

Valid CHFM Test Question & Authorized CHFM Pdf

CHFM Exam Outline

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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 (Q35-Q40):

NEW QUESTION # 35

A high kW demand on a facility electrical consumption report is noted for a one-hour interval. Consumption is less than normal for the same interval. Which of the following could be the cause?

- A. high electric heat loads
- B. equipment restart after a power interruption
- C. utilizing a generator to load shed
- D. shutdown of a 1,000-ton chiller

Answer: B

Explanation:

A demand spike (kW) can occur when multiple large motors or systems restart simultaneously after a power interruption. Although energy consumption (kWh) over the interval may be less, the instantaneous demand registers higher because of inrush currents during restart. This aligns with CHFM exam energy management principles.

References: NFPA 70; ASHE Energy Management guidelines; CHFM Candidate Handbook - Maintenance and Operations.

NEW QUESTION # 36

Boiler low water cut-offs are designed to stop the

- A. flow of make-up water.
- B. flow of steam
- C. supply of air.
- D. operation of the burner.

Answer: D

Explanation:

A low-water cut-off is a safety device that shuts down the burner when water level falls below a safe operating point. This prevents catastrophic overheating and potential boiler explosion. It does not stop steam flow, air supply, or water feed; instead, it directly interrupts burner operation.

References: ASME Boiler and Pressure Vessel Code; NFPA 85 (Boiler and Combustion Systems Hazards Code); CHFM Maintenance and Operations domain.

NEW QUESTION # 37

Which of the following actions can be taken to reduce water consumption in a healthcare facility?

Reduce the landscape irrigation system usage.

Begin a campaign to use less water.

Meter the cooling tower usage.

Reduce the number of patient showers.

- A. 1 and 3 only
- B. 1 and 2 only
- C. 3 and 4 only
- D. 2 and 4 only

Answer: A

Explanation:

Practical and ethical water conservation measures include landscape irrigation reduction (1) and metering cooling tower usage (3) since cooling towers are a major consumer of water.

2. Campaigns: Awareness is useful but not as effective as operational controls.

4. Reducing patient showers: Not appropriate for patient care and safety.

References:

ASHE, Sustainability Roadmap for Hospitals - Water conservation strategies.

AHA/CHFM Candidate Handbook - Financial Management and Operations domains.

NEW QUESTION # 38

The cost to replace an aging chiller should be part of an organization's

- A. operating budget.
- B. project fund.
- C. depreciation fund.
- D. capital budget.

Answer: D

Explanation:

Replacement of major building systems (e.g., chillers, boilers, roofs) falls under capital expenditures because these items are large, non-recurring, and add to or extend the life of facility assets. The capital budget accounts for these costs, which are not part of the day-to-day operations budget.

Correct: Capital budget (A) - Covers replacement of major equipment and infrastructure.

Incorrect:

B). Project fund - May finance special projects but not part of standard budgeting categories.

C). Depreciation fund - An accounting mechanism, not typically a direct budget line for replacement.

D). Operating budget - Covers recurring expenses like utilities, maintenance, and repairs, not full replacements.

References:

AHA/ASHE: Health Care Facility Budgeting Guidance.

CHFM Candidate Handbook - Financial Management domain: capital vs. operating budgeting.

NEW QUESTION # 39

In boiler operations, scale is most likely to occur

- A. below the water line.
- B. in the blowdown valve.
- C. in the huddling chamber.
- D. on a weld above the water line.

Answer: A

Explanation:

Scale forms where water is in direct contact with heated surfaces. In steam boilers, that location is below the water line, where dissolved minerals (calcium, magnesium, silica) precipitate and adhere to heat-transfer surfaces as scale. This reduces efficiency and can cause overheating of boiler tubes.

B). below the water line (Correct): Primary area where water meets heat-transfer surfaces; mineral deposits form here.

A). huddling chamber: This is part of a safety relief valve, not a surface for scale buildup.

C). weld above the water line: There is no continuous water exposure above the water line, so scale does not accumulate there.

D). blowdown valve: This is used to remove sludge/sediment, not a typical location for scale accumulation.

References:

AHA/CHFM Candidate Handbook - Maintenance and Operations domain.

ASHE (American Society for Health Care Engineering) study materials: Boiler water treatment practices.

ASME Boiler and Pressure Vessel Code - Guidance on scale formation in boilers.

NEW QUESTION # 40

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