

MOTION

Among the issues that have complicated the drafting of the Home Sharing Ordinance has been the occasional disruptions and nuisances caused by unruly short-term rental guests in residences in Los Angeles. One of the goals of the ordinance is to provide permitting and enforcement mechanisms that will give the City more ability to control these problems.

The City of Palm Springs, in permitting short-term rentals within its jurisdiction, has introduced the concept of a "Code of Conduct" to be provided to hosts to share with short-term visitors. This Code, which addresses behavioral, safety, security and basic "good neighbor" concepts, reportedly has been effective in reducing the complaints short-term rentals can cause. The City of Los Angeles should implement a Code of Conduct as well.

Additionally, research has shown that most generally law-abiding people likely will obey laws they know about. When a new law is introduced one of the most effective means of encouraging compliance is to educate the sector of the public most involved with the newly-regulated activity about the regulations. In adopting the Home Sharing Ordinance, the City should take appropriate steps to ensure that all hosts registering to engage in home sharing be provided with the text of the ordinance and any other documentation deemed appropriate so that they will be fully apprised of their rights, responsibilities and potential liabilities relating to participating in the activity.

I THEREFORE MOVE that the Department of City Planning be instructed to report back to the City Planning Commission and the City Council as soon as possible regarding amending the Planning and Land Use Management Committee report to include an amendment to Section 1e. of the Home Sharing Ordinance to require that a Code of Conduct be provided to each registered home sharing host and that the Department of City Planning be instructed to prepare this Code to coincide with implementation of this ordinance; and

I FURTHER MOVE that the Department of City Planning include in the report a recommended methodology for ensuring that every host is provided with the text of the adopted ordinance and any other collateral materials necessary upon registering to help them achieve full compliance.

PRESENTED BY: Paul Koretz  
PAUL KORETZ, Councilmember, Fifth District

SECONDED BY: [Signature]

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