization of Zone P2 as stated in Article 94 clause (2) is carried out through efforts of:
 - a. taking care of Zone N1 from any type of pressure and disturbance coming from outside or inside of the zone, especially in prevention of abrasion, sea water intrusion, pollution and damage of sea which may cause change of wholeness and/or change of function of Zone N1; and
 - b. reclamation with Built Zone Coefficient as high as 40% (forty percent) and/or construction of building above water in gradual way by taking the function into account, with distance from lowest tide point at least 200 m (two hundred meters) up to the line that connects outer points which show sea depth 8 m (eight meters), and should take environment characteristics into account.
- (3) Spatial utilization of Zone P3 as stated in Article 94 clause (3) is carried out through



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efforts of:

- a. taking care functions of Zone B1 so as to prevent from seashore abrasion and not to obstruct the functions of power supply, river mouth, and sea and shipping traffic lines; and
 - b. gradual reclamation by taking the functions into account, with distance from lowest tide point at least 300 m (three hundred meters) up to the line that connects outer points which show sea depth 8 m (eight meters), except in locations whose distance can be minimized through technological engineering, and should take characteristics of environment, sea and shipping traffic lines, and harbor into account.
- (4) Spatial utilization of Zone P4 as stated in Article 94 clause (4) is carried out through the efforts of:
- a. taking care functions of Zone B4 and Zone B5 so as to prevent from seashore abrasion and not to obstruct the functions of power supply, river mouth, and sea and shipping traffic lines, people's fishery business effort; and
 - b. gradual reclamation by taking the functions into account, with distance from lowest tide point at least 200 m (two hundred meters) up to the line that connects outer points which show sea depth 8 m (eight meters) and should take characteristics of environment into account.
- (5) Spatial utilization of Zone P5 as stated in Article 94 clause (5) is carried out through the efforts of:
- a. taking care functions of Zone N1 of seashore and Zone B7 so as to prevent from seashore abrasion and not to obstruct the functions of power supply, river mouth, and sea and shipping traffic lines, people's fishery business effort; and
 - b. gradual reclamation with Built Zone Coefficient as highest as 45% (forty five percent) with distance from lowest tide point at least 200 m (two hundred meters) up to the line that connects outer points which show sea depth 8 m (eight meters) and should take characteristics of environment into account.

Article 96

- (1) Spatial utilization of Zone P1 as stated in Article 43 clause (5) letter a, is directed to take care of functions of Zone N1 of seashore.
- (2) Spatial utilization of Zone P2 as stated in Article 43 clause (5) letter b is directed to take care of functions of Zone N1 of seashore and Zone B5.
- (3) Spatial utilization of Zone P3 as stated in Article 43 clause (5) letter c is directed to take care of functions of Zone B1.
- (4) Spatial utilization of Zone P4 as stated in Article 43 clause (5) letter d is directed to take care of functions of Zone B4 and Zone B5.
- (5) Spatial utilization of Zone P5 as stated in Article 43 clause (5) letter e, as support of Zone N1 of seashore and Zone B7.



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Part Six **Indication of Main Programs**

Article 97

- (1) Indication of main programs as the effort to materialize the Spatial Structure Plan of Mamminasata Metropolitan Area consists of:
 - a. Realization of settlement center system which covers;
 - 1) program of settlement center system development in Mamminasata Metropolitan Area to realize the formation of function and hierarchy of settlement center relevant to the National Spatial Plan;
 - 2) program of improvement of function of Makassar City as core urban area in Mamminasata Metropolitan Area;
 - 3) program of improvement of function of Maros urban area in Maros District, Sungguminasa urban area in Gowa District, Takalar urban area in Takalar District as urban area around the core urban area; and
 - 4) program of development acceleration of New Town in boundary of Gowa District and Maros District as urban sub-center.
 - b. Realization of transportation network system which covers;
 - 1) program of realization of artery road network system, collector road and local road connection;
 - 2) program of improvement and widening of Perintis Kemerdekaan Road, Jenderal Urip Sumohardjo Road, Abdullah Daeng Sirua Road and Aroepala Road- Samata Road;
 - 3) program of Bypass Mamminasata Road development;
 - 4) program of outer and inner ring road of Mamminasata development;
 - 5) program of supply and development of space and lane for evacuation from disaster;
 - 6) program of development and improvement of Trans Sulawesi Mamminasata Road;
 - 7) program of rail road network system development;
 - 8) program of urban mass transportation system development;
 - 9) program of development and improvement of passenger transportation terminal of types A, B, C and goods transportation terminal;
 - 10) program of road supplementary facility development;
 - 11) program of system river transportation development;
 - 12) program of development and improvement of crossing transportation system;
 - 13) program development and improvement of Soekarno Hatta International Seaport; and
 - 14) program of development and improvement of Sultan Hasanuddin International Airport.
 - c. Realization of energy network system which covers;
 - 1) program of development realization of power supply and transmission



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- network through system interconnection;
- 2) program of expansion of Electrical Relay Station and rehabilitation of power distribution system network; and
 - 3) program of gas distribution system network development.
- d. Realization of telecommunication network system which covers;
- 1) program of telecommunication connection system development; and
 - 2) program of quantity and quality improvement of telecommunication system.
- e. Realization of water resources system which covers;
- 1) program of raw water supply system improvement; and
 - 2) program of development and improvement of technical irrigation network system in Zone B5;
- f. Realization of water supply network system which covers;
- 1) program of development and improvement of water supply system for Makassar City, Maros urban area in Maros District, Sungguminasa urban area in Gowa District, and Takalar urban area in Takalar District; and
 - 2) program of handling and prevention of water loss or leakage of water pipe network.
- g. Realization of wastewater network system which covers;
- 1) program of wastewater network system development in Makassar City, Maros urban area in Maros District, Sungguminasa urban area in Gowa District, and Takalar urban area in Takalar District; and
 - 2) program of wastewater treatment plant development in Makassar City, Maros urban area in Maros District, Sungguminasa urban area in Gowa District, and Takalar urban area in Takalar District.
- h. Realization of hazardous and poisonous substances management system which covers;
- 1) program of hazardous and poisonous substances management; and
 - 2) program of hazardous and poisonous waste substances management.
- i. Realization of drainage network system which covers;
- 1) program of improvement and development of primary drainage of Tallo River, Jeneberang River, Maros River, Pappa River and Gamanti River; and
 - 2) program of improvement and development of secondary drainage in Makassar City, Maros urban area in Maros District, Sungguminasa urban area in Gowa District, and Takalar urban area in Takalar District.
- j. Realization of flood control system which covers;
- 1) program of normalization and functioning of Mawang Lake and Tonjong Lake;
 - 2) program of normalization of Tallo River, Maros River, Jeneberang River, Pappa River and Gamanti River; and
 - 3) program of development and establishment of water absorbent area in Makassar City, Maros urban area in Maros District, Sungguminasa urban area in Gowa District, and Takalar urban area in Takalar District.
- k. Realization of solid waste management system which covers;



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- 1) program of development and improvement of final disposal venue (TPA regional) Pattalassang in Gowa District; and
 - 2) program of improvement of solid waste management system in Makassar City, Maros urban area in Maros District, Sungguminasa urban area in Gowa District, and Takalar urban area in Takalar District.
- (2) Indication of main programs as effort to realize spatial pattern plan of Mamminasata Metropolitan Area consists of:
- a. program of realization of conservation area which covers;
 - 1) program of planting mangrove and the like and or other measures in Zone N1 of seashore;
 - 2) program of reforestation of forest area and or other measures to take care of functions of Zone N1 of forest area; and
 - 3) program of improvement of community participation in maintaining the functions of Zone N1 of seashore and Zone N1 of forest area.
 - b. program of realization of cultivation area which covers;
 - 1) realization of Zone B1;
 - a) program of handling and controlling of slum settlement in Makassar City, Maros urban area in Maros District, Sungguminasa urban area in Gowa District, and Takalar urban area in Takalar District;
 - b) program of handling and controlling of fast growing area, business and commerce center and which have impact on environment problems in Makassar City, Maros urban area in Maros District, Sungguminasa urban area in Gowa District, and Takalar urban area in Takalar District;
 - c) program of revitalization of Old Town Area of Makassar, Maros urban area in Maros District, Sungguminasa urban area in Gowa District, and Takalar urban area in Takalar District;
 - d) program of rent-story house (Rumah Susun Sewa = Rusunawa) and owned-story house (Rumah Susun Milik = Rusunami) in Makassar City, Sungguminasa urban area in Gowa District, Maros urban area in Maros District and Takalar urban area in Takalar District;
 - e) program of development and improvement of metropolitan, regional and inter-regional commerce and service center area in Makassar City;
 - f) program of development and improvement of regional commerce and service center area in Maros urban area in Maros District, Sungguminasa urban area in Gowa District, and Takalar urban area in Takalar District;
 - g) program of development and improvement of industrial area in Makassar City, Sungguminasa urban area in Gowa District, Maros urban area in Maros District, and in Takalar District;
 - h) program of development and improvement of high level education area in Biringkanaya and Tamalanrea of Makassar City, in Samata of Gowa District;
 - i) program of development and improvement of high level fishery education area in Galesong Sub-district and in Galesong Utara sub-district of Takalar



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District;

- j) program of development and improvement of tourism area in Makassar City, Sungguminasa urban area in Gowa District, Maros urban area in Maros District, and in Takalar District;
 - k) program of development and improvement of Green Open Space in Makassar City, Sungguminasa urban area in Gowa District, Maros urban area in Maros District, and Takalar urban area in Takalar District in gradual way to reach 30 % (thirty percent) of total region;
 - l) improvement of spatial management of Makassar City;
 - m) revitalization of growth center and economic trigger area of Makassar City;
 - n) development acceleration of Maros urban area in Maros District, Sungguminasa urban area in Gowa District, and Takalar urban area in Takalar District as urban area around core urban area in Mamminasata Metropolitan Area; and
 - o) promotion of balanced development of production center, commerce, industry, and housing areas by taking conservation area and support area into account.
- 2) Realization of Zone B2;
 - a) program of formulation of Detailed Spatial Plan of Zone B2 to support function of Zone B1; and
 - b) program of formulation of controlling instruments for priority area of Zone B2 to support function of Zone B1.
 - 3) Realization of Zone B3;
 - a) program of controlling and handling of flood-prone area;
 - b) program of water absorbent area development and Tallo River conservation;
 - c) program of formulation of Detailed Spatial Plan of Zone B3; and
 - d) program of formulation of instrument for controlling spatial utilization of Zone B3.
 - 4) Realization of Zone B4;
 - a) program of New Town Area development in the boundary area of Gowa District and Maros District;
 - b) program of settlement area development as well as its supporting facilities;
 - c) program of development and improvement of productivity of agricultural products and plantation products;
 - d) program of formulation of Detailed Spatial Plan of Zone B4; and
 - e) program of formulation of instrument for controlling spatial utilization of Zone B4.
 - 5) Realization of Zone B5;
 - a) program of settlement area development as well as its supporting facilities;
 - b) program of development of agriculture, plantation and fishery cultivation;
 - c) program of development of technical irrigation network system to support



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- agricultural area;
 - d) program of formulation of Detailed Spatial Plan of Zone B5; and
 - e) program of formulation of instrument for controlling spatial utilization of Zone B5.
- 6) Realization of Zone B6;
- a) program of development and improvement of production forest and conservation area by maintaining the function of conservation area in Zone B7;
 - b) program of formulation of Detailed Spatial Plan of Zone B6; and
 - c) program of formulation of instrument for controlling spatial utilization of Zone B6.
- 7) Realization of Zone B7;
- a) program of development and improvement of functions of Zone B7 of seashore and Zone N1 of seashore;
 - b) program of formulation of Detailed Spatial Plan and instrument for controlling coastal area in Makassar City;
 - c) program of formulation of Detailed Spatial Plan and instrument for controlling coastal area in Takalar District;
 - d) program of formulation of Detailed Spatial Plan and instrument for controlling coastal area in Maros District; and
 - e) program of prevention and handling of coastal area of Metropolitan Mamminasata from seashore abrasion, intrusion of sea water, pollution and damage of sea biota.
- c. program of realization of supporting area which covers;
- 1) program of prevention and handling of conservation area of Tallo River in Zone P1, sedimentation of Tanjung Bunga Beach in Zone P2, and Barombong Beach in Zone P3;
 - 2) program of prevention and handling of area from disasters of seashore abrasion, intrusion of sea water, pollution and damage of sea biota in Zone P1, Zone P2, and Zone P3;
 - 3) program of planting mangrove and similar plants in conservation area of Tallo River of Makassar City, Jeneberang River of Gowa District, and Makassar City;
 - 4) program of development and improvement of safety dike in coastal area of Makassar City, Maros District, and Takalar District especially in Zone P3, Zone P4, Zone P5; and
 - 5) program of improvement and development of wave breaking structure in supporting area of Zone P3, Zone P4, and Zone P5.
- (3) More details on indication of main programs as stated in clause (1) and (2) are available in Attachment IX which constitutes un-separated part of this Presidential Regulation.



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CHAPTER V DIRECTION OF SPATIAL UTILIZATION CONTROL

Article 98

- (1) Provincial Spatial Plan and District/City Spatial Plan related to Mamminasata Metropolitan Area should be adjusted to the Spatial Plan of Mamminasata Metropolitan Area.
- (2) Provincial Spatial Plan and District/City Spatial Plan related to Mamminasata Metropolitan Area are further elaborated in the detailed spatial plan which is established with Regional Regulation for implementing Spatial Plan of Mamminasata Metropolitan Area which is equipped with zoning regulation.
- (3) Formulation of detailed plan and zoning regulation as stated in clause (2) is based on Natural Conservation Index and Actual Conservation Index.
- (4) Natural Conservation Index and Actual Conservation Index as stated in clause (3) are used for determining:
 - a. allocation of spatial utilization which covers settlement, green open space, office buildings, and agricultural activities; and
 - b. spatial envelope which covers Green Base Coefficient, Building Base Coefficient, Building Floor Coefficient, and building borderline, restriction of Land Coverage, Making of Absorbent Wells, Planting of Perennial Plants and technological engineering.
- (5) Formulation of detailed plan and zoning regulation as stated in clause (2) is carried out relevant to the prevailing laws and regulations.
- (6) Provisions on spatial envelop as stated in clause (4) letter b including KDH, KDB, and KLB are regulated in Attachment X which constitutes un-separated part of this Presidential Regulation.

Article 99

Control of spatial utilization is aimed at realizing spatial plan order through establishment of zoning regulation, permit, incentive and disincentive, and sanction.

Article 100

- (1) Control of spatial utilization as stated in Article 99 is carried out in order for fulfilling land administration requirements.
- (2) Fulfilling land administration requirements as stated in clause (1) is carried out if the applicant or right holder upon the land or his/her or attorney power fulfills the conditions to use or utilize the land relevant to the established spatial plan.
- (3) Conditions to use or utilize the land as stated in clause (2) constitutes whole process in the implementation of land administration.



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Article 101

- (1) Control of spatial utilization is carried out by Development Coordination Board involving community participation.
- (2) Coordination in the Control of spatial utilization is carried out by Governor who is responsible to the President through Minister.
- (3) In the implementation of coordination in the control of spatial utilization of Mamminasata Metropolitan Area, Governor takes the direction of Minister.
- (4) Governor reports the implementation of control of spatial utilization periodically to the President through Minister.
- (5) Control of spatial utilization in Mamminasata Metropolitan Area is conducted relevant to the prevailing laws and regulations.

Article 102

Zoning regulation constitutes guideline of controlling the spatial utilization which is prepared based on detailed spatial plan for each zone of spatial utilization.

Article 103

- (1) Each of spatial utilization must get the permit of spatial utilization in line with detailed spatial plan and zoning regulation which have been established.
- (2) Permit of spatial utilization as stated in clause (1) is regulated by Government and Regional Government according to their respective authorities relevant to the prevailing law and regulation.

Article 104

- (1) Incentive and/or disincentive as stated in Article 99 are aimed that implementation of spatial utilization is relevant to the spatial plan.
- (2) Incentive and/or disincentive are applied by Government and/or regional government relevant to the prevailing laws and regulations.

Article 105

- (1) Imposition of sanction as stated in Article 99 is aimed at:
 - a. performing action for orderliness towards spatial utilization which is not relevant to the spatial plan and zoning regulation; and
 - b. returning the spatial function through rehabilitation and revitalization of area.
- (2) Orderliness as stated in clause (1) letter a, constitutes the action to regulate and/or re-arrange utilization of land and building which is not relevant to the spatial plan and zoning regulation



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- (3) Orderliness towards spatial utilization as stated in clause (1) letter a is carried out Government and/or regional government relevant to their respective authorities.
- (4) Orderliness as stated in clause (2) is carried out by taking the community's rights into account.
- (5) Imposition of sanction as stated in clause (1) is regulated relevant to the prevailing laws and regulations.

Article 106

- (1) Rehabilitation and revitalization of area prioritized in conservation area in Jeneberang Catchment Area and Tallo Catchment Area, the old town area of Makassar, as well as in other locations established based on joint decision between district/city.
- (2) Implementation of rehabilitation and revitalization of area as stated in clause (1) is carried out by Government and/or regional government relevant to the prevailing laws and regulations.

CHAPTER VI INSTITUTION, GUIDANCE, AND SUPERVISION

Part One Institution

Article 107

- (1) Coordination of spatial planning in Mamminasata Metropolitan Area is carried out by Development Coordination Board.
- (2) Establishment of Development Coordination Board is done by Minister or by Governor through delivery of authority.
- (3) Management of implementation of some development programs of Mamminasata Metropolitan Area and control of spatial utilization in Mamminasata Metropolitan Area is carried out by UPT (Technical Implementing Unit).
- (4) UPT as stated in clause (3) is established by Governor after consultation with Regent and Mayor, and it is responsible to Development Coordination Board.
- (5) Management of implementation of some development programs as stated in clause (3) includes:
 - a. transportation system;
 - b. solid waste management system;
 - c. wastewater management system;
 - d. drainage management system;
 - e. domestic water supply management system;
 - f. water resources management system; and
 - g. energy management system.



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- (6) Some development programs as stated in clause (3) are conducted after getting joint approval between Government, Regional Government of South Sulawesi Province, and Regional Government of District/City in Mamminasata Metropolitan Area.
- (7) In addition to the implementation of some development programs as stated in clause (5) will be conducted by regional government under coordination by UPT.

Part Two Guidance

Article 108

- (1) Guidance constitutes the effort to improve the performance of spatial management of Mamminasata Metropolitan Area implemented by Development Coordination Board.
- (2) Guidance towards Development Coordination Board and UPT is carried out by Government relevant to the prevailing laws and regulations.
- (3) Guidance towards district/city government in Mamminasata Metropolitan Area is carried out by Regional Government of South Sulawesi Province and facilitated by UPT.

Part Three Supervision of Spatial Management

Article 109

- (1) Supervision of spatial management is conducted through monitoring, evaluation, and reporting activities towards spatial utilization.
- (2) Monitoring, evaluation, and reporting activities as stated in clause (1) are conducted continuously by Government and regional government.
- (3) In supervision of spatial management as stated in clause (1), Government and regional government involve community participation.
- (4) Implementation of supervision of spatial management as stated in clause (1) is relevant to the prevailing laws and regulations.

Article 110

- (1) Supervision to Development Coordination Board and UPT is carried out by Government and regional government relevant to the prevailing laws and regulations.
- (2) In the supervision as stated in clause (1), Government and regional government involve community participation.



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Article 111

Monitoring activity towards spatial utilization in Mamminasata Metropolitan Area is carried out with the following stipulations:

- a. considering suitability of spatial utilization activity with spatial plan;
- b. monitoring to cultivation activity existing in conservation area and wet land agriculture area carried out by taking level of dependency level to the established functions.
- c. Monitoring is carried out by head of village, head of sub-district, regent/mayor, Governor, and Minister; and
- d. Monitoring constitutes effort or action to observe, supervise, and checking precisely change of quality of spatial use and environment which is not relevant to the spatial plan.

Article 112

- (1) Evaluation activity towards spatial utilization in Mamminasata Metropolitan Area is carried out by:
 - a. Head of village towards report given by the community;
 - b. Head of sub-district towards report given by head of village and/or community;
 - c. Regent/mayor towards report given by head of sub-district, head of village and/or community;
 - d. Governor towards report given by regent/mayor, head of sub-district, head of village and/or community; and
 - e. Minister towards report given by governor, regent/mayor, head of sub-district, head of village and/or community.
- (2) Evaluation activity is carried out based on results of monitoring and reporting activities.
- (3) Evaluation activity is followed up relevant to the requirements and problems coped with.
- (4) Evaluation activity spatial utilization is carried out so that spatial utilization could be relevant to the prevailing laws and regulations.

