


## Job Evaluation Rating Documentation

<p><b>CUPE, SEIU, SGEU, SAHO</b></p> 	<p><b>Job Title</b> <u>Facility Maintenance &amp; Operator</u></p> <p><b>Date</b> <u>October, 2000</u></p> <p><b>Revised Date</b> <u>2004</u></p> <p><b>Revised Date</b> _____</p>	<p><b>Code</b></p> <p style="text-align: center;"><u>200</u></p>
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<p><b>Decision Making</b></p> <p>Some choice of action when carrying out a variety of tasks in repair, maintenance and operation of facility equipment. Exercises discretion when equipment breaks down to ensure provision of services.</p>	<p><b>Degree</b></p> <p style="text-align: center;"><u>3.0</u></p>
<p><b>Education</b></p> <p>Grade 12. Building Systems Technician certificate (1825 hours). Firemans or 5th Class Power Engineering certificate as required by the Boiler and Pressure Vessels Safety Act.</p>	<p><u>4.5</u></p>
<p><b>Experience</b></p> <p>No previous experience. Twelve (12) months on the job to consolidate knowledge and skills, to acquire vendor specific training, to become familiar with building/plant systems and facility specific equipment, and become familiar with region/facility/department policies and procedures.</p>	<p><u>4.0</u></p>
<p><b>Independent Judgement</b></p> <p>Boiler work is performed in accordance with the Pressure Vessels Act and regulations. Breakdowns in mechanical equipment are resolved using a choice of methods, analysis and troubleshooting to determine the problem and choose the appropriate action.</p>	<p><u>3.5</u></p>
<p><b>Working Relationships</b></p> <p>Regular contact with employees when dealing with building environment issues which require courtesy and cheerfulness. Discusses repair problems, submits reports to management and makes repair/replacement recommendation. Provides technical explanation and/or advice to peer professionals and other co-workers in facility/site.</p>	<p><u>3.5</u></p>

<b>Impact of Action</b>	<b>Degree</b>
Operates and monitors computerized building automation systems and maintains facility/plant systems and equipment to meet quality and service requirements. Misjudgements in carrying out maintenance tasks may result in minor injury/discomfort to others. Misjudgement in operating/monitoring computerized building automation systems may cause equipment failure resulting in substantial delay/loss of service and/or disruption in service delivery.	<u>2.5</u>
<b>Leadership and/or Supervision</b> Provides occasional guidance to co-workers, and functional guidance to outside contractors when working on construction/renovation projects.	<u>2.5</u>
<b>Physical Demands</b> Regular physical effort pushing and climbing with periods of heavy effort associated with repair of equipment and movement of materials.	<u>2.5</u>
<b>Sensory Demands</b> Regular sensory effort operating/repairing equipment, computer operation, performing visual inspections and using hand/power tools.	<u>2.0</u>
<b>Environment</b> Regular major disagreeable conditions such as chemicals, steam, sharps, extreme noise and unpredictable weights.	<u>4.0</u>

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