



THE CONCEPT OF ARRANGING THE OLD PEKAN LABUHAN CITY AREA AS A CULTURAL AND HISTORICAL TOURISM AREA

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Abstract

The Old City area of Pekan Labuhan in Medan, once the center of the Deli Sultanate (1728–1888), has lost its appeal due to poor environmental and cultural maintenance. The Deli River, once the city's lifeline, has also experienced physical, chemical, and biological degradation. The Medan city government plans to designate this area as a cultural and nature reserve under Regional Regulation No. 1 of 2022, focusing on preserving historical and cultural values to support history-based tourism and strengthen local identity. This study uses a qualitative descriptive method, combining field observations and literature reviews. Key issues identified include limited communal parking, poor pedestrian infrastructure, neglected buildings, and the conversion of historical structures. Solutions based on the Urban Heritage concept include creating visitor parking areas, vertical gardens, signage, riverbank open spaces, revitalizing Chinese heritage buildings, and improving pedestrian pathways. Non-physical strategies involve engaging youth, fostering public-private partnerships, organizing annual events, promoting local products, and marketing the area through social media. In conclusion, zoning that integrates tourism with historical preservation is essential. By applying heritage principles and developing urban heritage tourism, the Old City can present its rich past as a modern attraction. This Urban Heritage Concept aims to serve as a model for managing heritage sites across Indonesia.

I. INTRODUCTION

In recent years, tourism has become a multi-sector industry that is growing rapidly and becoming the largest source of income for many countries (Zbucnea, 2008 in (Stratan, Perciun, & Gribincea, 2015), especially developing countries to drive the economy (Samimi, Sadeghi, & Sadeghi, 2011). Providing benefits in improving the quality of life of residents and visitors such as resting, relaxing, and increasing knowledge (Constanta, 2009 in (Ginting & Wahid, 2015). One type of tourism that is increasingly popular, most influential and fastest growing in the world, is cultural heritage tourism (Orbaşlı, 2000) which provides a special experience in enjoying the past.

Medan City as one of the third largest cities in Indonesia has several areas that have special characters due to historical relics, both physical

and non-physical. One of them is in Medan Labuhan District. Medan Labuhan District was formerly part of the capital city of the Deli Sultanate. Previously, this area was called Labuhan Deli. The legacy of the Deli Sultanate in Medan Labuhan District can still be seen today. The Labuhan Deli area is rich in relics from the heyday of the Deli Malay kingdom. This area still holds the cultural meaning of the Malay kingdom and has the potential to be developed according to the needs of the times. The focus of the research is in Medan Labuhan District, precisely in Pekan Labuhan Village.

However, the historical area in Pekan Labuhan tends to be neglected and the buildings in the typical Chinese shops generally look dull and deserted. This can have an impact on the sense of place of the area, some have even been converted into modern buildings. This Chinese

shopping area is known as Pasar Pekong because it has been transformed into a traditional market which has caused the situation in this area to become slum.

Currently, there are only 2 (two) Chinatown cultural heritage buildings that are still actively used in the Old City Area, namely the Siu San Keng / Tri Dharma Temple and the Ang Kun Lau Co Temple. Both buildings have their own history and function. The Siu San Keng Temple functions as a dormitory for female monks while the Ang Kun Lau Co Temple functions as a dormitory for male monks. It's just that currently only the Siu San Keng Temple is open to the public because many Chinese descendants have left this area. The Siu San Keng Temple has also changed into a place of worship for Confucian, Taoist, and Buddhist residents.

In addition, in the old city area there is a train station that has been operating since the colonial era, only currently it is not operating to transport passengers, the condition of the building is also a bit neglected. There are also relics of the Deli Sultanate, namely the Osmani Mosque and the Deli Royal Cemetery. In the past, every year many pilgrims came from abroad, but because access via the Deli River from Belawan Port was closed, currently pilgrims from abroad are no longer seen coming to visit.

