

THE GENERAL ASSEMBLY OF PENNSYLVANIA

HOUSE BILL
No. 1958 Session of
1981

INTRODUCED BY PERZEL, GANNON, SALVATORE, MORRIS, J. L. WRIGHT,
SWEET AND COHEN, OCTOBER 13, 1981

REFERRED TO COMMITTEE ON BUSINESS AND COMMERCE,
OCTOBER 13, 1981

AN ACT

1 Amending the act of February 19, 1980 (P.L.15, No.9), entitled
2 "An act establishing the State Real Estate Commission and
3 providing for the licensing of real estate brokers and
4 salesmen," providing for negotiable commissions.

5 The General Assembly of the Commonwealth of Pennsylvania
6 hereby enacts as follows:

7 Section 1. The act of February 19, 1980 (P.L.15, No.9),
8 known as the "Real Estate Licensing Act," is amended by adding a
9 section to read:

10 Section 606. Negotiable commissions.

11 (a) Any listing agreement for the sale of a dwelling unit of
12 from one to four families or interest therein, or in any
13 contract for such sale if there is no listing agreement, shall
14 contain in print larger than the predominant size print in the
15 writing, the language:

16 "As seller you have the right to individually reach an
17 agreement on any fee, commission or other valuable
18 consideration with any broker. No fee, commission or other

1 consideration has been fixed by any governmental authority or
2 by any trade association or multiple listing service."

3 (b) Nothing herein is intended to prohibit an individual
4 broker from independently establishing a policy regarding the
5 amount of fee, commission or other valuable consideration to be
6 charged in transactions by him.

7 (c) Currently licensed brokers shall have until December 31,
8 1982 to bring all listing agreements and contracts into
9 compliance with this section.

10 Section 2. This act shall take effect immediately.