Article 113

- (1) Reporting activity towards spatial utilization in Mamminasata Metropolitan Area is carried out with the following stipulations:
 - a. report on spatial utilization in Mamminasata Metropolitan Area is done through periodic and gradual reporting, starting from head of village, head of sub-district, regent/mayor, governor, to Minister;
 - b. report as stated in letter a is equipped with reporting material which consists of:



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- 1) progress of physical development;
 - 2) progress of allocation, admission, concealment, annulment, removal, transfer, improvement, extension, fusion, separation and change of rights upon other land right;
 - 3) progress of change of functions and spatial utilization as well as permit to construct building;
 - 4) problems which should immediately be solved; and
 - 5) problems which will come up and need to anticipate.
- (2) Implementation of reporting activity is done relevant to the prevailing laws and regulations.

Article 114

- (1) If results of monitoring and evaluation as stated in Article 107 and Article 108 are proven to show administration deviation in the implementation of spatial management, Minister, Governor, and regent/mayor take measure to solve it relevant to his/her authority.
- (2) In case that regent/mayor does not implement the measure to solve as stated in clause (1), Governor takes measure to solve it which is not done by regent/mayor.
- (3) In case that Governor does not implement the measure to solve as stated in clause (1) and clause (2), Minister takes measure to solve it which is not done by Governor.

CHAPTER VII INSTITUTIONAL FINANCING

Article 115

- (1) Management of implementation of some development programs as stated in Article 107 clause (3) is financed with fund sourced from State Budget (Anggaran Pendapatan dan Belanja Negara = APBN), Provincial Budget (Anggaran Pendapatan dan Belanja Daerah Provinsi = APBD Prov.), District/City Budget (Anggaran Pendapatan dan Belanja Daerah Kabupaten/Kota = APBD Kab/Kota), and other fund sources relevant to the prevailing laws and regulations.
- (2) Operational financing for activities of Development Coordination Board and UPT is sourced from APBN, APBD Prov., APBD Kab/Kota, and other fund sources relevant to the prevailing laws and regulations.
- (3) Operational financing for activities of Development Coordination Board sourced from APBN does not cover salary/wage/honorarium of staffs and routine expenditure.



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CHAPTER VIII COMMUNITY PARTICIPATION

Article 116

- (1) Implementation of spatial management is done by Government and regional government by involving community participation.
- (2) Community participation as stated in clause (1) is done through:
 - a. participation in formulation of spatial plan;
 - b. participation in spatial utilization; and
 - c. participation in control of spatial utilization.
- (3) Participation as stated in clause (2) letter a, letter b, and letter c is done by involving the community through discussion forums and/or other forms coordinated by Development Coordination Board and/or UPT.
- (4) Discussion forums and/or other forms as stated in clause (3) consists of elements representing Government, regional government, and community.
- (5) Discussion forums and/or other forms as stated in clause (3) should be conducted periodically.
- (6) Activity of discussion forums and/or other forms as stated in clause (3) is aimed at:
 - a. Facilitating development and improvement of community capacity in spatial management;
 - b. Distributing information on development activities in Mamminasata Metropolitan Area;
 - c. Inventorying and coordinating proposals of the community in the aspect of spatial management;
 - d. Providing inputs for improved application of minimum service standard of spatial management implementation in Mamminasata Metropolitan Area; and
 - e. Providing inputs for improvement of operational policy on Development Coordination Board
- (7) Forms of community participation as stated in clause (1) are conducted relevant to the prevailing laws and regulations.

Article 117

- (1) Community who control their lands based on traditional rights and/or rights over lands relevant to the prevailing laws and regulations, but because of this Spatial Plan of Mamminasata Metropolitan Area, its utilization is no longer relevant, then the solution is regulated based on the prevailing laws and regulations.
- (2) Dispute settlement on spatial utilization which is not relevant to the Spatial Plan of Mamminasata Metropolitan Area is afforded based on discussion to achieve agreement.
- (3) In case of dispute settlement as stated in clause (2) agreement is not achieved,



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dispute settlement can be afforded through court and/or outside the court relevant to the prevailing laws and regulations.

- (4) Dispute settlement outside the court as stated in clause (3) can be proceeded through:
- a. mediation;
 - b. conciliation; or
 - c. negotiation.

CHAPTER IX KETENTUAN LAIN-LAIN

Article 118

Spatial management of area in boundary with Mamminasata Metropolitan Area is carried out by taking account and supporting the realization of objective and aim of spatial management as stated in Article 2 and Article 3.

Article 119

- (1) Time period for Spatial Plan of Mamminasata Metropolitan Area is 20 (twenty) years and reviewed once in 5 (five) years.
- (2) Review of spatial plan as stated in clause (1) can result in recommendations in form of:
 - a. Existing spatial plan may still be valid in line with its validity duration; or
 - b. Existing spatial plan should be revised.
- (3) Review of spatial plan as the result of recommendation as stated in clause (2) revision of spatial plan is conducted by keeping respect to the rights possessed by individuals and/or corporation relevant to the prevailing laws and regulations.
- (4) In condition of certain strategic environment related to large-scale natural disaster established with laws and regulation and/or changes of administrative boundaries of province and/or district/city established with Law, Spatial Plan of Mamminasata Metropolitan Area can be reviewed more than 1 (one) time in 5 (five) years.

CHAPTER X TRANSITIONAL PROVISIONS

Article 120

- (1) As this Presidential Regulation comes into effect, then:
 - a. Permits of spatial utilization in respective areas, which have been issued, and have been relevant to this Presidential Regulation, are still valid until the end of



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- their validation period;
- b. Permits of spatial utilization which have been issued according to previous spatial plan are given transition period of 3 (three) years for adjustment to this Presidential Regulation;
 - c. Permits of spatial utilization which have been issued but not relevant to the stipulations in this Presidential Regulation:
 - 1) For those whose development has not been implemented, the related permit is adjusted to the function of area in detail spatial plan which has been established by regional government based on this Presidential Regulation;
 - 2) For those whose development has been implemented, spatial utilization is conducted until the related permit expires and adjustment is made by applying technological engineering relevant to the function of area in detailed spatial plan and zoning regulation established by regional government based on this Presidential Regulation;
 - 3) For those whose development has been implemented, and it is not possible to apply technological engineering relevant to the function of area in detailed spatial plan and zoning regulation established by regional government based on this Presidential Regulation, the permit issued should be cancelled and the loss resulting from the cancellation will be compensated reasonably;
 - 4) If the permit as stated in letter c has expired, the permit cannot longer be extended and spatial utilization in the area is adjusted to this Presidential Regulation;
 - d. Spatial utilization in Mamminasata Metropolitan Area carried out without permit, is subject to the following provisions:
 - 1) Those in contrary to the provisions in this Presidential Regulation, the spatial utilization should be controlled and adjusted with the function of area in detailed spatial plan and zoning regulation which have been established by regional government based on this Presidential Regulation;
 - 2) Those relevant to provisions of this Presidential Regulation, permit required should be quickly processed.
 - 3) Quick process of permit as stated in point 2 is carried out by regional government.
 - e. Community who control their land with traditional rights and/or rights upon land relevant to the prevailing laws and regulations, but because of this Spatial Plan of Mamminasata Metropolitan Area, its land utilization is no longer relevant, then the solution is regulated based on the prevailing laws and regulations.
- (2) As long as spatial plan and/or detailed spatial plan as well as zoning regulation have not been established, Spatial Plan of Mamminasata Metropolitan Area is used as reference in providing permit on spatial utilization.



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CHAPTER XI CLOSING PROVISIONS

Article 121

By the enactment of this Presidential Regulation:

- a. Regional regulation concerning provincial spatial plan, Regional regulation concerning district/city spatial plan, regional regulation concerning detailed spatial plan, and regional regulation concerning zoning regulation are declared as still valid as long as it is not contradictory to this Presidential Regulation;
- b. Regional regulation concerning provincial spatial plan and Regional regulation concerning district/city spatial plan as stated in letter a are adjusted to and established at the latest 1 (one) year starting from the enactment of this Presidential Regulation; and
- c. Regional regulation concerning detailed spatial plan as stated in letter a is adjusted and established at the latest 2 (two) years starting from the enactment of this Presidential Regulation.

- d. Regional regulation concerning zoning regulation as stated in letter a is adjusted and established at the latest 3 (three) years starting from the enactment of this Presidential Regulation.

Article 122

This Presidential Regulation comes into effect from the date it is enacted.

Ratified in Jakarta
On date ___ month ___ year ___

PRESIDENT OF REPUBLIC OF INDONESIA

SUSILO BAMBANG YUDHOYONO



GUBERNUR SULAWESI SELATAN

Makassar, 25 Januari 2007

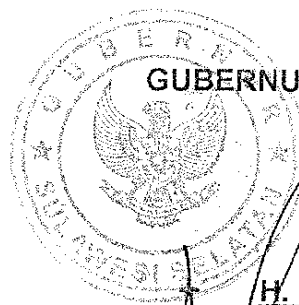
No. : 056 / 362 / TARKIM
Lamp : 1 expl.
Perihal : Usul Rancangan Peraturan Presiden
Republik Indonesia tentang
Rencana Tata Ruang Kawasan
Metropolitan Makassar, Maros,
Sungguminasa dan Takalar
(Mamminasata)

Kepada Yth,
Bapak Menteri Pekerjaari Umum
Republik Indonesia
di -
Jakarta

Disampaikan dengan hormat, bahwa sesuai dengan Rencana Tata Ruang Nasional, Kawasan Metropolitan Mamminasata dikategorikan sebagai kawasan Strategis Nasional yang memerlukan penanganan khusus. Hal ini sesuai dengan visi Sulawesi Selatan untuk menjadikan wilayahnya sebagai wilayah terkemuka yang mengandalkan kemandirian lokal khususnya melalui pengembangan Kawasan Metropolitan Mamminasata sebagai penggerak pembangunan pada wilayah Provinsi Sulawesi Selatan.

Berdasarkan pertimbangan tersebut, maka kami bermohon kiranya Rencana Tata Ruang Kawasan Metropolitan Mamminasata dapat memiliki kekuatan hukum berupa Peraturan Presiden Republik Indonesia. Untuk itu terlampir dikirim usul Rancangan Peraturan Presiden Republik Indonesia yang telah dibahas dan disepakati bersama antar Pemerintah Kabupaten/Kota se Wilayah Metropolitan Mamminasata.

Demikian penyampaian kami, atas perhatian dan perkenan Bapak diucapkan terima kasih.



GUBERNUR SULAWESI SELATAN


H. M. AMIN SYAM

DRAFT

PRESIDENTIAL DECREE OF THE REPUBLIC OF INDONESIA

(NUMBER: ____ OF ____)

CONCERNING

SPATIAL PLAN OF METROPOLITAN

**MAKASSAR, MAROS, SUNGGUMINASA, TAKALAR (MAMMINASATA)
AREA**

NATIONAL SPATIAL PLAN COORDINATION BOARD

**SECRETARIAT OF TECHNICAL TEAM: DIRECTORAT GENERAL OF
SPATIAL PLANNING**

MINISTRY OF PUBLIC WORKS

DRAFT

PRESIDENTIAL DECREE OF THE REPUBLIC OF INDONESIA

(NUMBER: ____ OF ____)

CONCERNING

**SPATIAL PLAN OF METROPOLITAN
MAKASSAR MAROS SUNGGUMINASA TAKALAR (MAMMINASATA)
AREA**

With the Blessing of Almighty God

President of the Republic of Indonesia

- Considering:**
- a. that based on Government Regulation Number ____ Year ____ concerning National Spatial Plan and Spatial Plan of Makassar, Maros, Sungguminasa and Takalar area are categorized as spatial plans of special areas, which require specific treatment;
 - b. that Makassar, Maros, Sungguminasa and Takalar area has been developing to become an integrated urban area which requires integrated management to handle any issues occurred due to development of the urban area;
 - c. that South Sulawesi Province has vision to makes the area becomes a notable region which relies on local independency particularly through development of Makassar, Maros, Sungguminasa and Takalar area as development activator in South Sulawesi Province;
 - d. that in relation with points a, b and c above, it is indispensable to regulate the spatial planning of Makassar, Maros, Sungguminasa and Takalar area with Presidential Regulation.

- In view of:**
1. Article 4 Clause (1) of the 1945 Indonesian Constitution;
 2. Law No. 5 of 1990 concerning Biological Natural Resources and the Ecosystems (State Gazette No. 1990/49 of 1990, Supplement to the State Gazette No. 3419);
 3. Law No. 24 of 1992 concerning Spatial Planning (State Gazette No. 115 of 1992, Supplement to the State Gazette No. 3501);
 4. Law No. 41 of 1999 concerning Forestry (State Gazette No. 167 of

- 1999, Supplement to the State Gazette No. 3888);
5. Law No. 32 of 2004 concerning Regional Governance (State Gazette No. 125 of 2004, Supplement to the State Gazette No. 4437);
 6. Law No. 33 of 2004 concerning Fiscal Balance between Central Government and Regional Government (State Gazette No. 126 of 2004, Supplement to the State Gazette No. 4438);
 7. Government Regulation No. 47 of 1997 concerning National Spatial Plan (State Gazette No. 96 of 1997, Supplement to the State Gazette No. 3721);
 8. Government Regulation No. 25 of 2000 concerning Authority of Central Government and Regional Government as Autonomous Region (State Gazette No. 54 of 2000, Supplement to the State Gazette No. 3952);
 9. Government Regulation of South Sulawesi Province No. 10 of 2003 concerning Spatial Plan of Mamminasata Metropolitan Area;
 10. Decree of Governor of South Sulawesi No. 860/XII/of 2003 concerning Establishment of Mamminasata Metropolitan Development Cooperation Board (MMDCB) (Makassar, Maros, Sungguminasa/Gowa, Takalar)

DECIDES:

To Stipulate: PRESIDENTIAL DECREE OF THE REPUBLIC OF INDONESIA CONCERNING SPATIAL PLAN OF METROPOLITAN MAKASSAR, MAROS, SUNGGUMINASA, TAKALAR AREA

CHAPTER I

GENERAL PROVISION

Part One

Definition

Article 1

In this Presidential Decree, the following terms are defined as follows:

1. **Spatial plan** shall mean the result of spatial planning.
2. **Spatial planning** shall mean the process of spatial planning activities, spatial utilization, and control of spatial utilization.

3. **Strategic area** shall mean the area which is nationally stipulated has strategic value and prioritized in term of its spatial planning.
4. **Protection area** shall mean area designated with the primary function to preserve the environment encompassing natural resources and man-made resources.
5. **Absorption area** shall mean area with highly absorb capacity on rain water and as earth water container which function as water resources.
6. **River borderline** shall mean area along left and right sides of river including man-made river/canal/primary irrigation channel which function for river conservation.
7. **Coastal line** shall mean area along coast which function for coastal conservation.
8. **Spring water area** shall mean area surrounding spring water which functions for spring water conservation.
9. **Lake/dam/situ area** shall mean area surrounding lake/dam/situ which function for lake/dam/situ conservation.
10. **Situ** shall mean an inundation area above land surface which characterized as naturally or un-naturally created, water resourced from ground water or surface water, potentially hidrologic circle, and one of protection area forms.
11. **Swamp** shall mean naturally inundated area, either continuously or seasonally watered, has specific phisical, chemical and biological characteristics.
12. **Mangrove area** shall mean coastal sides which are naturally mangrove habitat that function for coastal and sea conservation.
13. **Natural preservation area** shall mean natural reservation area which due to its natural condition hasspecific characteristics of plants, animal and ecosystem and shall be protected and grows naturally.
14. **Natural reservation area** shall mean area with specific characteristics on land and water that has the main function for plant, animal, and ecosystem conservation.
15. **National park** shall mean natural conservation area with natural ecosystem, managed with zoning system and functions for research, knowledge, education, cultural and tourism purposes, and recreation park.
16. **Wildlife reserve area** shall mean natural area which function for plant and animal collection naturally or unnaturally, original or *unoriginal*, and to be used for research, knowledge, education, cultural and tourism purposes, and recreation park.
17. **Natural tourism area** shall mesan natural conservation area which particularly function for natural tourism purposes.
18. **Culutara preservation area** shall mean area which is the location of high value man-made buildings or special natural geologically made form that can be useful for knowledge development.
19. **Cultivation area** shall mean area designated with cultivation as primary function based on condition and potential of natural resources, human

resources and man-made resources.

20. **Plantation area** shall mean agricultural area with annual plant as main crops which are cultivated by using low to high technology with attention to land and water conservation principles. This area is in the form of big plantation, people plantation, and production forest.
21. **Irrigated agricultural area** shall mean agricultural cultivated area with paddy as the main crop and has permanent irrigation system that supplies water continuously, seasonally or periodically.
22. **Un-irrigated agricultural area** shall mean dry land area which the condition and physical characteristics suitable for food crops, horticultural crops, plantation, and animal husbandry.
23. **Settlement area** shall mean part of living environment outside protection area which function as area for human to live, settle and conduct activities for life.
24. **Mamminasata Metropolitan area** shall mean urban areas which cover Makasar City, part of Kabupaten Maros, part of Kabupaten Gowa, and Kabupaten Takalar, hereinafter shall be called as Mamminasata area.
25. **Zone** shall mean area with particular utilization which has particular measures and standards.
26. **Urban planning zone (cultivation area)** shall mean city or urban area with population concentration and providing working place where needs integrated development and to be conserved. The area needs urban development such as residential area, industrial area and other urban function.
27. **Promotion area of category 1 (Zona B1)** shall mean already urbanized area with high population concentration and urban development has to be well controlled to avoid further deterioration of urban environment. Improvement of urban amenity and efficient land utilization is the priority concern for the land use control.
28. **Promotion area of category 2 (Zona B2)** shall mean area where urbanization has begun recently. Since urbanization level is still low, proper control shall be applied for urbanization.
29. **Urban control area (Zona B3)** shall mean low utilization urban area such as swamp, inundation/flood prone area, green open space. Development activities are strictly regulated.
30. **Semi-urban planning zone (cultivation area)** shall mean area outside urban planning zone where some building constructions have already started or expected to start in the near future. The area has risk of negative impact on environment and urban development if the area is left alone without proper land use plan.
31. **Agricultural priority area (Zona B4)** shall mean irrigation area which is used for agricultural activities wherein development activities area strictly regulated for the purpose to protect agricultural production.
32. **Agricultural and settlement area (Zona B5)** shall mean area where urbanization has not begun and utilized either for agricultural purposes or no

- utilization. Urbanization with control measures are directed in this area wherein new towns, industrial zones, education/research and developments are planned in this area.
33. **Future urban planning zone (Zona (B6))** shall mean area where urbanization has not begun and utilized either for agricultural purpose or no utilization, and urbanization with control measures are directed in this area where shall be designated as “urban planning zone in the future” including new towns, industrial zones, education/research and developments.
 34. **Semi-urban control area (Zona B7)** shall mean low utilization semi-urban area such as swamp, inundation/flood prone area, green open space wherein development activities are strictly regulated.
 35. **Production Forest Zone** shall mean existing forest area that can be utilized for economic activities.
 36. **Afforestation area (Zona B8)** shall mean hilly area surrounded by forest area and presently grass land that create production forest with intensive afforestation.
 37. **Protection Zone** shall mean environmentally important area (forest, water) and designated for protection purpose wherein development activities are strictly limited.
 38. **Protection forest area (Zona N1)** shall mean existing forest area where should be protected wherein development activities are strictly regulated.
 39. **Water-front reserve (Zona N2)** shall mean rivers, lakes, oceans areas wherein development activities are strictly regulated.
 40. **regional infrastructures** shall mean basic physical structures/amenities which enable an area to function well.
 41. **Reclamation** shall mean activities to pile up and dried up coastal side of sea.
 42. **Government** shall mean central government which is the apparatus of the Republic of Indonesia consisting the President and ministers.
 43. **Region (Daerah)** shall mean South Sulawesi Province, Makassar City, Kabupaten Maros, Kabupaten Gowa, dan Kabupaten Takalar;
 44. **Local government** shall mean Head of Region (*Kepala Daerah*) with Regional Autonomy apparatus as regional executive body.
 45. **Kepala Daerah** (Head of Region) shall mean the Governor of South Sulawesi Province, Mayor of Makassar City, *Bupati* (head of district) of Kabupaten Maros, Bupati of Kabupaten Gowa, and Bupati of Kabupaten Takalar.
 46. **Governor** shall mean the Governor of South Sulawesi Province.
 47. **Bupati/Mayor** adalah Makasar Mayor, Bupati Maros, Bupati Gowa, dan Bupati Takalar.
 48. **Institution** shall mean government central or local institutions .
 49. **Minister** shall mean the minister who has the role to coordinate spatial planning as referred to in Article 29 clause (1) of Law No. 24 Year 1992.
 50. **Society involvement** shall mean various spatial planning related activities which conducted based on the society's own wills.

