

of weeds made pursuant to this chapter, the weed commissioner ~~or the deputies may, subsequent to the time after service of the notice provided for in section 317.6 enter~~ do any of the following:

a. ~~Enter upon the land and as cause provided in section 317.6 and provide for the destruction of the weeds to be destroyed, or may impose as provided in section 317.6.~~

b. Impose a maximum penalty of a ten dollar fine for each day, up to ten days, that the owner or person in possession or control of the land fails to comply. If a penalty is imposed and the owner or person in possession or control of the land fails to comply, the weed commissioner shall cause the weeds to be destroyed.

2. If the weed commissioner enters the land and causes the weeds to be destroyed, the actual cost and expense of cutting, burning or otherwise destroying the weeds, along with the cost of servicing providing notice and special meetings or proceedings, if any, shall be paid by the county and, together with the additional assessment to apply toward costs of supervision and administration, be recovered by an assessment against the tract of real estate on which the weeds were growing, as provided in section 317.21. Any fine imposed under this section shall be recovered by a similar assessment.

Approved April 19, 2005

CHAPTER 40

REAL ESTATE BROKERAGE AGREEMENTS

H.F. 375

AN ACT relating to the duties imposed on a real estate broker by a brokerage agreement.

Be It Enacted by the General Assembly of the State of Iowa:

Section 1. Section 543B.5, subsection 7, Code 2005, is amended to read as follows:

7. "Brokerage agreement" means a contract between a broker and a client which establishes the relationship between the parties as to the brokerage services to be performed and contains the provisions required in section 543B.56A.

Sec. 2. NEW SECTION. 543B.56A BROKERAGE AGREEMENTS — CONTENTS.

A brokerage agreement shall specify that the broker shall, at a minimum, do all of the following:

1. Accept delivery of and present to the client offers and counteroffers to buy, sell, rent, lease, or exchange the client's property or the property the client seeks to purchase or lease.

2. Assist the client in developing, communicating, negotiating, and presenting offers or counteroffers until a rental agreement, lease, exchange agreement, offer to buy or sell, or purchase agreement is signed and all contingencies are satisfied or waived and the transaction is completed.

3. Answer the client's questions relating to the brokerage agreements, listing agreements, offers, counteroffers, notices, and contingencies.

4. Provide prospective buyers access to listed properties.

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