The government success in revitalizing Old City Semarang

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Abstract. The historic city will suffer damage eventually if left without any preservation action. One of the conservation measures is revitalization. Indonesia has several historic city heritages that have undergone revitalization and spread in big cities. Semarang Old City, Central Java is one of the historic areas that experienced significant changes after revitalization. The Semarang Old City revitalization has been able to revive an area that was once almost abandoned so that it is now a bustling area of visitors. Significant changes in Semarang Old City are an indication of successful revitalization. The problem found is how the government can successfully revitalize the old city of Semarang so that it becomes a tourist destination. This study aims to determine in the architecture theory what key strategies are carried out in the revitalization of the Old City of Semarang. This research uses the descriptive qualitative method with data obtained from observations. The result shows how the revitalization was carried out by the government, such as 1). Repairing old historic buildings to have economic value and attract visitors; 2). Arranging and repairing infrastructures, facilities, and utilities; 3). Add some facilities to support the tourism function.

Keywords: revitalization, historic city, urban heritage

1. Introduction

The existence of cities and historic areas will be threatened if they are not maintained and preserved. Especially in this globalization era, development is running very fast and at any time it can shift the existence of historical areas. The development of a modern city can’t be separated from the emergence of old cities as the forerunner of the city’s growth. The development and progress of the times often slowly shift the cultural authenticity of a city. Historical areas really need to be preserved because the existence of historical areas reflects the historical stories, views of life, culture, and civilization of the people [1]. In maintaining any cultural heritage that is owned by a city, it is necessary to conserve historical areas [2]. One of the conservation actions of historical areas is revitalization.

Burra Charter states that conservation is all maintenance activities carried out based on the suitability of local situations and conditions, including preservation, restoration, reconstruction, adaptation, and revitalization [3,4]. One of the conservation activities that will be discussed related to historical areas preservation is revitalization. Revitalization means the activity of giving life or reviving. According to Martokusumo [5] revitalization area is interpreted as the ability of an area to return to life when it has decreased, due to the abandonment of some of the population due to displacement of economic, social/cultural activities, and decreased function. Revitalization is one way that can be used as an effort to revive ancient areas, buildings, streets, and environments by implementing new functions in their original architectural arrangements to increase economic and social activities, tourism, and culture [6]. Revitalization is often carried out in historic areas or cities in
various regions because the vitality of historic areas / old cities has begun to shift in function with new dwellings or cities with modern civilizations. The importance of preserving historic cities in various countries can’t be separated from the role of the central and local governments as policymakers.

Indonesia has several historical heritage cities that have undergone revitalization and are scattered in big cities, for example, Old City in Semarang. Formerly, the Old City of Semarang was an area that received the spotlight as a cultural heritage asset because it had ancient buildings with high historical value [6]. Before the revitalization of the area, the Old City of Semarang, which was once the central government, trade, and offices had experienced a decline in the function area. At that time the Old City of Semarang became a slum area, the buildings were empty and unkempt, prone to crime, experienced environmental degradation, and became a dead city that was only active during the day.

The Old City Semarang revitalization can make the area that was once almost abandoned due to a decline in function, now becomes an area that is full of visitors. This indicates the success of the government in revitalizing the Old City of Semarang. Significant changes in the Old City Semarang after the revitalization can be seen from the improvement of cultural heritage buildings and the addition of the area's function as a tourism destination. These new functions include culture, education, culinary, museums, and art galleries. Significant changes can be seen in public spaces in the form of pedestrian roads and sidewalks with some street furniture to support tourism activities.

The Old City Semarang revitalization strategy carried out by the government so that it can succeed needs to be studied in depth. This study aims to determine how architectural theory can explain the key strategies of the revitalization model of the Old City of Semarang.

