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From: **Ed Colman** <[edcol52@gmail.com](mailto:edcol52@gmail.com)>

Date: Sat, Sep 8, 2018 at 8:06 PM

Subject: CF 14-1635-S2, CF 14-1635-S3

To: [sharon.dickinson@lacity.org](mailto:sharon.dickinson@lacity.org), [Clerk.CPS@lacity.org](mailto:Clerk.CPS@lacity.org)

Mr. Glesne-

I am a short-term rental Host in Venice. I was born and raised in Los Angeles and have lived in my current home for 35 years. I have been sharing a room in this home for the past 4 years as a short-term rental. I was downsized 5 years ago and depend on the income from this rental as a primary source of income for my wife and me. This has allowed me to remain in my home rather than having to sell and move elsewhere.

We have been following the progress of the Home Sharing ordinance from the very first Planning Commission meeting at the Police Department auditorium two years ago. I have been to Planning Committee meetings, PLUM Committee meetings, City Council meetings and at every one, I made public comment on the need of sensibly regulated home-sharing and the vital importance for a provision that allows responsible Hosts to share their Primary Residence 365 days a year. I have also commented on the necessity for fair and reasonable fees and a simple registration process.

I was at the last City Council meeting where the full Council voted to create a mechanism to allow home sharing year round, to insure the fees were reasonable, the process straightforward, and the requirements fair and understandable.

I read this latest proposed Home Sharing ordinance with a growing mixture of frustration and dread. It seems as if you were not at that meeting, as this proposal takes none of these things into consideration.

This ordinance mandates an \$1,149 fee to extend the 120-day cap and a \$5 per-night surcharge. If I rent my guest room for the 240 days, that would be another \$1,200 I must pay. So in addition to slashing my income by one-third by restricting our home sharing to 240 days per year, I am hit with \$2,300 in new fees, reducing my income by another 10%, at least. As someone living on a fixed income, this will impose severe economic hardship, and quite frankly, I might have to sell my home of 35 years and move out of L.A. because I will no longer be able to afford to live here.

I have a couple of questions for you. Once a responsible, resident Host has met the requirements for Extended Home Sharing, why limit that extension to 240 days? What is the rationale for slashing our annual income by one-third? It doesn't make any sense, and seems a purely arbitrary number designed to suppress responsible home sharing rather than encourage it. Why charge an additional per-night surcharge. Don't we pay enough in Transient Occupancy Taxes already? Do the hotels pay a per-night charge for every room they rent? Why do we?

Sadly, this ordinance does more to eliminate responsible home sharing by resident hosts than it does to sensibly regulate it. It seems as if it has been written by the hotel industry to pretend to create a fair and reasonable framework when in fact, it imposes usurious fees and draconian restrictions. I urge you to re-think your recommendations and allow resident hosts to share their homes year-round and reduce the application fee to a reasonable, affordable amount, and eliminate the per-night surcharge.

Sincerely,

Ed and Terry Colman

Venice