

Communication from Public

Name: Brad Greiner

Date Submitted: 08/28/2019 11:00 AM

Council File No: 18-1246

Comments for Public Posting: My short term rental management company employs 6 people full time with benefits in Los Angeles, and we work with 100+ cleaners, handymen, repair men, gardeners, pool service teams that are all paid well to help service the more than 45 homes we manage. Six or more of our 1099 cleaners would tell you that their main source of income is working at our properties. Greatly restricting short term rentals will stand on the wrong side of history, as homeowners will continue to demand that their assets have the potential to make them money, as well as be used personally. Not only are the short term rental laws bad for tourism and the Los Angeles economy, but they will greatly impact the 100+ people that we employ on a regular basis to ensure that tourists and guests of our great city continue to come back and experience life as a local, instead of in a innovation-less hotel chain.

Communication from Public

Name: Daniel

Date Submitted: 08/28/2019 12:50 PM

Council File No: 18-1246

Comments for Public Posting: I urge delaying the November 1st Home Sharing Ordinance registration deadline, until a Vacation Rental Ordinance, and until other details regarding a small number of concurrent listings, are worked out. I live in West L.A. with my wife who has a chronic autoimmune disorder, requiring expensive treatments. I rent out part of my own home to long term tenants/roommates, but even with that, I would be hard pressed to make ends meet with just my day job. I have been fortunate to be able to supplement my income with modest, personally administered short term home sharing, in both my own single-family home, and a single-family vacation home which I have owned for over 20 years. This vacation home alternates between medium term and short term rentals. I am very attentive to my literal cottage-industry, and communicate with my neighbors to ensure disturbances are minimal or non-existent. This also provides gainful employment for my house cleaners, whom I pay higher wages than hotel workers. Many of the visitors to this vacation home are families, visiting other family and friends in Los Angeles. They often frequent the local businesses which I recommend, and are thankful to be able to visit this beautiful city without paying steep rates for cramped quarters in hotels run by multinational corporations. These corporations often siphon money out of the community, and there is a growing awareness that they have an outsized influence on local politics. Despite a pending registration deadline for short term rentals, no ordinance is in effect for vacation homes, nor is there any timeline or any idea what it will look like. With this uncertainty and a draconian measure already in effect, my choices are stark: 1. Switch to long term rent on the vacation home. Due to the financial loss I will then have to sell it under duress, taking an unrecoverable loss, both financially and to my platform reputation, as I cancel advance bookings. 2. Move in to the secondary home, which is far from my work, and sell my current home, displacing other two individuals. There are many others in my situation, who also do not know what to do. Because a secondary home ordinance is so tightly linked to other regulations governing short term rentals, I strongly urge delaying the November 1st deadline until the vacation home ordinance is in effect. I also urge that mom and pop's like myself are allowed to home share in their primary residence, as well as in another home.

If myself, my wife, and two tenants, are supplanted by a few wealthy individuals who buy a home for investment, this will not count as a victory for increasing housing stock. What is will do, in this case and many others, is make a lot of people in our community very upset. Thank you for your consideration.

Communication from Public

Name: Mike Pak

Date Submitted: 08/28/2019 08:00 PM

Council File No: 18-1246

Comments for Public Posting: Motion to prepare and present an ordinance to regulate vacation rentals in non-primary homes: Limit the impact and growth of dedicated rentals with limits on licensing; this could include a citywide cap on permits based on the historic number of vacation rentals and vacant homes in LA, or the percentage of the city's housing stock dedicated to this activity; set higher standards and registration requirements for vacation rental and non-primary home permits; these could include higher registration fees and a stricter license revocation process; include ways to incentivize short term rental and vacation platforms to partner with the City on registration, data sharing, and "three strikes" enforcement against irresponsible hosts who repeatedly violate quality of life laws, including potential "platform agreements" that outline benefits for platforms for supporting the City's enforcement goals.