2. Methodology
This research discusses the success of the revitalization of the Old City of Semarang and the efforts made by the government in revitalizing the historic old area. The research method used a qualitative descriptive method with data obtained from observations. The time for observations was carried out after the revitalization of the Semarang Old City Phase I which was carried out by the Semarang City government and the Ministry of Public Works and Human Settlement (PUPR) since 2017. The observations were carried out by researchers repeatedly. The first observation was carried out in September 2019 and the second observation was carried out in January 2020. The observations made were related to the physical and non-physical conditions of the Semarang Old City, such as the condition of cultural heritage buildings, infrastructure, facilities, utilities, and area functions.

Data collection methods include: 1). Primary data collection is carried out by observing and interviewing respondents to obtain the information to support the observation results. 2). Observations by making photographic recordings and documentation include: a). Collections of photo documentation of the old city condition after the revitalization; b). Collections of photos, pictures, and related literature of the old city condition before the revitalization; 3). Retrieval of secondary data, in the form of collecting data related to the Old City Semarang revitalization both from Bappeda Kota, City Planning Agency, BPK2L, as well as related agencies or parties.

The selected field observation zones included important (main) zones in the Old City Semarang area and only a few location points were selected that met the criteria to be surveyed and used as observation objects. The criteria for selecting observation objects include: 1) For building categories, observation objects are selected based on restored or adaptive reused buildings for commercial functions during the revitalization work of the Old City Semarang area. Historical buildings selected and included in the criteria for the object of observation such as: Ex. Van Dorp Building, Ex. Oei Tiang Ham Concern Bilding, Monod Diephuis Building, and Eks. Soesman Kantoor Building; 2) For the category of facilities and infrastructure, the objects of observation are selected at points located in the main corridor of the Old City Semarang, Jl. Letjend Soeprapto, as a sample of all road corridors in the entire area; 3) For the category of supporting facilities, the observation objects are selected at points located in the main corridor of Old City Semarang, that is Jl. Letjend Soeprapto who became the face of the area as a tourist destination area.
The way to compile data from observations and interviews is to re-verify the data obtained from field observations (photo documentation, etc.) with explanations obtained from interviewees. The results then summarized to obtain relevant and feasible data. The categorization or guideline that refers to the research results refers to the revitalization theory which states that the revitalization strategy can be seen from the scope of several types of area objects, including historic buildings, infrastructure (facilities, infrastructure, and utilities), and facilities to support the area's new functions.

3. Urban Revitalization

The Burra Charter states that conservation is all maintenance activities carried out based on suitability to local situations and conditions, including preservation, restoration, reconstruction, adaptation, and revitalization [3,4]. One of the conservation activities that will be discussed related to the preservation of historical areas here is revitalization. Revitalization means the activity of giving life or reviving. According to Martokusumo [5], revitalization in the context of an area is defined as the ability of an area to return to life when it has decreased, due to the abandonment of some of the population due to the displacement of economic, social/cultural activities, and decreased function of the area. Conceptually, revitalization is an effort to increase the vitality of urban life through improvement and renewal of environmental quality, taking into account the socio-cultural aspects and characteristics of the area, and is nothing but a form of rejuvenation mechanism [7].

Revitalization is one way that can be used as an effort to revive ancient areas, buildings, streets, and environments by implementing new functions in their original architectural arrangements to increase economic, social, tourism, and cultural activities [6]. Revitalization is often carried out in historic areas or cities in various regions because the vitality of historic areas / old cities has begun to be replaced with new dwellings or cities with modern civilizations. The importance of preserving historic areas or cities in various countries cannot be separated from the role of the central and local governments as policymakers.

Revitalization according to the Minister of Public Works Regulation No. 18 of 2010 [8] is an effort to increase the value of land/area through reconstruction in an area that can increase the function of the previous area (article 1 paragraph 1). According to Indonesian Law No. 11 of 2010 about Cultural Heritage [9], Revitalization is a development activity aimed at regrowing the important values of the cultural conservation by adjusting the new spatial functions that do not conflict with the principles of preservation and community cultural values (article 1 paragraph 31).

