**Job Description: Building Services Supervisor (Residential Buildings)**

**Job Title:** Building Services Supervisor (Residential Buildings)  
**Department:** Physical Plant  
**Reports To:** Building Services Lead Supervisor  
**Group/Grade:** Campus Services III, Grade 3  
**Status:** Full-time, Non-exempt  
**Job Code:** 1-11300-30-CS3-03

**Summary**

This position is responsible for cleaning and maintaining specified residence halls on campus in conjunction with other residence hall custodians. Other duties as assigned.

**Essential Duties & Responsibilities**

1) Clean and maintain assigned facilities by daily inspecting buildings; vacuuming, sweeping and/or mopping floors; servicing/sanitizing public restrooms; replacing extinguished light bulbs; and removing trash and recyclable items as directed to ensure cleanliness and safety of facilities.

2) Completion of assigned work orders including, but not limited to, relamping, unclogging sinks, shower drains, screen repairs, and furniture repairs.

3) Maintain building security.

4) Provide services and supplies for residence by taking inventory and restocking supply closets and responding to repair requests to ensure custodial needs are met. Perform minor residential hall repairs and preventative maintenance to ensure well functioning and safe residential areas.

5) Assist in the set-up and take down for special events to provide timely and comfortable facilities for special events with minimal disruption.

6) Maintain custodial supplies and equipment by taking inventory and restocking supplies and cleaning and/or maintaining equipment. Maintain storage and mechanical rooms by regularly cleaning and organizing rooms to facilitate inventory availability.

7) Assist in moving furniture and equipment as needed to facilitate moving process.

8) Participate in other administrative responsibilities by supervising full and part time staff and student employees including payroll processing; making recommendations for any changes and improvements needed; and submitting work requests as needed to contribute to the efficient operations of department.

9) Directly responsible for training new employees and student employees.

10) Assist in the management of residence halls by working with Residence Directors and other residence hall staff to contribute to the efficient operation of halls.
11) Be available to others who may need assistance or have comments or suggestions as necessary to demonstrate a commitment to quality service and to continually improve services.

**Supervisory Responsibilities**

Supervision of Line Custodians and student employees.

**Qualifications**

To perform this job successfully, an individual must be able to perform each essential duty satisfactorily. The requirements listed below are representative of the knowledge, skill, and/or ability required. Reasonable accommodations may be made to enable individuals with disabilities to perform the essential functions.

**Education &/or Experience**

This position requires a high diploma or general education degree (GED) or a one-year certificate from a college or technical school. Requires multiple years of on-the-job training or apprenticeship. The position requires three to five years of related experience. Requires knowledge of specialized practices, systems or procedures. Experience in commercial cleaning required. Supervisory experience helpful.

**Communication Skills**

The position requires the ability to greet callers and visitors, answer questions about the college, and employ good communication skills and tact. Proofread correspondence for spelling, grammar, and content errors. Read blueprints, diagrams and/or schematics. May occasionally handle some confidential information.

**Complexity**

The position requires the ability to carry out detailed written/oral instructions. Deals with standardized situations involving occasional variables.

**Accountability**

The position has the authority, if approved, to take action or make recommendations that will affect procedures, processes, and practices involving customers or employees within the same department.

**Decision Making/Judgment**

This position regularly requires independent judgment in setting priorities and organizing work to accomplish results. Some of the responsibilities of this position are performed in accordance with existing procedures and instructions.

**Other Skills & Abilities**

1) Ability to communicate with a variety of people.
2) Ability to work independently or on a team.
3) Ability to work on call in an emergency.
Physical Demands/Work Environment

The physical demands described here are representative of those that must be met by an employee to successfully perform the essential functions of this job. The work in this position requires exposure to potentially hazardous or unpleasant conditions and/or physical effort of some duration. Reasonable accommodations may be made to enable individuals with disabilities to perform the essential functions.

1) Walking or standing.
2) Lifting and/or carrying objects weighing 5-20 lbs.
3) Lifting and/or carrying objects weighing more than 20 lbs.
4) Pushing or pulling of carts, dollies, and the like.
5) Climbing ladders, scaffolding and the like.
6) Working in an area that is somewhat uncomfortable due to drafts, noise, temperature or the like.
7) Working in an area that is very unpleasant because of extreme temperatures, noise levels, odors, or other.
8) Working with equipment or performing procedures where carelessness would probably result in minor cuts bruises, or muscle strains.
9) Working with chemicals or other substances where extreme caution is required to avoid illness or injury.
10) May operate heavy equipment and/or perform other extremely hazardous duties.