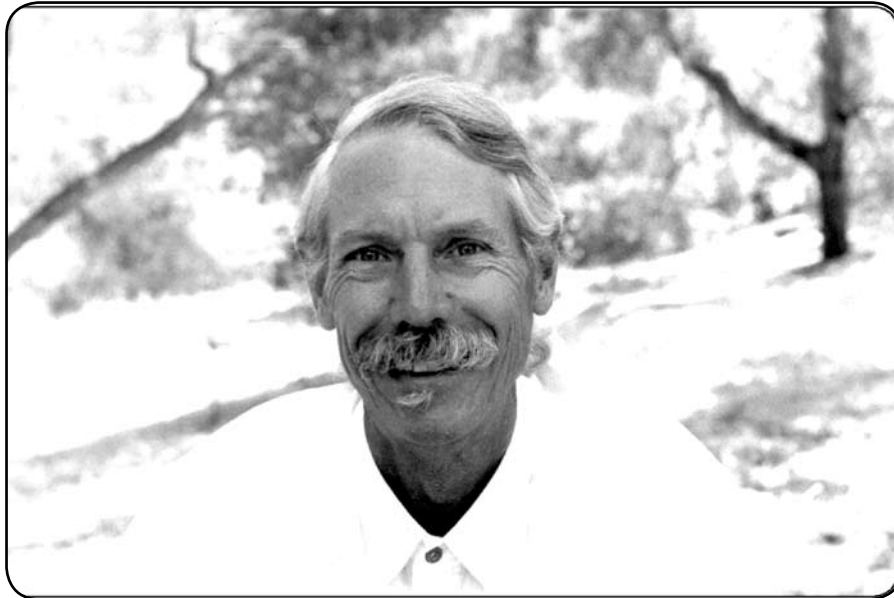


<http://skills.ojaidigital.net/>

For your reading convenience, please print this file and save it for future reference.



Lorenz K. Schaller
Expert Land Steward

Contact Information:

Tel & Fax: (805) 646-0772

Mail: P.O. Box 761
Ojai, CA 93024

e-mail: lorenzmailbox@gmail.com
("Property Care" in the subject-line)

PROPERTY CARE NEEDS?

Expert Land Steward

Available for Property Care Work:

Consulting, Caretaking, Property Manager

- ◆ Botanical Expertise
- ◆ Irrigation/Pipe-Fitting
- ◆ Structural Care & Repairs
- ◆ Wildland Management Expertise
- ◆ Native Plant Experience

Mature ♦ Reliable ♦ Experienced ♦ Competent

Skill Keywords

Gardener; Landscapist; Land Steward; Property-Design Consultant;
Property Manager

Skill Summary

Property-Care Expert
(Complete Improvement & Maintenance Skills)

Expertise Includes:

Plant Care, Soil Fertility & Amendments.

Lawns, Native Oaks, Citrus, Avocados.

Irrigation: Controllers, Sprinklers, Drip Systems, Valves, Pipework, Plumbing.

Flowers, Vegetables, Herb Growing.

Stone Masonry, Decorative Rockwork: Patios, Walls, Paths, Pillars.

Character Attributes Include:

Experienced in rural living, including high-altitude mountainous.

Self-motivated; ability to work independently.

Well-developed organizing and communication skills.

Extensive physical-plant maintenance skills and experience.





Relevant Experience

Land & Flora

Consulting

Assisted property-owners with land-use planning for recreation, beautification, ecology, and conservation. Design practitioner experienced with the “Pattern Language” school of design, with successfully completed residential and non-residential landscaping and structural projects.

Garden Construction

Designed and constructed framed-bed flower, vegetable, and herb-growing areas. Designed and built garden sheds, potting benches, ornamental wooden gates, fences, posts and decorative filial post-caps. Designed and built arbors for Wisteria and other climbing vines. Designed and installed commercial-scale vegetable gardens utilizing non-toxic production methods.