Indonesian Law No. 11 of 2010 about Cultural Heritage [9] states that the potential revitalization of cultural conservation sites or cultural conservation areas takes into account the spatial layout, layout, social functions, and/or indigenous cultural landscapes based on the study. Revitalization is carried out by rearranging spatial functions, cultural values, and strengthening information about cultural heritage (article 80 paragraphs 1 and 2).

The revitalization of the Kota Lama Semarang area began in 2017 with support from the central government through the Ministry of Public Works and Human Settlement (PUPR). The success of the revitalization of the Kota Lama Semarang area can be seen from the significant changes seen in the area so that areas that have experienced a decline in function can become areas that are visited by many visitors. The problem that must be examined is how the government has succeeded in revitalizing the Old City of Semarang so that it can become a tourist destination.

3.1. Analysis of the Old City Semarang revitalization based on the revitalization theory

Revitalization theories and regulations are shown in table 1. Analysis of the Old City Semarang revitalization based on the revitalization theory is described in table 2.
Table 1. Revitalization theories and regulations

| Revitalization Theories                  | Description                                                                                                                                                                                                 |
|------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Martokusumo, 2006                        | The ability of the area to come back to life when it has decreased, due to the abandonment of some of the population due to the displacement of economic, social/cultural activities, and decreased function of the area. |
| Martokusumo, 2008                        | Efforts to increase the vitality of urban life through improvement and renewal of environmental quality, by taking into account the socio-cultural aspects and characteristics of the area, and a form of rejuvenation mechanism. |
| Dewantara & Astuti, 2017                 | Efforts to revive ancient areas, buildings, streets, and environments by implementing new functions in their original architectural arrangements to increase economic, social, tourism, and cultural activities. |

Revitalization related regulations

| The Indonesian Law No. 11 of 2010 about Cultural Heritage | Revitalization is a development activity aimed at regrowing important cultural heritage values by adjusting new spatial functions that do not conflict with the principles of preservation and community cultural values (article 1 paragraph 31). Revitalization of the potential of Cultural Conservation Areas takes into account the spatial layout, layout, social functions, and/or indigenous cultural landscapes based on the assessment. Revitalization is carried out by rearranging spatial functions, cultural values, and strengthening information about Cultural Heritage (article 80 paragraphs 1 and 2). |
|-----------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| The Minister of Public Works Regulation No. 18 of 2010 about Guidelines for Area Revitalization | Revitalization is an effort to increase the value of land/area through reconstruction in an area that can improve the function of the previous area (article 1 paragraph 1) |

Table 2. Analysis of the Old City Semarang revitalization based on the revitalization theories

| The revitalization theory reference | Object | Analysis of the government revitalization actions |
|-------------------------------------|--------|--------------------------------------------------|
| - Based on the theory of Martokusumo [5], revitalization is defined as the ability of an area to come back to life when it has decreased, due to the abandonment of some of the population due to displacement of economic, social/cultural activities, and decreased function of the area. Revitalization is an effort to increase the vitality of urban life through improving | Abandoned historical buildings | - The government is revitalizing the Ex. Van Dorp bookstore. Ex. Van Dorp building has been restored and reused as a museum and art gallery called *Dream House Museum*. The renovation of the building was carried out without changing the original structure and only polishing the exterior to make it more attractive and in line with the new function. |
| **Figure 1.** (a) Ex. Van Dorp Building, which served as a bookstore and publisher's office before was abandoned and revitalized. (b) The Ex Van Dorp Building after the revitalization functioned as a museum and art gallery for the *Dream* | | - Ex Oei Tiong Ham Concern building was |
The revitalization theory

and renewing the quality of the environment, taking into account the socio-cultural aspects and characteristics of the area, and is nothing but a form of rejuvenation mechanism [7].

