

1-1 By: Zaffirini S.B. No. 985
 1-2 (In the Senate - Filed March 1, 2013; March 12, 2013, read
 1-3 first time and referred to Committee on Intergovernmental
 1-4 Relations; April 2, 2013, reported favorably by the following
 1-5 vote: Yeas 5, Nays 0; April 2, 2013, sent to printer.)

1-6 COMMITTEE VOTE

	Yea	Nay	Absent	PNV
1-7 Hinojosa	X			
1-8 Nichols	X			
1-9 Garcia	X			
1-10 Paxton	X			
1-11 Taylor	X			

1-13 A BILL TO BE ENTITLED
 1-14 AN ACT

1-15 relating to authorizing broker agreements for the sale of real
 1-16 property by certain municipalities.

1-17 BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF TEXAS:

1-18 SECTION 1. Chapter 253, Local Government Code, is amended
 1-19 by adding Section 253.014 to read as follows:

1-20 Sec. 253.014. BROKER AGREEMENTS AND FEES FOR SALE OF REAL
 1-21 PROPERTY BY HOME-RULE MUNICIPALITY. (a) In this section, "broker"
 1-22 means a person licensed as a broker under Chapter 1101, Occupations
 1-23 Code.

1-24 (b) The governing body of a home-rule municipality may
 1-25 contract with a broker to sell a tract of real property that is
 1-26 owned by the municipality.

1-27 (c) The governing body may pay a fee if a broker produces a
 1-28 ready, willing, and able buyer to purchase a tract of real property.

1-29 (d) If a contract is made under Subsection (b) with a broker
 1-30 to list the tract of real property for sale for at least 30 days with
 1-31 a multiple-listing service, the governing body on or after the 30th
 1-32 day after the date the property is listed may sell the tract of real
 1-33 property to a ready, willing, and able buyer who is produced by any
 1-34 broker using the multiple-listing service and who submits the
 1-35 highest cash offer.

1-36 (e) The governing body may sell a tract of real property
 1-37 under this section without complying with the public auction
 1-38 requirements prescribed by Section 253.008 or other law or the
 1-39 notice and bidding requirements prescribed by Section 272.001 or
 1-40 other law.

1-41 SECTION 2. This Act takes effect immediately if it receives
 1-42 a vote of two-thirds of all the members elected to each house, as
 1-43 provided by Section 39, Article III, Texas Constitution. If this
 1-44 Act does not receive the vote necessary for immediate effect, this
 1-45 Act takes effect September 1, 2013.

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