

Andres Ariza  
1357 Vienna Way Venice, CA 90291

June 4, 2015

Re: **Council File #14-1635-S2**

Dear Council Member Bonin,

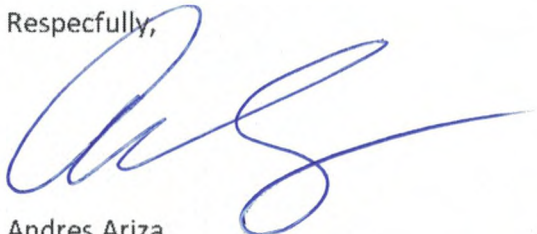
I have been a Venice resident and homeowner since 1991 and have owned and sold a few homes in our community throughout the years. I currently live with my daughter and son in the home that I purchased over 12 years ago. I was fortunate that our home is a legal duplex and we have relied very heavily on the rental income that it produces. When the real estate market crashed several years ago, we were in a difficult situation and almost lost our home. I have come through the experience with some scares but fortunate to have kept my home. I continue to work from home and while Venice has changed drastically throughout the years, I am a true Venetian.

I have heard many arguments about the negative effects of short term vacation rentals on neighborhoods and while I understand the concerns, I can assure you that this has NOT been my experience. Venice has seen a staggering increase in property values which have been driven by a constant demand for new high end homes. The steady stream of high end buyers has not subsided and shows no signs of slowing. While this change can be seen as positive by some and negative by others, the community is different.

I have been fortunate to host guests from all around the world who are intrigued and curious about our Venice community. There is tremendous interest because of all of the great things Venice has to offer from shopping to world class food. My guests have all been a part of the economic driver of our community as they shop and dine locally. They are here because of their desire to be here and for the most part they become unofficial ambassadors of our community once they return to their own communities.

I am a proud member of my community and look forward to living here for years to come.

Respectfully,



Andres Ariza