

Latest CHFM Test Guide, CHFM Reliable Exam Practice

CHFAM Exam Outline

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1. Compliance	33
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Mometrix TEST PREPARATION

Time limit: 2 hours

Total questions: 110

Question format: Multiple-choice

Delivery format: Computer-delivered

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Medical Professional Certified Healthcare Facility Manager (CHFM) certification exam Sample Questions (Q66-Q71):

NEW QUESTION # 66

An electrical transformer has 254 turns in the primary winding and 127 turns in the secondary winding. If a source emf of 220 volts is applied to the primary coil, the value of the voltage available in the secondary coil is

- A. 127.
- B. 440.
- C. 110.
- D. 220.

Answer: C

Explanation:

The transformer voltage ratio is determined by the turns ratio:

#

#

#

#

=

#

#

#

#

V

P

V

s

=

N

P

N

s

#

#

=

#

#

×

127

254

=

220

×

0.5

=

110

volts

V

s

=V

P

×

254

127

=220×0.5=110volts

A). 110 (Correct): Secondary voltage is half of the primary because turns ratio = 0.5.

- B). 127: Incorrect, not consistent with ratio.
- C). 220: Would occur only if turns ratio = 1.
- D). 440: Would occur if secondary had twice as many turns as primary.

References:

NFPA 70: National Electrical Code - Transformer basics.

CHFM Candidate Handbook - Maintenance and Operations (Electrical Systems).

NEW QUESTION # 67

A construction project in a cafeteria should not start until which of the following is present?

- A. staffing
- B. security authorization
- C. funding
- D. approval from a clinical director

Answer: C

Explanation:

Construction projects in healthcare facilities must have secured funding before starting. While approvals, staffing, and security considerations are important, the project cannot begin without the capital budget authorization. This aligns with AIA project delivery requirements and AHA/ASHE guidance for healthcare construction projects.

References: AIA A201 General Conditions; AHA/ASHE CHFM Handbook - Planning, Design, and Construction domain.

NEW QUESTION # 68

A hospital will purchase builder risk insurance to address which of the following?

- A. medical costs in the event a worker gets hurt on a construction site
- B. payment to subcontractors in the event the prime contractor fails to pay subcontractors
- C. liability caused by general contractor default
- D. replacement or repair value of a damaged structure

Answer: D

Explanation:

Builder's risk insurance is first-party property insurance that covers physical loss to the work under construction, including the replacement or repair value of a structure and materials during the construction period. It does not provide workers' compensation (A), payment bond protection for subcontractors (B), or performance/contractor default liability (D). Those are separate coverages (workers' comp, payment bond, performance bond).

References:

AIA A201 General Conditions; AIA Insurance and Bonds exhibits (scope of builder's risk).

AHA/ASHE CHFM Study Resources - Construction risk and insurance basics.

NEW QUESTION # 69

Which of the following should be considered when determining the simple payback of an energy-saving alternative?

- A. annual rate of inflation
- B. replacement cost
- C. life of the equipment
- D. annual operating cost

Answer: D

Explanation:

The simple payback period is calculated by dividing the initial investment cost by the annual operating savings (reduction in operating cost). It does not consider time value of money, inflation, or full life-cycle costs.

A (Correct): Annual operating cost directly determines the annual savings, which is essential for payback calculation.

B: Inflation is considered in more advanced financial models (e.g., NPV, IRR), not simple payback.

C: Replacement cost is relevant for life-cycle cost analysis, not simple payback.

D: Life of the equipment may determine feasibility but is not part of the basic payback formula.
Reference: CHFMs Candidate Handbook - Financial Management domain.

NEW QUESTION # 70

Which of the following must be included in a written fire procedure or plan?

- A. method for notifying the fire department
- B. locations of fire extinguishers
- C. posted evacuation routes
- D. listing of the pull-station locations

Answer: A

Explanation:

Written fire procedures must include the method for promptly notifying the fire department or emergency response agency, ensuring immediate response to protect life and property. Evacuation routes and equipment locations are important operational elements, but the mandatory code requirement is a defined notification procedure.

References: NFPA 101, Section 4.7; Joint Commission Environment of Care Standards, EC.02.03.01.

NEW QUESTION # 71

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