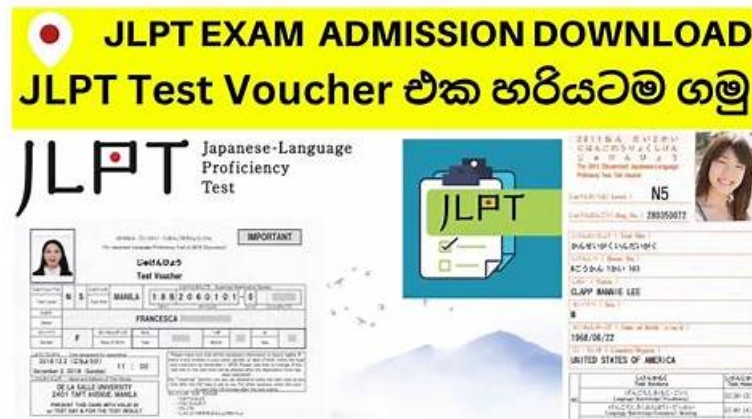


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BOMI International RPA Capstone Experience Sample Questions (Q21-Q26):

NEW QUESTION # 21

A real estate services company wants to obtain additional insurance coverage beyond the limits of its general commercial liability insurance. Which of the following BEST describes the type of insurance that the company should purchase?

- A. Incidental malpractice liability insurance
- **B. Umbrella liability insurance**
- C. Combined single limit (CSL) of liability
- D. Rental reimbursement insurance

Answer: B

Explanation:

Umbrella liability insurance provides additional coverage above and beyond the limits of existing policies like general liability insurance. It is specifically designed to extend liability protection, making it the best choice for a company seeking extra coverage beyond

standard policy limits.

NEW QUESTION # 22

A property manager in a disaster-prone area wants to ensure business continuity during an emergency. What is one of the BEST ways for the manager to mitigate downtime if many of the resources inside the disaster zone are not available during the crisis?

- A. Develop relationships with vendors outside of the immediate area.
- B. Develop relationships with buildings outside of the immediate area.
- C. Develop relationships with large contractors in the immediate area.
- D. Develop relationships with property management companies in the immediate area.

Answer: A

Explanation:

In a disaster scenario, local vendors may be unavailable or overwhelmed. Vendors outside the immediate area are more likely to be operational and accessible, making them critical to maintaining services and minimizing downtime during a crisis.

NEW QUESTION # 23

A senior property manager wants to ensure members of the management team understand how a curtain wall system works. How can the senior property manager best describe the PRIMARY distinguishing features of a curtain wall?

- A. Defines the elevator shafts and fire stair tower
- B. Carries the structural load of the foundation and roof
- C. Keeps the weather out and carries no vertical structural loads
- D. Secures the leased premises of each commercial tenant

Answer: C

Explanation:

A curtain wall is a non-load-bearing exterior wall system that hangs (like a curtain) from the building structure. Its primary function is to protect the interior from the elements, while not supporting any vertical structural loads other than its own weight and wind loads.

NEW QUESTION # 24

A building manager for a large financial center is tasked with procuring a full elevator maintenance contract. Which of the following statements BEST describes the purpose of obtaining a full maintenance contract for elevators?

- A. To prevent elevator problems
- B. To minimize parts and labor costs
- C. To share liability in accident claims
- D. To maximize budget savings

Answer: A

Explanation:

The primary purpose of obtaining a full maintenance contract for elevators is to ensure continuous operation and minimize unexpected issues. The key goal is to prevent elevator problems before they arise, ensuring the elevators are functioning efficiently and safely.

NEW QUESTION # 25

A commercial property was contacted by a governmental agency to schedule an upcoming property inspection. What is the MOST appropriate way for the property manager to prepare for the inspection?

- A. Determine a daily staff roster and schedule.
- B. Create a tenant organizational chart.
- C. Prescreen maintenance vendors.
- D. Document policies and procedures.

Answer: D

Explanation:

When a governmental agency conducts a property inspection, the focus is often on compliance with regulations, standards, and documented practices. Documented policies and procedures are crucial for demonstrating that the property is being managed according to legal and operational standards. This provides inspectors with formal proof of how operations, safety, and compliance are handled.

NEW QUESTION # 26

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