

MAINTENANCE WORKER III

*Class specifications are intended to present a descriptive list of the range of duties performed by employees in the class. Specifications are **not** intended to reflect all duties performed within the job.*

DEFINITION

Under general supervision, to oversee and participate in the more complex work of staff responsible for the maintenance, repair, and construction of various City facilities and structures including but not limited to, streets, signs, trees, parks, roadsides, medians, water or sewer systems, docks, piers and beaches; to ensure adherence to safe working practices and procedures; to operate and maintain maintenance and construction tools and equipment; and to perform related duties as assigned.

CLASS CHARACTERISTICS

This is the advanced journey level class in the Maintenance Worker series. Positions at this level are distinguished from other classes within the series by the level of responsibility assumed and the complexity of duties assigned. Employees perform the most difficult and responsible types of duties assigned to classes within this series including the operation of heavy equipment and the most complex maintenance and construction tasks. The Maintenance Worker III may also oversee an assigned crew or provide lead supervision over lower level maintenance staff. Employees also have the ability to work independently in an area of assignment. This position is distinguished from the Maintenance Specialist in that the latter oversees a program and provides lead direction and training to lower level maintenance staff. Employees at this level are required to be fully trained in all procedures related to assigned area of responsibility.

EXAMPLES OF DUTIES - *Examples of duties performed by employees in this class may not include all required duties, nor are all listed tasks necessarily performed by everyone in this class.*

Oversees and participates in the more complex work of staff responsible for the maintenance, repair, and construction of various City facilities and structures including streets, signs, parks, roadsides, medians, water or sewer systems, docks and piers; installs and repairs water mains, lateral and transit water lines, and fire hydrants; tests new water lines; reads and interprets construction plans; installs sewer lines; installs 5/8" to 10" water meters; builds underground water meter vaults; operates a variety of tapping machines to make 3/4" to 12" hot taps; performs skilled repairs to structures including plumbing, painting and carpentry work; directs and controls traffic; ensures proper traffic control is set up; oversees and performs street cuts for excavation and replacement of new asphalt; removes and replaces concrete and asphalt; mixes, rakes and spreads asphalt; seals cracks and patches streets; performs pot hole patching and surface repairs; constructs forms; mixes and pours cement; finishes cement on curbs, gutters and sidewalks; designs and lays out street and intersection markings for painting; paints and stripes streets, curbs and parking lots; installs raised pavement markers; removes painted lines from

streets; lays out construction of curbs, sidewalks and gutters; monitors and maintains roadways by removing sand, gravel and debris from streets; maintains parks, parkways, athletic fields, and medians; assembles, inspects, maintains and repairs playground equipment; builds and installs fences; operates gas torch to cut and weld metal; provides direction in irrigation systems projects; inspects and monitors operations of the irrigation systems; installs, maintains and repairs pipes valves and timers; programs controllers or timers; ensures systems operate efficiently and effectively; directs crews and participates in pruning trees and shrubs; removes tree stumps and roots; calculates amount of chemical needed for weed and pest control; applies pesticides, herbicides and fertilizes grounds; maintains pertinent records; performs building maintenance and construction functions including new construction, framing, drywall and painting; oversees others and repairs pier decking and docks; replaces piling caps and cross beams; operates a variety of construction and maintenance equipment and power tools such as dump trucks, ten-wheelers, tractors, front end loaders, skip loaders, aerial boom trucks, backhoes, grader, paving machine, compressor, jack hammer, paint sprayer, sand-blaster, and concrete saw; reports needed mechanical repairs to supervisor; hauls equipment and materials to and from sites; installs, repairs and replaces street signs and posts; cleans and maintains existing signs; removes graffiti from City property; operates a street sweeper to clean streets and parking lots; maintains assigned vehicle; inspects vehicle to ensure safe operating condition; performs preventive maintenance on tools and equipment; maintains inventory of parts and supplies; cleans and maintains maintenance shop, tools, work space and equipment; responds to emergencies as needed; may perform after hours stand-by duties.

MINIMUM QUALIFICATIONS

Knowledge of:

- Advanced methods and techniques of maintenance, construction and repair related to the area of work assigned.
- Principles of lead supervision and training.
- Operational characteristics of equipment and tools used in the area of work assigned.
- Methods and techniques of concrete finishing and repair.
- Methods and techniques of street maintenance repair and asphalt overlay.
- Techniques of street striping and sign installation.
- Techniques of carpentry, plumbing, painting and welding.
- Methods and techniques of irrigation systems design, installation and maintenance.
- Operational characteristics of water distribution and sewer systems.
- Tree care, pruning and maintenance.
- Geographic characteristics and street layout of the City.
- Principles and practices of maintenance and repair of assigned equipment.
- Occupational hazards and standard safety practices.
- Pertinent Federal, State and local laws, codes and regulations.

Ability to:

- Oversee and participate in a variety of maintenance, construction and repair work in the area of work assigned.
- Lead, organize and review the work of staff.
- Perform heavy manual labor.
- Use and operate a variety of maintenance and repair equipment in a safe and effective manner.

- Operate assigned street sweeping vehicle.
- Read and understand street maps.
- Perform preventive maintenance on assigned equipment and tools.
- Clean, maintain and repair assigned tools and equipment.
- Work independently in the absence of supervision.
- Communicate clearly and concisely, both orally and in writing.
- Understand and carry out oral and written instructions.
- Establish and maintain effective relationships with those contacted in the course of work.

Experience and Training

Experience: Three years of increasingly responsible maintenance, construction or repair experience

Training: Equivalent to the completion of the twelfth grade.

License or Certificate:

- Possession of an appropriate, valid driver license.
- Possession of a Flagging certificate may be required.
- Possession of a Qualified Applicator's Certificate may be required.
- Possession of a Class A or Class B driver license may be required depending on area of assignment.
- Possession of a Qualified Applicators Certificate may be required depending on area of assignment.

Special Requirements: Certain assignments in Water Utility may require appropriate certifications.

WORKING CONDITIONS

Environmental Conditions: Field environment, travel from site to site; exposure to noise, dust, grease, smoke, fumes, gases, inclement weather conditions, potentially hazardous chemicals or waste and infectious materials; work in or with water; work at heights on scaffolding and ladders; work in confined spaces, underground, on slippery or uneven surfaces and around heavy equipment.

Physical Conditions: Essential functions may require maintaining physical condition necessary for standing, walking, sitting, bending, or kneeling for prolonged periods of time; heavy, moderate or light lifting and carrying; pulling, pushing, reaching; operating motorized vehicles and equipment.