Part Two

Objective and Target

Article 2

(1) Objectives of spatial planning for Mamminasata Metropolitan Area are as follows:

- a. to set up a common target and common image for the future Mamminasata (2020) for the benefit of all people and stakeholders in Mamminasata;
- b. to create a dynamic, haffmonized, livable, harmonious, and productive metropolitan area along with the preservation of environmental function and sustainable development;
- c. to enhance the living standard of Mamminasata community, ensuring employment, and adequate social service, activating the economy and mitigating risk; and
- d. to serve as a model for future development of regional Metropolitan area in Indonesia.

(2) Targets of spatial planning implementation for Mamminasata Metropolitan Area are as follows:

- a. to achieve 2.48 millions moderate population rate in 2010 and 2.88 millions in 2020;
- b. to achieve 6.9% unemployment rate in 2010 and 5.2% in 2020;
- c. to achieve 7.1% GRDP growth rate in 2020;
- d. to achieve 3~14% decrease in poverty rate based on district;
- e. to achieve 1.3 % of GRDP public investment framework;
- f. to achieve 25,000 ha afforestation area; and
- g. to create spatial structure which can mitigate conurbation process of urban area and concentration of urban population by developing new towns.

Part Three

Function

Article 3

Function of spatial planning for Mamminasata Metropolitan area are as guideline for all development implementers, who are directly or indirectly involve in the

implementation of integrated spatial planning, and as controller of urban development, among kabupaten/city in Mamminasata Metropolitan area.

Part Four

Scope

Paragraph 1

Covered Area

Article 4

The areas of Mamminasata cover:

- a. all parts of Makassar City;
- b. some parts of Maros District include Maros Baru, Turikale, Marusu, Mandai, Moncongloe, Bontoa, Lau, Tanra'ili, Tompobulu, Bantimurung, Simbang and Cenrana sub-districts;
- c. some parts of Gowa District; include Somba Opu, Bontomarannu, Pallangga, Bajeng, Parangloe, and Bontonompo Sub-districts; and
- d. all parts of Takalar District.

Paragraph 2

Management Scope

Article 5

This scope of management covers policies, Mamminasata spatial planning, land use strategies of the area; control strategy on land use of the area; and institutionalism, society involvement and guidance.

CHAPTER II

POLICY AND STRATEGY

Part One

Spatial Planning Policy

Article 6

Policies of Mamminasata spatial planning shall be directed to:

- a. become activator for regional development in Mamminasata and its surrounding area as well as in Eastern Indonesia;
- b. develop a just socio-culture of community;
- c. develop sustainable utilization of natural and unnatural resources; and
- d. develop environmental function protection.

Part Two

Spatial Planning Strategy

Article 7

Spatial planning strategy for Mamminasata Metropolitan Area is the implementation of policies as referred to in Article 6 which encompasses:

- a. Mamminasata as the hub of logistic and trade in Eastern Indonesia;
- b. Mamminasata to spearhead overall development of Sulawesi;
- c. Mamminasata as integrated center of economic development in Sulawesi and Eastern Indonesia;
- d. environmental conservation development and reduction in pollutants;
- e. creation and development of recycle-oriented society;
- f. enhancement of local value added to local products;
- g. demand oriented service delivery based on community needs by involving private sector;
- h. participatory approach in spatial planning, spatial use, spatial implementation and spatial control which is supported by proper regulation;
- i. spatial plan implementation by involving private sector and community in order to achieve maximum benefit for the community.

CHAPTER III

MAMMINASATA METROPOLITAN SPATIAL PLANNING

Part One

General

Article 8

The Spatial Plan for Mamminasata Metropolitan Area contains:

- a. spatial use structure and pattern of Mamminasata Metropolitan Area;
- b. direction of Mamminasata Metropolitan Area Management; and
- c. guidelines of spatial use pattern and control in Mamminasata Metropolitan Area.

Part Two

Spatial Use Structure and Pattern

Article 9

- (1) Spatial use structure and pattern of Mamminasata Area consists of:
 - a. development direction and population distribution;
 - b. development direction on settlement center system;
 - c. development direction on regional facility and infrastructure system.
- (2) Regional infrastructure and facility system as referred to in clause (1) includes:
 - a. land transport system;
 - b. sea transport system;
 - c. air transport system;
 - d. water supply system;
 - e. sewerage system;
 - f. drainage and flood control system;
 - g. solid waste management system;
 - h. electricity system; and
 - i. telecommunication system.
- (3) Regional infrastructure and facility system as referred to in Clause (2) is planned in integrated manner between districts/city involving participation of community and private sector, taking the functions and direction of settlement center system development into account.

Part Three

Direction of Mamminasata Metropolitan Area Management

Article 10

- (1) Cultivation Zone is classified into the following zones/areas:
 - a. Urban Planning Zone, divided into three areas as follows:
 - 1) Promotion Area of Category 1 hereinafter referred to as B1 Zone;

- 2) Promotion Area of Category 2 hereinafter referred to as B2 Zone; and
 - 3) Urban Control Area hereinafter referred to as B3 Zone.
- b. Semi-Urban Planning Zone divided into three areas as follows:
- 1) Agricultural Priority Area hereinafter referred to as B4 Zone;
 - 2) Agricultural and Settlement Area hereinafter referred to as B5 Zone; and
 - 3) Future Urban Planning Zone hereinafter referred to as B6
 - 4) Semi-Urban Control Area hereinafter referred to as B7 Zone;
- c. Production Forest Zone divided into one area as follows:
- 1) Afforestation Area hereinafter referred to as B8 Zone;
- (2) Protected Zone is classified into the following utilization zone/areas:
- a. Conservation Zone divided into two areas as follow:
 - 1) Protection Area hereinafter referred to as N1 Zone;
 - 2) Water-front Reserve Area hereinafter referred to as N2 Zone;

Part Four

Guidelines on Spatial Use Pattern and Control in Mamminasata Metropolitan Area

Article 11

Management and control, including licensing and permit, of urban structure and land utilization guidance shall follow the guidelines and regulations to be prepared at local governments, and BKSPMM is the responsible body for coordination among local governments in management of Mamminasata Development.

CHAPTER IV

DEVELOPMENT STRATEGY AND POPULATION DISTRIBUTION

Article 12

Population structure in Mamminasata Area is directed to follow urban development pattern in four square pyramid shape which is dominated by productive ages.

Article 13

Population distribution in Mamminasata Area is directed to Gowa and Maros Districts which is adjusted to settlement area development.

CHAPTER V

AREA SPATIAL MANAGEMENT STRATEGY

Part One

Development Strategy for Settlement System

Article 14

Basic structure development for Mamminasata spatial planning is designed as “fan structure” which aims at reducing high population density, overcoming urban sprawl process in Makassar City and improving urban amenity by establishing new settlements in Maros and Gowa Districts together with development of supporting regional infrastructure to connect the existing urban area and new settlement areas.

Part Two

Development Strategy for Regional Infrastructure Network System

Article 15

Transport system development is directed to integrity and reciprocally intra- and inter-mode support by taking transport service users’ facility and efficiency into account based on origin-destination analysis in the centers of activities.

Article 16

- (1) Land transport system as referred to in Article 9 clause (2) point a is directed to integrate with sea and air transports.
- (2) Management and development of land transport system in Mamminasata Metropolitan Area are directed to:
 - a. Alleviating present and anticipated traffic congestions;
 - b. Strengthening economic linkage within the Mamminasata Metropolitan Area and contribute to initiate and/or accelerate economic growth in this region; and
 - c. Offering equal opportunity to the growth by providing access that covers four regencies, now showing a wide gap in the standard of living.
- (3) Direction of land transport system is illustrated in the 1:50.000 scale map as shown in Annex-1 (1) of this Presidential Decree.

Article 17

- (1) Sea transport system as referred to in Article 9 clause (2) point b is directed to

integrate with land and air transport systems

- (2) Arrangement and development of sea transport system in Mamminasata Metropolitan Area is directed to support smooth in and out of goods and passengers from and out of the area.
- (3) To ensure the safe sailing and sustainable seaport operation, spatial planning around the port must take the master plan and safe sailing procedure into account.

Article 18

- (1) Air transport system as referred to in Article 9 clause (2) point c is directed to integrate with land and sea transport systems.
- (2) Arrangement and development of air transport system in Mamminasata Metropolitan Area is directed to support smooth in and out of goods and passengers from and out of the area.
- (3) To ensure safe flight operation and sustainable operation of airport, spatial planning around the airport should take the master plan of airport and safe flight operation procedure in the area into account.

Article 19

- (1) Raw water supply as referred to in Article 9 clause (2) point d is conducted by utilizing the existing resources and infrastructure development
- (2) Management of raw water system should take into account the water supply and requirement balance for agricultural, industrial, domestic, urban, and river maintenance purposes as well as environment balance in integrated manner.
- (3) Raw water infrastructure development can be carried out through construction and management of multi-purpose dam, intake canals, site management, and river maintenance.
- (4) Management strategy of raw water supply system is done by maintaining the balance between requirement and supply as well as conservation of watershed and other water resources whose management is done through inter-district cooperation.
- (5) Direction of raw water system management is illustrated 1:50,000 scale map as the Annex I (2) in this Presidential Decree.

Article 20

- (1) Sewerage system as referred to in Article 9 clause (2) point e shall take quality of environment sanitation into account and minimize ground water and surface water pollution.
- (2) Sewerage system strategy is directed to reduce, reuse, and supply sewerage system management infrastructure and facilities for domestic and industrial

activities by taking liquid waste quality standard into account.

- (3) Sewerage system for domestic/household activities is separated from industrial sewerage system.
- (4) Sewerage system is carried out centrally especially in dense housing area, business center, and industrial centers.
- (5) Other stipulations in relation to sewerage system management are regulated relevant to the stipulation of prevailing laws and regulations.
- (6) Direction of sewerage system management is illustrated 1:50,000 scale map as the Annex I (3) in this Presidential Decree.

Article 21

- (1) Drainage and flood control system as referred to in Article 9 clause (2) point f is directed to reduce flood disaster and water inundation in settlement, industry, trade, office, agriculture land, and road areas.
- (2) Drainage and flood control strategy is conducted through operation and maintenance system including ditch cleaning and facility operation and management.
- (3) Direction of drainage and flood control infrastructure development in Mamminasata Metropolitan Area includes the following:
 - a. reforestation and greening of catchment area.
 - b. arrangement of river area and tributaries
 - c. normalization of main rivers and tributaries.
 - d. flood control reservoir development and preservation of sites and water retention area.
 - e. development of flood control infrastructures.
 - f. development of drainage infrastructure.
- (4) Establishment of prioritized rivers as referred to in clause (3) points b and c is further regulated by Regional Government.
- (5) Direction of flood control as illustrated in 1:50.000 scale map as Annex I (4) in this Presidential Decree.

Article 22

- (1) Integrated solid waste management system in Mamminasata Metropolitan Area as referred to in Article 9 clause (2) point g is conducted through inter-regional cooperation involving people participation and private sector.
- (2) Solid waste management strategy in Mamminasata Metropolitan Area is conducted to minimize garbage volume, to reuse, recycle, and process the garbage by taking the technical criteria and or prevailing laws and regulations into account.
- (3) Direction of integrated garbage treatment in Mamminasata Metropolitan Area should take into account the determination of final disposal venue with sanitary

landfill pattern which does not pollute the environment.

- (4) Determination of location for final disposal in Mamminasata Metropolitan Area should take into account the capacity and volume of domestic and non-domestic garbage in safe distance which would not pollute the surrounding area.
- (5) Direction of solid waste management system is illustrated 1:50,000 scale map as the Annex I (5) in this Presidential Decree.

Article 23

- (1) Electricity system in Mamminasata as referred to in Article 9 clause (2) point h aims to stabilize the power supply to meet residential, commercial and public/service demand
- (2) Electricity system in Mamminasata Metropolitan Area is conducted through increasing transformer capacity of sub-stations, power plants and energy saving campaign.
- (3) Electricity system is implemented under PPP (Private-Public Partnership)
- (4) Direction of electricity system is illustrated 1:50,000 scale map as the Annex I (6) in this Presidential Decree.

Article 24

- (1) Telecommunication system as referred to in Article 9 clause (2) point i aims to increase capacity of fixed wireless telephone system and to increase internet service through high-speed access service to attain the objective a “logistical and trade hub” in Eastern Indonesia.
- (2) Since the improvement in the telecommunication sector is to be promoted by the private sector, minimal intervention is expected from the public sector.
- (3) Further competition among private enterprise should be encouraged for the best benefit of the people in Mamminasata.

Part Three

Management of Protected Zone

Article 25

- (1) Conservation Zone as referred to in Article 10 clause (2) point a is the zone with the following characteristics ...
- (2) Conservation Zone is further elaborated into two areas, namely:
 - a. protected forest area (N1); and
 - b. water-front reserves area (N2).

Article 26

- (1) Protected forest area (N1) as referred to in Article 25 clause (2) is the existing forest area.
- (2) Spatial utilization in the Protected Forest Area (N1) shall be directed to:
 - a. protect existing forest to conserve natural environment and development activity is strictly regulated; and
 - b. stipulate the importance of permit for conducting any activities.
- (3) Further stipulation regarding spatial utilization is regulated in Annex II concerning Guideline of Spatial Use which is un-separated part of this Presidential Decree.

Article 27

- (1) Water-front Reserve Area (N2) as referred to in Article 25 clause (2) consists of :
 - a. coastal water-front area;
 - b. river corridor area;
 - c. swamp and pond area; and
 - d. lakes including manmade water reservoirs.
- (2) Spatial utilization in the Water-front Reserve Area (N2) is directed for:
 - a. protect Water-front Reserve Area to conserve natural environment and development activity is strictly regulated; and
 - b. stipulate the importance of permit for conducting any activities.
- (3) Further stipulation regarding spatial utilization in the Water-front Reserve Area (N2) is regulated in Annex II concerning guideline of Land Use which is un-separated part of this Presidential Decree.

Article 28

- (1) In Protected Area, any cultivation activity which may hamper the protection functions is prohibited.
- (2) In case that the cultivation activity is carried out in the protection area, it should ensure that it would not hamper the protection function of the area.
- (3) Regional Government assists in conducting the rehabilitation, reforestation, and greening in the protected area as referred to in Article 23 with permanent vegetation coverage.

Part Four

Management of Cultivation Zone

Article 29

- (1) Urban Planning Zone as referred to in Article 10 clause (1) point (a) is the zone

characterized by full development and developing urban area where more effective and efficient land utilization is needed.

- (2) Urban Planning Zone is then elaborated in three kinds of development, namely:
 - a. Promotion Area of Category 1 (B1);
 - b. Promotion Area of Category 2 (B2); and
 - c. Urban Control Area (B3).

Article 30

- (1) Promotion Area of Category 1 (B1) as referred to in Article 29 clause (2) point a is the urban area with high level of urbanization, namely all parts of Makassar City and Sungguminasa Town (Gowa)
- (2) Spatial utilization in Promotion Area of Category 1 (B1) is for Housing, Commerce, Education/Social Facilities, and Industry that is not hazardous to environment, and ensuring the infrastructure availability.
- (3) Efficient land utilization is actively promoted by developing high rise area in commercial area and implementing re-development project or land readjustment project.
- (4) Landscape improvement is promoted in cultural and historical area.
- (5) Further stipulation regarding spatial utilization in Promotion Area of Category 1 (B1) is regulated in Annex II concerning Guideline of Land Use which is un-separated part of this Presidential Decree.

Article 31

- (1) Promotion Area of Category 2 (B2) as referred to in Article 29 clause (2) point b is the urban area which newly experiences urbanization process, i.e. Maros and Takalar towns.
- (2) Spatial utilization in Promotion Area of Category 2 (B2) is for Housing, Commerce, Education/social facility and industry with certain kinds of industries, large scale and ensuring infrastructure availability.
- (3) Further stipulation regarding spatial utilization in Promotion Area of Category 2 (B2) is regulated in Annex II concerning Guideline of Land Use which is un-separated part of this Presidential Decree.

Article 32

- (1) Control Area for Urban Planning Zone (B3) as referred to in Article 29 clause (2) point c is directed for swamp area, flood/inundation area and open green space with function to ensure the urban environment quality.
- (2) Spatial utilization in Urban Control Area (B3) allows the education and/or social facility development with scale relevant to the prevailing laws and regulations.

Spatial utilization for industry, housing and commerce is not allowable.

- (3) Further stipulation regarding spatial utilization in Control Area for Urban Planning Zone (B3) is regulated in Annex II concerning Guideline of Land Use which is un-separated part of this Presidential Decree.

Article 33

- (1) The management of spatial utilization in Promotion Area of Category 1 (B1) as referred to in Article 30 clause (1) is directed for well controlled development to avoid further deterioration of urban environment and improvement of urban amenity (parks and green area) and efficient land utilization.
- (2) The management of Spatial utilization in Promotion Area of Category 2 (B2) as referred to in Article 31 clause (1) is directed for implementation of proper urban control for avoiding deterioration of urban environment in the future.
- (3) The management of Spatial utilization in Control area for Urban Planning Zone (B3) stated in Article 32 is directed for controlling development to protect natural and social environment.

Article 34

- (1) Semi-Urban Planning Zone as referred to in Article 10 clause (1) point b is the zone with agricultural and settlement characteristics potential for future development
- (2) Semi-Urban Planning Zone is then elaborated in three kinds of development as follows:
 - a. Agricultural Priority Area (B4);
 - b. Agricultural and Settlement Area (B5); and
 - c. Semi-Urban Control Area (B6).

Article 35

- (1) Agricultural Priority Area (B4) as referred to in Article 34 clause (2) is the area directly benefited from Bili-bili technical irrigation program in some parts of Takalar District and some parts of Gowa District.
- (2) Spatial utilization in Agricultural Priority Area (B4) allows education and/or social facility development in scale relevant to the prevailing laws and regulations. Spatial utilization for industry, housing and commerce is not allowed. Development activities are regulated with tight regulation to protect the agricultural production.
- (3) Further stipulation regarding spatial utilization in Agricultural Priority Area (B4) is regulated in Annex II concerning Guideline of Land Use which is un-separated part of this Presidential Decree.

Article 36

- (1) Agricultural and Settlement Area (B5) as referred to in Article 34 clause (2) point b is the area which is presently non-technical irrigation area, and slumbering, or dry land, i.e. some parts of Takalar District (whole area of Mangarabombang; greater part of Polombangkeng Selatan; small part of Mappakasunggu, Polombangkeng Utara and Pattallassang), some parts of Gowa District (whole area of Bontomarannu; greater part of Somba Opu and Pattallassang; and small part of Parangloe and Manuju), and some parts of Maros District (whole area of Lau and Marusu; greater part of Bontoa, Maros Baru, Tanralili and Moncongloe; and small part of Bantimurung, Turikale, Simbang, Mandai and Tompobulu).
- (2) Spatial utilization in Agricultural and Settlement Area (B5) allows development of industry, housing, commerce and education and/or social facilities relevant to regulation concerning kinds, scale and condition of infrastructure.
- (3) Urbanization with certain condition is directed in this area including medium to large scale new town, industrial area, education /R&D development where is designated as "Future Urban Planning Zone (B6) where shall become "Urban Planning Zone" in the future.
- (4) Further stipulation regarding spatial utilization in Agricultural and Settlement Area (B5) is regulated in Annex II concerning Guideline of Land Use which is un-separated part of this Presidential Decree.

Article 37

- (1) Semi-Urban Control Area (B7) as referred to in Article 34 clause (2) point c is directed for swamp area, flood/inundation area, and open green space functioning to ensure the environment quality in Maros District (small part of Turikale, Cenrana and Tompobulu).
- (2) Spatial utilization in Control Area allows the development of education and/or social facility in scale relevant to the prevailing laws and regulations. Spatial utilization for industry, housing and commerce is not allowed.
- (3) Further stipulation regarding spatial utilization in Control Area for Semi-Urban Planning Zone is regulated in Annex II concerning Guideline of Land Use which is un-separated part of this Presidential Decree.

Article 38

- (1) Management of Spatial utilization in Agricultural Priority Area (B4) as referred to in Article 35 clause (1) is directed for agricultural production
- (2) Management of Spatial utilization in Agricultural and Settlement Area (B5) as referred to in Article 36 clause (1) is directed for development new towns,

commercial and industrial area.

