

# Florida Building Contractor Business/Finance Practice Exam (Sample)

## Study Guide



**Everything you need from our exam experts!**

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# Introduction

Preparing for a certification exam can feel overwhelming, but with the right tools, it becomes an opportunity to build confidence, sharpen your skills, and move one step closer to your goals. At Examzify, we believe that effective exam preparation isn't just about memorization, it's about understanding the material, identifying knowledge gaps, and building the test-taking strategies that lead to success.

This guide was designed to help you do exactly that.

Whether you're preparing for a licensing exam, professional certification, or entry-level qualification, this book offers structured practice to reinforce key concepts. You'll find a wide range of multiple-choice questions, each followed by clear explanations to help you understand not just the right answer, but why it's correct.

The content in this guide is based on real-world exam objectives and aligned with the types of questions and topics commonly found on official tests. It's ideal for learners who want to:

- Practice answering questions under realistic conditions,
- Improve accuracy and speed,
- Review explanations to strengthen weak areas, and
- Approach the exam with greater confidence.

We recommend using this book not as a stand-alone study tool, but alongside other resources like flashcards, textbooks, or hands-on training. For best results, we recommend working through each question, reflecting on the explanation provided, and revisiting the topics that challenge you most.

**Remember:** successful test preparation isn't about getting every question right the first time, it's about learning from your mistakes and improving over time. Stay focused, trust the process, and know that every page you turn brings you closer to success.

Let's begin.

# How to Use This Guide

**This guide is designed to help you study more effectively and approach your exam with confidence. Whether you're reviewing for the first time or doing a final refresh, here's how to get the most out of your Examzify study guide:**

## **1. Start with a Diagnostic Review**

**Skim through the questions to get a sense of what you know and what you need to focus on. Your goal is to identify knowledge gaps early.**

## **2. Study in Short, Focused Sessions**

**Break your study time into manageable blocks (e.g. 30 - 45 minutes). Review a handful of questions, reflect on the explanations.**

## **3. Learn from the Explanations**

**After answering a question, always read the explanation, even if you got it right. It reinforces key points, corrects misunderstandings, and teaches subtle distinctions between similar answers.**

## **4. Track Your Progress**

**Use bookmarks or notes (if reading digitally) to mark difficult questions. Revisit these regularly and track improvements over time.**

## **5. Simulate the Real Exam**

**Once you're comfortable, try taking a full set of questions without pausing. Set a timer and simulate test-day conditions to build confidence and time management skills.**

## **6. Repeat and Review**

**Don't just study once, repetition builds retention. Re-attempt questions after a few days and revisit explanations to reinforce learning. Pair this guide with other Examzify tools like flashcards, and digital practice tests to strengthen your preparation across formats.**

**There's no single right way to study, but consistent, thoughtful effort always wins. Use this guide flexibly, adapt the tips above to fit your pace and learning style. You've got this!**

## Questions

- 1. What should happen if work is required that was not included in the original contract?**
  - A. The contractor should perform the work regardless**
  - B. The contractor can refuse the request**
  - C. A change order should be created**
  - D. No action is needed**
- 2. Workers under the age of what cannot work in hazardous occupations?**
  - A. 16**
  - B. 17**
  - C. 18**
  - D. 21**
- 3. Who is primarily responsible if a building code violation is found after project completion?**
  - A. Only the contractor**
  - B. Only the architect**
  - C. Contractor and architect**
  - D. The client**
- 4. What does a "complete agreement" clause in a contract imply?**
  - A. The contractor and owner are bonded by external documents**
  - B. The contractor and owner are bound by the exact words of the document**
  - C. The contractor retains the right to amend the contract**
  - D. Only agreed terms are enforceable**
- 5. What type of account does Unearned Revenues represent?**
  - A. Asset**
  - B. Liability**
  - C. Equity**
  - D. Revenue**

- 6. Contractors are allowed how many attempts within four years to pass all portions of the examinations?**
- A. Two attempts**
  - B. Three attempts**
  - C. Four attempts**
  - D. Five attempts**
- 7. What represents the residual interest in the assets of a company after deducting liabilities?**
- A. Net income**
  - B. Net worth**
  - C. Shareholder equity**
  - D. Working capital**
- 8. What is required in order to obtain a building permit?**
- A. Paying a fee**
  - B. Filling out an application**
  - C. Submitting a blueprint**
  - D. Attending a workshop**
- 9. Most negotiated construction contracts are typically based on which payment method?**
- A. Fixed price**
  - B. Cost plus fee**
  - C. Unit price**
  - D. Time and materials**
- 10. What does 'liquidated damages' refer to in contract terms?**
- A. A fee paid to subcontractors for early completion**
  - B. A predetermined amount of money that must be paid as compensation for breach of contract**
  - C. A penalty for failure to adhere to project guidelines**
  - D. A financial reward for exceeding project expectations**



## **Answers**

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

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## **Explanations**

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**1. What should happen if work is required that was not included in the original contract?**