As a heritage area, the Old City Area needs to be maintained for its sustainability. The problems of the historical/heritage area must be resolved integrally, both physically and non-physically. The potential of each physical and non-physical component of the Old City of Pekan Labuhan can be combined in a development concept to solve the problem. In order for the solution to the problem to be implemented, a fairly significant management and development picture is needed.

This research needs to be conducted to raise the potential of the Old City of Pekan Labuhan to be used as a cultural and historical tourism area, considering that the current condition of the area is not well organized and looks shabby around historical relics, especially around Pekong Market. The Medan City Government in Regional Regulation no. 1 of 2022 - 2042 plans the Pekan Labuhan Area as part of

the Medan Labuhan District as a Nature and Cultural Heritage Area.

In order to reorganize the old city area as a cultural and historical tourism area, we must look at the conditions in the area as a whole to attract tourists to visit by considering improving the quality of the environment with the tendency of the demands of today's urban society which requires a comfortable, safe and suitable city atmosphere and can improve the standard of living of city residents.

II. RESEARCH METHODS

The research method used is a qualitative descriptive research method, namely a research model that attempts to create a picture / exposure and explore carefully and deeply about certain social phenomena without intervention and hypothesis. The eight elements of spatial planning in the study area were collected through periodic field observations. Then document the physical characteristics and activities in the area in the form of photos and worksheets. After that, an analysis of each element in the spatial planning of the area was carried out by interpreting the data obtained based on a literature review. This process results in the elements of spatial planning being influenced by heritage both physical and non-physical and becoming the identity of the area itself.

III. RESULTS AND DISCUSSION

A. Overview of Research Location

The research location is in Pekan Labuhan Village Medan Labuhan District the vastness 3.60 km² or 8.72% of the area of Medan Labuhan District (36.67 km²). Pekan Labuhan Village administratively has 31 neighborhoods. The population of Pekan Labuhan Village is 24,291 people and a density level of 3,032.



Figure 1. Research Location

In the research of Pekan Labuhan area, there are several things that need to be considered related to the criteria for developing a tourist area. Some of these criteria are the variety of attractions, infrastructure services, transportation services, quality of human resources and hospitality, investment opportunities, quality of cleanliness, building conditions, and applicable regulations.

From the perspective of Labuhan history, it is estimated that Labuhan Deli has been the capital of the Deli Kingdom since the mid-17th century, precisely in 1728 during the leadership of Tuanku Panglima Pasutan (King of Deli IV). The relocation of the center of government of the Deli Sultanate which was previously in Pulo Brayan was carried out with several considerations, one of which was the problem of economic activities. As the capital and one of the main trading centers before the colonial era, the city structure, population, and composition of Labuhan underwent significant changes. In 1864, Labuhan had a population of around 1,000, including 20 Chinese and 100 Indians. The growth of the tobacco industry was a major factor driving changes in the population, composition, and morphology of the city.

Initially, houses in Labuhan, including the Sultan's Palace, were wooden stilt buildings. However, since 1864, permanent buildings began to appear, in the form of houses and shops, built on land lent by the Sultan of Deli to the Dutch for Chinese citizens brought by the Dutch from the Malacca Peninsula. The Chinese citizens played an important role in the economy. The typical characteristics of a Malay city that usually grows along the river are currently not visible, because these permanent buildings are built

parallel to the main road and face the opposite direction from the river. The condition of the tourism components in the Pekan Labuhan area is as follows;

Tourist attraction.