- (3) Management of Spatial utilization in Control Area for Semi-Urban Planning Zone as referred to in Article 37 clause (1) is directed for controlling development.

Article 39

- (1) The function of Agricultural Area with technical irrigation is not transferable for other purposes.
- (2) If the transfer is needed, it is subject to license from authoritative agency.
- (3) Transfer of function must not reduce the benefits which can be obtained from Bilibili Technical Irrigation Program.

Article 40

- (1) Afforestation Area as referred to in Article 10 clause (1) point c is the area with hills surrounded by forest area presently grass land
- (2) Spatial utilization in Afforestation Area (B8) is directed to promote afforestation for green area promotion and for economic activity promotion
- (3) Further stipulation regarding spatial utilization in Afforestation Area (B8) is regulated in Annex II concerning Guideline of Land Use which is un-separated part of this Presidential Regulation.

Article 41

- (1) In Cultivation Zone, development promotion area (priority cultivation area) is determined with the following criteria:
 - a. to be situated in Urban or Semi-Urban Planning Zone but not in Conservation Zone
 - b. to be a model in terms of urban planning technology, of which the approach can be referred or applied to future similar development cases, and
 - c. to be flagship/strategic development which can represent the concept of Mamminasata.
- (2) Development promotion area as referred to in clause (1) covers:
 - a. swamp Area Conservation in Estuary of Tallo River
 - b. downtown Renovation in Makassar City
 - c. new Urbanization in Maros and Gowa
- (3) Further decision for determination of location of development promotion area is established through collective decision under cooperation among districts/city and Development Coordination Board.

Article 42

Pattern of Area Spatial utilization as referred to in Articles 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, and 39 is illustrated in the Map of Spatial Utilization and Spatial Structure for Mamminasata Metropolitan Area in 1:50.000 scale map as Annex II in this Presidential Decree.

Article 43

- (1) Spatial utilization of Urban Planning Zone, Semi Urban Planning Zone, Production Forest Zone and Conservation Zone relevant to the stipulation in this Presidential Decree is carried out through regulation issued, both by central and regional government relevant to the authority determined by the prevailing laws and regulations.
- (2) Rights of management in regional spatial utilization of Spatial utilization of Urban Planning Zone, Semi Urban Planning Zone, Production Forest Zone and Conservation Zone are delegated to Regional Government relevant to the prevailing laws and regulations.
- (3) Implementation of stipulation as referred to in clause (1) is done through coordination among institutions
- (4) Regulation as referred to in clause (1) is obliged to take into account:
 - a. Detail spatial plan established;
 - b. Technical conditions.

Part Five

Priority Program Indication

Article 44

Effort to realize the Integrated Spatial Plan for Mamminasata Metropolitan Area is applied in the priority program indications as stated below, which is un-separated part of this Presidential Decree. Details are listed in Annex III.

- a. Economic Development Program
 - 1) Agricultural productivity improvement and product diversification;
 - 2) Capacity building and collaboration strengthening among stakeholders;
 - 3) Strengthening Mamminasata role as centers of investment, distribution and trade;
 - 4) Cluster development and promotion of excellent commodities; and
 - 5) Tourism potentiality development and promotion.
- b. Urban Environment and Infrastructure Development Program
 - 1) Capacity improvement on water supply management and service;
 - 2) Capacity and quality improvement on sewerage management;

- 3) Improvement on management capacity and society involvement in solid waste management; and
- 4) Environmental conservation and quality as well as quantity improvement of green open space..
- c. Economic Infrastructure Development Program
 - 1) Capacity improvement of Mamminasata arterial roads;
 - 2) Capacity improvement on traffic management and transportation system; and
 - 3) Capacity improvement on power transmission and distribution.
- d. Institutional Strengthening Program
 - 1) Institutional capacity development;
 - 2) Strengthening and setting of regulations on Mamminasata development management; and
 - 3) Strengthening of information management system.

CHAPTER VI

AREA SPATIAL UTILIZATION CONTROL STRATEGY

Article 45

- (1) Spatial plans of districts/city related to Mamminasata Metropolitan Area must be adjusted to the Spatial Plan of Mamminasata Metropolitan Area.
- (2) Spatial plan of Mamminasata Metropolitan Area as referred to in Article 4 is elaborated by MMDCB in coordination with Governor into detailed spatial plan consisting of:
 - a. Detail plan of spatial plan with minimal scale of 1:10,000 established in Regional Regulation
 - b. Technical spatial plan with minimal scale 1:5,000 established with Decree of Regent/Mayor
- (3) Detailed Plan of spatial plan as referred to in clause (1) is based on Natural Conservation Index¹ and Actual Conservation Index² which are then used to determine Coefficient of building Base, Coefficient of Building Floor, Demarcation of Land Coverage, making of absorption well, planting of hard plants, and Technology Engineering.
- (4) Governor and Regent/Mayor socialize the Detailed Plan of Spatial Plan as referred to in clause (1)

¹ Parameter showing ideal hydrological conditions for conservation calculated based on some variables of rainfall, stone kinds, sloppiness, height, and land use.

² Parameter showing existing hydrological conditions for conservation calculated based on some variables of rainfall, stone kinds, sloppiness, height, and land use

- (5) Any spatial utilization must get the permit relevant to the spatial plan established.
- (6) Government Regulation concerning detailed plan of spatial plan and Decree of Regent/Mayor concerning Spatial Technical Plan as referred to in clause (2) are stipulated through coordination with Governor.

Article 46

- (1) Permit of spatial utilization as referred to in Article 45 clause (5) can be given if applicant or his/her proxy fulfills the technical requirements in utilizing space and or utilizing the building.
- (2) Stipulation as referred to in clause (1) is relevant with the spatial plan established.

Article 47

- (1) Control of spatial utilization is carried out through licensing, inspection, and orderliness of spatial utilization.
- (2) Control of spatial utilization as referred to in clause (1) is implemented also in the application of land right.
- (3) Application of right upon the land as referred to in clause (2) is carried out if the applicant or land right holder or the proxy fulfills the conditions/requirements for land use.
- (4) Stipulation as referred to in clause (3) is relevant with spatial plan established.

Article 48

- (1) Control of spatial utilization is carried out by MMDCB with community participation.
- (2) Coordination for control of spatial utilization is done by Governor who is responsible to the President through Minister
- (3) In the control of spatial utilization, Governor takes the directions from Minister into consideration.
- (4) Control of spatial utilization is carried out relevant to the prevailing laws and regulations.

Article 49

Supervisions as referred to in Article 47 are carried out in form of reporting, monitoring and evaluation activities in sustainable manner by Head of Region, community participation and private sector.

Article 50

- (1) Reporting activity as referred to in Article 49 regarding progress of spatial utilization in Mamminasata Metropolitan Area is as follows.
 - a. Progress report on spatial utilization in Mamminasata Metropolitan Area is made periodically and gradually, from Head of Village in Mamminasata Metropolitan Area who informs the monthly report to Head of Sub-district and Head of Sub-district who informs the monthly report to MMDCB and MMDCB that informs the progress of spatial utilization to Governor quarterly and finally Governor semi-annually reports the progress to Minister;
 - b. The reports are equipped with reporting materials as follows:
 - I. Progress of physical development;
 - II. Progress of giving, admission, cancellation, revocation, movement, transfer, enhancement, prolongation, merger, and separation as well as change of land right;
 - III. Progress of functional change and spatial utilization as well as permit of building construction;
 - IV. Problems that should immediately be solved;
 - V. Problems that will emerge and need to anticipate.
 - c. Report as referred to in point (a) and (b) is objective information concerning spatial utilization relevant or irrelevant to spatial plan.
- (2) Reporting activity on progress of spatial utilization in Mamminasata Metropolitan Area which is conducted with people participation and private sector as referred to in Article 49 can be done directly by Head of Village, Head of Sub-district, Regent/Mayor, Governor, Minister and President any time relevant to stipulation of prevailing rules and regulations.
- (3) Further stipulation regarding method of reporting as referred to in clause (1) is established by Minister.

Article 51

- Monitoring activity as referred to in Article 49 regarding the development of spatial utilization in Mamminasata Metropolitan Area is as follows:
- a. monitoring is carried out towards activities in protection and cultivation areas by taking the level of suitability to spatial plan into account;
 - b. monitoring to cultivation activities in protection area and wetland agricultural area is done by taking the dependency level to the fore-established functions into consideration;
 - c. monitoring as referred to in points a and b is conducted by Head of Village, Head of Sub-district, MMDCB, Governor and Minister, as referred to in Article 49; and
 - d. monitoring as referred to in point a, b and c is the effort to observe, supervise, and examine precisely the changes in quality of spatial plan and environment which are no suitable to the spatial plan.

Article 52

- (1) Evaluation activity as referred to in Article 49 to the development of spatial utilization in Mamminasata Metropolitan Area is conducted by:
 - a. head of village towards the report addressed by the community and private sector;
 - b. head of sub-district towards the report given by Head of Village and or community and private sector;
 - c. MMDCB towards the report addressed by Head of Sub-district and or Head of Village and or community and private sector;
 - d. Governor towards the report addressed by MMDCB and or Head of Sub-district and or Head of Village and or community and private sector; and
 - e. Minister towards the report addressed by Governor and or MMDCB and or Head of Sub-district and or Head of Village and or community and private sector.
- (2) Evaluation activity as referred to in clause (1) is done based on results of reporting activity and monitoring of materials of reporting as referred to in Articles 50 and 51 relevant to requirements and problems handled.
- (3) Evaluation activity as referred to in clauses (1) and (2) is carried out to assess the progress of spatial utilization activity in the implementation of stipulation in this Presidential Decree, detailed plan of spatial plan and Technical Spatial Plan in Mamminasata Metropolitan Area.

Article 53

- (1) Orderliness of spatial utilization as referred to in Article 47 (1) is done based on evaluation on spatial utilization development as referred to in Article 52 (1).
- (2) Orderliness of spatial utilization is done by authoritative government officials in the local area towards the violation of spatial utilization:
 - a. in protected area, which hampers the natural stretch, disturbs soil fertility and conservation, hydrological functions, vegetation and animal conservation, as well as conservation of environment functions;
 - b. in cultivation area which hampers the natural stretch, disturbs soil fertility and conservation, hydrological functions, vegetation and animal conservation, as well as suitability of environment function; change of function of technically irrigated fields for other activities in addition to the increase of paddy production by still maintaining the existing water resources system, *mengurug situ*, conducting the C-type mining (sand mining) activities,
- (3) Orderliness of spatial utilization as referred to in clause (2) is conducted in form of sanctions relevant to Regional Regulation.
- (4) Forms of sanctions as referred to in clause (3) include action to rehabilitate the

functions of area and orderliness of building in protection area and cultivation area.

Article 54

- (1) Rehabilitation of area function as referred to in Article 53 clause (4) is the action to recover the protection function and cultivation function adjusted to area function in respective areas.
- (2) Rehabilitation of area function as referred to in clause (1) is prioritized in protected area in ... and in other locations to be established based on collective decision among regions.
- (3) To observe the recovery of protection function and cultivation function as referred to in clause (1), monitoring system for land, water, and air condition is determined.

Article 55

- (1) Orderliness of buildings as referred to in Article 53 clause (4) is the action to regulate or re-organize land and building utilization which are not matched with the established Technical Spatial Plan.
- (2) Further stipulation regarding implementation of building orderliness as referred to in clause (1) is stipulated with Regional Regulation.

CHAPTER VII

INSTITUTION, SOCIETY INVOLVEMENT AND GUIDANCE

Part One

Institution

Article 56

Coordination on spatial planning for Mamminasata Metropolitan Area as a special area is conducted both by Ministry of Public Works and South Sulawesi provincial government.

- a. Directorate General of Spatial Planning, Ministry of Public Works as executive body; and
- b. Mamminasata Metropolitan Development Cooperation Board (MMDCB or BKSPMM) as coordinating body in South Sulawesi province as implementing management and controlling body in South Sulawesi province.

Article 57

General Directorate of Spatial Planning, Ministry of Public Works as referred to in Article 56 point a is executive body for the implementation of Mamminasata Environmental Development project. Major tasks are as follows

- a. coordinate with Directorate General in the Ministry of Public Works related to implementation.
- b. coordinated with inter-department matters particularly with Ministry of Finance and BAPPENAS.
- c. supervise the implementation of priority projects.
- d. provide guidance to provincial government.

Article 58

- (1) Coordination body as mentioned in Article 56 point b is so-called Metropolitan Mamminasata Development Cooperation Board (MMDCB), which is established and legalized by Governor of South Sulawesi based on Decree of Governor of South Sulawesi No. 860-XII-2003.
- (2) Institutional coordination and policy on inter-regional cooperation in Mamminasata Metropolitan Area can be done and or facilitated in the framework of inter-regional cooperation.
- (3) Organizational structure, main tasks, and functions of the MMDCB are explained in detail in Annex IV which is un-separated part of this Presidential Decree.

Article 59

- (1) Implementation management and controlling body as mentioned in Article 56 point b is conducted by MMDCB, which is established and legalized by Governor of South Sulawesi based on Decree of Governor of South Sulawesi No. 860-XII-2003 as a functional organization within Provincial government.
- (2) Function of MMDCB is shown below:
 - a. Make inventory of facts/data in order to settle inter-regency matters and find its solution;
 - b. Identify inter-regional issues;
 - c. Analyze and formulate measures of every field that requires cooperation;
 - d. Socialize or disseminate development plan to each regional government, community and stakeholders;
 - e. Carry out inter-regional development coordination, integration and synchronization;
 - f. Control agreed inter-regional development activities;
 - g. Deliver result of cooperation activities to the respective Regent/Mayor within Mamminasata Metropolitan Area, Governor and Central

- Government every three month;
- h. Overall management of action plan implementation;
 - i. Control and monitoring of Mamminasata urban development;
 - j. Infrastructure and environmental management;
 - k. Financial and legal management; and
 - l. Information system management/monitoring control
- (3) Full time staff with public official status is assigned to the Agency.

Article 60

- (1) Regions which are directly benefited from the application of this Presidential Decree which is implemented by other regions can give compensation and or assistance to those regions.
- (2) Forms, values and method of compensation and or assistance delivery as referred to in clause (1) are established based on Collective Decision in the framework of inter-regional cooperation.

Part Two

Society Involvement

Article 61

- (1) Involvement of community and private sector as referred to in Article 9 clause (3), Article 22 clause (1), Article 23 clause (1), Article 49 and Article 50 clause (2) is done relevant to the condition of local community and by taking the prevailing rules and regulations that stipulate involvement of the community in spatial planning into account.
- (2) The participation of the community and private sector is prioritized in the control function of implementation of spatial planning especially in conducting inspection in form of reporting and evaluation.

Part Three

Guidance

Article 62

- (1) Guidance of spatial planning for Mamminasata Metropolitan Area is done by central Government towards Regional Government relevant to stipulation of prevailing laws and regulations.
- (2) Guidance of spatial planning for Mamminasata Metropolitan Area is carried out by Regional Government towards the community in respective areas.

- (3) Guidance related to inter-district/city concerns in Mamminasata Metropolitan Area is carried out and/or facilitated by inter-regional cooperation board as referred to in Article 56.
- (4) Guidance as referred to in clause (3) is an effort to harmonize the spatial planning for Mamminasata Metropolitan Area.

CHAPTER VIII

SANCTION PROVISION

Article 63

Any violation on provisions of this Presidential Decree shall be further stipulated by prevailing local regulations and laws.

CHAPTER IX

OTHER PROVISIONS

Article 64

Spatial planning for area which is adjacent to Mamminasata Metropolitan Area is carried out by taking the objective and target as referred to in Article 2.

Article 65

Spatial plan for Mamminasata Metropolitan Area as referred to in Article 8, is with the period of 15 (fifteen) years and can be reviewed and or revised in at least 5 (five) years.

Article 66

All costs resulting from the action as referred to in Article 54 are borne to the party that violates the stipulation which amount is stipulated based on the prevailing laws and regulations.

CHAPTER X

TRANSFERRING PROVISION

Article 67

- (1) With the enforcement of this Presidential Decree, therefore:
- a. permits of spatial utilization in respective areas which have been issued and have been adjusted to this Presidential Decree, are still in force relevant to their period of enforcement;
 - b. permits of spatial utilization which have been issued but not relevant to the stipulation stated in this Presidential Decree:
 - 1) for those which have not been implemented, the related permits and spatial utilization are then adjusted to the area function in detailed spatial plan which has been stipulated by Region based on this Decree;
 - 2) for those which have been implemented, spatial utilization is carried out until the period of permit ends by applying the technical engineering relevant to the area function in detailed plan of spatial plan established by Region based on this Decree;
 - 3) if the permits as referred to in point 2) have reached the end of permit period, then they will not be prolonged and the spatial utilization is adjusted to the area function in detailed plan of spatial plan established by Region based on this Decree; and
 - 4) for those which have been implemented, and it is not possible to apply the technical engineering relevant to area function in detailed plan of spatial plan regulated by Region based on this Decree, the permit issued should be evaluated if necessary can be proved to be obtained procedurally, towards the loss imposed as the result of cancellation of permit will be given appropriate compensation.
 - c. spatial utilization in Mamminasata Metropolitan Area implemented with no permit is determined as follows:
 - 1) those in contradiction with stipulation in this Presidential Decree, the spatial utilization shall be re-arranged and adjusted to area function in the detailed plan of spatial plan regulated by Region based on this Decree; and
 - 2) those in conformity with stipulation in this Presidential Decree are promoted to get permit required.
 - d. community people who control their own land under traditional right and or the right upon the land as regulated in Law No 5 of 1960 concerning Basic Regulation of Agrarian which because of Spatial plan of Mamminasata Metropolitan Area, the land utilization is no longer suitable, then the solution is regulated with the prevailing laws and regulations.
- (2) As long as the detailed plan of spatial plan as referred to in clause (1) has not yet

been applied, Integrated Spatial Plan for Mamminasata Metropolitan Area is used.

CHAPTER XI

CLOSING PROVISION

Article 68

With the enforcement of this Presidential Decree, all related regulations on spatial planning in Mamminasata area shall be declared still valid as long as does not contradict with and has not been changed with other regulation based on this Presidential Decree.

Article 69

This Presidential Decree starts to be in force on the date of promulgation.

