

# PROPERTY MAINTENANCE OPERATIVE APPRENTICESHIP LEVEL 2

**EMPLOYER TRAINING  
& APPRENTICESHIPS**

**For new or existing staff**

This apprenticeship standard is suitable for those whose primary role is to optimise property condition and quality, ensuring the building is kept in a safe working condition. Property Maintenance Operatives need to maintain a high level of quality, providing maximum satisfaction to customers, clients, guests etc. They will understand the mechanism of buildings including electrical, plumbing, plant, safety systems and equipment, and provide first and immediate response to fault finding, whilst maximising quality and ensuring cost effectiveness.

## **Qualification Standard in Property Maintenance**

**Completers may want to progress to** Roles such as s Technical Specialist (Electrical or Plumbing) or Supervisory or Management roles

### **Delivery model and duration:**

1 day per week in college

**Duration: 18 months plus 3 months End Point Assessment**

### **Ideal for:**

- Maintenance Assistant
- Property Engineer
- Maintenance Technician
- Multi Skilled Technician

### **The apprenticeship will cover the following core areas:**

- Health and safety
- Organisational safety, policies and procedures
- Repairs to the fabrics of a building
- Water hygiene
- Plant maintenance, safety systems and equipment
- Energy, environment and sustainable practices

### **Benefits to business:**

- Train qualified employees
- Improve staff loyalty and retention

### **Entry Criteria:**

- GCSEs in English and maths at grade 9-1 or A-F

### **Benefits for learners:**

- Receive training from experts with years of industry experience
- Become occupationally competent

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**GC**  
Gloucestershire College

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## END POINT ASSESSMENT

The End Point Assessment will test the entire Standard, and be undertaken as follows:

- Portfolio of Evidence
- Synoptic Knowledge Assessment
- Synoptic Practical Assessment
- Synoptic Interview

## Knowledge, Skills and Behaviours

### Knowledge

- The principles and requirements of planned preventative maintenance (PPM) and reactive maintenance.
- The range of building types and characteristic uses, their common methods of construction and typical defects, and the impact that property maintenance.
- Health and safety regulations, relevance to the occupation and the operative's responsibilities. Health and Safety at Work Act Control of Substances Hazardous to Health (COSHH). Manual handling. Personal Protective Equipment (PPE). Working at height. Safety equipment: guards, signage, fire extinguishers. Environmental regulations.
- Common hand and power tools and equipment used in routine property maintenance.
- The common components of electrical and electronic systems, how to safely isolate electrical supplies isolate store and drain down water supplies to diagnose faults and clear blockages. The principles of good water hygiene to preserve and maintain the health of water systems within buildings.
- The common defects found in windows, doors, and glazing systems.
- The common types of materials and processes used to prepare, repair and finish plaster defects. Painting and decorating to complete tiling of wall and floors.
- The common forms of masonry and damp proofing defects, materials and processes used in masonry repair activities.
- The common types of roof structures, defects and the types of materials and processes used in remedial and temporary repair.
- The common types of fencing and railing systems, types of groundwork and landscaping systems, their typical defects and the types of materials and processes used in remedial repair.

### Skills

- Plan the sequence of work required to carry out routine property maintenance operations.
- Identifying the appropriate materials and components for property maintenance tasks.
- Comply with statutory health and safety regulations and requirements.
- Comply with key regulatory and legislative requirements, including building regulations.
- Safely isolate and secure electrical or electronic supplies.
- Perform maintenance and repairs to plumbing systems, including fault identification, safe isolation of supply, replacing components and clearing blockages.
- Perform maintenance and repairs to external drainage systems, including clearing blockages and replacing components.
- Use carpentry and joinery skills to perform repairs to windows, doors and glazing units, and their associated fittings.
- Perform repairs to plastered surfaces, including surface preparation, fixing and mixing materials and compounds.
- Use painting and decorating skills to prepare surfaces for decoration. Perform tiling repairs, including setting out. Perform flooring repairs.

### Behaviours

- Prioritise and promote sustainable working practices.
- Prioritise and promote health and safety. Takes responsibility for completion of own work,
- Team focuses to meet goals. Contribute to equality, diverse and inclusive culture. Seek learning and development opportunities.