Labuhan Week with everythingThe charm of its culture is already apparent when entering the Old City Area with the Al Osmani Mosque and the Royal Malay Cemetery Area on the side of the main road and the Siu San Keng Temple on the other side of the road as well as old buildings hidden behind the bustling morning market around rows of typical Chinese architectural shophouses. This area has 3 temples or shrines, namely the Mazzu Temple, Siu San Keng and Ang Kun Lau Co. Each temple has its own specialty (historical value). Mazzu Temple is the oldest temple in this area that is no longer used or even abandoned, only an open room without a door filled with bushes, inside there is a table where the statue of the god Mazzu is placed. While Ang Kun Lau Co Temple is a temple intended for male monks, and currently the temple is no longer used but is still well maintained. While Siu San Kheng Temple is a temple that is still crowded with visitors. This temple is the youngest temple in this area which was built for female monks and is a symbol of respect for the goddess Kuan Im. Typical Chinese arts that are often performed at the Siu San Keng Temple such as Chinese dance, lion dance, liang liong, can be used as additional attractions that further enhance the characteristics of the typical Chinatown culture in the Pekan Labuhan area. In addition, there are still Dutch colonial heritage buildings in the form of the Labuhan Railway Station which was built in 1878 which was previously used to transport plantation products such as tobacco and rubber to Belawan Port, currently it is still operating only to transport fuel to Belawan Port.

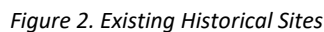
The Community of Labuhan Weekare Malay, some of them big work as fishermen and traders. Traditional dance, food and typical seloka pantun can be used as potential to further enhance the icon of the area itself. Fishing activities in the river can also be used as one of the interesting tourist attractions for tourists. The Malay community of Pekan Labuhan is

currently not listed in the tourism profile of Medan City. Intensive promotion to promote the existence of the areaThe unique Old City by creating a blog containing tourist attractions in Pekan Labuhan is expected to be successful in increasing the number of visitors.

So far, tourism in Pekan Labuhan has been the authority of the Medan City government in its management. With regional autonomy and the promotion of the tourism sector as PAD (Regional Original Income), the Old City has been made a tourism area that emphasizes religion and its architectural buildings. The role of the government in terms of cultural heritage buildings is to provide regulations for cultural heritage buildings so that they do not experience physical changes (conservation). So far, the government has been considered less than fast and innovative in packaging the management of the Old City area of Pekan Labuhan to be developed as cultural tourism.

a. City scale area analysis

According to Rondinelli (1978), the role of a city is the burden of urban activities given to a city that is associated with its hinterland. This can be seen from the population volume and/or size of the city which is determined by the city's accessibility to its hinterland (Hestuadiputri, 2007). Based on the Medan City RTRW for 2022–2042, the Old City located in Pekan Labuhan Village, Medan Labuhan District is included in the Development Sub-Region (SWP) II which acts as a growth center that has the availability of adequate service facilities, such as economic facilities, education, health, telecommunications, transportation, to worship and has a large influence on space. Although the Old City is strategically located, included in the urban area and plays an important role in supporting the growth and development of Medan Labuhan District, there are slums located around the Deli River. According to Law No. 1 Article 1 of 2011 concerning Housing and Residential Areas states that slums are settlements that are not habitable due to building irregularities, high building



So far, there have been no tourist facilities whatsoever in Pekan Labuhan because visitors who come to this area only aim to worship by visiting the mosques and temples. The activities of the three temples that are sporadically located should be able to provide an opportunity to bring up other interesting activities by packaging the attractions that exist along the road to the three destination points.

The Pekan Labuhan area located in Medan Labuhan District is passed by arterial roads to neighborhood roads. With the railway crossing, this area can be said to be strategic and can be easily accessed by the surrounding areas. Good road conditions also add to the comfort of tourists.

The Malay people have a friendly nature that can be used as capital to create hospitality services in the development of cultural tourism in the future.

To get to Pekan Labuhan Area, you can use bus and angkotdes transportation because there are several roads that are passed by these modes. It is also recommended to reactivate the Railway line for passengers.

Information related to the existence of the Pekan Labuhan area, which contains various cultural attractions and historical buildings, is

density, with building quality and facilities and infrastructure that do not meet requirements (Nugraha, 2019). These slums are not only in residential areas, but also in shophouse areas as indicated by the fading and unkempt colonial architectural buildings.