Stipulated in Jakarta

On (date ___/month___/year___)

PRESIDENT OF THE REPUBLIC OF INDONESIA

SUSILO BAMBANG YUDHOYONO

Promulgated in Jakarta

On (date ___/month___/year___)

MINISTER OF LAW AND HUMAN RIGHT

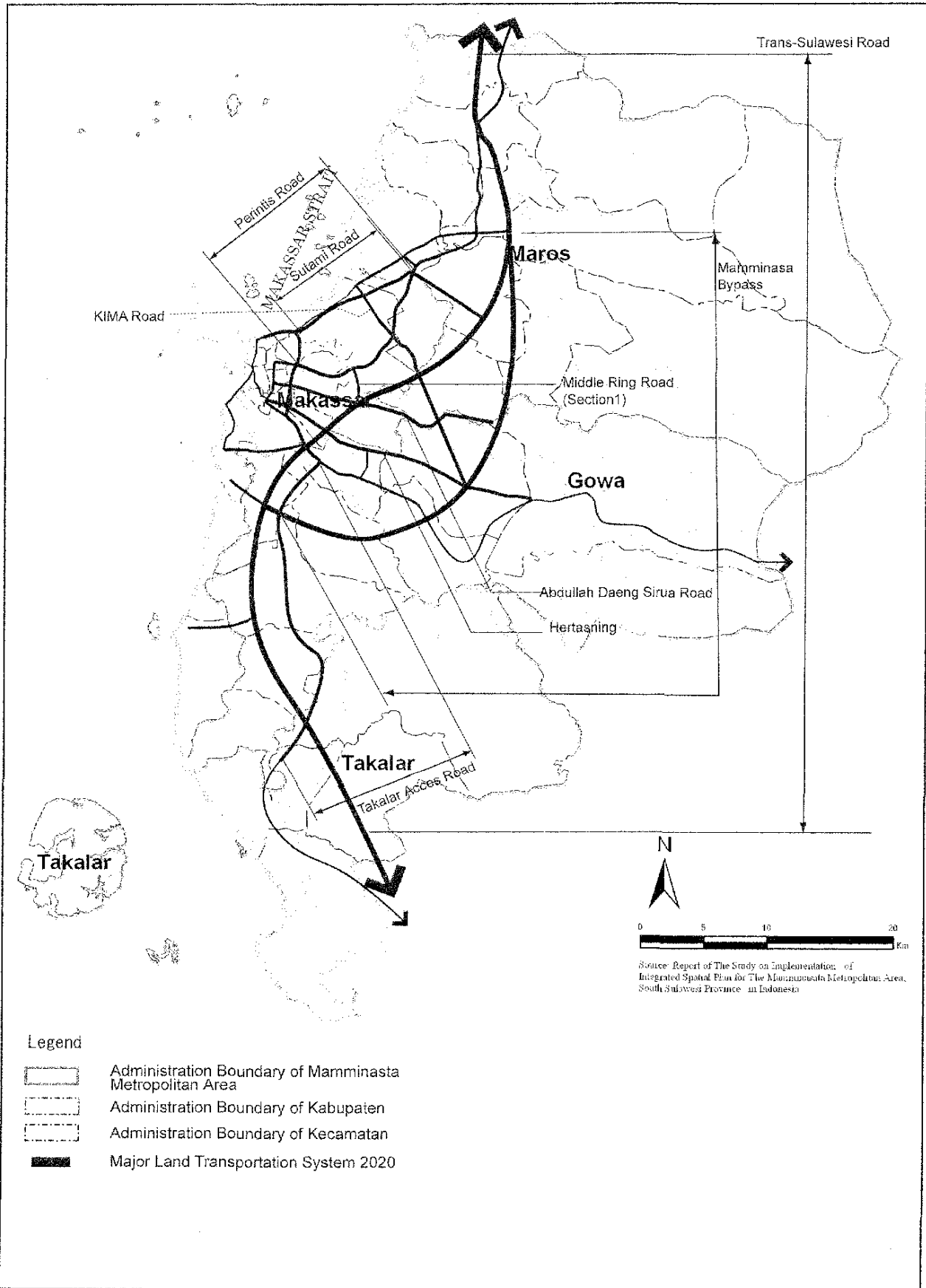
HAMID AWALUDIN

STATE GAZETTE OF REPUBLIC OF INDONESIA NO. ____ OF ____

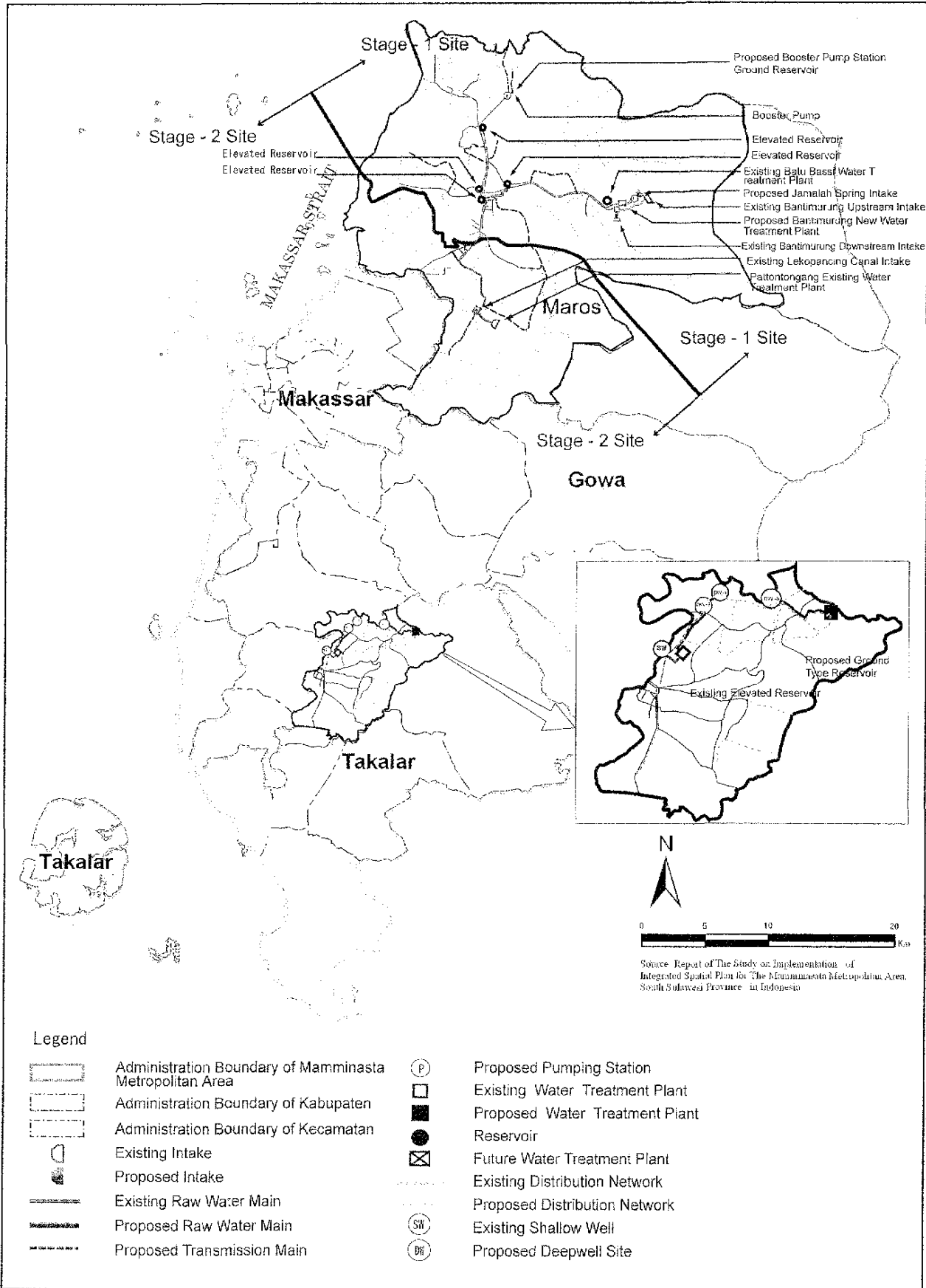
Annexes:

- I. Collection of Drawings/Maps:
 - (1) Map of Direction of Land Transport System
 - (2) Map of Direction of Water Supply System
 - (3) Map of Direction of Sewerage System
 - (4) Map of Direction of Drainage and Flood Control System
 - (5) Map of Direction of Solid waste Management System
 - (6) Map of Direction of Electricity System
- II. Guideline of Land Use Planning
 - (1) Guidance of Land Use Planning, Map
 - (2) Guidance of Land Use Planning, by sub-district
 - (3) Guidance of Land Use Planning , by sub-district and zoning
- III. Priority Projects/Programs to be Implemented in Short Term
- IV. Institution Strengthening (BKSPMM)

ANNEX I(1) LAND TRANSPORTATION SYSTEM



ANNEX I(2) WATER SUPPLY SYSTEM

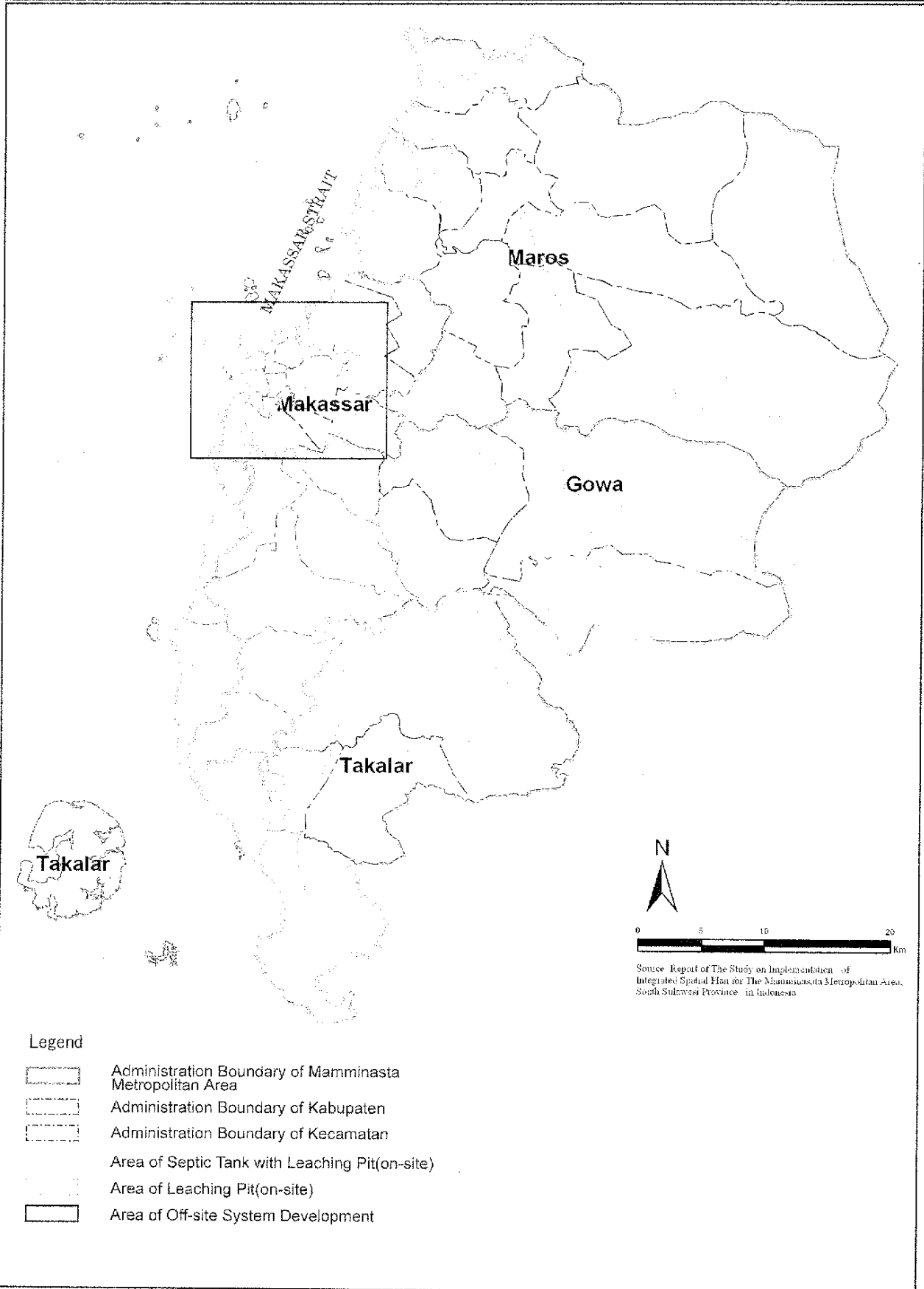


Source: Report of The Study on Implementation of Integrated Spatial Plan for The Makassar Metropolitan Area, South Sulawesi Province in Indonesia







Legend

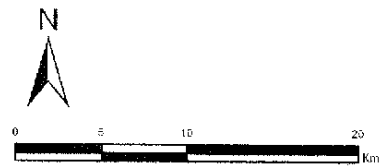
- | | | | |
|--|---|--|--------------------------------|
| | Administration Boundary of Mamminasta Metropolitan Area | | Proposed Pumping Station |
| | Administration Boundary of Kabupaten | | Existing Water Treatment Plant |
| | Administration Boundary of Kecamatan | | Proposed Water Treatment Plant |
| | Existing Intake | | Reservoir |
| | Proposed Intake | | Future Water Treatment Plant |
| | Existing Raw Water Main | | Existing Distribution Network |
| | Proposed Raw Water Main | | Proposed Distribution Network |
| | Proposed Transmission Main | | Existing Shallow Well |
| | | | Proposed Deepwell Site |

ANNEX I(3) SEWERAGE SYSTEM



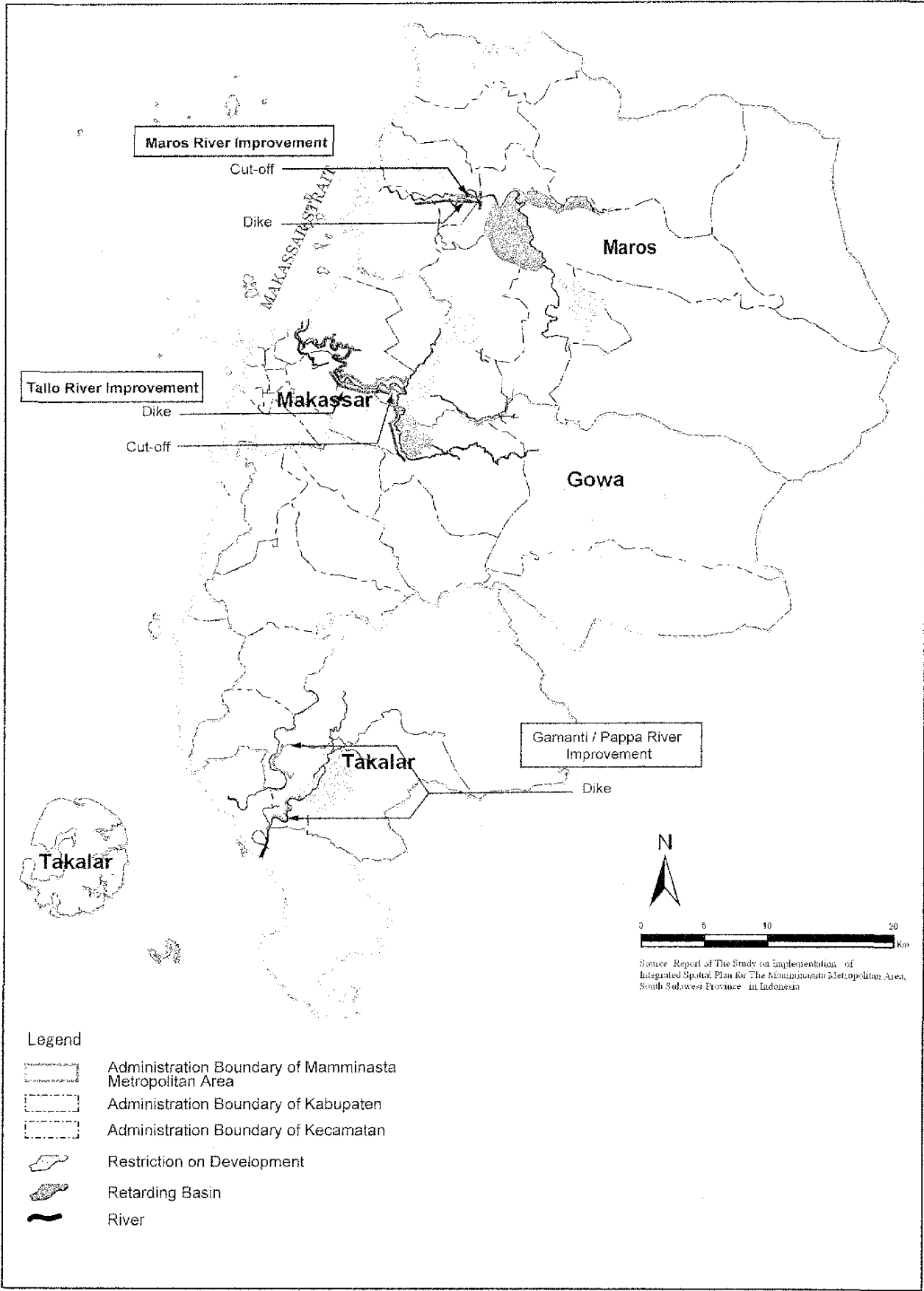
Legend

-  Administration Boundary of Mamminasata Metropolitan Area
-  Administration Boundary of Kabupaten
-  Administration Boundary of Kecamatan
-  Area of Septic Tank with Leaching Pit(on-site)
-  Area of Leaching Pit(on-site)
-  Area of Off-site System Development

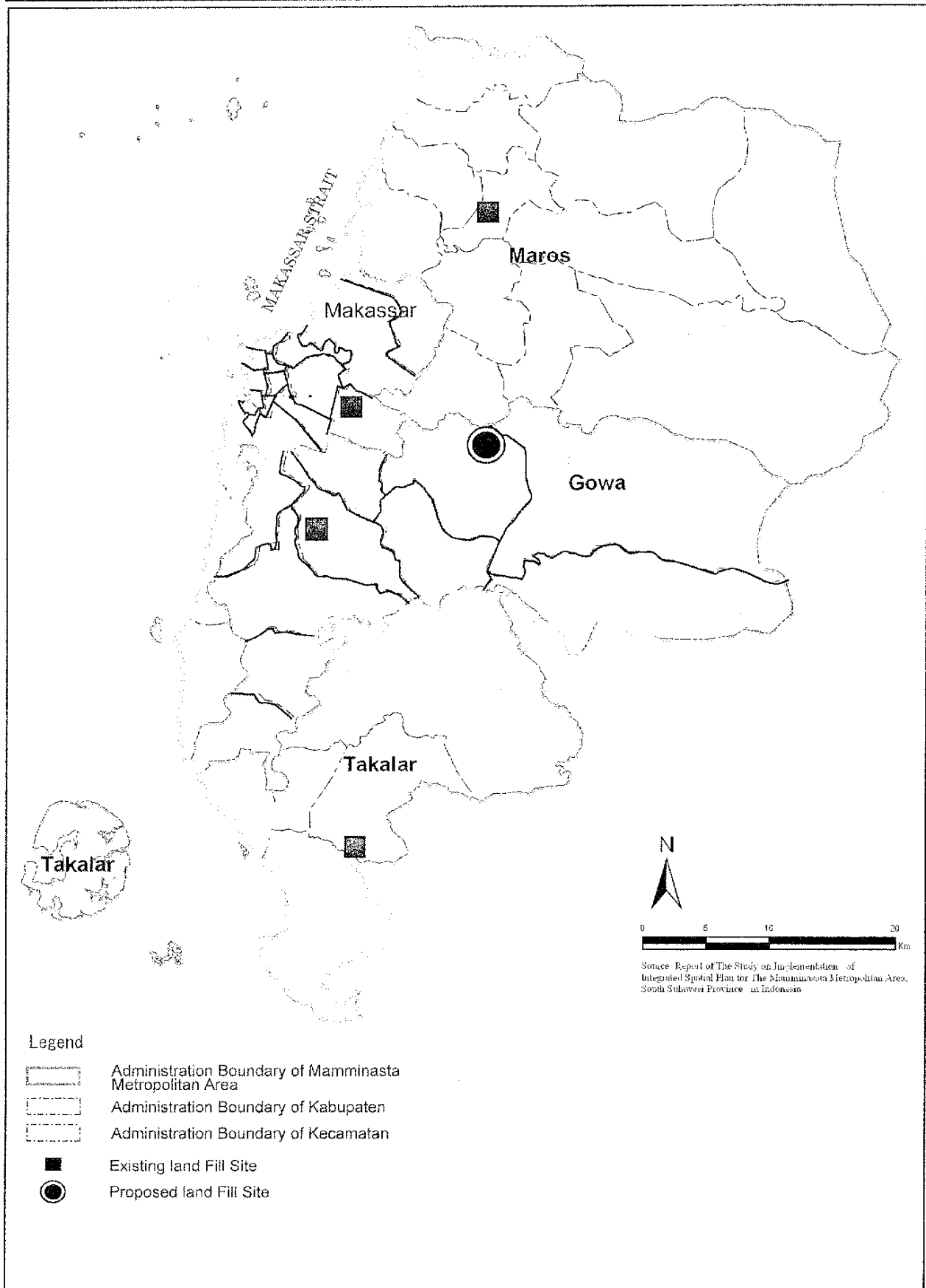


Source: Report of The Study on Implementation of Integrated Spatial Plan for The Mamminasata Metropolitan Area, South Sulawesi Province in Indonesia

