



PRICE ENTERPRISES
INC

JOB DESCRIPTION

Reviewed 02/15/2021

POSITION: MAINTENANCE MANAGER

GOAL: To ensure that the Car Wash is functioning properly during all hours of operation.

JOB SUMMARY:

- Responsible for understanding and communicating OSHA and all SOP's, with special emphasis on:
 - Lock Out/ Tag Out [SOP 01-18](#)
 - Hazcom Program [SOP 02-18](#)
 - SDS Alphabetical Listing [SOP 02a-18](#)
 - Safety Policy Statement [SOP 03-18](#)
 - Emergency Response Plan [SOP 04-18](#)
 - Vacuum Cleaner Maintenance [SOP 05-18](#)
 - Quarterly Training [SOP 06-18](#)
 - CW Tunnel Cleaning Procedures [SOP 11-18](#)
 - Employee & Customer Safety [SOP 01-20](#)
 - AED Plus [SOP 02-2](#)
 - Non-slip Resistant Shoes Policy [SOP 04-20](#)
- Responsible for the overall preventative and corrective maintenance of all car wash equipment and systems including:
 - Car Wash Tunnel equipment:
 - Car wash tunnel arches, brushes, applicators, foamers, rinsing system, and blowers, car wash conveyor belt system, bearings, drive motors, belts, rollers, sensors, etc.
 - Operation Equipment Room:
 - High pressure pumps, Booster pumps, Reverse Osmosis equipment, Hydro flex system, Reclaim system.
 - Mezzanine Equipment:
 - RO tanks, Reject water tanks, Air compressors/ Air tanks.
 - All installed vacuum cleaner systems including changing brushes, motors, filters, hoses, swivels, and nozzles.
 - Fire and security system
 - Audio system
 - Internal communication system
- Be knowledgeable of various chemical mixtures and the use, maintenance, and replacement of nozzles, injectors, chemical tips, air pressure requirements, transfer pumps, etc.
- Familiar with the operations and maintenance of the underground tank clarifier system.
- Coordinate and schedule cleaning and maintenance of clarifier tanks, including testing of sediment, and pumping & cleaning of each clarifier tank compartment as required.
- Coordinate preventive and corrective maintenance with the manager at each car wash.

1034A Kilani Ave. # 102 Wahiawa, HI 96786 - Office: (808) 621-0899 – Fax: (808) 622-4448

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- Coordinate with contracted cleaning team as not to interfere with other preventative and corrective maintenance.
- Coordinate with vendors, contractors, and suppliers as required for the completion of maintenance projects:
 - Ex: Miller industry, Lifeline fire & security, Twilight Audio, JRD Electrical, Auto Chem System, Tommy Car Wash systems, Washify systems, and HME internal communications.
- Removing, replacing, relocating equipment as required.
- Design and fabrication of apparatuses to improve operations.
- Direct and supervise the work of others that are assigned to a maintenance task.
- Develop maintenance programs and schedules.
- Report to the Director of Operations.
- Responsible for the organization and inventory of all equipment in the company warehouse located at 1034-A Kilani Ave. Wahiawa, HI 96786.
- Performs other duties as assigned.

REQUIREMENTS:

- Valid Hawaii Driver's License and clean driving record.
- Written and oral communication skills as well as the ability to read and provide appropriate technical communication to vendors, consultants, managers, team members, and superiors in English.
- This is an outdoor job, must be able to walk and/or stand for long periods of time, up to 100% of shift.
- Be on call in case of emergencies on scheduled days off, holidays, and after hours.
- Often work is performed outside normal workday, evening or night work will be required.
- Ability to lift 40 lbs. to a height of 3-4 feet and move items of that weight within the shop.
- Ability to use a computer and understand proprietary software programs.
- Be a certified Forklift operator.
- Provide a basic set of tools for duties. All specialty tools & equipment will be provided by Price Enterprises, Inc.
- Must complete OSHA 8-hour requirements within first 90 days of employment.

PROVIDED BY COMPANY:

- ALSCO Maintenance uniform
- Company truck outfitted with toolboxes and be parked at Kapolei Car Wash outside working hours.
- Company cell phone
- This position will include company medical plan, access to a company dental plan, and company 401K plan.

Ricky e Price

Ricky E. Price

Owner/Chairman

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