

## Communication from Public

**Name:** Jared Eberhardt

**Date Submitted:** 10/28/2019 07:25 PM

**Council File No:** 18-1245

**Comments for Public Posting:** I have emailed and called the PLUM committee about this several times now and gotten the feeling my message was never heard, found child care to go to meetings only to find them cancelled. When I found out that there were thousands of other people like us with the same issue I understand why it's been tough to get back to everyone. LONG STORY SHORT: We are mom and pop AIRBNB hosts renting out half of our RSO house and we think that the law should not apply to RSO duplexes. The biggest issue I have with the new ordinance is that you are going from unlimited to 0 nearly overnight. We depend on this as income and it's going to us take time to recover, if we even can. Also, the justification I've gotten for the new is anecdotal at best. The law seems to be all about preventing a guy in Venice from turning an apartment building into a hotel, and not based on research and data regarding all the thousands of small time operators like us. The whispers of the Hotel lobbyist's involvement in the process has been very unsettling as well. LONG STORY LONG: After three years of AIRBNBing, we are now dependent upon our AIRBNB business in our second unit to cover our overhead when work is slow. We invested in nice modern and vintage furniture and we offer a premium curated place to stay and experience our neighborhood, we have built it up to a \$7000/month revenue stream that will be sorely missed come November 1. My love for LA started when friend living in Silverlake convinced me back in 1999 that I needed to pick up my like in Salt Lake City and move it out west. It took a few years to make it happen, but now that I'm here I'm very happy to be a part of the community. With the high cost of living it took nearly 10 years to save up enough money to finally buy a home here, I honestly didn't think I'd ever be able to pull it off, but I had a perfect storm of a couple of big work years, and finding a duplex that would make the financial equation work. So in 2013 I finally pulled off becoming a proud Los Angeles homeowner and then two years ago, a first time father. The irony is that I moved here to work as a commercial director. I've been doing it for the last decade and there have always been ups and downs, but In the past three years it' been mostly downs. Not only are there smaller budgets and fewer commercials being shot in general, most of my shoots happen out of state or in other countries now and I have to be gone for weeks and months at a

time away from home. When we started AIRBNBing it changed everything, obviously the financial up side of AIRBNB is wonderful, but the best part is the flexibility of having a business that covers our overhead when business is slow and that gives us the flexibility to block out dates months ahead of time so we can have our parents stay in our extra unit to help with childcare and otherwise be near (but not too near).

## Communication from Public

**Name:** Jared Eberhardt

**Date Submitted:** 10/28/2019 08:48 PM

**Council File No:** 18-1245

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## Communication from Public

**Name:** Randy Matthews

**Date Submitted:** 11/07/2019 09:30 AM

**Council File No:** 18-1245

**Comments for Public Posting:** I'm assuming that this was the motion that had a preliminary vote last week. If so, please, please pass, this swiftly. And I thank you for putting this up for vote. I am a responsible homeowner who has owned my duplex and lived in it almost 13 of the 15 years of home ownership. I've never, and would never, violate the RSO for my unit, or my tenant's unit. I strictly followed it for the two tenants that lived here during my ownership when I wasn't living in my unit. I have resided in my home non-stop since August of 2014 (and many years before that). I have been a responsible AirBnB host since November, 2015, with over 450 reviews, a 4.9 rating, and probably 600-800 guests. I rent a single room in my dwelling, and have never once had a problem with any of them, especially anything that would affect my neighbors. I reside in my unit well over 180 days a year, and am here to monitor and act as an actual host for my guests. I've also achieved the Superhost rating for almost 4 years straight. Not a single neighbor has been affected by my AirBnB activity. All of that came to an end on November 1st, which I have been dreading since the fine print had been dissected back in July. Not only am I now hurting financially (during this stressful holiday period), but almost as important, I have lost my ability to have the flexibility that any homeowner should have in a private dwelling (i.e., not a condo or apartment). It has been a joy being a host, and I can't count the number of times I've had visitors express gratitude over their ability to stay in my area, and have the benefit of someone who has resided in the Los Angeles area for over 22 years to guide them as a host. I don't understand the logic in restricting homeowners in an RSO zone from hosted short term rental activity, especially if the homeowner is residing in his or new unit. I thank you very, very much for re-thinking this law, and ask that you please, please move swiftly on this. Many of us are hurting financially over this, and are waiting while this goes through our City government. I really hope this goes through by end of November, or end of the year, at the latest. I have lost all of my extra income, and am really struggling to make ends meet. Thank you very much. Randy Matthews Orange Grove Ave, Los Angeles, CA 90046

## Communication from Public

**Name:** Lionel Henderson

**Date Submitted:** 11/07/2019 09:42 PM

**Council File No:** 18-1245

**Comments for Public Posting:** City Council, I have attended many meetings regarding the STR Ordinance and the Airbnb platform this year where I continually hear the people of this beautiful city in distress regarding the RSO issue of not being able to rent their units short term. Most of the housing in Los Angeles is older and is under the Rent Stabilization ordinance and occupied by those who are seniors and need to supplement their income means possible. Short Term Rentals has saved the homes for many individuals including my own. Because of my need to travel and being freelancer with two small children, I too need to supplement my income any means possible. Short Term Rentals saved my families ability to stay in Los Angeles as we love this city and would very much like to stay. I believe if RSO units are not permitted to be used as a STR within the regulations of the planning dept we will see more people leaving Los Angeles and even worse being evicted and living on the streets. Forcing good tax paying people to have no control over how they make a living is something we have seen in other places where no American would want to live. I do not want to see Los Angeles turn into place like that. Please take that into consideration when deciding the law to allow RSO units to be able to participate in short term renting. I believe this will only make the city better as well as help increase the value of the properties all around Los Angeles. Those that I personally know that do short term renting have upgraded their units and have an done amazing things with their properties that would have otherwise not had been upgraded and improved. Those same individuals are lovers of the city and find joy in showing off Los Angeles to their guest. This only bring more money to city and into the hands of the people in order to continue to put back into the community through upgrading and improving their properties. I believe that especially RSO units need this and have been needing this for many years. With more income flowing into the city, less is needed by the city and government to continue to fix the older communities occupied by low income families. Please keep this in mind that we need to empower the people within regulation when there is an opportunity to do so. This is that opportunity. Short Term renting especially for RSO units is an opportunity to flow income into areas that would otherwise be continually run down. I believe much is to benefit from passing

the ability for RSO units to be able to participate in Short Term Renting. Thank you for you time.