- Supported by the theory of Dewantara & Astuti [6] which states that revitalization is one way that can be used as an effort to revive ancient areas, buildings, roads, and environments by implementing new functions in their original architectural arrangements to increase economic activity, social, tourism and culture.

| Object          | Analysis of the government revitalization actions |
|-----------------|--------------------------------------------------|
| House Museum    | restored and reused as the **Pringsewu Restaurant**. The renovation of the building was carried out without changing the original structure, but repairing the damaged elements of the building, and polishing the exterior to make it more attractive and in line with the new function. |
| Figure 2. (a) Ex. Building, Oei Tiong Ham Concern before the revitalization of the area (b) The Oei Tiong Ham Concern building after the revitalization functioned as a restaurant called Pringsewu Restaurant. Source: www.bbc.com |
| Monod Diephuis & Co building | restored and reused as a venue for arts and cultural events. The restoration of the building was carried out without changing the original structure, only polishing the outer appearance to make it look new and well-maintained to support its new function. |
| Figure 3. (a) Monod Diephuis & Co. Building before the revitalization of the area (b) The Monod Diephuis & Co building after revitalization functioned as a venue for arts and cultural events |
| Soesman Kantoor | reused and reused as a multipurpose building and will functioned as a café. The restoration of the building was carried out without changing the original structure, only polishing the outer appearance to make it look new and well-maintained to support its new function. |
| Figure 4. (a) Ex. Soesman Kantoor Building before revitalization (b) Gedung Ex. Soesman Kantoor after the revitalization, will functioned as a multipurpose building and a café |

Reuse of old buildings with new functions (adaptive reuse) Ex. Van Dorp, Ex Oei Tiong Ham Concern, Monod Diephuis & Co., and Ex. Soesman
The revitalization theory reference

Object

Analysis of the government revitalization actions

Kantoor Building is carried out related by the revitalization theory which interpreted as the ability of an area to return to life when it has decreased, in this case it is done by reviving ancient buildings by restoring and incorporating new functions (adaptive reuse).

- Based on the theory of Martokusumo [5], revitalization is defined as the ability of an area to come back to life when it has decreased, due to the abandonment of some of the population due to displacement of economic, social/cultural activities, and decreased function of the area. Revitalization is an effort to increase the vitality of urban life through improving and renewing the quality of the environment, taking into account the socio-cultural aspects and characteristics of the area, and is nothing but a form of rejuvenation mechanism [7].

- **Roads, sidewalks, and drainage**

  - Repair of roads and sidewalks on Jl. Letjend Soeprapto Old City Semarang
  - Repair drainage by dredging underground channels

  **Figure 5.** (a) Repair of roads and sidewalks on Jl. Letjend Soeprapto Old City Semarang (b) Repair drainage by dredging underground channels

- **Parking area & pedestrian facilities**

  - Repair and arrangement of parking facilities by adding parking pockets located at several points in Old City Semarang

  **Figure 6.** (A) Arrangement of one of the parking pockets located in Old City Semarang (b) Repair and arrangement of pedestrian areas for pedestrians walk

- **Roads, sidewalks, and drainage**

  - Repair and arrangement of roads, sidewalks, and drainage are carried out in several roads in the Kota Lama Semarang area, including: Letjend Soeprapto Street, Mpu Tantular Street, and Kepodang Street.
  - Repair works for roads and sidewalks include dismantling and replacing damaged road covers, road widening, and installation of paving on roads which passed by vehicles and pedestrian paths.

  - Drainage improvements include dredging clogged drainage channels to facilitate water flow in accordance with the existing polder system. The government has also created a drainage network and built two retention ponds, the Berok and Bubakan Ponds to reduce the risk of inundation.

