

Communication from Public

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Comments for Public Posting: To the LA City Council: I believe that it is a fallacy that primary residence homeowners who have one property and rent their home or rooms through Home Sharing are creating homelessness. In the United States, there is a long history of people renting out rooms in their home during hard economic times. My grandparents did it during the depression just to get by, and provided a place to live for many. When I retired, I established a short term rental business. I do not have multiple properties. I have been hosting on the Airbnb platform for 4 years now. I have a 3 day minimum stay, which significantly reduces the number of party requests I get. Without the income I receive from Extended Home Sharing, I will lose my home. I have no violations. I follow the rules...and the income from my extended home sharing business is the only way I am able to pay my mortgage, pay my property tax and pay my utilities. The Council should make efforts to reduce costs to live in Los Angeles and not target home sharing. It should not take away my income. In considering these new restrictions on Airbnb short term rentals, I request that the Council use caution, as they will be creating MORE homelessness in the process, opening Los Angeles to numerous lawsuits and invasion of privacy claims. I do however support strict regulations and fines for people who are renting non-registered properties, who are renting out second homes or operating without a permit. Or speculator groups that are aggressively accumulating rental properties for short term and long term use. These are often Property Managers who are drivers of the home sharing phenomenon or investors snapping up homes to rent out. The solution is better enforcement, instituting a 2 day minimum and a limit on multiple property rentals by individuals or corporations.. There is a system in place as we speak and I encourage full enforcement. Spot checks to validate primary residency would lead violators to rent for 30 days and create more rental space. But if rentals are restricted unreasonably, it will discourage registration and force people to ignore the rules. It is an invasion of privacy to restrict Homeowners' use of their property as long as they follow the rules, pay a permit fee and pay their taxes. Everyone wants to find a solution for homelessness. But blaming the single family homeowner that needs their home-sharing income is a convenient but false target. The only people that

should have to go to the Police Department are the people that get complaints, that have a party, or that get caught doing something illegal. Please do not remove our rights to sensible Extended Home Sharing. Do not punish the Hosts that are following the rules and have established home sharing businesses that pay the bills. Thank you, Stephen Lillis Sherman Oaks
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