



City Clerk Council and Public Services <clerk.cps@lacity.org>

Fwd: STR Ordinance - EMERGENCY

1 message

Anna Martinez <anna.martinez@lacity.org>
To: Clerk Council and Public Services <Clerk.CPS@lacity.org>

Tue, Nov 5, 2019 at 12:46 PM

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From: **Justin Loeb** <justinloeb@gmail.com>
Date: Tue, Nov 5, 2019 at 12:43 PM
Subject: STR Ordinance - EMERGENCY
To: <CityClerk@lacity.org>
Cc: <cd4.issues@lacity.org>

Office of the City Clerk
[200 N. Spring Street](#)
City Hall - Room 360
Los Angeles, CA 90012

November 1, 2019

RE: ORDINANCE 018 (CF 14-1635-S2)
CITY FILE: 18-1245 and/or 18-1245

Dear Office of the City Clerk,

As we are all aware by now, the new city ordinance concerning STRs in Los Angeles is provoking a great reaction, raising very legitimate concerns on both sides of the issue. I attended the LA CITY PLANNING Home-Sharing Informational Session on October 23 in North Hollywood to get a clearer understanding of how the ordinance will affect hosts like me and what I can do to remain a host. To put it bluntly, I am devastated and heart broken by the full effect of the ordinance, as it disqualifies me from hosting because the 'fourplex' in which I live was constructed in 1924.

This ordinance will be very consequential for me and my family in ways that will *never contribute to the greater good*. I am extremely disappointed that in an effort to stop the small number of investors abusing the platform, making life difficult for neighbors, and taking inventory off the market, the city has set into motion laws that effect people like me who only wish to host part time, but depend on this income nonetheless. In summary, I use the platform to supplement the unaffordable housing *that I already live in*.

I lost my job of four years earlier in the summer when my company shut down the west coast office. **Income from my STR is literally my only source of income.** I have been actively interviewing and searching for work in my field, but I have yet to receive an offer. Hosting an STR is literally *the only thing keeping a roof over my family's head*.

I only rent the extra bedroom part time on platforms like AirBnB two weekends a month, usually less than 10 days total. I don't do this full-time, *I don't even leave the property*. There is currently no hope of me being able to afford this apartment without this income. Up until now, because of my STR, I get to live with my son and provide him the safety and privacy that he deserves in a stable and comfortable environment without disrupting his life.

The housing crisis in Los Angeles is unsustainable, a true emergency that requires radical action on the part of State and local government. But using an STR to supplement a dramatic loss of income and provide my child with his own habitable space is not driving people in to the streets. **I did not create this crisis, but now this ordinance will make me a victim of it.** The boom of new housing that has appeared in Hollywood along metro stops, while seemingly creating a dearth of inventory to drive rent down, has universally classified mixed use luxury units, where Studios start at \$3,000 and 2 bdrms like mine rent for over \$6,000 (more than a mortgage on a million dollar home). Where are we to go?

I understand that certain issues related to the broad application of RSOs are being reviewed. That is encouraging. But this is much more urgent for me. If I cannot host my part-time STR, I will be forced out of my apartment. How does that help anybody? As a renter in an older building, dependent on the STR to supplement loss of income, I am literally be driven into the street by City Hall.

Please forward this to any and all it may concern. This ordinance is too broad and hurts needy people just trying to make ends meet. I want everyone to be housed, especially my family.

Best regards,

Justin Loeb

(310) 210-4414

CC: David Ryu