



Plant Maintenance Technician – Plumber III

Department: Plant Operations		Approved Date: 3/10/16	
Reports To: Director of Plant Operations		Team: Operations	
FLSA Status: Exempt <input type="checkbox"/> Non-Exempt <input checked="" type="checkbox"/>		Part-time <input type="checkbox"/> Full-time <input checked="" type="checkbox"/>	
Compensation: Grade 08		Employee Group: Support Staff	
Contract or Grant Funded: Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>		Essential Personnel: Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	
Anticipated work hours:			
<input type="checkbox"/> 8:30-4:30 Monday to Friday	<input checked="" type="checkbox"/> Evenings	<input checked="" type="checkbox"/> Varied	
<input checked="" type="checkbox"/> Other 7:00 to 3:00 Monday to Friday	<input checked="" type="checkbox"/> Weekends	<input type="checkbox"/> Seasonal	
	<input checked="" type="checkbox"/> On call		

Position Summary:

This position supports the campus physical plant and performs plumbing work at the Journeyman or Master level. Inspect, install, maintain, modify and repair plumbing equipment, piping, drain lines, pumps and fixtures in heating, cooling, water, and drainage systems in compliance with local plumbing codes and adhere to applicable safety standards and practices. Support the Plant Operations team with a rotation on-call schedule and provide multi-trade support as needed. This position reports to the Director of Plant Operations. This position is designated as essential personnel and as such will provide on-call emergency services for the campus as described in the essential duties and responsibilities.

Essential Duties and Responsibilities:

The following are the functions essential to performing this job:

1. Understand this is an essential personnel position and maintaining a presence on campus to provide needed snow/ice removal or other emergency Plant services to the College as directed by your supervisor is a requirement of the job description. Essential personnel are required to report for work or remain at work as directed, even if the College is closed or delayed.
2. Maintain current Journeyman or Master level license/certification and level of knowledge of plumbing trade practices for commercial level buildings and campus.
3. Maintain all College issued tools, equipment and apparel in good condition maintaining an inventory of campus issued hand and power tools or gauges/meters. Report deficiencies, losses or breakage immediately to supervisor.
4. Install, diagnose/troubleshoot problems, and repair plumbing systems, pumps, gauges, valves, backflow preventers, fixtures, equipment, boilers, machinery, etc. following all applicable codes, schematic diagrams, blueprints, or other specifications or instructions.
5. Read and interpret plans, blueprints and specifications for construction or remodeling, and may recommend appropriate replacement or new equipment to be compatible with existing systems or equipment and wiring.
6. Perform wiring of electrical devices such as pumps, motors, boxes and conduit, switches and various control circuits.
7. Prepare product specifications and pricing quotes as required in performance of duties.
8. Prepare time, labor and materials estimates as required in performance of duties.

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9. Operate and maintain a safe and organized work place including vehicle, tool boxes, etc.
10. Ensure all work performed is within applicable codes and will request City permits as needed for various projects.
11. Perform all duties and tasks within compliance of OSHA safety standards and best practices such as lock-out/tag-out procedures.
12. Assist the Plant team in routine multi-trade skills related to electrical, plumbing, HVAC, carpentry, painting, general repairs and maintenance, event set-ups and emergency clean-up when needed or assigned.
13. Perform preventative maintenance as scheduled, assigned or directed to ensure minimal breakdowns.
14. Learn and maintain a proficiency with the campus energy management system software (METASYS or other) and computerized maintenance management software (CMMS).
15. Use heavy equipment as trained and certified for snow removal, moving heavy objects, or making repairs. Equipment includes skid loaders, bucket truck, articulating or scissor lift(s), dump truck, pick-up trucks, service vans, tractors and all snow removal mechanical equipment.
16. Prepare specifications for the requisition of equipment, tools, parts, and supplies. Inspect upon receipt for adherence for specifications and quantities.
17. Serve as on-call technician on staff rotation of duties and respond to campus to perform emergency maintenance or related duties as needed to ensure support of classes and scheduled campus events.
18. Use varying styles, approaches, skills and techniques that reflect an understanding and acceptance of the role of cultural in a diverse, multi-cultural workplace.
19. Perform work involving ability to lift 80 pounds, long periods of standing, bending, squatting, walking. Ability to climb stairs, climb up to a 12' step ladder or 20' extension ladder, climb into and work in manholes, work indoors or outdoors in seasonally warm or cold temperatures.
20. Perform other duties as assigned.

Required Minimum Qualifications:

1. High School education
2. 10 years of experience in commercial plumbing trade work
3. Journeyman plumbers license
4. Valid driver's license

Desired Qualifications:

1. Associate Degree
2. Master plumbers license
3. Twelve or more years' experience in commercial electrical trade work
4. Experience in customer service delivery
5. Experience and knowledge of energy management software and hardware (METASYS or other)
6. Experience and knowledge of CMMS software or systems
7. Experience and knowledge with local electrical code compliance and permits
8. Experience to diagnose electrical problems, communicate findings, order appropriate parts and make timely repairs
9. Experience participating working in a team work environment
10. Experience operating large equipment such as skid loaders, tractors, etc.

Note: The College reserves the right to change or reassign job duties, or combine positions at any time