- A. The contractor should perform the work regardless**
- B. The contractor can refuse the request**
- C. A change order should be created**
- D. No action is needed**

If work is required that was not included in the original contract, creating a change order is the appropriate course of action. A change order is a formal document that outlines modifications to the original contract, including additional work, changes in pricing, or adjusted timelines. This process is vital for several reasons. First, it ensures that both the contractor and the client are in agreement about the new tasks and the compensation for those tasks, which helps avoid misunderstanding or disputes later on. Secondly, a change order serves to document the changes to the contract officially, maintaining a clear record for all parties involved. This adherence to proper contractual procedures is essential for managing project scopes, timelines, and budgets effectively, ensuring that the project proceeds smoothly without confusion about what work was agreed upon.

**2. Workers under the age of what cannot work in hazardous occupations?**

- A. 16**
- B. 17**
- C. 18**
- D. 21**

The correct answer is based on regulations set forth by the Fair Labor Standards Act (FLSA) and child labor laws. According to these guidelines, individuals under the age of 18 are prohibited from working in hazardous occupations. This is put in place to protect the safety and well-being of young workers, recognizing that they may not yet have the physical or mental maturity to handle dangerous tasks that could lead to injury or even death. Hazardous occupations are defined to include jobs that involve significant risks, such as operating heavy machinery, exposure to hazardous chemicals, or working in environments that pose a threat to health and safety. The age restriction helps ensure that only those who have attained a certain level of maturity can engage in such potentially risky work. In contrast, options mentioning ages below 18 do not align with the regulations, as workers aged 16 or 17 are legally permitted to take on non-hazardous roles, but they cannot engage in work that is classified as hazardous until they reach the age of 18. Therefore, understanding these labor laws is crucial for compliance and the safety of younger individuals entering the workforce.

**3. Who is primarily responsible if a building code violation is found after project completion?**

- A. Only the contractor**
- B. Only the architect**
- C. Contractor and architect**
- D. The client**

In the context of building code violations found after project completion, the responsibility typically lies with both the contractor and the architect. The contractor is responsible for executing the construction work in accordance with the building plans and the applicable codes. This includes ensuring the quality of workmanship and adherence to safety regulations during the construction phase. On the other hand, the architect plays a crucial role in the design process and is responsible for making sure that the plans comply with local building codes and regulations. If there are discrepancies or violations stemming from either the construction methods or the design documentation, both parties can be held accountable. Clients or owners of the project may bear some responsibility, particularly if they made requests that led to code violations or if they did not vet the contractor or architect properly. However, the primary liability typically resides with the professionals directly involved in the execution and design of the project, thus making them jointly responsible.

**4. What does a "complete agreement" clause in a contract imply?**

- A. The contractor and owner are bonded by external documents**
- B. The contractor and owner are bound by the exact words of the document**
- C. The contractor retains the right to amend the contract**
- D. Only agreed terms are enforceable**

A "complete agreement" clause in a contract, commonly referred to as an integration clause, indicates that the written document represents the final and complete expression of the agreement between the parties involved. This means that any previous discussions, negotiations, or documents that are not included in the written contract hold no legal weight. When it states that the contractor and owner are bound by the exact words of the document, it reinforces the principle that the contract should be interpreted solely based on what is written within it, without reference to external agreements or discussions not included in the final text. This is crucial in construction contracts, as it provides clarity and reduces ambiguity about the parties' intentions and obligations. The other options do not accurately reflect the purpose of a complete agreement clause. For instance, the option about being bonded by external documents contradicts the very purpose of such a clause, which is to limit binding obligations to what is expressly stated in the contract. The option regarding the right to amend the contract misrepresents the intent of a complete agreement clause, as typically, such amendments would also require written consent and should be incorporated into the contract itself. Lastly, the idea that only agreed terms are enforceable does not encapsulate the essence of a complete agreement clause, which emphasizes

**5. What type of account does Unearned Revenues represent?**

- A. Asset
- B. Liability**
- C. Equity
- D. Revenue

Unearned Revenues represent a liability because it reflects money received by a business for goods or services that have not yet been delivered or performed. When a business receives payment upfront, it incurs an obligation to fulfill that commitment in the future. This means the company has a responsibility to provide the promised product or service, and until it does so, the payment is classified as a liability on the balance sheet. As the business delivers the goods or services, it recognizes the revenue, thus decreasing the liability. This distinction is important in accounting as it ensures that revenue is recognized in accordance with the revenue recognition principle, which states that revenue should be recorded when it is earned, not necessarily when payment is received. Understanding the nature of unearned revenues helps in accurately reflecting a company's financial position.

**6. Contractors are allowed how many attempts within four years to pass all portions of the examinations?**

- A. Two attempts
- B. Three attempts
- C. Four attempts**
- D. Five attempts

In Florida, contractors are allowed a total of four attempts within a four-year period to pass all portions of the examinations required for licensure. This regulation is in place to ensure that candidates have adequate opportunities to successfully demonstrate their knowledge and skills necessary for the profession. The four-attempt rule encourages thorough preparation and study, while also providing enough flexibility for candidates who may need multiple tries to pass the exams. This structure is designed to balance the rigorous standards of the contracting profession with the recognition that individuals may need time and experience to succeed.

