**Maintenance Mechanic**

**Westminster Canterbury on Chesapeake Bay**

3100 Shore Drive Virginia Beach, VA 23451

**JOB DESCRIPTION**

Perform the work involving the skills of two or more maintenance or craft occupations to keep the electric and mechanical equipment and appliances in apartments and rooms operating and in good repair. Duties may involve maintenance and repair of fan coil units, laundry washer and dryers, dishwashers, ranges, refrigerators, microwave ovens, garbage disposals, and plumbing fixtures.

**RESPONSIBILITIES**

* Conduct scheduled inspections of buildings and equipment; read and record temperatures and pressures on equipment and facilities; check and report equipment malfunction such as noisy bearings, broken belts, excessive vibrations; make minor adjustments in equipment settings, clean or change filters, oil or grease motors; report potential hazards such as trash accumulations and leaks.
* Plan and affect the repair and renovation of offices, floors, stairways, partitions, doors, windows and furniture items.
* Perform the installation, repair and maintenance of water, sewage, and drainage and air systems such as urinals, water closets, washbasins, sinks, drinking fountains, heat furnaces, boilers and processing tanks.
* Conduct routine and operational checks related to the maintenance and repair of domestic appliances such as: ranges, refrigerators, laundry washers and dryers, dishwashers, microwave ovens, garbage disposals, and fan coil units
* Perform groundskeeper duties as assigned.
* Participate in the loading, transportation and unloading of equipment and supplies.
* Report on items requiring service or repair; monitor security of buildings on assigned shifts. Assist security as needed.
* Perform other related duties as assigned.

**QUALIFICATIONS**

* A high school or vocational school graduate.
* Should have had three years’ experience as a journeyman.
* Plumber, carpenter, electrical or millwright or a minimum of four years’ experience in a recognized maintenance organization.
* Working Conditions:
	1. Will accept as conditions of employment the fact that periodically may be required to work continually as and when requested to restore services, effect shut-downs or clear up emergency situations.
	2. Will accept as conditions of employment that periodically will be required to work evenings, weekends and be “on call” a week at a time. Will carry a beeper or cell phone to be contacted when equipment or systems go down.
* Physical Requirements:
	+ - 1. Must be able to dead lift 50 pounds and walk 25 feet.
			2. Must be able to work in boiler room on occasions where temperatures in the summer rise to between 105 and 110 degrees F.
			3. Must be capable of climbing through a drop ceiling and working above the ceiling at heights of 8 to 14 feet above the floor.
			4. Must not have any physical limitations that would prevent the performing of duties and responsibilities of this job description

**BENEFITS**

* Health & Dental Available Day 1 for new employees!
* Dental Insurance
* Life Insurance
* Long-term Disability Insurance
* Medical Insurance
* Short-term Disability Insurance
* Employee Assistance Program
* Retirement Plan with employer match
* Paid Time Off (PTO)
* Employee Discounts
* Excellent Advancement Opportunities
* Scholarship Program for Employees/Family Members
* Tuition Assistance
* Six paid holidays
* Vision