

**BEFORE THE IOWA REAL ESTATE COMMISSION  
1920 SE HULSIZER  
ANKENY, IOWA**

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<b>IN RE:</b>	)	
	)	<b>CASE NUMBER: 07-043</b>
<b>Lori L. Means</b>	)	
<b>Salesperson (S38936)</b>	)	
<b>Homestyle Enterprises</b>	)	<b>COMBINED STATEMENT OF</b>
<b>700 South Elm Street, Ste B</b>	)	<b>CHARGES, INFORMAL</b>
<b>Creston, Iowa 50801</b>	)	<b>SETTLEMENT AGREEMENT,</b>
	)	<b>CONSENT ORDER IN A</b>
<b>Respondent.</b>	)	<b>DISCIPLINARY CASE</b>

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The Iowa Real Estate Commission (Commission) and **Lori L. Means** (Respondent) enter into this Combined Statement of Charges, Informal Settlement Agreement, and Consent Order in a Disciplinary Case (Order) pursuant to Iowa Code Sections 17A.10(1) and 272C.3(4) (2005).

1. The Commission issued the Respondent real estate salesperson license number S38936 on July 23, 1998. At all times relevant to this matter, the Respondent was a licensed real estate salesperson, assigned to Carol John Realty, a licensed real estate firm, license number (F02568) in Creston, Iowa.

2. The Commission has jurisdiction of this disciplinary matter pursuant to Iowa Code chapters 17A, 272C, and 543B (2005). Licenses issued by the Commission are subject to the laws of the State of Iowa and to the administrative rules of the Commission.

**STATEMENT OF CHARGES**

COUNT I

3. The Respondent is charged with having been convicted of forgery, embezzlement, obtaining money under false pretenses, theft, extortion, conspiracy to defraud, or other similar offense, or of any crime involving moral turpitude in a court of competent jurisdiction in this state, or in any other state, territory, or district of the United States in violation of Iowa Code sections 543B.15(3), 543B.29(5), and/or 272C.10(5) (2005). See 193E Iowa Admin. Code §§ 18.2(1) & (4).

CIRCUMSTANCES

4. The Respondent, while actively licensed as a real estate salesperson, was charged with Theft in the 2<sup>nd</sup> Degree, a Class "D" Felony by conspiring with another to obtain the beneficial use of property of another by deception.

5. Said charges were a result of a criminal investigation conducted by the Creston Police Department commencing in June of 2006.

6. Pursuant to the terms of a negotiated plea agreement, the Respondent ultimately pled guilty on February 2, 2007 in the Iowa District Court for Union County to a lesser charge of Accessory to a Felony, an Aggravated Misdemeanor.

### **SETTLEMENT AGREEMENT**

7. Respondent admits each and every allegation in the above-stated Statement of Charges.

8. Respondent acknowledges that she has a right to receive notice of the above-stated charges and to request a hearing before the Commission on the merits of the charges. By freely and voluntarily entering into this Order, the Respondent waives her right to notice and a hearing and all attendant rights, including the right to seek judicial review. This Order constitutes discipline against the Respondent, and is the final agency order in this contested case pursuant to Iowa Code section 17A.10 and 193 Iowa Administrative Code 7.4.

9. Respondent agrees that the State's attorney and/or Commission staff may present this Order to the Commission and may have *ex parte* communications with the Commission while presenting it. Respondent waives any right of notice of this meeting or any right that the Respondent might have to participate in the discussion of this Order among the Commission, the Commission staff and the State's attorney.

10. This Order shall be part of the permanent record of Respondent and shall be considered by the Commission in determining the nature and severity of any future disciplinary action to be imposed in the event of any future violations of the laws and rules governing the practice of real estate by the Respondent.

11. Failure to comply with the terms of this Order shall be prima facie evidence of a violation of Iowa Code sections 543B.29(3), 543B.34(2) and 272C.3(2)(a) (2005) and shall be grounds for further disciplinary action. However, no action may be taken against the Respondent for violations of this Order without a hearing, or waiver of hearing.

12. This Order is not binding on the Iowa Real Estate Commission until it has been formally approved by a majority of the Commission members.

(a) In the event that this Order is rejected by the Commission it shall be of no force or effect to either party and it shall not be admissible for any purpose in further proceedings in this matter.

(b) If the Commission approves this Order, it shall fully dispose of all issues in this case.

13. Upon acceptance by both the Commission and Respondent, this Combined Statement of Charges, Informal Settlement and Consent Order shall be a public record available for

inspection and copying in its entirety in accordance with the requirements of Iowa Code chapter 22 (2005).

**CONSENT ORDER**

**IT IS THEREFORE ORDERED:**

14. REPRIMAND. Pursuant to 193E Iowa Administrative Code section 18.14(1)(j), the Respondent is reprimanded.

15. SUSPENSION. The Respondent's real estate salesperson license shall be suspended for a period of ninety (90) consecutive days, and stayed for all but thirty (30) days, commencing upon the date on which the Commission accepts and approves this Order.

16. PROBATION. The Respondent shall be placed on probation for a period 180 calendar days. The probationary period will commence immediately upon completion of the ninety (90) day suspension.

17. EDUCATION. The Respondent shall attend the Commission approved twelve (12) hour course "Developing Professionalism and Ethical Practices." These hours shall be in addition to any real estate continuing education required by law for license renewal. The original certificate of attendance must be submitted to the Iowa Real Estate Commission within twelve (12) months of the signing of this agreement by the Commission and must come under a cover letter addressed to the Commission's Executive Officer and refer to case 07-043.

18. FUTURE COMPLIANCE. The Respondent shall at all future times fully and promptly comply with all pertinent Orders of the Commission and the statutes and Commission rules regulating the practice of real estate.

**WHEREFORE**, the terms of this Combined Statement of Charges, Informal Settlement Agreement, and Consent Order are agreed to and accepted by the Iowa Real Estate Commission and the Respondent.

**FOR THE RESPONDENT:**

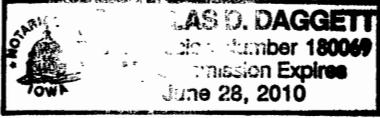
Voluntarily agreed to and accepted by Lori L. Means on this 14 day of August, 2007.

  
LORI L. MEANS, Respondent

State of Iowa )

County of UNION )

Signed and sworn to before me on this 14 day of July, 2007, by



Notary Public, State of Iowa

Printed Name: Douglas D. Daggett 180069

My Commission Expires: June 28, 2010

**FOR THE COMMISSION:**

Voluntarily agreed to and accepted by the **IOWA REAL ESTATE COMMISSION** on this 11<sup>th</sup> day of OCTOBER, 2007.

**JAMES E. HUGHES**, Chair  
Iowa Real Estate Commission