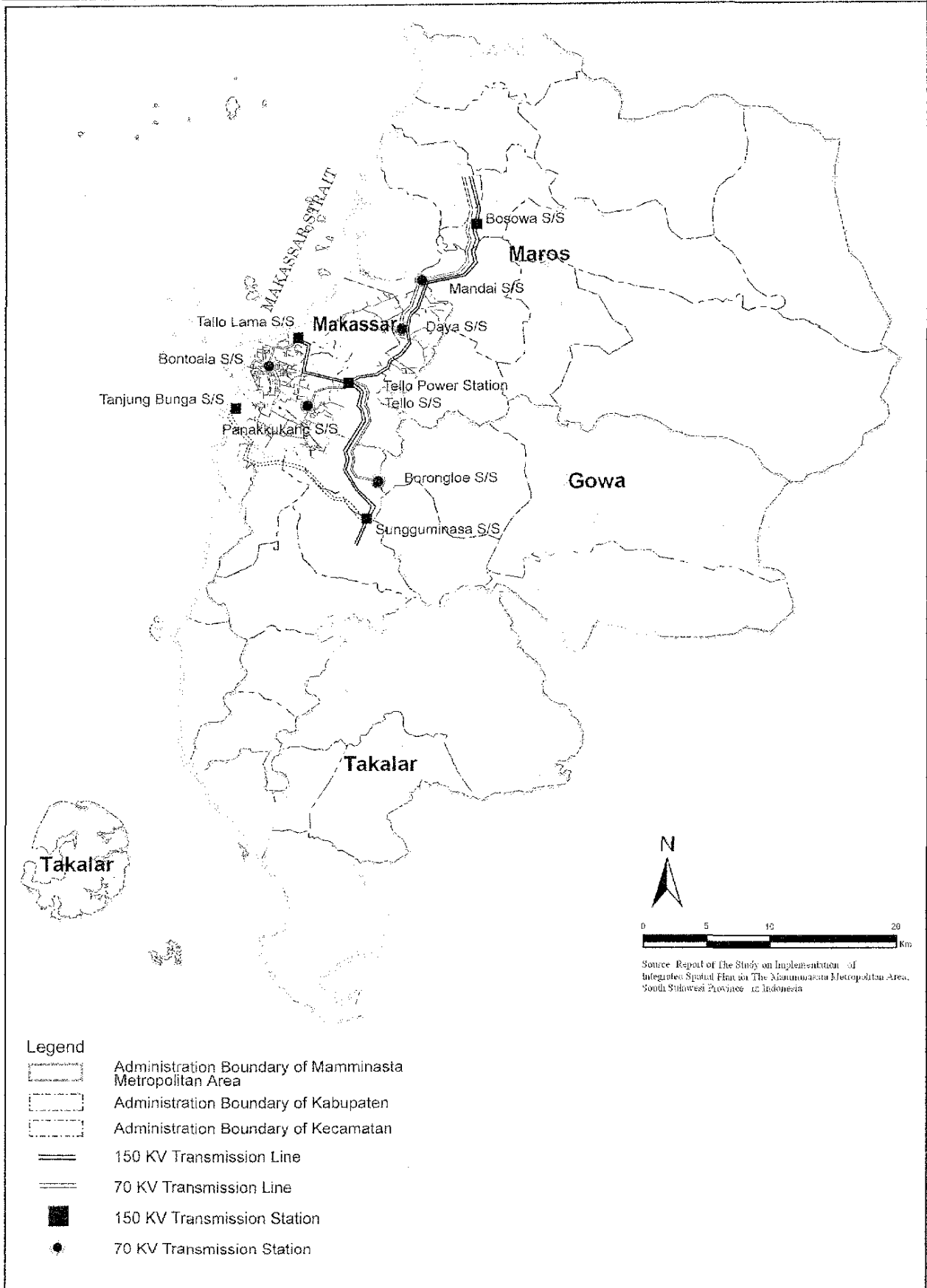
ANNEX I(4) DRAINAGE AND FLOOD CONTROL SYSTEM



ANNEX I(5) SOLID WASTE MANAGEMENT SYSTEM

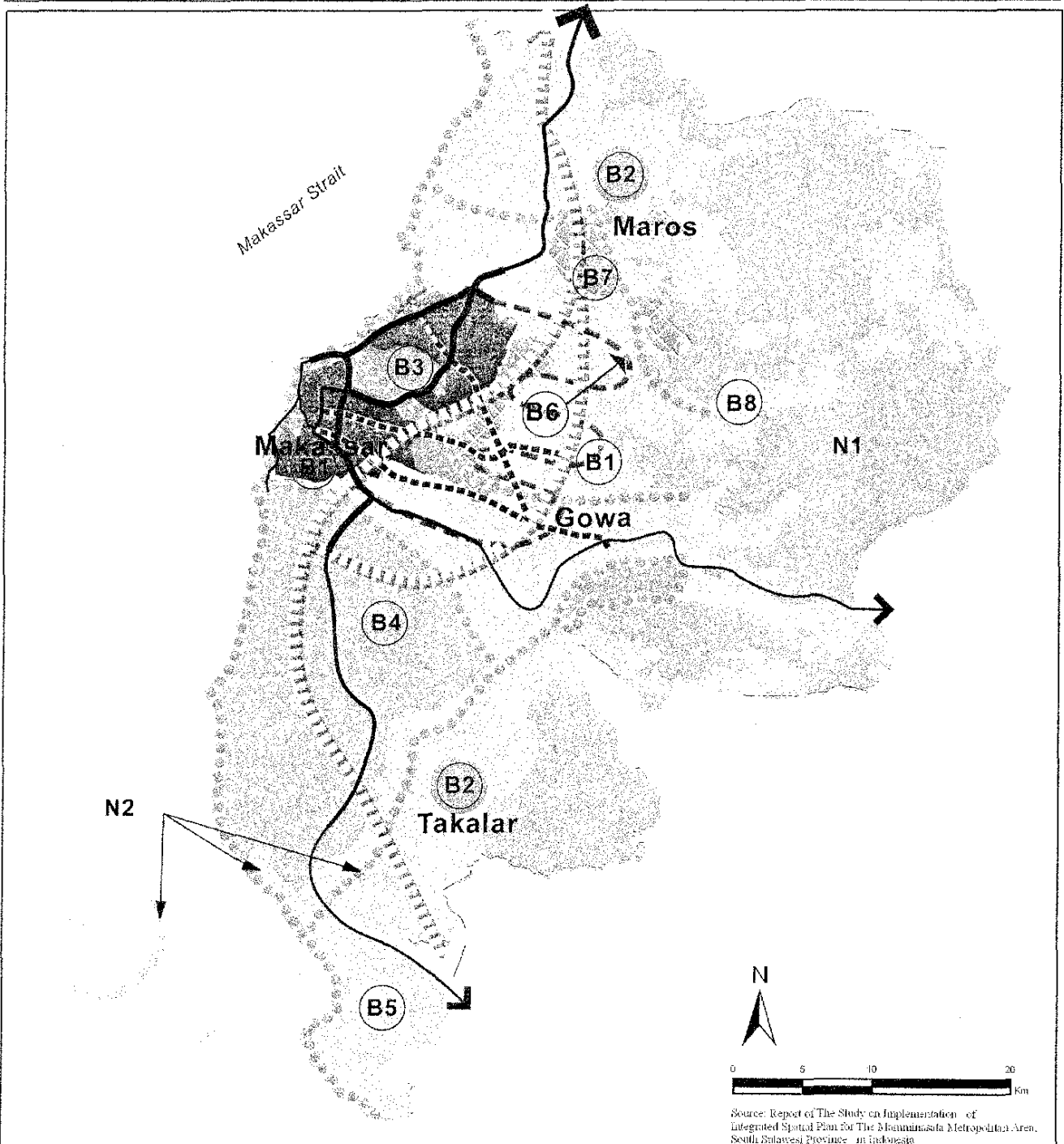


ANNEX I(6) ELECTRICITY SYSTEM



Source: Report of the Study on Implementation of Integrated Spatial Plan for The Mamminasata Metropolitan Area, South Sulawesi Province, Indonesia

ANNEX II GUIDANCE OF LAND USE



Source: Report of The Study on Implementation of Integrated Spatial Plan for The Makassar Metropolitan Area, South Sulawesi Province, in Indonesia

Urban Planning Zone		Semi-Urban Planning Zone		Production Forest Zone	
B1	Promotion Area Category 1 (Makassar & Sungguminasa)	B4	Agriculture Priority Area (Technical Irrigation Bill-Bill)	B8	Afforestation Area
B2	Promotion Area Category 2 (Maros & Takalar)	B5	Agriculture & Settlement Area (includes inland fishery culture)	Protection Area	
B3	Control Area	B7	Control Area (Semi-Urban)	N1	Protection Area (Existing Forest Area)
B6	Future Urban Planning Zone			N2	Waterfront Reserves
Road Network					
	Existing Roads		Radial Roads		Small Island
	Trans Sulawesi		Supplementary Roads		Coast Line
					River & Lake Side

ANNEX II (2) GUIDANCE of LAND USE by SUB-DISTRICT

Land Use Zone	Land Use Area	Regencies in Mamminasata Metropolitan Area			
		Maros	Makassar	Gowa	Takalar
Urban Planning Zone	Promotion Area Category_1 (B1)	None	Whole area of Biringkanaya, Ujung Tanah, Wajo, Bontoala, Rappocini, Makassar, Ujung Pandang, Mariso and Mamajang. Greater part of Tamalanrea, Panakkukang and Tamalate. Small part of Tallo and Manggala.	Small part of Somba Opu.	None
	Promotion Area Category_2 (B2)	Small part of Maros Baru and Turikale.	None	Small part of Bontonompo Selatan.	Small part of Mappakasunggu and Pattallassang.
	Control Area (B3)	Small part of Turikale, Simbang and Mandai.	Greater part of Manggala. Small part of Tamalanrea, Tallo and Panakkukang.	None	None
	Future Urban Planning Zone (B6)	Greater part of Mandai. Small part of Tanrallii and Moncongloe..	None	Greater part of Somba Opu. Small part of Pattallassang, Parangloe and Bontomarannu.	None
Semi-Urban Planning Zone	Agriculture Priority Area (B4)	None	Small part of Tamalate.	Whole area of Pallangga, Barombong, Bajeng and Bontonompo. Greater part of Bontonompo Selatan. Small part of Bantomarannu.	Whole area of Galesong Utara and Galesong Selatan. Small part of Mappakasunggu, Palombangkeng Utara and Pattallassang.
	Agriculture and Settlement Area (B5)	Whole area of Lau and Marusu. Greater part of Bontoa, Maros Baru, Tanrallii and Moncongloe. Small part of Bantimurung, Turikale, Simbang, Mandai and Tompobulu.	None	Whole area of Bontomarannu. Greater part of Somba Opu and Pattallassang. Small part of Parangloe and Manuju.	Whole area of Mangarabombang. Greater part of Polombangkeng Selatan. Small part of Mappakasunggu, Polombangkeng Utara and Pattallassang.
	Control Area (B7)	Small part of Turikale, Simbang, Mandai, Tanrallii and Moncongloe.	None	Small part of Pattallassang.	None
Production Forest Zone	Afforestation Area (B8)	Small part of Simbang, Cenrana and Tompobulu.	None	Small part of Parangloe and Manuju.	None
Protection Zone	Protection Area (existing forest) (N1)	Greater part of Bantimurung and Tompobulu. Small part of Bontoa, Simbang, Cenrana and Tanrallii.	None	Greater part of Manuju. Small part of Parangloe.	Small part of Polombangkeng Utara and Polombangkeng Selatan.
	Waterfront Reserves (N2)	Coastal line of Bontoa, Lau, Maros Baru and Marusu. River course of Maros Baru, Turikale, Marusu, Simbang, Tanrallii, Tompobulu and Moncongloe.	Coastal line of Biringkanaya, Tamalanrea, Tallo, Ujung Tanah, Wajo, Ujung Pandang, Mariso and Tamalate. River course of Tamalanrea, Tallo, Panakkukang, Manggala and Tamalate.	River course of Somba Opu, Pattallassang, Parangloe, Bontomarannu, Pallangga and Barombong. Lakeshore of Parangloe, Manuju and Bontomarannu.	Coastal line of Galesong Utara and Galesong Selatan. River course of Mappakasunggu, Polombangkeng Utara, Pattallassang and Mangarabombang. Lakeshore of Mappakasunggu and Mangarabombang.

NEW ROAD NETWORK

Road Type	Regencies in Mamminasata Metropolitan Area			
	Maros	Makassar	Gowa	Takalar
Trans Sulawesi and Bypass	Bontoa, Lau, Turikale, Simbang, Mandai, Tanralili and Moncongloe.	Biringkanaya, Tamalanrea, Panakkukang, Manggala, Rappocini and Tamalate.	Pattallassang, Bontomarannu, Pallanga, Barombong, Bajeng and Bontonompo.	Polombangkeng Utara, Polombangkeng Selatan and Pattallassang.,
Radial Roads	Moncongloe.	Biringkanaya, Panakkukang, Manggala, Rappocini, Makassar and Mamajang.	Somba Opu and Pattallassang.	None
Supplemental Roads	Turikale, Marusu and Mandai.	Biringkanaya, Tamalanrea, Tallo and Tamalate.	Somba Opu, Barombong and Bajeng.	Galesong Selatan.

ANNEX II (3) GUIDANCE of LANDUSE by ZONE and DISTRICT (Matrix)

Kecamatan	Urban Planning Zone				Semi-Urban Planning Zone			Production Forest Zone	Conservation Zone (N)		New Road Network		
	Provision Area Category 1 (B1)	Promotion Area Category 2 (B2)	Urban Control Area (B3)	Future Urban Planning Zone (B6)	Agriculture Priority Area (B4)	Agriculture & Settlement Area (B5)	Semi Urban Control Area (B7)		Alforestation Area (B8)	Protected Forest Area (N1)	Water Front Reserves Area (N2)	Trans Sulawesi (incl. Bypass)	Radial Road
Bontoa	NA	NA	NA	NA	NA	Majority	NA	NA	Partially	Coastal Line	X	NA	NA
Lau	NA	NA	NA	NA	NA	Whole	NA	NA	NA	Coastal Line	X	NA	NA
Banlimmuru	NA	NA	NA	NA	NA	Partially	NA	NA	Majority	NA	NA	NA	NA
Maros Baru	NA	Partially	NA	NA	NA	Majority	NA	NA	NA	Coastal Line, River Course	NA	NA	NA
Junkale	NA	Partially	Partially	NA	NA	Partially	Partially	NA	NA	River Course	X	NA	X
Merusu	NA	NA	NA	NA	NA	Whole	NA	NA	NA	Coastal Line, River Course	NA	NA	X
Sribang	NA	NA	Partially	NA	NA	Partially	Partially	Partially	Partially	River Course	X	NA	NA
Cenrana	NA	NA	NA	NA	NA	NA	NA	Partially	Partially	NA	NA	NA	NA
Mandai	NA	NA	Partially	Majority	NA	Partially	Partially	NA	NA	NA	X	NA	X
Tanralili	NA	NA	NA	Partially	NA	Majority	Partially	Partially	Partially	River Course	X	NA	NA
Tompobulu	NA	NA	NA	NA	NA	Partially	Partially	Partially	Majority	River Course	NA	NA	NA
Moncongloe	NA	NA	NA	Partially	NA	Majority	Partially	NA	NA	River Course	X	X	NA
Biringanaya	Whole	NA	NA	NA	NA	NA	NA	NA	NA	Coastal Line	X	X	X
Tamalantrea	Majority	NA	Partially	NA	NA	NA	Partially	NA	NA	Coastal Line, River Course	X	NA	X
Tallo	Partially	NA	Partially	NA	NA	NA	Partially	NA	NA	Coastal Line, River Course	NA	NA	X
Ujung Tanah	Whole	NA	NA	NA	NA	NA	NA	NA	NA	Coastal Line	NA	NA	NA
Walo	Whole	NA	NA	NA	NA	NA	NA	NA	NA	Coastal Line	NA	NA	NA
Bontoala	Whole	NA	NA	NA	NA	NA	NA	NA	NA	Coastal Line	NA	NA	NA
Panakkukang	Majority	NA	Partially	NA	NA	NA	Partially	NA	NA	NA	NA	NA	NA
Manggala	Partially	NA	Majority	NA	NA	NA	Majority	NA	NA	River Course	X	X	NA
Rappocini	Whole	NA	NA	NA	NA	NA	NA	NA	NA	River Course	X	X	NA
Makassar	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	X	X	NA
Ujung Pandang	Whole	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	X	NA
Mariso	Whole	NA	NA	NA	NA	NA	NA	NA	NA	Coastal Line	NA	NA	NA
Mamajang	Whole	NA	NA	NA	NA	NA	NA	NA	NA	Coastal Line	NA	NA	NA
Tamalate	Majority	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	X	NA
Somba Opu	Partially	NA	NA	Majority	NA	NA	Majority	NA	NA	Coastal Line, River Course	X	NA	X
Pattalassang	NA	NA	NA	Partially	NA	Majority	Partially	NA	NA	River Course	NA	X	NA
Parangloe	NA	NA	NA	Partially	NA	Majority	Partially	Partially	Partially	River Course, Lakeshore	X	NA	NA
Manuju	NA	NA	NA	NA	NA	Partially	Partially	Partially	Majority	Lakeshore	NA	NA	NA
Bontomarattu	NA	NA	NA	Partially	NA	Partially	Partially	Partially	Majority	River Course, Lakeshore	X	NA	NA
Palangga	NA	NA	NA	NA	NA	Whole	Whole	NA	NA	River Course	X	NA	NA
Barombong	NA	NA	NA	NA	NA	Whole	Whole	NA	NA	River Course	X	NA	X
Bejeng	NA	NA	NA	NA	NA	Whole	Whole	NA	NA	River Course	X	NA	X
Bontonompo	NA	NA	NA	NA	NA	Whole	Whole	NA	NA	NA	X	NA	NA
Bontonompo Selatan	NA	Partially	NA	NA	NA	Majority	Majority	NA	NA	NA	X	NA	NA
Galesong Utara	NA	NA	NA	NA	NA	Whole	Whole	NA	NA	Coastal Line	NA	NA	NA
Galesong Selatan	NA	NA	NA	NA	NA	Whole	Whole	NA	NA	Coastal Line	NA	NA	X
Mappakasunggu	NA	Partially	NA	NA	NA	Partially	Partially	Partially	NA	Coastal Line	NA	NA	NA
Polombangkeng Utara	NA	NA	NA	NA	NA	Partially	Partially	Partially	Partially	River Course, Lakeshore	X	NA	NA
Polombangkeng Selatan	NA	NA	NA	NA	NA	Majority	Majority	Partially	Partially	River Course	X	NA	NA
Pattalassang	NA	Partially	NA	NA	NA	Partially	Partially	Partially	NA	NA	X	NA	NA
Mangarabombang	NA	NA	NA	NA	NA	Whole	Whole	NA	NA	River Course, Lakeshore	NA	NA	NA

Annex III

Priority Projects/Programs to be Implemented in Short Term

For the implementation of the proposed development program, priority projects and/or programs to be implemented in short term are selected and proposed in the following manner.

- (i) Projects/programs that are proposed for implementation in 2006 - 2010,
- (ii) Projects/programs that will contribute to the Mamminasata Development Strategy, particularly to the urban environment improvement and basic economic infrastructure,
- (iii) Projects/programs that will contribute to institutional strengthening, particularly to the organization establishment and legislation for land use management, and
- (iv) Project that will be integrated to attain the same objectives for development.

Priority projects are proposed to attain five major targets for integrated development of Mamminasata as listed in the following.

