

Sergio Bryant

Maintenance Technician, Property Maintenance

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STRENGTHS

- 🔧 **Repair Diagnosis**
Approached each service call by checking symptoms first, then selecting practical repairs that restored safe use.
- 👥 **Resident Service**
Clear updates helped residents know what to expect, especially when access, parts, or follow up affected timing.
- 🏠 **Make Ready Work**
Apartment turns became smoother through organized inspections, fixture checks, surface repairs, and final condition reviews.
- ♥️ **Safety Focus**
PPE and controlled work areas stayed central during occupied home repairs, protecting residents, coworkers, and property.
- ✓ **Team Reliability**
Supervisors received timely notes about equipment conditions and supplies, which kept routine work moving without surprises.

SKILLS

Property Maintenance

Preventive Maintenance

Make Ready Procedures Plumbing

Appliance Repair Carpentry

Painting Carpet Repair

Minor Air Conditioning

Minor Electrical Repair

Fixture Installation

Deadbolt Rekeying

Pool Maintenance Grounds Care

Customer Service

SUMMARY

Property **maintenance technician** with three years supporting multifamily communities through building repairs, **make ready work**, **preventive maintenance**, pool upkeep, grounds care, and responsive resident service. Hands on capabilities include intermediate plumbing, appliance installation and repair, carpentry, painting, carpet repair, fixture replacement, deadbolt rekeying, **minor air conditioning**, and basic electrical work. Organizes daily service requests, identifies equipment and supply needs, and completes assignments independently with sound judgment. Applies OSHA aligned safety practices and personal protective equipment requirements across routine maintenance and repair work. Comfortable using Microsoft Office, work order systems, and basic information system hardware and software for communication and records. Communicates clearly with residents, leasing teams, and supervisors while protecting confidential information and supporting accessible, safe, well maintained properties.

EXPERIENCE

Maintenance Technician, Property Operations

Metroplex Residential Services 📅 April 2025 - Present 📍 Arlington, TX

Supports multifamily residents, common areas, vacant apartment turns, building systems, and service operations. Works independently across repairs, preventive maintenance, safety, records, and supply coordination while communicating conditions that affect property access, appearance, or resident service.

- Diagnosed **plumbing**, appliance, **carpentry**, paint, carpet, fixture, air conditioning, and electrical service issues.
- Prepared vacant apartments through inspections, **fixture replacement**, rekeying, paint repairs, appliance checks, and final verification.
- Performed preventive maintenance rounds, documenting equipment concerns for parts, vendor support, and follow up scheduling.
- Applied OSHA procedures and PPE requirements, returning occupied spaces to safe, usable condition.
- Prioritized **work orders** for **next business day** response, communicating access needs and unresolved conditions.
- Recorded service updates and supply needs through property systems and **Microsoft Office** while protecting resident information.

Maintenance Technician, Apartment Services

Trinity Property Care 📅 October 2023 - March 2025 📍 Irving, TX

Supported apartment homes, amenities, pool areas, grounds, and make ready operations. Built wider repair capability through plumbing, appliance, carpentry, painting, carpet, lock, fixture, and troubleshooting assignments while coordinating priorities with leasing and maintenance colleagues.

- Resolved faucet, toilet, drain, supply connection, and fixture issues, escalating specialized trade work appropriately.
- Completed apartment turns with appliance installation, fixture work, **painting**, **carpet repair**, rekeying, and final checks.
- Inspected pool areas and grounds, reporting water systems, lighting, landscape, surface, and access concerns.
- Monitored tools, **equipment**, and **supplies**, reporting abnormal conditions before material shortages delayed service.
- Coordinated apartment access and turnover priorities with leasing colleagues, supporting respectful resident communication.
- Used maintenance judgment during routine repairs, building confidence in plumbing, appliance, carpentry, and troubleshooting work.

LANGUAGES



MY CAREER



- Maintenance Technician, Property Operations at Metroplex Residential Services (1.5 Years)
- Maintenance Technician, Apartment Services at Trinity Property Care (1.4 Years)
- Maintenance Assistant, Property Services at Prairie Gate Apartments (11 Months)

Maintenance Assistant, Property Services

Prairie Gate Apartments 📅 October 2022 - September 2023 📍 Grand Prairie, TX

Provided supervised support for apartment service requests, common areas, mechanical spaces, pool surroundings, grounds, and **make ready work**. Developed safe maintenance habits while preparing materials, documenting visible defects, communicating supply needs, and supporting changing property priorities.

- Supported supervised requests involving painting, hardware, minor plumbing, appliance checks, **carpet repair**, and building upkeep.
- Completed **preventive maintenance** rounds in common areas, mechanical spaces, pool surroundings, and grounds.
- Prepared tools, **PPE**, materials, and replacement parts for scheduled repairs and inspections.
- Supported apartment turns by replacing basic fixtures, touching up surfaces, and verifying assigned items.
- Entered work order notes through maintenance software and Microsoft Office, communicating supply and follow up needs.
- Built dependable service habits through reliable attendance, **confidentiality**, respectful resident contact, and flexible **teamwork**.

PROJECTS

Multifamily Make Ready Improvement 📅 2026

Improved apartment turnover readiness through inspection checklists, fixture replacement, paint touch ups, appliance checks, lock rekeying, and final condition reviews.

Preventive Property Care Program 📅 2025

Supported recurring inspections for building components, pool areas, grounds, tools, and supplies, helping supervisors identify repairs before service delays.

LEADERSHIP & AWARDS

- Recognized by maintenance leadership for dependable attendance and consistent support during changing property priorities.
- Commended by team members for clear resident communication and careful protection of confidential information.
- Selected for trusted make ready assignments requiring independent judgment, detailed inspections, and timely completion.

EDUCATION

High School Diploma

South Grand Prairie High School 🎓 GPA: 4.0 📅 2022 📍 Grand Prairie, TX

Coursework: *Business fundamentals, hospitality principles, workplace safety, computer applications*

CERTIFICATIONS

- OSHA 10 Hour General Industry 📅 2023
- Pool Maintenance Fundamentals 📅 2024

TECHNICAL SKILLS

- **Plumbing Systems:** Faucets, toilets, drains
- **Electrical Repairs:** Fixtures, switches, basic wiring
- **Appliance Service:** Installation, diagnosis, repair
- **Carpentry Work:** Hardware, wood repair, doors
- **Surface Finishes:** Painting, touch ups, patching
- **Flooring Repairs:** Carpet repair, transitions, inspection
- **Air Conditioning:** Minor A/C repair, filters, checks
- **Pool Maintenance:** Pool areas, water systems, inspections
- **Grounds Care:** Landscape checks, access, surfaces
- **Safety Practices:** OSHA, PPE, controlled work areas

- **Work Order Systems:** Service requests, status notes, follow up
- **Office Software:** Microsoft Office, records, communication

PROFESSIONAL AFFILIATIONS

- Multifamily property maintenance teams, supporting safe homes, shared amenities, and reliable resident service.
- Workplace safety communities, applying OSHA procedures and PPE practices during repair and upkeep activities.

ADDITIONAL INFORMATION

Work Status : Authorized to work in United States. No sponsorship required.

REFERENCES

AVAILABLE ON REQUEST