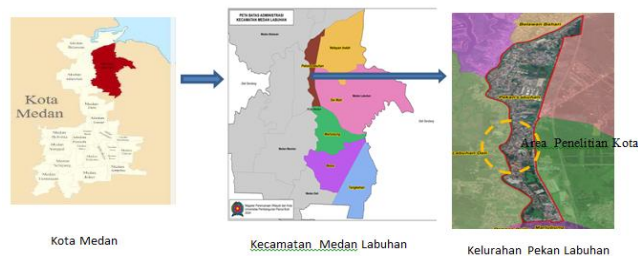


Figure 3. Old City Area on Medan City Scale (Analysis Results, 2024)

b. Analysis of physical characteristics

The land use of the Old City has changed from agricultural to non-agricultural land. This is due to the high demand for space for housing. The development of residential land use in the Old City is influenced by: (1) The location of the Old City is in the urban center of Medan Labuhan District; (2) Accessibility support in the form of the Medan - Belawan road route and the existence of regional bus transportation; (3) The existence of complete educational, health, government and worship facilities.

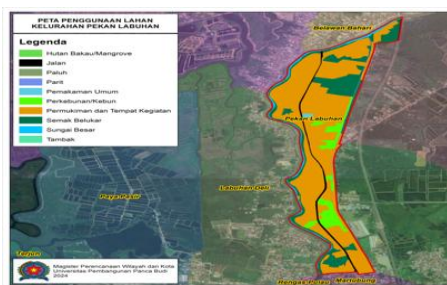


Figure 4. Land Use Map of Pekon Labuhan Village in 2024. (Analysis Results, 2024)

The layout of buildings in the Old City is generally in the form of a homogeneous square with an organic structure following the road network. The density of buildings in the Old City is dense, with the highest density in the Malay residential area. The orientation of the building tends to face the neighborhood road and has a yard. The height of the building ranges from 3-5

meters and is dominated by 1 floor. According to Medan City Regional Regulation No. 1 of 2022, the maximum KDB is 60%, the maximum KLB is 10, the maximum building height is 15 floors and the KDH is 20-30%.

The use of buildings in the Old City is dominated by residential buildings inhabited by the local community. The local community has lived in the Old City for generations since the reign of the Deli Sultanate. Along with the development of the era, the function of residential buildings has changed into shops (trade and services), education and offices.

The types of buildings in the Old City area consist of single houses, double houses

and maisonette houses. The dynamics of history in the Old City are reflected in the diversity of building architecture. The architectural styles in these houses are divided into 3 styles, namely Chinese house style, Malay house style, and Indis / colonial house style. The prominent architectural style in the Old City is the Chinese house style with a Ngang Shan model roof, with high walls and walls decorated with ornaments. Several houses in this area were found to use a mixture of two styles, forming Chinese-Malay, Chinese-Indis, and Indis-Malay house styles. The mixture of Indis culture was due to the influence of the colonial period in Labuhan Deli. Meanwhile, the mixture of Malay - Chinese is a form of acculturation of immigrant (Chinese) and native (Malay) cultures. Chinese Shophouses can function as places for social and economic activities.

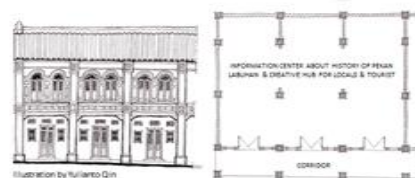


Figure 5. Sketch of Chinese Shophouses in the Old Town Area (Yulianto, 2023)

c. Characteristics of residents and social, cultural and economic activities

The residential area in Kota Lama is classified as an organically formed area. The original population of Kota Lama is dominated by

productive ages from teenagers to adults who have the potential to improve the economy of the area.