List of Projects/Programs

Sector	Projects/Programs	Cost (Rp billion)
1. Economic Development Program	1.1 Agricultural productivity improvement and product diversification	5
	1.2 Capacity building and collaboration strengthening among stakeholders	20
	1.3 Strengthening Mamminasata role as centers of investment, distribution and trade	5
	1.4 Cluster development and promotion of excellent commodities	10
	1.5 Tourism potentiality development and promotion	10
2. Urban Environment and Infrastructure Development Program	2.1 Capacity improvement on water supply management and service	478
	2.2 Capacity and quality improvement on sewerage management	250
	2.3 Improvement on management capacity and society involvement in solid waste management	355
	2.4 Environmental conservation and quality as well as quantity improvement of green open space	50
3. Economic Infrastructure Development Program	3.1 Capacity improvement of Mamminasata arterial roads	6,880
	3.2 Capacity improvement on traffic management and transportation system	97
	3.3 Capacity improvement on power transmission and distribution	108
4. Institutional Strengthening Program	4.1 Institutional capacity development	2
	4.2 Strengthening and setting of regulations on Mamminasata development management	2
	4.3 Strengthening of information management system	10
Total		8,282

Project Summary

Action Plan	Definition	Central	Province	Kabupaten
Economic Development Program				
1.1 Agricultural productivity improvement and product diversification	<p>To increase farmers' income by increasing agricultural productivity through (i) improve crop yield, (ii) applying intensive land use (iii) introducing mixed and integrated farming with fish pond culture, and iv) developing and introducing improved varieties for major crops.</p> <p>To supply sufficient quantity and quality of raw materials to agro-/fishery-based processing industry, whereby strengthening linkage with those industry</p> <p>To strengthen commodity marketing system, including dissemination of market information to producers and empowerment of producers' associations/organizations</p> <p>(i) Increase in quality and introduction of new crops (ii) Increase in productivity (iii) Product diversification (iv) Strengthening of association/organization</p>		<p>✓ ✓ ✓ ✓</p>	<p>✓ ✓ ✓ ✓</p>
1.2 Capacity building and collaboration strengthening among stakeholders	<p>To strengthen capacity of industrial support institution and to strengthen linkage among stakeholders so that support function to manufacturers are efficiently conducted</p> <p>(i) Linkage among institutions are strengthened (ii) Human resource development to support manufacturing activity (iii) Existing institutions are fully utilized and O&M is properly conducted</p>		<p>✓ ✓</p>	
1.3 Strengthening Mamminasata role as centers of investment, distribution and trade	<p>To increase attractiveness of Mamminasata as investment site by providing investment incentives and also to strengthen the linkage between producers and market (consumers)</p> <p>(i) investment incentives are available (tax, award) (ii) Linkage between producers and market is strengthened</p>		<p>✓</p>	
1.4 Cluster development and promotion of excellent commodities	<p>To strengthen the regional and sector linkage to increase value added of local resources and to promote maximize utilization of the local resources</p> <p>(i) Regional coordination is strengthened (ii) Up-stream and down-stream coordination is strengthened (iii) Quality improvement</p>		<p>✓</p>	
1.5 Tourism potentiality development and promotion	<p>Improve attractiveness of Fort Rotterdam and its surrounding area for tourists and the residents.</p> <p>Improve attractiveness of Fort Rotterdam and its surrounding area as "cultural and historical area" in the city</p>	<p>✓</p>		<p>✓</p>
Urban Environment and Infrastructure Development Program				
2.1 Capacity improvement on water supply management and service	<p>Objective is to increase water supply coverage in the Mamminasata Area as whole, utilization of Sompia Opu WTP to water supply in Sungguminasa, and strengthen water supply management capacity of PDAM.</p> <p>(i) Expansion of Capacity of Smba Opu WTP (phase 2) (ii) UFW improvement (iii) Increase piped water supply capacity of Maros, Gowa, and Takalar (iv) Improved water supply management and operation (PDAM)</p>	<p>✓</p>		
2.2 Capacity and quality improvement on sewerage management	<p>Objective of the wastewater treatment management is to improve water quality in canals and ocean and also to increase community awareness on cleaning canals.</p> <p>(i) Off-site sewerage system (ii) Urban amenity (green space, park) (iii) Redevelopment of the urban area</p>	<p>✓</p>	<p>✓ ✓ ✓</p>	<p>✓ ✓ ✓</p>

2.3 Improvement on management capacity and society involvement in solid waste management	Objective of the solid waste management is to create clean urban environment by constructing and managing landfill site, and at the same time, reduce the garbage volume through community empowerment (i) Development of final disposal site (PTA) for Makassar and Gowa (ii) Reduction of final disposal (iii) Increase in community awareness on solid waste management (iv) Urban amenity (green space, park)	✓	✓	✓
2.4 Environmental conservation and quality as well as quantity improvement of green open space	Objective is create green area in the urban area and to conserve green area in semi-urban area, which is expected to increase urban amenity (i) Increase in green area in urban area (Urban Planning Zone) (parks, trees along road and canals/rivers) (ii) Increase in green area outside urban area (Semi-Urban Planning Zone & Conservation Zone)		✓	✓
Economic Infrastructure Development Program				
3.1 Capacity improvement of Mamminasata arterial roads	Objective is to improve artery road in Mamminasata to mitigate traffic congestion and to accelerate economic activity Improvement of selected road in the Mamminasata area (i) Jl. Perintis (F/S, construction) (national road) (ii) Jl Heltasing(F/S, construction) (provincial road) (iii) Jl. Abdullah Daeng Sirua (F/S, construction) (Provincial road) (iv) Trans-Sulawesi (F/S, construction) (BOT) (v) Mamminasa bypass (F/S, construction) (National road)	✓	✓	✓
3.2 Capacity improvement on traffic management and transportation system	Objective is to improve traffic management and improve public transportation system (i) Bus transportation service (ii) Introduction of traffic management (pete pete, becak, cars, street vendors)		✓	✓
3.3 Capacity improvement on power transmission and distribution	Objective is to increase power transmission capability (i) Expansion of transformer capacity of sub-station (Daya, Tello, Panakkukang, Sungguminasa) (ii) Upgrading of existing distribution lines (rehabilitation / upgrading of distribution facilities as capacity building on maintenance)		✓	
Institutional Strengthening Program				
4.1 Institutional capacity development	Establish a permanent organization with full time qualified staff for Mamminasata development implementation (i) BKSP is re-organized (ii) Advisory committee is formed (private and academic)		✓	
4.2 Strengthening and setting of regulations on Mamminasata development management	To draft up and stipulate legislation (Provincial Governor's Decree or Provincial Regulation) for strengthen urban development management, particularly land use control, transport management, and environmental management (i) Presidential Decree for "Spatial Plan for Mamminasata Metropolitan Area" is stipulated (ii) "Zoning Regulation" (Provincial Regulation) is stipulated (iii) "Transport Management and Control" is stipulated (iv) Other legislation necessary concerning urban management is stipulated		✓	
4.3 Strengthening of information management system	Establish maps and database that can be a base for urban management and control (i) GIS database (ii) Map		✓	

Project Digest

Action Plan	1.1 Agricultural productivity improvement and product diversification
Objective	<ul style="list-style-type: none"> • To increase farmers' income by increasing agricultural productivity through (i) improve crop yield, (ii) applying intensive land use (iii) introducing mixed and integrated farming with fish pond culture, and iv) developing and introducing improved varieties for major crops. • To supply sufficient quantity and quality of raw materials to agro-/fishery-based processing industry, whereby strengthening linkage with those industry • To strengthen commodity marketing system, including dissemination of market information to producers and empowerment of producers' associations/organizations
Importance in Mamminasata Development	Even though Mamminasata is metropolitan area, agriculture activities are the base of the economy particularly in Maros, Gowa, and Takalar. It is also a base for the manufacturing sector because most manufacturing activities are agriculture related. In order to improve manufacturing products and to improve income from the agriculture, quality of agricultural products need to be improved.
Output	<ul style="list-style-type: none"> (i) Increase in quality and introduction of new crops (ii) Increase production efficiency (iii) Introduction of new products from by-products (iv) Strengthening of associations/organizations
Action to be taken	<ul style="list-style-type: none"> • Community-Wise Post Harvest Training: Producers should become fully aware of product quality and market signal. For quality control at production level, commodity-wise training programs on post harvest treatment should be formulated and implemented for producers • Study Program of Producers Group: In order to have better understandings on agro-processing industry for selected crop producers, periodic study tours are arranged. Participants are expected to learn how their harvest products are processed into commercial goods. It will be a trial to raise producers' awareness of product quality. • Strengthening of R&D Capability: Research and development (R&D) capability for region-specific seed / seedling varieties for agriculture and forestry are enhanced to accelerate potential unit yields and qualities. • Stock Assessment of Marine Fishery: Marine fish stock assessment are conducted in order to create clear guideline and regulation, which stipulates a marine preserve area and closed seasons by species, in guidance with National Fishery Stock Committee. This assessment is carried out in scientific manner presumably by an academic institute in collaboration with state research institute so that assessment results could be given a strong scientific ground.
Implementation Arrangement	Provincial government (Dinas Agriculture, Dinas Fishery, Dinas Plantation) should take initiative as "facilitator" and coordinate academic institution and producer in quality improvement. In order to select producers who are serious about the quality improvement, any training has to be charged to participants.
Stakeholders	Dinas Agriculture, Dinas Fishery, Dinas Plantation, Association/institutions by commodity, academic institution
Expected Benefit	<ul style="list-style-type: none"> • Increase in agricultural product volume and value • Increase in farmers income • Synergy effect to manufacturing sector
Cost and Financial Source	Rp. 5 billion (public investment)

Action Plan	1.2 Capacity building and collaboration strengthening among stakeholders
Objective	To strengthen capacity of industrial support institution and to strengthen linkage among stakeholders so that support function to manufacturers are efficiently conducted
Importance in Mamminasata Development	Economic activity involves raw material production, processing, and marketing & trade and these activities have to be coordinated well to maximize the increase in value added. The Mamminasata area plays a role in strengthening urban and rural linkage, providing support for activities, and strengthen coordination among institutions
Output	<ul style="list-style-type: none"> (i) Linkage among institutions are strengthened (ii) There is enough manpower and know-how to support manufacturing activity (iii) Existing institutions are fully utilized and O&M is properly conducted
Action to be taken	<ul style="list-style-type: none"> • Inter-Departmental Collaboration Program for Local Government: In order to strengthen

	<p>linkage between production and processing sides, the cooperative activities between department of agriculture, plantation, fishery and industry, or the program such as Gerbang Emas should be consistently carried out. The aim of the program is to enhance the initiatives of each department as Governor's Office does for Gerbang Emas.</p> <ul style="list-style-type: none"> • Strengthening Capacity of BDS Provider: To expand outreach to SMEs and to provide practical and customized services to SMEs by creating list of BDS providers, training of BDS (providers, and strengthen linkage between BDS providers and BDI / RETPC • Strengthening Capacity of BDI (Balai Diklat Industri, Institution for Industrial Training and Education): To increase contribution of manufacturing sector by providing training courses to SMEs and BDS providers • Strengthening Capacity of RETPC (Regional Export Trade Promotion Center): To increase the contribution to manufacturing sector by supporting packaging industry, providing international and domestic market information, compile industrial data, and strengthening linkage with BDS providers and other supporting institutions • Strengthening Capacity of BLKI (Balai Latihan Kerja Industri, Vocational Training Center for Industry and Service): To increase contribution to manufacturing sector by strengthening training program (5S, quality control, packaging)
Implementation Arrangement	Provincial government shall coordinate the actions among the stakeholders. RETPC shall be the facilitator for manufacturing trade strengthening including training with close coordination Dinas Industry & Trade. Other training institutions shall also coordinate with RETPC and Gerbang Emas. In order to select producers who are serious about the quality improvement, any training has to be charged to participants.
Stakeholders	Dinas Industry & Trade, BDI, BLKI, RETPC, Academic institution, Gerbang Emas secretariat
Expected Benefit	<ul style="list-style-type: none"> • Products match the market needs • Market opportunity will increase • Demand will increase • Value added will increase and income will increase
Cost and Financial Source	Rp. 20 billion (public investment, province)

Action Plan	1.3 Strengthening Mamminasata role as centers of investment, distribution and trade
Objective	To increase attractiveness of Mamminasata as investment site by providing investment incentives and also to strengthen the linkage between producers and market (consumers)
Importance in Mamminasata Development	The Mamminasata area is considered as a center of trade and distribution in South Sulawesi province and also in Eastern Indonesia. This function has to be further strengthened to accelerate economic activities in and out of South Sulawesi province.
Output	<ul style="list-style-type: none"> (i) Investment incentives are available (tax, award) (ii) Linkage between producers and market is strengthened
Action to be taken	<ul style="list-style-type: none"> • Investment Incentives: To promote investment and to develop supporting industry to upgrade agro/fishery industry by increasing attractiveness of investment condition such as tax privileges • Designation of Bonded Zones: To promote investment by designate newly industrial zone as bonded zone in which companies can receive tax exemption (excise tax, value added tax, luxurious tax and income tax) • Effective exhibitions: To promote exports by holding a variety of exhibits • Offering of "Award for Excellent Mamminasata Export: To promote exports by establishing "Mamminasata Export Excellent Award" for exporters, and select certain companies for the award (possible criteria: export value, number of employments, local contents and ISO certificate) and give incentives for winners (tax exemptions proportionally to export value, eligibility to use the award logo, exemption from participation fees for exhibitions and trade missions, and features in media)
Implementation Arrangement	Investment Coordination Agency shall facilitate the investment strengthening with Dinas Industry & Trade in the province. Ministry of Finance shall be involved because change in tax condition requires approval from the Ministry. RETPC shall facilitate trade promotion and exhibit.
Stakeholders	Ministry of Finance, Investment Coordination Agency, KIMA, Dinas Industry & Trade, RETPC
Expected Benefit	<ul style="list-style-type: none"> • Investment will increase • Trade volume will increase

Cost and Financial Source	Rp. 5 billion (public investment, national and provincial)
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Action Plan	1.4 Cluster development and promotion of excellent commodities
Objective	To strengthen the regional and sector linkage to increase value added of local resources and to promote maximize utilization of the local resources
Importance in Mamminasata Development	South Sulawesi province has "Gerbang Emas" program to improve quality and productivity and increase accessibility to market. Eleven commodities are selected and production center (kabupaten) is selected for each commodity, but the linkage among kabupaten and linkage from up-stream to down stream is still weak. Regional linkage and process linkage has to be strengthened to maximize the utilization of local resources
Output	(i) Regional coordination is strengthened (ii) Up-stream and down-stream coordination is strengthened (iii) Quality improvement
Action to be taken	<ul style="list-style-type: none"> • Raw material improvement • Processing improvement • Market access improvement • Linkage improvement (regional and sectoral)
Implementation Arrangement	Dinas Industry & Trade shall facilitate cluster development with close coordination with Gerbang Emas Secretariat. The cluster development shall be achieved through implementation of action plan (1.1, 1.2, 1.3) which strengthen all sectors in economic sector.
Stakeholders	Raw material producers, processing (supporting industry), Dinas Industry & Trade, RETPC, Gerbang Emas Secretariat
Expected Benefit	<ul style="list-style-type: none"> • Value of local resources increase which leads increase in income of the people • Processing and supporting sector is developed
Cost and Financial Source	Rp. 10 billion (public investment, province)

Action Plan	1.5 Tourism potentiality development and promotion
Objective	Improve attractiveness of Fort Rotterdam and its surrounding area for tourists and the residents.
Importance in Mamminasata Development	Fort Rotterdam is one of the most symbolic architecture in the Mamminasata area and located near Losari Beach where is the recreational place for the residents and tourism spot for tourists. It is also strategically important location for urban development control. Fort Rotterdam improvement has to be conducted in line of implementation of urban development.
Output	(i) Improve attractiveness of Fort Rotterdam and its surrounding area as "cultural and historical area" in the city
Action to be taken	<ul style="list-style-type: none"> • Designate the area and its surrounding as "Fort Rotterdam Historical Area" and control measure is applied (zoning regulation) • Upgrade of museum • Tourism information center • Improvement of front gate area and sidewalk pavement along the wall • Improvement of pedestrian path in the surrounding area • Beautification of beach area
Implementation Arrangement	Dinas Culture & Tourism and Makassar city shall coordinate implementation. Since Fort Rotterdam is jurisdiction of Ministry of Culture & Tourism, development requires approval of the Ministry. Project implementation shall involve the Ministry of Culture & Tourism
Stakeholders	Ministry of Culture and Tourism, Dinas Culture & Tourism, Makassar city government
Expected Benefit	<ul style="list-style-type: none"> • Attract more tourists in the area and increase tourism spending • Urban amenity will improve
Cost and Financial Source	Rp. 10 billion (public investment, province)

Action Plan	2.1 Capacity improvement on water supply management and service
Objective	Objective is to increase water supply coverage in the Mamminasata Area as whole, utilization of Sompa Opu WTP to water supply in Sungguminasa, and strengthen water supply management capacity of PDAM.
Importance in Mamminasata	The ratio of population served by treated water is low in Maros, Gowa, and Takalar. In addition,

Development	water supply for industrial activity is not enough particularly in the dry season. Increase in water supply capacity in Makassar and expand rural water supply in Maros, Gowa, Takalar is urgently needed to improve living quality of the people in the Mamminasata area and promote economic activity.
Output	(i) Expansion of Capacity of Smba Opu WTP (phase 2) (ii) Increase piped water supply capacity of Maros and Takalar including UFW improvement (iii) Improved water supply management and operation (PDAM)
Action to be taken	<ul style="list-style-type: none"> Expansion of Capacity of Somba Opu WTP (phase 2) Enhancement of piped water supply capacity of Maros and Takalar Water loss over coming measures Capacity development of water supply management and operation (PDAM)
Implementation Arrangement	Each PDAM and district/city government is responsible for water supply. Since the water supply is proposed as inter-regional project, Dinas Spatial Plan shall coordinate each PDAM and district/city government
Stakeholders	PDAM, District/City government, Community
Expected Benefit	<ul style="list-style-type: none"> Domestic water is available: increase the volume of water so that water shortage will not happen so frequently particularly in the dry season, and coverage area will increase in districts. Industrial water is available which is expected to activate investment and industrial activity Increase in land value
Cost and Financial Source	Rp. 478 billion (public investment*) and PPP

Action Plan	2.2 Capacity and quality improvement on wastewater management
Objective	Objective of the wastewater treatment management is to improve water quality in canals and ocean and also to increase community awareness on cleaning canals.
Importance in Mamminasata Development	People in the Mamminasata area consider ocean and beach are one of the important assets to be preserved for the next generations. Without sewerage system, water quality of the ocean and canal will be worsen which reduces the attractiveness of the ocean and the Mamminasata area
Output	(i) Off-site sewerage system (ii) Urban amenity (green space, park) (iii) Redevelopment of the urban area
Action to be taken	<ul style="list-style-type: none"> Implementation of short term plan in Makassar (off site system) Development of environmental structure in the project surrounding area Redevelopment project Cleaning of ditch Law enforcement
Implementation Arrangement	Each district/city government is responsible for wastewater management, but since there is no wastewater system is installed in Mamminasata, Dinas Spatial Planning shall consider implementation agency.
Stakeholders	Makassar city government, community, Dinas Spatial Planning
Expected Benefit	<ul style="list-style-type: none"> Improvement of hygiene condition Improve water quality of canals and ocean which will increase tourists Improve attractiveness of urban environment Increase in land value
Cost and Financial Source	Rp. 250 billion (public investment*)

Action Plan	2.3 Improvement on management capacity and society involvement in solid waste management
Objective	Objective of the solid waste management is to create clean urban environment by constructing and managing landfill site, and at the same time, reduce the garbage volume through community empowerment
Importance in Mamminasata Development	Solid waste management has to be considered in inter-region (district/city) scale due to garbage increase caused by population increase, expansion of urban area to neighboring local government, and availability of landfill site.
Output	(i) Development of final disposal site (TPA) for Makassar and Gowa

	(ii) Reduction of final disposal (iii) Increase in community awareness on solid waste management (iv) Urban amenity (green space, park)
Action to be taken	<ul style="list-style-type: none"> • Improvement of collection service • Construction of landfill site with sanitary disposal method • Implementation of environmental education • Promotion of 3R (Reduce, Reuse and Recycle) • Introduction of cycle-oriented society
Implementation Arrangement	Dinas Spatial Planning of province is responsible for implementation because solid waste management has to be implemented as inter-regional project. Each district/Makassar is responsible for land provision and support of socialization.
Stakeholders	Dinas Spatial Plan, Dinas Beautification and Environment (Makassar), Dinas Cleaning (Maros, Gowa, Takalar), Community, Schools
Expected Benefit	<ul style="list-style-type: none"> • The urban area will be clean • Improve attractiveness of urban environment • Increase in land value
Cost and Financial Source	Pp. 355 billion (public investment**) and management concession

Action Plan	2.4 Environmental conservation and quality as well as quantity improvement of green open space
Objective	Objective is create green area in the urban area and to conserve green area in semi-urban area, which is expected to increase urban amenity
Importance in Mamminasata Development	"Create Beautiful Urban Area" is considered as high priority in Mamminasata spatial plan (questionnaire to students). However, open space that people can gather is limited, particularly in the urban area. It is necessary to create green open space to improve urban amenity
Output	(i) Increase in green area in urban area (Urban Planning Zone) (parks, trees along road and canals/rivers) (ii) Increase in green area outside urban area (Semi-Urban Planning Zone & Conservation Zone)
Action to be taken	<ul style="list-style-type: none"> • Conserving green area by creating parks • Creating parks in the urban area through urban re-development projects • Planting trees along roads, rivers and canals • Community empowerment
Implementation Arrangement	Dinas Spatial Plan and BAPEDALDA shall coordinate the green promotion. Green area is located in urban area and non-urban area. For non-urban area, Dinas Forestry and Dinas PSDA are responsible for greenery in forest and river respectively. For urban area, district/city government and Dinas Regional Infrastructure are responsible for parks and road, respectively.
Stakeholders	Dinas Forestry, BAPEDALDA, Dinas Regional Infrastructure, Dinas PSDA, Community, Schools
Expected Benefit	<ul style="list-style-type: none"> • Increase in attractiveness of urban environment • CDM
Cost and Financial Source	Rp. 50 billion (Public investment)