Irrigation

Installed and repaired dozens of irrigation systems, including pipes, valves, sprinkler heads, and drip systems. Installed, programmed and performed trouble-shooting and repair on programmable irrigation-controllers and electric-actuated water-control valves.

Landscapes

Designed and planted wildflower-display beds and meadows, maintained fire-resistant plantings, and installed erosion-control and erosion-repair structures and plantings. Designed and installed decks, steps, and railings. Installed turf surfaces by sod and seed.

Native Plants

Experienced with native flora landscaping for fire-protection, beautification, erosion control, and wildlife habitat.

Seed Propagation

Recognized consultant for specialty grains production; expertise in producing, cleaning, and storing agricultural-grade seedstocks. Seed specialist for vegetation and pasture renovation and management.

Soil Fertility Consulting

Performed soil consultations on numerous sites and soils; specified and implemented amendments and fertility enhancement programs with ground-water protection safeguards and value standards.

Stone Masonry, Rockwork

Designed and installed stone pathwalks, stone steps and stairs, rock walls, boulder entryways, stone plazas, patios, and planters. Completed numerous projects featuring ornamental use of native stone in property beautification. Laid brick, designed and built concrete-forms, cut and installed re-bar, specified, poured, pumped, and finished both tinted and plain concrete. Constructed outdoor, traditional-style wood-fired pizza and bread-making oven.

Trees

Small-grove citrus expert; restored and maintained neglected citrus plantings, and native oaks. Diagnosed tree health-problems and prescribed care-methods to restore and preserve vitality.

Waterscapes

Designed, installed, and maintained water gardens, lily pools, fountains, fish pools, waterfalls, water-cascades, and streambed features. Specified and planted ornamental aquatic plants, installed numerous recirculating submersible pump systems and filtration set-ups. Expertise in the ornamental display of water; experience in designing and constructing lily pools, waterfalls, and fountains. Experienced in selecting, purchasing, planting, seasonally re-potting, and maintenance of ornamental aquatic plants (water-lilies and other flowering aquatic plants, including bog-plants, etc.).

Weed Abatement, Property Clean-Up, and Wildland Trail Work

Owned and operated 14' flatbed truck for property clean-up projects, construction, and hauling (unblemished DMV record; no violations). Organized and supervised crews for seasonal weed-abatement and property clean-up projects; completed numerous projects on dozens of different properties. Built, graded, and installed wilderness trail tread and pedestrian bridge structures.



Relevant Experience Physical-Plant and Related

Carpentry

Designed, constructed, repaired and installed dozens of projects from stand-alone buildings to cabinets, fixtures, and furnishings. Experienced with rough and finish carpentry techniques with both softwoods and hardwoods. Specializing in projects built to last and look aesthetically good. Outdoor woodworking expertise. Ability to design and construct practical and artistic outdoor woodwork projects, emphasizing safe construction procedures, proper and correct weather-exposure wood-construction protocols, and sturdy engineering.

Electrical

Repaired electrical appliances, including signal-operated gates, ran new electrical service wiring and installed switches, outlets, timers, and fuses.

Horse Facilities

Repaired and built fences, corrals, automatic water-troughs, stable doors, lock boxes, arena water-sprinkling dust-suppression systems. Performed general and emergency maintenance for 100-acre horse pasture/riding stable facility. 20 years' experience with horses and equine physical-plant installations. All designs and construction projects built for equine safety and structural longevity in the specialized equine environment. Designed, repaired, and installed horse-facility features including automatically-maintained water-troughs, fences, and arena-sprinkling systems for turn-out, dressage, and general-purpose equestrian areas. Dismantled, relocated, and re-built, 10-stall wood-and-metal barn structure, supervising and directing a 5-person work crew.

Masonry

Designed and installed reinforced concrete foundations, footings, post-anchors, and slabs. Built ornamental stone pathwalks, steps, decks, walls, entryways, patios, planters, and an outdoor wood-fired bread oven. Incorporated native gravel and rock for strength, ornament, and beautification. Designed, formed, and poured waterproof concrete pools and drainage culverts.

