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CMAA Certified Construction Manager (CCM) Sample Questions (Q42-Q47):

NEW QUESTION # 42

As the owner's representative, you are providing on-site construction management services to a municipality for their new design-build city hall project.

The mechanical subcontractor discovers that his ductwork will not fit in the above-ceiling area of the Mayor's office. Which entity is best-suited to resolve this risk?

- A. Owner's rep
- B. Owner (Municipality)
- **C. Design-Build Team**
- D. Architect (DOR)

Answer: C

Explanation:

Comprehensive and Detailed Explanation From Exact Extract:

According to the CMAA Construction Management Standards of Practice (SOP) under Chapter 9 - Risk Management, responsibility for resolving design and construction coordination risks lies with the entity that holds contractual control over both the design and construction portions of the project. In a Design-Build (D-B) delivery method, that entity is the Design-Build Team.

The CMAA specifies:

"Under the Design-Build delivery method, the design-builder assumes single-point responsibility for both design and construction. The design-builder manages coordination among subcontractors, suppliers, and design professionals to ensure that design solutions are constructible and that conflicts are resolved without direct owner intervention." In this case, the mechanical ductwork conflict in the above-ceiling space is a design coordination issue, involving both architectural and mechanical design elements. Because the Design-Build Team is contractually responsible for integrating the design and ensuring constructability, it must identify and resolve such conflicts.

The CM as the owner's representative may monitor the issue, document its resolution, and advise the owner, but does not have the contractual authority to direct design or construction corrections. Likewise, the Architect (DOR) in a D-B contract works under the design-builder, not directly for the owner, so they are not the final authority to resolve this type of issue.

Therefore, the entity best-suited to resolve this risk is the Design-Build Team.

References (CMAA Construction Manager Documents / Study Guide):

* CMAA Construction Management Standards of Practice, 2010 Edition, Chapter 9 - Risk Management, Section: "Risk Allocation by Project Delivery Method," pp. 88-90.

* CMAA CM Study Guide, Risk Management Domain, Objective 9.2: "Identify and assign risk ownership in accordance with project delivery method and contractual relationships."

NEW QUESTION # 43

What are the basic responsibilities of an Agency CM related to safety on a construction project?

- **A. To execute safety requirements that are spelled out by the Agency CM's contract with the owner and statutes/laws**
- B. To monitor the safety of the designer's personnel
- C. To manage the safety of the construction contractor's personnel, the designer's personnel, and the Agency CM's personnel
- D. To oversee the safety of the construction contractor's personnel

Answer: A

Explanation:

The CMAA Standards of Practice, Chapter 7 - Safety Management clearly outlines that an Agency Construction Manager (Agency CM) does not assume direct responsibility for the contractor's or designer's safety programs. Instead, the CM must execute only those safety-related duties explicitly defined in the contract with the owner and applicable laws or regulations.

CMAA states:

"The Construction Manager is responsible for implementing safety-related requirements as defined in the contract and as required by law. The contractor retains primary responsibility for the safety of its workforce." Therefore, the Agency CM's role is limited to

monitoring, verifying compliance, and ensuring contractual obligations regarding safety are met-not to directly oversee or manage site safety.

References:

CMAA Construction Management Standards of Practice, Chapter 7 - Safety Management, Section: "Roles and Responsibilities," pp. 67-69.

CMAA CM Study Guide, Safety Management Domain, Objective 7.1: "Define CM safety responsibilities as limited by contract and applicable regulations."

NEW QUESTION # 44

An agency CM is assigned to a new construction project using the CMAA A-2 Standard Form of Agreement between owner and contractor. The project is experiencing concurrent critical path delays caused by the contractor and the architect. What is the BEST guidance the agency CM could give the owner for dealing with these events?

- A. The owner should charge the contractor daily liquidated damages.
- B. The architect and GC should be directed to add resources to mitigate each of their delays at no additional cost to the owner.
- C. Direct both the architect and GC to mitigate each delay and have the agency CM perform a schedule impact analysis to allocate delay responsibility.
- D. The owner should plan for delayed completion.

Answer: C

Explanation:

Under CMAA's Time Management and Risk Management domains, when concurrent delays arise from different responsible parties (e.g. architect and contractor), the CM should perform a schedule impact analysis to apportion responsibility and guide mitigation. The CM should instruct both parties to mitigate their individual delays within their responsibilities. This approach helps the owner understand cost/time consequences, negotiate or handle claims, and manage risk.

Option A is defeatist (accept delay without mitigation). Option C expects cost absorption by parties without analysis and may be unfair or contractually unsupported. Option D (liquidated damages) addresses contractor delay penalties but does not address architect-caused delay or concurrent delay complexities. The A-2 form is neutral; it does not automatically allow penalizing the contractor when both parties are at fault. The CM's best role is to analyze impacts and assist in allocation of responsibility-thus B is best.

NEW QUESTION # 45

When applying BIM to a project, which method checks for interferences by searching for intersecting volumes?

- A. BIM Integration
- B. Clash Detection
- C. Virtual Design and Construction (VDC)
- D. Parametric Modeling

Answer: B

Explanation:

In the BIM domain, clash detection is the process by which software analyses models to find geometric interferences-i.e. overlapping or intersecting volumes between different building elements or systems. This method helps reveal conflicts in the spatial design (for example, a pipe intersecting a beam) before construction, thus avoiding costly corrections in the field.

None of the other options specifically address the detection of intersecting volumes:

BIM Integration refers to the combining of different discipline models into a shared environment, not necessarily the conflict checking itself.

Parametric Modeling is a method of defining model geometry through parameters and rules, but does not inherently detect clashes.

Virtual Design and Construction (VDC) is a broader process of using digital modeling and simulation across the design/construction lifecycle; clash detection is a component of it, but the specific method for interference checking is "clash detection."

NEW QUESTION # 46

When developing schedule specifications, which of the following practices should the CM recommend to the Owner to avoid disputes regarding weather delays per year?

- A. Defer all issues related to weather to NOAA.
- B. Ask the contractor to specify the number of weather days they believe necessary for the project.
- C. Using a recognized reference such as NOAA, define the number of allowable "normal" weather impact days expected to occur on the project within the contract documents.
- D. Consult a local meteorologist to determine the best estimate of the number of weather days to allow on the project.

Answer: C

Explanation:

The CMAA Standards of Practice (Chapter 4 - Time Management) specifies that project schedule specifications should clearly define expected normal weather delays based on reliable climatological data to avoid disputes. The SOP states:

"The CM should recommend use of established meteorological data sources, such as NOAA, to define the number of normal adverse weather days anticipated in the schedule specification." This ensures consistency, fairness, and transparency in contract administration. Allowing the contractor to determine weather allowances (Option B) or deferring all responsibility to external sources (Options C and D) introduces ambiguity and potential disputes.

References (CMAA Construction Manager Documents / Study Guide):

CMAA Construction Management Standards of Practice, 2010 Edition, Chapter 4 - Time Management, Section "Weather Considerations and Schedule Specifications." CMAA CM Study Guide, Time Management Domain, Objective 4.1: "Develop schedule specifications including allowances for normal weather impacts."

NEW QUESTION # 47

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