  - Arrangement of parking facilities by adding parking pockets located at several points in Old City Semarang.
The revitalization theory reference

| The revitalization theory reference | Object | Analysis of the government revitalization actions |
|------------------------------------|--------|-----------------------------------------------|
| • Regional utility network         |        | City Semarang area so that no vehicles park illegally so that they will not interfere with transportation routes. In addition, improvements to area facilities were also carried out by structuring pedestrian paths that prioritize pedestrian comfort. |
| • Repair and restructuring of the Old City Semarang utility network in the form of additional power lines, fiber optics, telephones, and underground PDAM pipes at various points throughout the area. The existence of an adequate utility network of the Old City Semarang supports the function of the Old City Semarang area as a historic tourism destination. |

Figure 7. (a) Addition of underground PDAM pipeline utility networks (b) Addition of electricity, fiber optic, and telephone utility networks

Figure 8. Drainage & road revitalization masterplan
Source: Grand Design Kota Lama Semarang

• Based on the theory of Martokusumo [5], revitalization is defined as the ability of an area to come back to life when it has decreased, due to the abandonment of some

• Supporting facilities for tourism functions, among others: street furniture, selfie areas, and additional accessory elements (cell phone charging stations made in the form of telephone boxes), water showers, garden chairs, trash bins, information boards, street lighting lamps, and bus

The government has added facilities to support the tourism function along the road corridors of the Old City Semarang area. Additional supporting facilities for tourism functions in the corridors of
The revitalization theory reference

| Object | Analysis of the government revitalization actions |
|--------|--------------------------------------------------|
| of the population due to displacement of economic, social/cultural activities, and decreased function of the area. Revitalization is an effort to increase the vitality of urban life through improving and renewing the quality of the environment, taking into account the socio-cultural aspects and characteristics of the area, and is nothing but a form of rejuvenation mechanism [7]. |
| stops. | Old City Semarang include: street furniture, selfie areas, and additional accessories elements, water showers, garden chairs, trash cans, information boards, street lighting and bus stops. The addition of supporting facilities for the tourism function takes into account the spatial layout, layout, social functions, and/or indigenous cultural landscape by rearranging spatial functions, cultural values, and strengthening information about Cultural Heritage [9]. Referring to the Minister of Public Works Regulation No. 18 of 2010 [8], the revitalization of the Old City Semarang is also able to increase the value of land/area which can improve the function of the previous area. The Old City of Semarang, which previously experienced a decline, is now an area that has economic, social, tourism, and cultural functions. |

- Revitalization of the potential of Cultural Conservation Areas takes into account the spatial layout, layout, social functions and/or indigenous cultural landscapes based on the assessment. Revitalization is carried out by rearranging spatial functions, cultural values, and strengthening information on Cultural Heritage [9].

- Revitalization is an effort to increase the value of land/area through reconstruction in an area that can improve the function of the previous area [8].

**Figure 9.** (a) Addition of bollards and lighting (b) Addition of accessory elements in the form of telephone boxes for charging places (c) Addition of street furniture in the form of sidewalk chairs (d) Arrangement of points for selfie tourists
3.2. The government's revitalization action for Old City of Semarang

The way the government revitalizes the Old City of Semarang and the government's efforts to revive the old city through revitalization is carried out by:

3.2.1. Repairing historical buildings so that they have economic value and attract visitors

Before the revitalization of the area, most of the historical buildings in the Old City of Semarang were in poor condition, poorly maintained, damaged, left empty, and not optimally functioning. The government has restored the historic buildings in the Old City of Semarang so that they will return to their economic value and restore the beauty of the ancient buildings in the Old City of Semarang. The revitalization action taken by the government is in the form of repair and reuse with new functions (adaptive reuse) of abandoned historical buildings due to the decline in the function of the area. For example, historical buildings in the Old City of Semarang such as: Ex. Van Dorp Building, Ex. Oei Tiong Ham Concern Building, and Ex. Soesman Kantoor Building.

Revitalization is also accompanied by utilizing old buildings in the Old City of Semarang area as an economic and business area. These old cultural heritage buildings were transformed into restaurants, cafes, coffee shops, exhibition buildings, art galleries, and museums, to support the function of the Old City of Semarang as a historical tourist destination. After the revitalization that includes repair and re-functioning of ancient buildings, Old City of Semarang is now far from being slum, haunted, and prone to crime like the stigma attached to the previous old city. The repair and reuse of cultural heritage buildings were able to attract visitors to the Old City of Semarang. The existence of ancient buildings is the biggest attraction of an old town area. Abandoned buildings have economic value so that they can support tourism. After the revitalization, the Old City of Semarang has become an area that has come to life because of the increased recreational, economic, commercial, and socio-cultural functions that are applied to the use of historical buildings.