The social, cultural, and economic activities of the community are mostly dominated by fishing and trading activities. Cultural activities of ethnic Chinese in the Chinatown area are now difficult to find and only remain as part of history. Currently, religious activities of ethnic Chinese that are still visible are limited to activities in the temple. This change occurred because many Chinese residents have left the Chinatown area.

d. *Figure ground, linkage, place analysis*

The Old City area has a solid-void typology with a grid pattern. The settlement pattern follows a grid-shaped road, with relatively small open spaces (voids) compared to building structures (solid). In the middle of the Old City, small buildings with high density dominate, showing a more irregular solid pattern due to the large number of houses. Along Jalan Medan-Belawan, solid buildings are large, in accordance with the function of the building. Meanwhile, open spaces or voids are generally in the form of corridors and green spaces, which are often used for cultural activities.

In the Old City area, the line element is formed by the road network in the settlement, generally in the form of alleys used for the daily activities of residents. Meanwhile, the corridor element is created from two large buildings connecting two areas, usually seen on arterial roads connected to local roads. The connectivity of the Old City heritage area is marked by the presence of activity centers such as temples, settlements, and trade areas that unite various areas in the area. Physically, the Old City area has a fairly high building density, especially in residential areas. This area also has historical buildings, such as the Al Osmani Mosque, the Tombs of the Kings of the Deli Sultanate, the Siu San Keng Temple which strengthens the character of Chinatown and rows of ancient Chinese-style shops and colonial architectural buildings add to the heritage element in the Old City area.

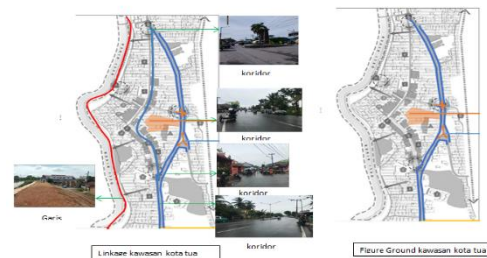


Figure 6. (a) Old City linkage map (b) Old City figure ground map (Analysis Results, 2024)

The gradual integration of Chinese and indigenous settlements over the years gave rise to a very strong cultural acculturation and tolerance in the Old City, many of the indigenous people followed the hard work and tenacity in trading from the Chinese people, although currently in the Old City area there are only a few Chinese descendants left but the Temple is still crowded with Chinese residents from other sub-districts and even congregations who come from abroad (Singapore, Malaysia and Mainland China).

e. *Design Element Analysis*

The urban design elements use urban design elements by Hamid Shirvani which examines 8 elements, namely: land use, open space, signage, activity support, building form and massing, circulation and parking, pedestrian ways, and preservation.

f. *Analysis of development concepts*

The appropriate concept to be applied to the Old City is the concept of the Historic City/Urban Heritage area. Heritage areas can be defined as areas that should be maintained from generation to generation because their existence is worthy of being preserved. Urban Heritage is the application of the concept of developing a design area in the form of revitalizing historical sites in the Old City Area. Urban Heritage that will be applied is in the form of improving the area with cultural heritage from the past in the form of houses, places of worship or natural landscapes that can be relied on as regional identities.

The Urban Heritage concept is considered to be in accordance with the main potential of the

Old City, namely the historical area. As mentioned in the physical and non-physical analysis, the Old City is famous for its cultural acculturation, although the Old City is a Malay village area, there are also temples and Chinatown areas. One example of the form of acculturation in this area is the shape and architecture of the buildings.

