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## 2026 CHFM: Certified Healthcare Facility Manager (CHFM) certification exam Fantastic Reliable Test Objectives

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## Medical Professional Certified Healthcare Facility Manager (CHFM) certification exam Sample Questions (Q23-Q28):

### NEW QUESTION # 23

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

**Answer: B**

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.

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#### **NEW QUESTION # 24**

The process of establishing a standard of reference and comparing a business function, activity, product, or enterprise as a whole against that standard is which of the following types of analyses?

- A. benchmarking
- B. performance improvement
- C. performance data
- D. continuous quality improvement

**Answer: A**

Explanation:

Benchmarking is the structured process of setting a reference standard (internal or external) and comparing an organization's processes, outputs, or outcomes against that standard to identify performance gaps and opportunities for improvement. In CHFM practice, benchmarking supports administrative decision-making for staffing, service levels, utility performance, and cost metrics by aligning results to recognized peer or industry standards.

References:

American Hospital Association (AHA), CHFM Candidate Handbook - Administration domain (performance measurement and benchmarking concepts).

ASHE/AHA study resources - Benchmarking methods for healthcare facilities operations.

#### **NEW QUESTION # 25**

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: CHFM Candidate Handbook - Financial Management domain.

#### **NEW QUESTION # 26**

The Americans with Disabilities Act (ADA) requires that tactile Braille information be included on which of the following signs in a healthcare facility?

- A. directional

- B. informational
- **C. room identification**
- D. mechanical spaces

**Answer: C**

Explanation:

Under the ADA Accessibility Guidelines (ADAAG), room identification signs must include raised tactile characters and Braille. These apply to permanent spaces such as patient rooms, restrooms, and offices.

C). room identification (Correct): Required by ADA to have tactile and Braille.

A). directional: May use visual characters only; Braille is not required.

B). informational: Same as directional, not required to have Braille.

D). mechanical spaces: These areas are typically staff-only; signs do not require tactile or Braille by ADA standards.

References:

Americans with Disabilities Act Accessibility Guidelines (ADAAG), Sections 216 and 703.

CHFM Compliance domain - regulatory requirements for accessibility.

### NEW QUESTION # 27

A primary-secondary chilled water system typically has variable volume pumping on the

- **A. secondary loop.**
- B. open loop.
- C. cooling tower loop.
- D. primary loop.

**Answer: A**

Explanation:

In a primary-secondary chilled water system, the primary loop is constant volume, supplying chilled water from the chiller plant. The secondary loop uses variable volume pumping to match distribution system load demand efficiently.

A). Secondary loop (Correct): Where variable flow is applied.

B). Open loop: Not a recognized term in this context.

C). Primary loop: Constant flow design.

D). Cooling tower loop: Separate condenser water system, not chilled water distribution.

References:

ASHRAE Handbook - HVAC Systems and Equipment.

AHA/CHFM Candidate Handbook - Maintenance and Operations (HVAC).

### NEW QUESTION # 28

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