3.2.2. Arranging and repairing the area's infrastructure, facilities and utilities

Apart from repairing old historic buildings in the Old City of Semarang, revitalization is also carried out by arranging and repairing the area's infrastructure, facilities, and utilities. Infrastructure improvements include road, sidewalk, and drainage infrastructure and facilities; facilities include parking and pedestrian support facilities; Area utilities include PDAM line utilities, telephone cables, and electricity. Improvements to the area's infrastructure, facilities, and utilities are important things
for the government to revitalize the Old City of Semarang area. This is because the biggest problem that causes area degradation is flooding in the Old City of Semarang. The revitalization actions taken by the government are in the form of repair and arrangement of roads, sidewalks, and drainage, parking areas & pedestrian facilities.

3.2.3. Added several facilities to support tourism functions.

The goal of revitalizing the Old City of Semarang area is to arrange the area so that the Old City of Semarang area becomes tidier, more comfortable, and able to become a tourist destination. Therefore, in addition to improving and structuring infrastructure and utilities, the government has added supporting facilities for tourism functions along the road corridors of the Old City of Semarang area. Supporting facilities for tourism functions added to the corridors of Old City of Semarang include: street furniture, selfie areas, and additional accessory elements (cell phone charging stations made in the form of telephone boxes), water showers, garden chairs, trash cans, information boards, street lighting, and bus stops. The addition of supporting facilities for the tourism function can increase the vitality of the Old City of Semarang area as an area with a tourist-friendly environment. The revitalization action in the form of additional supporting facilities is to revive ancient areas, roads, and neighborhoods by incorporating new functions in the original architectural arrangement. The new function in question is the tourism function.

The government is revitalizing the Old City of Semarang with several efforts, as previously explained. These efforts include physical improvements to the area so that the area that was once almost neglected has now become an area that is neat, beautiful, comfortable, and capable of becoming a tourist destination. Physical improvement efforts that have replaced the Old City of Semarang with successful revitalization include: 1). Repair of old historic buildings so that they have economic value and attract visitors; 2). Arrangement and improvement of area infrastructure, facilities, and utilities; 3). Addition of several facilities to support the tourism function.

The revitalization of the Old City of Semarang area was carried out due to the decline in the function of the area that was previously almost a dead city. This is due to the poor physical condition of the environment due to flooding, as a place for criminal acts, the large number of abandoned buildings, and the area's active activity only during the day. On the other hand, the Old City of Semarang area has great potential to be used as a heritage tourist destination because it has a physical heritage of historical buildings that must be preserved. Therefore, the central government provided a large budget for the revitalization of Semarang's Old City so that it was successful.

The success of the revitalization of the Old City of Semarang area is marked by the completion of efforts to improve the area's physical areas and the large number of visitors who come to tour the Old City of Semarang. After the revitalization, the area has become more organized, even more beautiful, and far from being a slum. Of course, this makes the area crowded with visitors. The crowds of visitors to the Old City of Semarang can revive the area's activities so that it can operate until the night. The large number of visitors who come to Old City of Semarang increases the income of business actors, such as owners of old buildings who turn their buildings into offices, restaurants, cafes, coffee shops, and tourist attractions. The running of the economy in the Old City of Semarang can improve the area's existence in the future.

Apart from its economic value, the Old City of Semarang area is also a place for socio-cultural activities after the revitalization of the area. Cultural festivals and the introduction of tourism to the city of Semarang are carried out to add to the attractiveness of the area as a tourism destination. An annual cultural festival is held in Old City of Semarang to enliven cultural activities in the area to attract more visitors. Social activities have also sprung up in the Old City of Semarang, marked by the presence of communities from various fields who are active in the Old City of Semarang.
3.3. The significance of the government's revitalization action for the Old City of Semarang

Actions taken by the government to revitalize the Old City of Semarang can be seen from the scope of several types of area objects, including: 1) Historical buildings; 2) Infrastructure, facilities, and utilities; 3) Additional facilities to support the area's new functions. From the three objects above, it can be seen the scale of the significance of each revitalization action taken on each object.