The main point of implementing the Urban Heritage concept in the design area in Kota Lama is the preservation of heritage buildings and the arrangement of residential and commercial areas. Urban Heritage will maintain the form and architecture as well as the function of typical Chinese and Malay heritage buildings. The originality emphasized in the arrangement of the Kota Lama area is expected to be able to increase the success of preservation and become the main destination for historical tourism in Medan City. In addition, this concept also aims at the environmental, economic, and social sustainability of Pekan Labuhan Village as a whole. The ultimate goal of development is to show the existence of Kota Lama as a historical tourism area with strong cultural acculturation and equipped with supporting activities to improve the economy of local residents.

g. *Management Strategy*

The development of the Old City into a Historical Tourism Area requires a management body to maintain the existence of the Old City Area. Reactivating the role of youth organizations and village youth in Pekan Labuhan Village aims to improve security in this historical area and increase public awareness in controlling environmental damage. In its development, partnerships are needed with the government and private companies in developing the Old City Area both in terms of area planning and funding and promotion of the area. Tourism promotion activities are carried out to attract visitors through social media and print media. Another strategy is related to holding certain activities or events in historical buildings such as the Siu San Keng Temple, especially during Chinese New Year. The development of typical tourism products in the

Old City such as souvenirs or typical gifts will greatly attract the attention of visiting tourists.

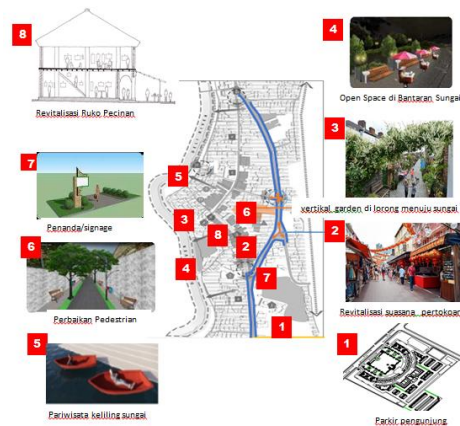


Figure 7. site map Area arrangement (Analysis Results, 2024)

IV. CONCLUSION AND SUGGESTIONS

A. Conclusion

Based on the results of the identification and analysis that have been carried out previously, it can be seen that the Old City Area of Pekan Labuhan has a unique diversity of typical Chinese, Malay, and Indies building architecture. Typical cultural activities in this area are Malay and Chinese culture which are still strong. On the other hand, there are relics of the Chinatown area that are able to provide a sense of place and a strong heritage element in the area. With these conditions, there is cultural acculturation in the Old City which is indicated by the mixing of 2 architectural styles of buildings. However, the Chinatown area is experiencing a problem of declining vitality, leaving only a row of Chinese shophouses that are still partially left and a temple building that is still well-maintained.

Judging from these conditions, the Old Town Area of Pekan Labuhan requires a concept that is able to support the preservation of historical buildings so that they remain well maintained, namely the Urban Heritage concept. The concept of developing and managing Urban Heritage carried out in the Old Town Area is in the form of optimizing the potential of the historical area and the social, cultural, and economic activities of the local community. The main point of implementing the Urban Heritage

concept in the design area is the preservation of heritage buildings and the arrangement of residential and commercial areas in showing the existence of the Old Town as a historical tourism area with strong cultural acculturation and equipped with supporting activities to improve the economy of local residents.

The implementation and execution of the Urban Heritage concept in the Old City requires the role of the management body, youth organizations, and village youth who aim to improve public security and awareness in controlling damage to the historical environment. Partnerships with the government and private companies are needed in the development of the Old City Area of Pekan Labuhan. related to the arrangement of the area, funding, and promotion of the area. The proposed activities are in the form of promoting historical building tourism, holding typical Chinatown events, and developing products as souvenirs.

B. Suggestions

To preserve and revitalize the Old City Area of Pekan Labuhan, it is recommended to adopt the Urban Heritage concept, focusing on maintaining historical buildings and promoting cultural acculturation. This involves optimizing the area's architectural heritage and enhancing local social, cultural, and economic activities. Collaboration among management bodies, youth organizations, and local communities is essential to ensure public awareness and environmental protection. Additionally, strong partnerships with the government and private sector are needed for area development, funding, and promotion. Initiatives such as historical tours, Chinatown cultural events, and the development of local products as souvenirs will further boost tourism and strengthen the local economy.

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