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## **CMAA Certified Construction Manager (CCM) Sample Questions (Q50-Q55):**

### **NEW QUESTION # 50**

A written safety program should include all applicable laws, codes, and regulations, and must

- A. meet the contractual requirements.
- B. be approved by the Owner.
- C. be a shared responsibility with the project team.
- D. be developed by the CM.

**Answer: A**

Explanation:

According to the CMAA Construction Management Standards of Practice (SOP), under Chapter 7 - Safety Management, the written safety program is a required component of every construction project to ensure compliance and accountability. The CMAA specifies that:

"The contractor's safety program shall contain all necessary elements to administer and manage the program in accordance with the contract requirements. It must, at a minimum, demonstrate compliance with all applicable laws, codes, rules, and regulations related to worker and public safety." This statement emphasizes that while safety compliance with statutory regulations is essential, the written program must also be consistent with and satisfy the terms established in the contract documents. The Construction Manager (CM) oversees and monitors safety performance but does not develop or approve the contractor's written safety program. The contractor bears the responsibility for implementing and maintaining the program according to contractual obligations.

Therefore, the correct answer is that the written safety program must meet the contractual requirements.

References (CMAA Construction Manager Documents / Study Guide):

CMAA Construction Management Standards of Practice, 2010 Edition, Chapter 7 - Safety Management, Section: "Written Safety Program," pp. 68-70.

CMAA CM Study Guide, Safety Management Domain, Objective 7.2: "Ensure compliance with all contractual and statutory safety requirements."

#### NEW QUESTION # 51

Which of the following provides details about the front-end activities of the project during the pre-design and design phases, and highlights major project milestones such as substantial and final completion?

- A. Milestone Schedule
- B. Baseline Schedule
- C. As-Built Schedule
- D. Master Schedule

**Answer: A**

Explanation:

CMAA's Time Management guidance describes the Master Schedule as the overall controlling schedule for the project's life cycle, which includes many elements. It also specifically notes that the Milestone Schedule is a subset or extract that highlights the key events or decision points:

"The Milestone Schedule acts as a 'pull-out' from the Master Schedule. The purpose of a Milestone Schedule is to highlight the key events in a project, as an executive-level summary. ... The Master Schedule highlights major project milestones and details the front-end activities of the project during the Pre-Design and Design phases." Thus, while the Master Schedule covers everything, the Milestone Schedule is the one that provides details about front-end activities and highlights major milestones, exactly as asked.

#### NEW QUESTION # 52

If it can be proven that there was discrimination based on gender during the hiring process, someone may lose their CCM credential due to a violation of the

- A. owner's diversity requirements.
- B. owner's contract requirements.
- C. CMAA Code of Professional Conduct.
- D. CMAA Standards of Practice.

**Answer: C**

Explanation:

The CCM Conditions, Conduct, and Disciplinary Policies state that any individual found to have breached the Conditions and Conduct agreement is subject to revocation of CCM status. The Conditions and Conduct agreement is essentially the Professional Code of Conduct (or Code of Professional Ethics) under which CCMs agree to operate.

Discrimination, such as gender-based discrimination in hiring, is a violation of professional ethical standards and would be considered "unprofessional or unethical conduct" under the Code of Professional Conduct.

#### NEW QUESTION # 53

Owner's representation staff are managing the construction of a new water treatment plant. The owner has specific operational and sustainability goals they want met and are contracting the team for full commissioning services. The commissioning plan should include which of the following requirements for each party in the commissioning process?

- A. Sequencing, scheduling, startup procedures, verification process
- B. Sequencing, scheduling, design review, verification procedures
- C. Budgeting, sequencing, scheduling, documentation
- D. Sequencing, scheduling, documentation, verification procedures

**Answer: D**

Explanation:

According to the CMAA Construction Management Standards of Practice (SOP), Chapter 5 - Quality Management, commissioning is the process of verifying that all systems and components of a facility are designed, installed, tested, and maintained according to the owner's operational requirements.

The CMAA defines that:

"The commissioning plan must identify each party's responsibilities, including sequencing, scheduling, documentation, and verification procedures required to confirm that systems perform as intended." Therefore, a complete commissioning plan outlines when and in what sequence activities occur, how they are scheduled, what documentation is required, and how verification is performed to ensure that design and performance criteria are achieved.

References:

CMAA Construction Management Standards of Practice, Chapter 5 - Quality Management, Section:

"Commissioning and Quality Assurance," pp. 55-58.

CMAA CM Study Guide, Quality Management Domain, Objective 5.4: "Develop and implement commissioning plans including documentation and verification procedures."

#### NEW QUESTION # 54

As the owner's rep, a CM is providing on-site construction management services to a municipality for their new design-build city mall project.

The state requires a 40-hour value engineering workshop for all projects over \$10 million. What are the key talking points about the VE process that the CM will highlight to the city's director of public works?

- A. Life cycle and maintenance costs should not be considered.
- B. A multi-discipline review on functions and alternate solutions.
- C. Interface with the design-build team is not needed at this time.
- D. Scope reduction will reduce overall project budget.

**Answer: B**

Explanation:

Value Engineering (VE) is intended to improve value by optimizing the relationship between function, cost, and life-cycle performance. The CM would emphasize that VE is a multi-discipline review of project functions and alternate design solutions to reduce cost without sacrificing essential performance. In a proper VE workshop, participants from multiple disciplines review function, identify alternatives, and propose changes.

The incorrect choices are:

A is wrong because life cycle and maintenance costs should be considered - VE should look beyond initial cost to long-term costs.

C is simplistic: while scope reduction is one possible result, VE is not merely scope cutting but exploring alternatives to maintain functionality at lower cost.

D is incorrect, because interfacing with the design-build team is essential - VE must involve the DB team to ensure proposed changes are implementable and integrated.

#### NEW QUESTION # 55

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