

Top CHFM Questions, Examinations CHFM Actual Questions

CHFM Study Questions

1. What NFPA code is specific to healthcare and establishes criteria for levels of health care services or systems based on risk to the patients, staff, or visitors in health care facilities to minimize the hazards of fire, explosion, and electricity? - answer NFPA 99-2012

What NFPA code deals with those construction, protection, and occupancy features necessary to minimize danger to life from the effects of fire, including smoke, heat, and toxic gases created during a fire? - answer NFPA 101-2012

What NFPA standard specifies how to install, test, and maintain emergency and standby power systems? - answer NFPA 110-2010

Which NFPA standards deal with maintenance of water based fire protection systems? - answer NFPA 25-2011

Which NFPA standard provides requirements to ensure that portable fire extinguishers will work as intended to provide a first line of defense against fires of limited size? - answer NFPA 10-2010

Which NFPA standards deal with inspection and maintenance of smoke dampers and combination fire/smoke dampers both stand alone and in smoke control systems? - answer NFPA 92-2012 The key word was smoke control systems. This standard for Smoke Control Systems, defines requirements for the design, installation, testing, and maintenance of these systems. ... Once these systems have been installed, they must be tested to ensure that they will work properly, and in conjunction with, all other associated fire protection systems.

Which NFPA standard covers the installation, care, and maintenance of many types of fire doors and opening protectives? - answer NFPA 80-2010

How do you determine what year of NFPA code or standard you are held to? I.e. year in effect per CMS adoption - answer Every document other than NFPA 99-2012 and NFPA 1010-2012 must 2012 or next closest older version as they are referenced by the two codes which have been adopted by CMS.

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Medical Professional Certified Healthcare Facility Manager (CHFM) certification exam Sample Questions (Q90-Q95):

NEW QUESTION # 90

Which of the following represents the average power consumed by a single-phase electric motor?

- A. KVA / PF
- **B. KVA x PF**
- C. amps / PF
- D. kW x PF / 1,000

Answer: B

Explanation:

For electrical systems, real power (kW) is obtained by multiplying apparent power (kVA) by the power factor (PF):

$$\text{kW} = \text{kVA} \times \text{PF}$$

This formula gives the average power consumed by a single-phase motor.

C). KVA x PF (Correct): Standard power equation for real power.

A). KVA / PF: Incorrect; dividing by PF would increase kVA, not convert to kW.

B). kW x PF / 1,000: Incorrect; kW already accounts for PF, and the division by 1,000 is irrelevant here.

D). amps / PF: Incomplete and not dimensionally correct.

References:

CHFM Candidate Handbook - Maintenance and Operations domain (electrical fundamentals).

NFPA 70: National Electrical Code (NEC) - Basic power calculation rules.

ASHE/CHFM study materials on motor loads and electrical systems.

NEW QUESTION # 91

The following information is available:

	Building 1	Building 2	Building 3	Building 4
Deferred Maintenance	\$1,200,000	\$200,000	\$25,000	\$900,000
Replacement Cost	\$25,000,000	\$2,500,000	\$600,000	\$10,000,000

Which building has the best overall building condition?

- A. 0
- **B. 1**
- C. 2
- D. 3

Answer: B

Explanation:

To evaluate overall building condition, the Facility Condition Index (FCI) is commonly used. $\text{FCI} = \text{Deferred Maintenance} \div \text{Current Replacement Value}$. A lower FCI indicates better building condition (less deferred maintenance relative to value).

* Building 1: $1,200,000 \div 25,000,000 = 0.048$

* Building 2: $200,000 \div 2,500,000 = 0.080$

* Building 3: $25,000 \div 600,000 = 0.0417$

* Building 4: $900,000 \div 10,000,000 = 0.090$

Building 3 has the lowest FCI (0.0417), which means it has the least deferred maintenance compared to its value and therefore is in the best overall condition.

Incorrect Options:

* Building 1 (0.048) - Good, but not the lowest.

* Building 2 (0.080) - Higher FCI means poorer condition.

* Building 4 (0.090) - Highest FCI of the group.

References:

American Hospital Association (AHA) - CHFM Candidate Handbook: Financial Management domain includes understanding of life-cycle costing, budgeting, and facility condition assessment metrics such as FCI.

ASHE/AHA Guidance: Managing the Facility Portfolio - Defines FCI and its use in capital planning.

CHFM Exam Preparation Guide: Topics include evaluating building condition indices and prioritizing maintenance.

NEW QUESTION # 92

When preparing to open up a newly constructed wing, who is required to survey the new area?

- A. police department
- **B. fire department**
- C. utility department
- D. engineering department

Answer: B

Explanation:

Prior to occupancy of newly constructed healthcare space, the local fire department (or fire marshal) must perform a survey/inspection to ensure compliance with life safety requirements, fire alarm functionality, sprinkler coverage, and egress standards. This is part of code compliance and occupancy approval.

References: NFPA 101 Life Safety Code; The Joint Commission Environment of Care standards.

NEW QUESTION # 93

What is the required fire rating of a door in a 2-hour rated wall assembly?

- A. 2 hours
- B. 1/2 hour
- C. 1 hour
- **D. 1 1/2 hours**

Answer: D

Explanation:

NFPA opening-protective tables specify that doors protecting openings in 2-hour fire-resistance-rated fire barriers are required to have a 1-1/2-hour (90-minute) fire protection rating. This distinction between the wall's fire-resistance rating and the door's fire-protection rating is standard in NFPA 101 and NFPA 80.

References:

NFPA 101: Life Safety Code - Table for opening protective ratings in fire-resistance-rated assemblies.

NFPA 80: Standard for Fire Doors and Other Opening Protectives - Fire door rating requirements for 2-hour barriers.

AHA/CHFM Exam Content Outline - Compliance domain (Life Safety Code requirements).

NEW QUESTION # 94

According to The Joint Commission Emergency Management Standards, a facility must

- A. provide utilities, equipment, and supplies in order to maintain operations for 96 hours.
- **B. evaluate capabilities and response efforts for the organization to maintain operations for 96 hours.**
- C. maintain inventories of critical supplies in sufficient quantities to maintain operations for 96 hours.
- D. establish agreements with utility, equipment, and supply vendors to provide support in order to maintain operations for 96 hours.

Answer: B

Explanation:

The Joint Commission Emergency Management Standards require organizations to evaluate their capabilities and plan for how they would maintain operations during an emergency for up to 96 hours. This does not mandate stockpiling or guaranteeing resources for that duration, but rather ensuring that the facility has assessed its resources, strategies, and agreements to maintain patient care and safety during prolonged emergency conditions.

Incorrect Options:

A and B: Maintaining actual supplies/utilities for 96 hours is not specifically required.

C: Agreements with vendors may be part of the plan but are not the mandated standard.

References:

The Joint Commission: Emergency Management (EM) Standards - 96-hour sustainment requirement.

AHA/ASHE CHFM Review Materials - Compliance domain: Emergency preparedness and response.

CHFM Candidate Handbook - Compliance domain outlines emergency management as a tested area.

NEW QUESTION # 95

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