

**CLARKSVILLE-MONTGOMERY COUNTY SCHOOL SYSTEM
CLARKSVILLE, TENNESSEE
JOB DESCRIPTION**

Job Title: Senior Building Maintenance Technician

Department: Maintenance

**Grade G
H.P.D. 8
D.P.Y. 260**

Job Description

Date Reviewed: August 2007

Reports To: General Foreman

Purpose of Job

The purpose of this job is to provide building maintenance services for the school system. Duties include, but are not limited to: building, repairing and/or replacing doors, windows and roofs, locks, door hardware, steps, ramps, installing teaching aids, providing preventative maintenance and performing additional tasks as assigned by the General Foreman.

Essential Duties and Responsibilities

The following duties are normal for this job. These are not to be construed as exclusive or all inclusive. Other duties may be required and assigned.

Builds, repairs and/or replaces doors, windows, walls, blocks, building forms, roofs, gutters, floor and ceiling tiles, desks, chairs, cabinets, wall lockers, carpeting, handrails, etc.

Repairs/Installs door and window hardware such as locks, electronic door security systems, panic hardware and closures; re-keys locks and cuts keys. Underpins and constructs stairs and handicap ramps for portable classrooms; inspects new construction to note deficiencies.

Installs and replaces movie screens, chalkboards and maps; checks and tags fire extinguishers and meters; paints walls and doors. Services and repairs bleachers; installs/Repairs ceiling grid and tiles and sheetrock walls and ceilings. Installs/repairs restroom partitions, vinyl siding and bleachers. Operates welding equipment for minor repairs and construction.

Assists plumbers, HVAC personnel, roads and ground maintenance; cleans roofs and the shop and shovels snow. Prepares and processes documentation such as fuel sheets, time sheets, material bills and work orders. Inspects facilities to determine needed repairs.

Utilizes various hand and table tools in the delivery of services including, but not limited to: skills saw, jig saw, drill, tile cutter, table saw, band saw, planer, floor sanders, buffers, jack hammer, roof torch scissor lift and bucket lift.

Provides preventative maintenance on tools, machinery, vehicles and property ensuring readiness and the achievement of safety standards.

Additional Job Functions

Performs other duties as required.

Minimum Training and Experience Required to Perform Essential Job Functions

High School Diploma (or GED)) and Vocational or technical school training required, with five to seven years * of building maintenance experience, preferably within a local government (or related); or any equivalent combination of education, training, and experience which provides the requisite knowledge, skills, and abilities for this job. Valid Tennessee driver's license required.

KNOWLEDGE OF JOB

Has considerable knowledge of the policies, procedures, and activities of the School System and building maintenance practices as they pertain to the performance of duties relating to the job of Senior Building Maintenance Technician. Has considerable knowledge of building maintenance practices as necessary in the completion of daily responsibilities. Knows how to develop and administer operations and staff plans and objectives for the expedience and effectiveness of specific duties of the department. Knows how to keep abreast of any changes in policy, methods, computer operations, equipment needs, etc. as they pertain to departmental operations and activities. Is able to effectively communicate and interact with supervisors, members of the general public and all other groups involved in the activities of the department, Is able to assemble information and make written reports and documents in a concise, clear and effective manner. Has good organizational, human relations, and technical skills. Is able to use independent judgment and work with little direct supervision when necessary. Has the ability to comprehend, interpret, and apply regulations, procedures, and related information. Has comprehensive knowledge of the terminology, principles, and methods utilized within the department. Has the mathematical ability to handle required calculations.

**(ADA) MINIMUM QUALIFICATIONS OR STANDARDS REQUIRED
TO PERFORM ESSENTIAL JOB FUNCTIONS**

PHYSICAL REQUIREMENTS: Must be physically able to operate a variety of hand and table tools etc. Must be able to use body members to work, move or carry objects or materials. Must be able to exert up to one hundred pounds of force occasionally, and/or up to fifty pounds of force frequently. Physical demand requirements are at levels of those for medium to heavy work. Must be able to lift and/or carry weight of over one hundred pounds.

DATA CONCEPTION: Requires the ability to compare and or judge the readily observable functional, technical, structural, or compositional characteristics (whether similar to or divergent from obvious standards) of data, people, or things.

INTERPERSONAL COMMUNICATION: Requires the ability of speaking and/or signaling people to convey or exchange technical information. Includes giving assignments and/or directions to co-workers or assistants.

LANGUAGE ABILITY: Requires the ability to read a variety of informational documentation, directions, instructions, and methods and procedures. Requires the ability to write reports with proper format, punctuation, spelling and grammar, using all parts of speech. Requires the ability to speak with and before others with poise, voice control, and confidence using correct English and a well-modulated voice.

INTELLIGENCE: Requires the ability to learn and understand complex principles and techniques; to make independent judgments in absence of supervision; to acquire knowledge of topics related to the job of Building Maintenance Technician.

VERBAL APTITUDE: Requires the ability to record and deliver information to supervisors and elected officials; to explain procedures and policies; and to follow verbal and written instructions, guidelines and objectives.

NUMERICAL APTITUDE: Requires the ability to utilize mathematical formulas; add and subtract totals; multiply and divide; determine percentages; determine time and weight; and utilize statistical inference.

FORM/SPATIAL APTITUDE: Requires the ability to inspect items for proper length, width, and shape, visually with test equipment.

MOTOR COORDINATION: Requires the ability to coordinate hands and eyes in using test equipment.

MANUAL DEXTERITY: Requires the ability to handle a variety of items, test equipment, control knobs, switches, etc. Must have the ability to use one hand for twisting or turning motion while coordinating other hand with different activities. Must have above average levels of eye/hand/foot coordination.

COLOR DISCRIMINATION: Requires the ability to differentiate colors and shades of color.

INTERPERSONAL TEMPERAMENT: Requires the ability to deal with people (i.e. staff, supervisors, general public, and elected officials) beyond giving and receiving instructions such as in interpreting departmental policies and procedures. Must be adaptable to performing under moderate stress when confronted with an emergency.

PHYSICAL COMMUNICATION: Requires the ability to talk and/or hear: (talking - expressing or exchanging ideas by means of spoken words). (Hearing - perceiving nature of sounds by ear).

ATTENDANCE: A regular and dependable level of attendance is an essential function for this position.

The Clarksville-Montgomery County School System is an Equal Opportunity Employer. In compliance with the Americans with Disabilities Act, the school system may provide reasonable accommodations to qualified individuals with disabilities and encourages both prospective and current employees to discuss potential accommodations with the employer. Signatures below indicate the receipt and review of this job description by the employee assigned to the job and the immediate supervisor.

Employee's Signature

Supervisor's Signature

Date

Date