Mechanical

Knowledge of hand-tools and mechanical systems, including the fabrication of custom metal components via machine-shop tools.

Oriental Gardens and Structures; Interior Themes

Consulted on, designed and constructed, oriental-theme elements and structures, including a Japanese-theme building (*dojo*), and Chinese-theme gateways, also interior shoji-screens, lantern-box light covers, and benches.

Painting, Tile-Setting

Specified, formulated, and applied interior and exterior specialized non-toxic finishes (low-VOC; no VOC), paints, and sealants for air-health, ornament, and all-weather exposure. Installed ornamental interior and exterior ceramic tile. Specified, formulated, and applied interior and exterior health-safe non-toxic finishes, paints, and sealants to protect indoor air-quality and provide outdoor weather-proofing.

Plumbing

Installed and repaired dozens of gas and water utility delivery systems including copper, plastic, and galvanized pipe, wells, spring boxes, valves (both manual and automatic), sprinkler heads, drip systems, and automatic programmable irrigation controllers for domestic, institutional, and agricultural applications, winterizing included. Installed and repaired dozens of commodes, wash-sinks, showers, hot-water heaters, and LPG (propane) appliances. Successfully maintained miles of mountain-camp and agricultural water-delivery pipe lines.

Roofing

Installed, patched and repaired wood and asphalt shingles, rolled, and hot-mop roofs on both single- and two-storey buildings.



Additional Experience Property-Maintenance

For the last ten years, Mr. Schaller has performed the majority of the day-to-day maintenance and repairs on a residential complex consisting of 4 adjoining city lots containing a total of 8 individual residential structures (houses). This work has entailed the repair or replacement of:

- Lavatory, kitchen-sink, and outdoor faucets
- Replacement of water-service lines and in-line control valves
- Sewer-line clean-outs
- Replacement of door knobs, door handles and lock sets
- Clearing and replacement of kitchen-sink and lavatory waste drains
- Cleaning, replacing, installing rain-gutters
- Rebuilding, replacement of shower/bath control valves
- Remove and replace toilets (commodes) and toilet flush reservoirs
- Remove and replace hot-water heaters and space-heating furnace controls

This property-maintenance work has included considerable carpentry projects:

Repair/Rebuilding of decks, balcony railings, shelving units, work-benches, bird-feeders, fences, stair treads, and mailboxes. Sheet-rock, painting, and cleaning.

Also included has been a significant amount of rat-proofing, roof repair, hedge-trimming, grounds-cleaning, drainage restoration, and rubbish-removal — virtually everything a property-manager would encounter. With the total of eight individual units, many of the tasks are performed repeatedly; cyclically.

The safe and successful exercise of this work has required a highly-developed set of property-maintenance skills and a certain “cleverness with the hands” or “handyman competence.”



Relevant Experience Administrative/Executive

Agency Cooperation

Interfaced with Federal, State, County, and City regulatory agencies and regulations.

Communication Skills

Authored procedural manuals, task and safety-guideline handouts, reports, press-releases, and feature articles.

Document Familiarity

Familiar with corporate structure including executing and filing all requisite documents.

Purchasing & Contracting

Purchased goods and services; solicited, received and awarded contractor bids and maintained contractual relationships.

Record Keeping & Planning

Formulated business plans, drafted and implemented budgets, established and organized elaborate document and record-keeping filing systems, including finance, payroll, and general accounting.

Recruiting, Training & Supervising

Recruited, hired, trained, and supervised dozens of employees and volunteers performing diversified skilled tasks.

**Additional Experience**

Creator of 100-image Water Gardens slideshow, presented to the public and clients. Creator of 500-image “Grains of the Planet” slideshow, including “History of Bread” and other sub-themes. Former member *International Camellia Society*; *Council of Horticultural and Botanical Librarians*, *Tibet Child Nutrition Project*, *Toastmasters International*, Advisory Board Member of *Ecology Action International*. Founder of *The Kusa Seed Research Foundation* and *The Kusa Seed Society* (presently voluntary director of both).

Work-history and references available, please request.