Action Plan	3.1 Capacity improvement of Mamminasata arterial roads
Objective	Objective is to improve artery road in Mamminasata to mitigate traffic congestion and to accelerate economic activity
Importance in Mamminasata Development	Three principles of the road network planning is: (i) priority is given to mitigate traffic congestion, (ii) road network plan more practical to implement, and (iii) human friendly and eco friendly road design
Output	Improvement of selected road in the Mamminasata area
Action to be taken	<ul style="list-style-type: none"> • Jl. Perintis (F/S, construction) (national road) • Jl Heltasing(F/S, construction) (provincial road) • Jl. Abdullah Daeng Sirua (F/S, construction) (Provincial road) • Trans-Sulawesi (F/S, construction) (BOT) • Mamminasa bypass (F/S, construction) (National road)
Stakeholders	Dinas Regional Infrastructure, Makassar city government, Maros district government, Gowa district government, Takalar district government

Expected Benefit	<ul style="list-style-type: none"> • Traffic congestion are mitigated which will reduce the time loss • Economic activity will accelerate • Increase in pedestrian (increase in urban amenity)
Cost and Financial Source	Rp. 6,880 billion (public investment*) and BOT

Action Plan	3.2 Capacity improvement on traffic management and transportation system
Objective	Objective is to improve traffic management and improve public transportation system
Importance in Mamminasata Development	One of the reasons for traffic congestion is poor traffic management and lack of public transportation system. Road are filled with pete pete and becak, and there is no rule in road use so that pete pete, becak, cars are mixed and causing congestions. Road use has to be controlled and public transportation system has to be improved.
Output	(i) Bus transportation service (ii) Introduction of traffic management (pete pete, becak, cars, street vendors)
Action to be taken	<ul style="list-style-type: none"> • Public transportation service • Designation of lane use by vehicle (pete pete, becak, cars, bus • Prohibition of becak and pete pete on selected roads
Implementation Arrangement	Public transportation service, including pete pete, has to be managed by province because public transportation system covers all Mamminasata area. Traffic control such as road use control, on the other hand, has to be managed by each district/city.
Stakeholders	Dinas Regional Infrastructure, District/City in Mamminasata
Expected Benefit	<ul style="list-style-type: none"> • Economic activity will accelerate • Traffic congestion are mitigated which will reduce the time loss • Economic activity will accelerate
Cost and Financial Source	Rp. 97 billion (public investment)

Action Plan	3.3 Capacity improvement on power transmission and distribution
Objective	Objective is to increase power transmission capability
Importance in Mamminasata Development	Frequent electricity failure disturbs not only the daily lives, but also disturbs economic activities which results in less attractive investment location. Stable power supply is necessary for improvement of quality of life and also promotion of economic activities.
Output	(i) Expansion of transformer capacity of sub-station (Daya, Tello, Panakkukang, Sungguminasa) (ii) Upgrading of existing distribution lines (rehabilitation / upgrading of distribution facilities as capacity building on maintenance)
Action to be taken	<ul style="list-style-type: none"> • Transformer capacity increase activity (construction work) • Upgrading of existing distribution lines activity (construction work) • Energy conservation campaign
Implementation Arrangement	Power supply is provided by PLN so public sector involvement in power supply is limited, but the public sector can coordinate with PLN in terms of priority area and monitoring of PLN activity.
Stakeholders	PLN
Expected Benefit	<ul style="list-style-type: none"> • Improve urban condition • Accelerate economic activity (investment, manufacturing)
Cost and Financial Source	Rp. 108 billion (Sub-loan to PLN)

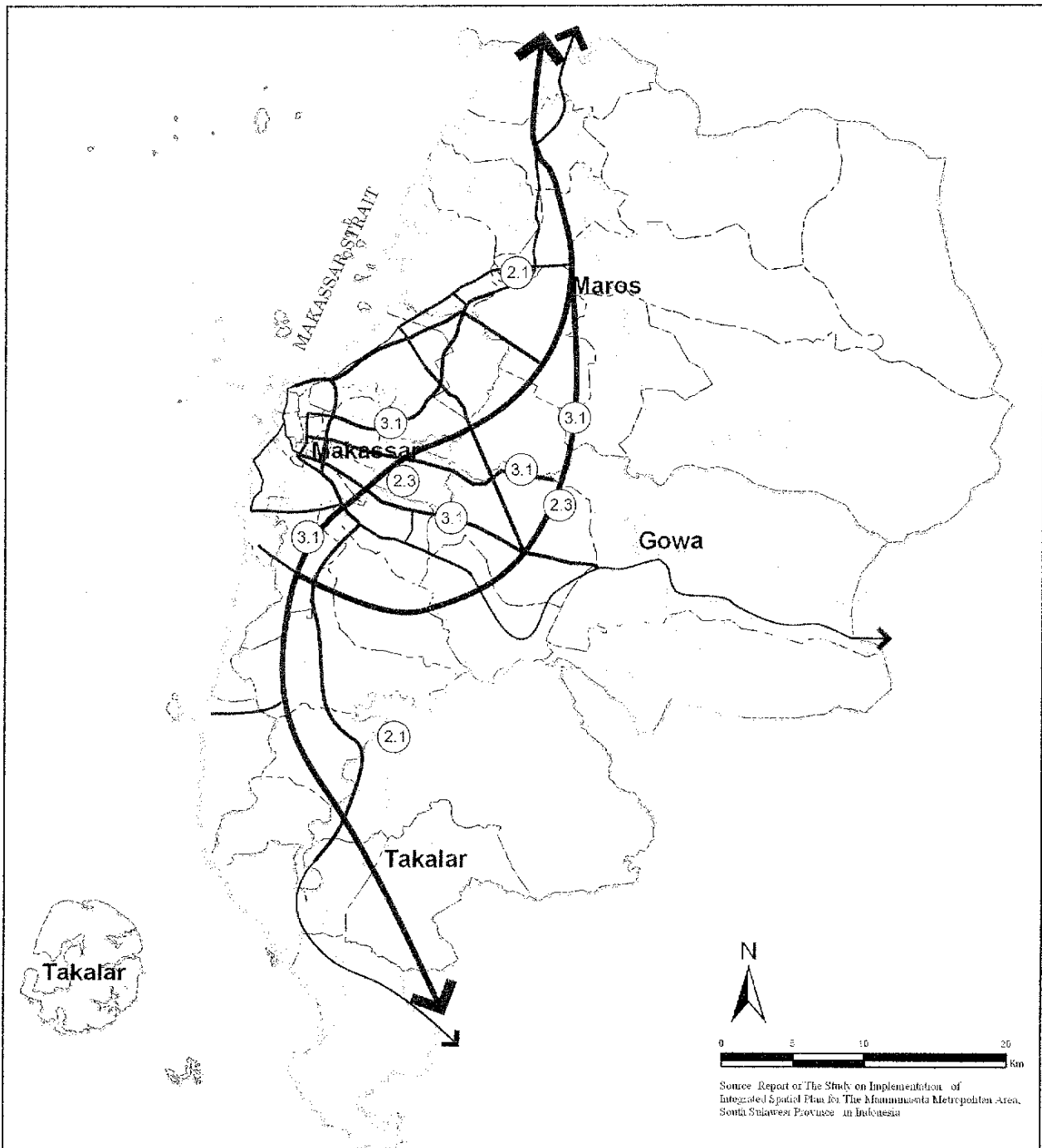
Action Plan	4.1 Institutional capacity development
Objective	Establish a permanent organization with full time qualified staff for Mamminasata development implementation
Importance in Mamminasata Development	BKSPMM is formed as a coordination body for Mamminasata Spatial Plan, but coordination function is weak due to not clear authority and large members. In order to execute proper urban management, permanent organization with full time staff has to be established.
Output	(i) BKSP is re-organized (ii) Advisory committee is formed (private and academic)
Action to be taken	<ul style="list-style-type: none"> • Preparation of job description of BKSPMM • Preparation of personnel rule (staff qualification, tasks)

	<ul style="list-style-type: none"> Preparation and stipulation of Provincial Governor's Decree on BKSPMM
Implementation Arrangement	Dinas Spatial Planning assigns a special team for BKSPMM reform by coordinating with BKSPMM.
Stakeholders	BKSPMM, Dinas Spatial Planning, BAPPEDA, Ministry of Public Works
Expected Benefit	<ul style="list-style-type: none"> Mamminasata development is well coordinated Urban environment improves
Cost and Financial Source	Rp. 2 billion (public investment, province)

Action Plan	4.2 Strengthening and setting of regulations on Mamminasata development management
Objective	To draft up and stipulate legislation (Provincial Governor's Decree or Provincial Regulation) for strengthen urban development management, particularly land use control, transport management, and environmental management
Importance in Mamminasata Development	For the spatial plan to be in effect, Presidential Decree is needed. In addition, provincial regulation has to be prepared to show specific standard for urban management and control. Legislation has to be strengthened for implementation of the spatial plan.
Output	<ul style="list-style-type: none"> Presidential Decree for "Spatial Plan for Mamminasata Metropolitan Area" is stipulated "Zoning Regulation" (Provincial Regulation) is stipulated "Transport Management and Control" is stipulated Other legislation necessary concerning urban management is stipulated
Action to be taken	<ul style="list-style-type: none"> Preparation, inter-department discussion, public consultation of Presidential Decree for "Spatial Plan for Mamminasata Metropolitan Area" Preparation, inter-department discussion, public consultation of "Zoning Regulation" (Provincial Regulation) Preparation, inter-department discussion, public consultation of "Transport Management and Control"
Implementation Arrangement	Dinas Spatial Planning assigns a special team for decree preparation reform by coordinating provincial government. Even though Ministry of Public Works is responsible for decree preparation, provincial government shall constantly follow up on the decree preparation.
Stakeholders	Dinas Spatial Planning, BAPPEDA, Ministry of Public Works
Expected Benefit	<ul style="list-style-type: none"> Urban environment improves Development activity can be controlled
Cost and Financial Source	Rp. 2 billion (public investment, province)

Action Plan	4.3 Strengthening of information management system
Objective	Establish maps and database that can be a base for urban management and control
Importance in Mamminasata Development	Many agencies posse their own database and maps with different format, and they are not centrally managed so that the data and maps can not be utilized for urban management. It is necessary to establish centrally controlled database system which can be open to public.
Output	<ul style="list-style-type: none"> (i) GIS database (ii) Map
Action to be taken	<ul style="list-style-type: none"> Mapping Establish standard format Establish database
Implementation Arrangement	Dinas Spatial Planning has to coordinate organizations that posse maps and data with BPN, provincial government, district/city government, BPS for organize data.
Stakeholders	BPN, Dinas Spatial Planning, BAPPEDA, District/City in Mamminasata, BPS
Expected Benefit	<ul style="list-style-type: none"> Urban management efficiency will improve Urban development is controlled through dissemination of planning map
Cost and Financial Source	Rp. 10 billion (public investment, province)

ANNEX III PRIORITY PROJECTS



Source: Report of The Study on Implementation of Integrated Spatial Plan for The Mamminasata Metropolitan Area, South Sulawesi Province in Indonesia

Legend

ECONOMIC DEVELOPMENT

- 1.1 Agricultural productivity enhancement and diversification (Agriculture Area in Mamminasata Metropolitan Area)
- 1.2 Enhancement of value added in processing (Whole Area in Mamminasata Metropolitan Area): MMA
- 1.3 Investment and trade strengthening (MMA)
- 1.4 Cluster development of selected commodities (MMA)
- 1.5 Improvement in tourism attractions (MMA)

URBAN ENVIRONMENT AND INFRASTRUCTURE IMPROVEMENT

- (2.1) Improvement in Municipal Water Supply Service

- 2.2 Wastewater Management (MMA)
- (2.3) Solid Waste Management
- 2.4 Greening and Riparian Environment Improvement (MMA)

ECONOMIC INFRASTRUCTURE IMPROVEMENT

- (3.1) Mamminasata Artery Road Improvement
- 3.2 Traffic Management Improvement (Makassar city)
- 3.3 Power Transmission and Distribution Improvement (Makassar City and its Surrounding)

Annex 4

Organization and Administration of Mamminasata Metropolitan Development Coordination Board (MMDCB)

1 Establishment

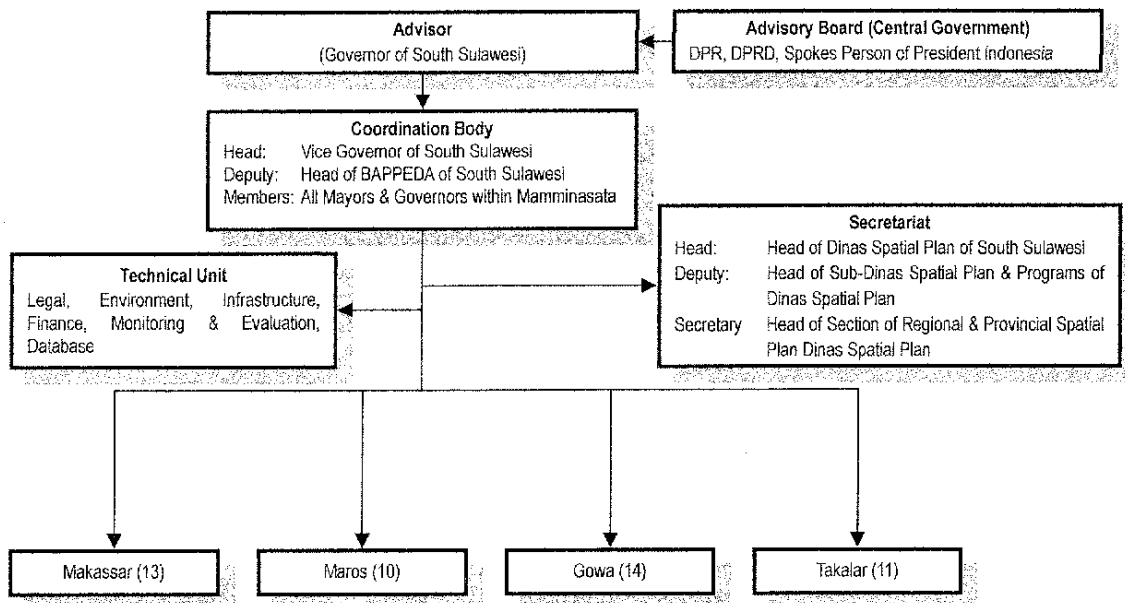
- (i) Mamminasata Metropolitan Development Coordination Board (BKSPMM) is established as non-functional organization in the South Sulawesi government structure for the purpose of accomplishing inter-regional spatial plan and development of Mamminasata Metropolitan Area.
- (ii) BKSPMM is established as provincial regulation.

2 Main Duties and Tasks of BKSPMM

- (i) The area of responsibility is any matter related to Mamminasata urban development,
- (ii) Major duties are to manage and control Mamminasata urban development through coordination with other stakeholders,
- (iii) Main tasks are:
 - a. Make inventory of facts/data in order to settle inter-regency matters and find its solution;
 - b. Identify inter-regional issues;
 - c. Analyze and formulate measures of every field that requires cooperation;
 - d. Socialize or disseminate development plan to each regional government, community and stakeholders;
 - e. Carry out inter-regional development coordination, integration and synchronization;
 - f. Control agreed inter-regional development activities;
 - g. Deliver result of cooperation activities to the respective Regent/Mayor within Mamminasata Metropolitan Area, Governor and Central Government every three month;
 - h. Overall management of action plan implementation;
 - i. Control and monitoring of Mamminasata urban development;
 - j. Infrastructure and environmental management;
 - k. Financial and legal management; and
 - l. Information system management/monitoring control

3 Organizational Structure of BKSPMM

BKSPMM is composed of Advisor, Advisory Board, Coordination Body, Technical Unit, Secretariat and Members as shown in the figure below.



Organizational Structure of Mamminasata Metropolitan Development Coordination Board (BKSPMM)

- I. **Advisor** : Governor of South Sulawesi
- II. **Coordination Board**
 Chairman : Vice Governor of South Sulawesi Province
 Vice Chairman : Head of BAPPEDA of South Sulawesi Province
 Members : Mayor/Regent of respective regions in MAMMINASATA
- III. **Secretariat of Coordination Board**
 Chief : Head of Provincial Dinas of Spatial Plan and Settlement
 Deputy : Head of Sub-Dinas of Spatial Plan & Program of Provincial Dinas of Spatial Plan and Settlement
 Secretary : Head of Section of Regional & Provincial Spatial Plan of Provincial Dinas of Spatial Plan and Settlement
- IV. **Technical Unit**
 Technical Unit is composed of full time professional staff in the concerned sectors including urban planning, legal, finance, environment, and infrastructure.
- V. **Advisory Board**
 Advisory Board is composed of key informant in the National level including spokesman of President of Indonesia, National Parliament member selected from South Sulawesi Province, South Sulawesi Parliament members and others if necessary.
- VI. **Members**

Related Dinas in respective regions in the Mamminasata Metropolitan Area including South Sulawesi Province, Kota Makassar, Kabupaten Maros, Kabupaten Gowa and Kabupaten Takalar.

4 Task and Duties of BKSPMM

I. Advisor

The Advisor has duty to monitor and to advise to Mamminasata activities from the point of view of South Sulawesi province regional development policy and strategy.

II. Coordination Body

- (i) The Coordination Body is led by Vice Governor of South Sulawesi Province and has the duty to lead, coordinate, mediate and facilitate in planning, implementation and monitoring of the Mamminasata urban development.
- (ii) In conducting his/her duties as mentioned in paragraph (i) of this section, the Chairman has the following functions:
 - a. Determine technical policies in the areas concerning the urban development.
 - b. Implement coordination with BKSPMM including call for meeting as requires.
 - c. Implement coordination and cooperation with other agencies related to Mamminasata urban development.
 - d. Implement coordination with Project Management Unit and private developers.
 - e. Empowerment of BKSPMM in order to achieve sustainable urban development.

III. Secretariat of Coordination Board

- (i) Secretariat, function as daily implementer of the Coordination Body, is lead by Head of Provincial Dinas Spatial Plan and Settlement and has duty to provide technical and administrative services to all organizations within working area of BKSPMM.
- (ii) In conducting his/her duties as mentioned in paragraph (i) of this section, the secretary has the following functions:
 - a. Implement coordination, synchronization, and integration of activities BKSPMM.
 - b. Implement coordination in planning and formulation of technical policies.
 - c. Implement coordination in the formulation of legal products related to the responsibility of the agency.

- d. Implement coordination and cooperation with working partners related to Mamminasata urban development.
- e. Implement guidance and administrative services, organization administrative matters, financial matters.
- f. Implement other duties assigned by the Chairman of BKSPMM according to his/her line of duty.

IV. Technical Unit

(i) General

- a. The Technical Unit is led by Head of Unit and has duty to provide technical support to BKSPMM including urban management, infrastructure management, legal affairs, financial affairs, environmental management, and monitoring and evaluation.
- b. Full time professional staff is assigned for daily activities.

(ii) Infrastructure and Environment has the following functions:

- a. Formulate technical policies concerning infrastructure development in order to achieve efficient infrastructure system in Mamminasata.
- b. Formulate technical policies concerning environment and amenity in order to promote environmentally friendly urban area.
- c. Control and monitoring of infrastructure development (physical structure).
- d. Control and monitoring of urban environment.
- e. Implement coordination and cooperation with other agencies related to Mamminasata urban development.
- f. Implement other duties assigned by the Chairman of BKSPMM according to his/her line of duties.

(iii) Legal and Financial Affairs has the following functions:

- a. Prepare legislation necessary for urban management and control.
- b. Execute and monitor execution of legislation.
- c. Formulate project finance policy and guidance.
- d. Promote public and private partnership.
- e. Implement coordination and cooperation with other agencies related to Mamminasata urban development.
- f. Implement other duties assigned by the Chairman of BKSPMM according to his/her line of duties.

(iv) Database and Monitoring has the following functions:

- a. Establish and update database for urban information.
- b. Collect and update socio-economic data.
- c. Conduct survey for urban development
- d. Manage and update maps.

- e. Conduct monitoring and evaluation of urban development.
- f. Implement coordination and cooperation with other agencies related to Mamminasata urban development.
- g. Implement other duties assigned by the Chairman of BKSPMM according to his/her line of duties.

V. Advisory Board

- (i) Advisory Board is composed of key informant in the Central government who has connection with South Sulawesi province.
- (ii) The Board support strengthening the linkage between South Sulawesi province and the Central government in order accomplish effective implementation and management of Mamminasata related projects/programs.

VI. Members

- (i) Members are composed of related Dinas in respective regions in the Mamminasata Metropolitan Area including South Sulawesi province, Kota Makassar, Kabupaten Maros, Kabupaten Gowa and Kabupaten Takalar.
- (ii) Members are expected to participate in order that all existing issues may be resolved in accordance with aspirations within the community.

