

MAINTENANCE WORKER III**BASIC PURPOSE OF THE JOB CLASSIFICATION**

To perform highly specialized skilled trades work in the servicing of specific maintenance needs regarding heating and air conditioning, pool maintenance, and energy management systems at District facilities as assigned; and to do related work as required.

DISTINGUISHING CHARACTERISTICS

Employees in this classification receive general supervision within an established framework of standard policies and procedures. Employees in this classification possess a high degree of technical knowledge in a highly specialized skilled maintenance work. Demonstrated training and extensive background is required for allocation to this class. An incumbent must obtain required certification within one (1) year of employment in this class. Incumbents may provide training and lead direction for other Maintenance Workers related to their specialized area of advanced skilled expertise. They also exercise considerable independent judgment in the selection of methods and procedures used within specialized area of building trades, swimming pool maintenance, or computerized energy system management. There is a similarity of duties and work assignments performed by Maintenance Worker II's and III's, the primary difference is the level of skill as evidenced by possession of requisite certification.

REPORTS TO

Maintenance Supervisor, Director of Maintenance, Custodial and Grounds

EXAMPLES OF IMPORTANT AND ESSENTIAL DUTIES

(The following information is descriptive and is not restrictive as to duties required)

- May be assigned to provide regular lead direction, work coordination, work planning, and training for other Maintenance Workers, including the exercise of day-to-day responsibility for District heating and air conditioning, swimming pool, or computerized energy management systems.
- Performs highly specialized, advanced journey level assignments, requiring demonstrated expertise and training in HVAC, swimming pool maintenance, or computerized energy management systems.
- Receives work orders and determines necessary tools, materials, and equipment needed to complete assignments.
- Performs a variety of highly skilled maintenance functions involving HVAC, swimming pools, carpentry, electrical, plumbing, painting and/or mechanical maintenance of assigned District facilities, buildings, and grounds.

EXAMPLES OF IMPORTANT AND ESSENTIAL DUTIES (continued)

- Provides input for cost estimates for assigned projects to include time, labor, parts, supplies, and equipment.
- Performs skilled HVAC maintenance and repairs, cleaning, adjusting, and installing heating/air conditioning units, changing filters, and checking pilot lights, etc.
- Monitors the computerized Energy Management System for heating and air conditioning systems and takes appropriate actions for data received.
- Maintains accurate equipment maintenance logs and records for preventative maintenance and safety purposes.
- Has responsibility for the High School Swimming Pool's sanitation, maintenance, and operation of pumps and heaters, including plumbing repairs, chemical adjustments, and chlorine generators.

- Troubleshoots, repairs, and programs fire and intrusion alarms.
- Performs skilled carpentry work in the alteration, repair and maintenance of buildings, partitions, forms, cabinets, floors, roofs, doors, windows, screens, wood fixtures and furniture.
- Prepares wood and metal surfaces for painting by sanding, scraping, sandblasting, washing, dusting, filing.
- Mixes and matches paints and finishes, applying primers and finishing coats with brushes, spray machines and rollers.
- Performs oiling, adjusting, cleaning, and monitoring of a variety of motorized and mechanical equipment.
- Mixes, pours, and finishes concrete.
- Installs and makes emergency repairs and adjustments to plumbing equipment including pipes, washers and gaskets, faucets, floats, and valves.
- Troubleshoots, repairs, and maintains the electrical integrity of facilities including intercoms, fire systems, security systems, electrical receptacles, switches, controls and lighting systems.
- Installs, repairs and maintains locking mechanisms including the re-keying of locks and maintaining the District key control system.
- Operates a variety of hand and power tools including saws, portable welders, electric drills, pipe threader, and joiners.

TYPICAL PHYSICAL REQUIREMENTS

Frequently stand and walk for extended periods; stoop, kneel, and crouch to pick up or move objects, office equipment, and furniture; ability to perform heavy physical labor for sustained periods of time; physical ability to lift and move objects weighing up to 50 pounds; physical ability to lift and carry objects weighing up to 150 pounds with assistance; normal manual dexterity and eye-hand coordination; corrected hearing and vision to normal range; verbal communications; use hand and power tools, including saws, electric drills, pipe threaders, joiners, welders and jack hammers.

TYPICAL WORKING CONDITIONS

Work is performed in a variety of District facilities both inside and outside and in various types of weather; exposure to controlled and hazardous substances, pesticides, and other chemicals; continuous contact with staff and the public.

DESIRABLE QUALIFICATIONS

Knowledge of:

- Carpentry, electrical, and plumbing trades.
- Building construction codes, practices, laws, and safety rules related to the construction and repair of public school buildings.
- Heating, air conditioning, and ventilation systems.
- Methods, practices, and materials used in electrical, plumbing, carpentry, heating/air conditioning and painting repairs.
- Applicable provisions of building, electrical, and plumbing codes.
- Occupational hazards and safe work practices of the building maintenance trades.
- Safe use and operation of a variety of tools and equipment.

Ability to:

- Provide lead direction, work coordination, and training for other maintenance staff, as assigned or delegated.
- Performed highly specialized, advanced journey level maintenance work requiring

demonstrated specialized background and experience in HVAC, swimming pool maintenance, or computerized energy management systems.

- Effectively estimate the scope of work assignments and to secure the necessary tools and materials to complete each assignment.
- Recognize and locate conditions which require maintenance and repair work.
- Use and operate safely a variety of hand tools, power tools, and equipment used in building/equipment maintenance.
- Operate forklift, trencher, backhoe, and trucks.
- Perform skilled work in various building and construction trades including HVAC, lumbering, carpentry, painting, electrical, concrete, welding, and/or locksmith.
- Perform arithmetic calculations at the level necessary for satisfactory job performance.
- Read, interpret, and maintain blueprints, plans, construction drawing, and “as-built” sketches.
- Diagnose building maintenance problems and take appropriate action to resolve problems.
- Establish and maintain cooperative working relationships with contractors, school officials and other.
- Effectively communicate both orally and in writing.

Training and Experience:

Any combination of training and experience which would likely provide the required knowledge and abilities is qualifying. A typical way to obtain the required knowledge and abilities would be:

Three years of journey level experience in at least two of the building maintenance trades at a level equivalent to Maintenance Worker with Rocklin Unified School District and demonstrated specialized background in HVAC, swimming pool maintenance, or computerized energy management systems, or locksmith work.

Special Requirements:

Possession of a valid and appropriate California Driver’s License.

Possession of an Advanced NOVAR Control Certificate for HVAC systems, a Certified Pool Operator (CPO) Certificate, Key Control/Locksmith Certification, or other specialized certification must be obtained within one (1) year of appointment to this class, or an incumbent will placed in the Maintenance Worker II class.

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The Rocklin Unified School District does not discriminate on the basis of color, race, religion, ancestry, national origin, age, sex, sexual orientation, gender, ethnic group identification, mental or physical disability in its educational programs, activities, or employment. All educational opportunities will be offered without regard to color, race, religion, ancestry, national origin, age, sex, sexual orientation, gender, ethnic group identification, mental or physical disability.

No person shall be denied employment solely because of any impairment which is unrelated to the ability to engage in activities involved in the position(s) or program for which application has been made. It is the responsibility of the applicant to notify the employer of any necessary modifications to the job or work site in order to determine whether the employer can reasonably accommodate any known disability.

**The Rocklin Unified School District
Maintains a tobacco-free, drug-free environment**