

**B. A. (FACILITY AND SERVICES
MANAGEMENT) (BAFSM)
Term-End Examination
June, 2026**

**BFO-004 : BUILDING SERVICES AND
MAINTENANCE-II**

Time : 3 Hours

Maximum Marks : 100

Note : (i) Answer any **five** questions in about
600 words each.

(ii) All questions carry equal marks.

1. What is an elevator ? Briefly describe the components of an elevator. 20
2. What are the major components of Vapour Compression Refrigeration Cycle ? Explain each. 20

3. What are the functions of Maintenance department ? Briefly describe each. 20
4. Write short notes on any *four* of the following : 4×5= 20
- (a) Industrial Air-conditioning
 - (b) Artificial Ventilation
 - (c) Refrigerant
 - (d) Bib Tap and Stop Cock
 - (e) Flushing Cistern
5. What do you mean by standardization ? Briefly explain why standardization is required. 20
6. What do you mean by 5S KAIZEN ? Briefly explain each. 20
7. What are the various types of defects of timber due to fungi attack ? Explain each. 20
8. What do you mean by traps in sanitary fitting ? Describe Floor Trap. 20

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9. Classify cracks ? Briefly explain each with examples. 20
10. Briefly explain the preventive measures to be taken during construction stage to prevent dampness in a building. 20

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