**7. What represents the residual interest in the assets of a company after deducting liabilities?**

**A. Net income**

**B. Net worth**

**C. Shareholder equity**

**D. Working capital**

The correct answer is the term that refers to the residual interest in the assets of a company after deducting liabilities, which is known as shareholder equity. This concept is essential in understanding a company's financial position since it indicates the value that remains for the company's owners after all obligations have been settled. Shareholder equity is calculated using the formula: total assets minus total liabilities. This value indicates how much of the company's resources are funded by its owners as opposed to its creditors. It includes items such as common stock, preferred stock, additional paid-in capital, and retained earnings. While net worth could suggest a similar concept, it may imply a broader or personal financing view and does not specifically pertain to a company's equity structure. Working capital, on the other hand, refers to the difference between current assets and current liabilities, providing insight into a company's short-term financial health rather than its long-term value after settling debts. Net income reflects profitability over a specific period but does not capture the overall equity position of the company. Therefore, shareholder equity best encapsulates the residual interest aspect in a company's assets after liabilities are accounted for.

**8. What is required in order to obtain a building permit?**

**A. Paying a fee**

**B. Filling out an application**

**C. Submitting a blueprint**

**D. Attending a workshop**

To obtain a building permit, one of the primary requirements is filling out an application. The application serves as a formal request for permission to begin construction or renovation work on a property. It allows the relevant authorities to gather essential information about the proposed project, including details about the location, scope of work, and compliance with local regulations and building codes. In addition to the application, there are often accompanying documents needed, such as plans or blueprints of the proposed work, which help the authorities assess the project's compliance with safety and zoning requirements. However, the act of filling out the application is fundamental as it initiates the permitting process and formally puts forth the request for approval. While paying a fee is typically associated with obtaining a permit, and submitting blueprints may be necessary, these actions are often contingent upon first completing the application. Attending a workshop may provide valuable information about the permitting process but is not a requirement for obtaining the permit itself.

**9. Most negotiated construction contracts are typically based on which payment method?**

- A. Fixed price
- B. Cost plus fee**
- C. Unit price
- D. Time and materials

Negotiated construction contracts are typically based on the cost plus fee payment method because this arrangement allows for flexibility and collaboration between the contractor and the client. In a cost plus fee contract, the contractor is reimbursed for all legitimate project costs incurred during construction, such as materials, labor, and overhead. Additionally, the contractor receives a fee, which may be a fixed percentage of the costs or a predetermined amount. This type of contract is particularly suited for projects where the scope is not fully defined at the outset or for complex projects with uncertain costs, as it encourages more open communication regarding expenses and allows for adjustments as the project progresses. Clients may find this method beneficial because it aligns the contractor's incentives with the project's success; however, it requires trust that the contractor will manage costs wisely. This makes the cost plus fee method common in negotiated contracts, as both parties can agree on a fair approach without the rigidity of fixed pricing or unit pricing systems.

**10. What does 'liquidated damages' refer to in contract terms?**

- A. A fee paid to subcontractors for early completion
- B. A predetermined amount of money that must be paid as compensation for breach of contract**
- C. A penalty for failure to adhere to project guidelines
- D. A financial reward for exceeding project expectations

The correct choice defines 'liquidated damages' as a predetermined amount of money that must be paid as compensation for breach of contract. This concept is critical in contract law, particularly in construction contracts, where timely completion is essential. Liquidated damages are established at the time the contract is formed and serve as a way to quantify the financial losses that may arise if the contract terms are not met, particularly regarding deadlines. This arrangement provides clarity and predictability for both parties involved. It helps avoid lengthy disputes by specifying the amount of compensation due in the event of a breach, thus eliminating the need to prove actual damages that might be difficult to calculate later. The predefined nature of liquidated damages gives both the contractor and the client a clear expectation of the consequences of delays, promoting accountability and adherence to project schedules. Understanding this term is fundamental for contractors as it influences project planning and risk management. It is crucial to establish reasonable liquidated damages, as excessively high amounts could be deemed punitive and may not be enforceable in a court of law.



## Next Steps

**Congratulations on reaching the final section of this guide. You've taken a meaningful step toward passing your certification exam and advancing your career.**

**As you continue preparing, remember that consistent practice, review, and self-reflection are key to success. Make time to revisit difficult topics, simulate exam conditions, and track your progress along the way.**

**If you need help, have suggestions, or want to share feedback, we'd love to hear from you. Reach out to our team at [hello@examzify.com](mailto:hello@examzify.com).**

**Or visit your dedicated course page for more study tools and resources:**

**<https://floridabuildingcontractor.examzify.com>**

**We wish you the very best on your exam journey. You've got this!**