3.3.1. Historical buildings

Since a long time ago, the city government of Semarang has had the awareness to care for history by planning to save hundreds of old buildings in the Old City of Semarang. In order to save historic buildings in the old city area, it requires the involvement of various parties, including: local and central government as funders, investors, and owners of old buildings. The involvement of building owners is very important because the existence of these historical buildings is the attraction of the area. The problem that arises is that not all building owners are willing to spend money to restore their buildings, because it is not cheap. The Semarang City Government gets around this problem by intervening to provide relief from Land and Building Tax (PBB) to old building owners who want to repair and maintain old buildings. The government also offers new investors to manage the building if the building owner is unable to preserve it. During the first phase of revitalization, the municipal government of Semarang focused on restoring cultural heritage buildings in the area, by involving the owners and new investors. So it can be said that the repair of old historic buildings in Old City Semarang is the top priority of the entire series of revitalization works.

3.3.2. Infrastructure, facilities, and utilities

One of the biggest environmental problems is flooding in the old city area. To overcome this, the government is improving the drainage system of the Semarang River. The revitalization of this area includes the arrangement of infrastructure and facilities such as PDAM line utilities, telephone cables, and electricity. In this series, the central government has also carried out road repairs, drainage, bus stops, and two retention ponds for Berok and Bubakan which will be pumped and channeled to the Semarang River. Repair and arrangement of infrastructure, utilities and area facilities are carried out to support the creation of an environment for historic buildings that are worth visiting and easily
accessible. So it can be said that repair and arrangement of infrastructure, utilities, and facilities are the second priority of the area revitalization work after restoration of historical buildings. This is because infrastructure, utilities, facilities are the supporting aspects of the old town area which are dominated by historical buildings.

3.3.3. Additional facilities to support the tourism function
With the emergence of a new function of the area as a tourist destination, the government has revitalized the old city area by providing additional facilities including long seats, trash cans, main street lighting, and sidewalks. The provision of additional facilities to support tourism functions is carried out to complement historical buildings along with supporting environmental facilities and infrastructure. However, cultural heritage activists gave notes on the addition of supporting facilities which were considered inaccurate to describe the attractiveness of old city buildings and were more directed towards beautification. So it can be said that the addition of additional facilities to support tourism functions is the lowest priority or it is not mandatory to do in the area revitalization because it creates differences of opinion between the government and cultural heritage activists regarding the authenticity of historical areas.

4. Conclusion
The revitalization of the old city area is said to be successful if it has fulfilled the corrective actions of several types of objects in the area, including: historical buildings, infrastructure, and facilities to support the area's new functions. Revitalization can restore the spirit of the heritage area which has decreased so that it becomes a living area again. The return to the life of an area is seen from the increase in vitality from previously degraded to a crowded area of visitors. The physical improvement efforts undertaken by the government to bring an old city to the success of its revitalization include: 1). Repair of old historic buildings so that they have economic value and attract visitors; 2). Arrangement and improvement of infrastructure, facilities, and utility areas; 3). Addition of several facilities to support the tourism function. With the revitalization, apart from being known as a historic area, an old city has other functions, namely tourism, economy, and socio-culture. The success of the old city revitalization has been able to raise regional and national names, to international ones.

The sustainability of the old city area is expected to survive well through revitalization because it can instill new values of cultural heritage. Historical areas that have been revitalized have economic and social values as cultural, commercial, residential, community facilities, recreation, infrastructure, and many other uses that support economic growth. Historic areas and buildings that are occupied and utilized properly will automatically be more preserved and have economic value. Historical buildings with economic value can secure the condition of the area and the building itself so that the sustainability of the historic area will be guaranteed for its future.

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