

Sample Florida CAM Practice Questions

1. Part V of The Condominium Act gives which of the following the power to enforce and ensure compliance with this law?
 - A. The Department of State.
 - B. The directors of the association.
 - C. The Division of Florida Condominiums, Time Shares, and Mobile Homes.
 - D. The Clerk of the Circuit Court.

2. Mandatory homeowners' associations are regulated by provisions of which Florida statute?
 - A. 648, F.S.
 - B. 720, F.S.
 - C. 721, F.S.
 - D. 735, F.S.

3. In a condominium association, the board must provide the members notice of a board meeting at least:
 - A. 20 days in advance.
 - B. 48 hours in advance.
 - C. Five days in advance.
 - D. 14 days in advance

4. The easements and common elements of a condominium are established in the:
 - A. Florida Administrative Code.
 - B. Articles of incorporation.
 - C. Bylaws.
 - D. Declaration.

5. Vacancies on the board may be filled by:
 - A. Only a majority of the association membership voting at the annual meeting.
 - B. Only a majority of the board at a valid board meeting.
 - C. The remaining board even if less than a majority.
 - D. Any volunteering owner or designee of an unwilling owner.

6. The special accounting requirements for cooperatives involving compiled, reviewed, or audited financial statements would apply to:
 - A. An association containing 50 units or less.
 - B. An association having a budget of \$100,000 or less.
 - C. An association with a \$175,000 budget.
 - D. All associations within 90 days of the end of their accounting year.

7. In condominiums and cooperatives, which of the following budgetary line items would be excluded from the calculation used in determining the percentage of budget increase for purposes of determining the 115% increase in operating assessments?
- A. Management fees.
 - B. Utility expenses.
 - C. State registration fees.
 - D. Reserves for capital improvements.
8. Insurance in Florida is regulated by the:
- A. FDIC
 - B. Department of State.
 - C. Florida Department of Financial Services.
 - D. F.R.E.C.
9. Any maintenance or management contract entered into by a condominium association must identify all but which of the following?
- A. The cost of any services provided.
 - B. Any relationship with the developer.
 - C. The services provided.
 - D. The number of residents served.
10. A violation of a rule of an association may not be enforceable if the board doesn't act in a timely manner to correct the situation based on the principal of:
- A. Equitable estoppel.
 - B. Corporate justice.
 - C. Condemnation.
 - D. Easement.

Answers to Sample Florida CAM Practice Questions

1. C
2. B
3. B
4. D
5. C
6. C
7. D
8. C
9. D
10. A

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