



OUT OF SERVICE JOB POSTING

Applications for this posting will be accepted from current employees and the general public who meet the minimum qualifications of the job. Regular employees as defined in the CUPE Collective Agreement shall be considered prior to all others.

JOB POSTING U11-059

CLOSING DATE: May 2, 2011

MAINTENANCE TECHNICIAN II

BUILDING SERVICES

PHYSICAL RESOURCES

Note: This is a **full-time regular** position, starting as soon as possible. It is expected to be located at both Lansdowne and Interurban Campuses. The hours of work are Monday to Friday, 8 am to 4 pm (37.5 hours per week).

GENERAL STATEMENT

Under the limited supervision and direction of the Supervisor Building Services, performs building fabric and mechanical/electrical maintenance on all facilities' equipment; provide staff and clients a comfortable and secure environment.

Provides work guidance to maintenance helper(s).

TYPICAL DUTIES

- performs closed water system and cooling tower chemical analysis and treatment, records daily log schedules of equipment for all campuses;
- performs electrical maintenance and repairs including replacement of incandescent fluorescent, H.P. sodium and mercury vapour lamps, fixtures, plugs, cords, receptacles, ballasts, sockets, switches, fuse devices, including repairs to electrical appliances, installation of electrical motors, as permitted under electrical trade licence;
- maintains, repairs and tests, emergency lighting systems, including batteries, emergency diesel generating equipment, complete with associated controls, portable generator and auxiliary emergency pumps;
- performs plumbing maintenance, repairs and alterations including installation of hot and cold water supplies, replacement of existing plumbing fixtures, maintaining and repairing water closets, fountains, basins, soap dispensers, shower heads, urinals, faucets and taps, emergency eye wash stations and shower stalls; clears obstructions from water closets, floor, basin and main sanitary and storm sewer lines;
- fabrications and renovations including repairs, framing, cabinet repair, shelving fabrication and installations; aware of earthquake restraint measures;
- fabricates and installs campus signage; repairs furniture including desks, chairs, tables, cabinets, etc.;
- performs roof and flashing repairs, cleans, maintains and repairs downspouts including catch basins and drains;
- repairs carpet, floor and ceiling tile and associated accessories, including wall-covering, general painting and staining;
- replaces defective window hardware, weather-stripping, fabricates and installs security screens;
- tests, maintains building fire systems, hydrants, extinguishers, hoses, associated valves and fire panels;
- installs, operates and maintains building Direct Digital Control systems and associated equipment;
- operates and maintains computerized lighting system;
- operates and maintains chillers, cooling towers and associated equipment;

- maintains heating, ventilation and air conditioning systems, boilers compressors, associated equipment and controls, filter media installation, filter readings, pneumatic controls repair and re-calibration, baffle adjustment, replacement of fans, motors, belts, bearings; replacement of pump gland packing and mechanical seals; maintains drive-train components including re-alignment and replacement of belts and sheaves, checks electrical amperage and resistance for safety of equipment; performs various techniques of balancing and alignments of mechanical shafts and bearings;
- performs preventative maintenance routines on mechanical/electrical equipment;
- maintains an up to date key inventory, re-pins locks, cut keys on a duplicating machine and a computerized code key cutting machine, maintains panic/door hardware and closing devices;
- does layout, fabricates and installs piping, galvanized and stainless steel metal work by soldering, riveting, arc/gas welding, cutting, brazing for heating/air conditioning duct work and various metal-oriented projects;
- operates and maintains power tools and equipment;
- keeps work areas, tools, mechanical, electrical, fan rooms, and work order projects clean and organized;
- maintains safe working conditions, performs safety-conscious methods of installation, wears appropriate safety equipment;
- inspection of departmental vehicles and minor repairs;
- liaison with contractors, fire department, engineers, WCB, alarm monitoring companies, associated service companies;
- responsible for public safety and security of buildings, including fire safety;
- responds to emergency call outs on a 24-hour scheduled basis, required to carry a pager and cellular phone while on call;
- supplies cost estimates of work projects;
- required to wear a uniform;
- stays current on College's maintenance manual procedures and standing orders;
- height work involved;
- handling of toxic wastes and chemicals for disposal purposes;
- performs snow removal by hand and machine, salting and sanding.

QUALIFICATIONS

Grade 12 education plus a Trades Certification in a relevant field as determined by the current needs of the department plus three years' post certification experience performing a variety of trade tasks, in institutional maintenance, or an equivalent combination of education and experience.

- Knowledge of HVAC, refrigeration and knowledge of sources of supplies and terminologies.
- Ability to use a computer, knowledge of MS Word, MS Excel and the following DDC systems-Honeywell Custodian II, Multinet, Delta, Gentec.
- Ability to use initiative and varied skills in diagnosing and effecting repairs.
- Strong electrical and mechanical background in an Institutional or Industrial environment.
- Ability to carry out an effective work schedule, under limited supervision, and utilize materials and equipment for maximum benefit.
- Good physical health, sufficient strength, stamina and coordination to perform a variety of routine manual and machine operation tasks continuously.
- Ability to maintain cooperative working relationships with faculty, staff and students.
- Ability to follow oral and written instructions accurately.

SALARY: Pay Grade 12, \$25.33 to \$27.18 per hour (JE 77)

REPLACES: A. Perry

Human Resources, Camosun College
3100 Foul Bay Road, Victoria, BC V8P 5J2
Phone (250) 370-3004, Fax (250) 370-3664
E-mail: careers@camosun.ca

Camosun College is an Equal Opportunity Employer