



clerk CIS <clerk.cis@lacity.org>

---

## Your Community Impact Statement Submittal - Council File Number: 14-1635-S10

1 message

---

**LA City SNow** <cityoflaprod@service-now.com>  
Reply-To: LA City SNow <cityoflaprod@service-now.com>  
To: Clerk.CIS@lacity.org, jamesaskew@nohonc.org

Mon, Mar 31, 2025 at 1:32 PM

A Neighborhood Council Community Impact Statement (CIS) has been successfully submitted to your Commission or City Council. We provided information below about CISs and attached a copy of the CIS.

We encourage you to reach out to the Community Impact Statement Filer to acknowledge receipt and if this Community Impact Statement will be scheduled at a future meeting. Neighborhood Council board members are volunteers and it would be helpful if they received confirmation that you received their CIS.

The CIS process was enabled by the to Los Angeles Administrative Code §Section 22.819. It provides that, "a Neighborhood Council may take a formal position on a matter by way of a Community Impact Statement (CIS) or written resolution." NCs representatives also testify before City Boards and Commissions on the item related to their CIS. If the Neighborhood Council chooses to do so, the Neighborhood Council representative must provide the Commission with a copy of the CIS or rResolution sufficiently in advance for review, possible inclusion on the agenda, and posting on the Commission's website. Any information you can provide related to your agenda setting schedule is helpful to share with the NC.

If the CIS or resolution pertains to a matter *listed on the Commission's agenda*, during the time the matter is heard, the designated Neighborhood Council representative should be given an opportunity to present the Neighborhood Council's formal position. We encourage becoming familiar with the City Council's rules on the subject. At the Chair's discretion, the Neighborhood Council representative may be asked to have a seat at the table (or equivalent for a virtual meeting) typically reserved for City staff and may provide the Neighborhood Council representative more time than allotted to members of the general public. They are also permitted up to five (5) minutes of time to address the legislative body. If the CIS or resolution pertains to a matter *not listed on the agenda*, the designated Neighborhood Council representative may speak during General Public Comments.

We share this information to assist you with the docketing neighborhood council items before your board/commission. If you have questions and/or concerns, please contact the Department of Neighborhood Empowerment at [empowerla@lacity.org](mailto:empowerla@lacity.org).

\*\*\*\*\* This is an automated response, please DO NOT reply to this email. \*\*\*\*\*

### Contact Information

Neighborhood Council: NoHo

Name: James Askew

Email: [jamesaskew@nohonc.org](mailto:jamesaskew@nohonc.org)

The Board approved this CIS by a vote of: Yea(15) Nay(0) Abstain(0) Ineligible(0) Recusal(0)

Date of NC Board Action: 03/12/2025

Type of NC Board Action: For

### Impact Information

Date: 03/31/2025

Update to a Previous Input: No

Directed To: City Council and Committees

Council File Number: 14-1635-S10

City Planning Number:

Agenda Date:

Item Number:

Summary: Summary: On March 12, 2025, at a Brown Act Compliant Meeting, NoHo Neighborhood Council voted to support CF 14-1635-S10. See attached statement for further details.

Ref:MSG12128421

---



**14-1635-S10 (Short Term Rentals).pdf**

394K



NoHoNC.org [social media icons] @NoHoNC

<b>President</b> Maria Sosyan	Fareid El Gafy Jerry Yang
<b>Vice President</b> James Askew	Jorge Aparicio Jon-Paul Bird Jillian Burgos
<b>Secretary</b> Katy Go	Hunter Gibson Matt Haviland Lee Jamieson
<b>Treasurer</b> Sommerly Simser	Wendy Kheel Jen Montzingo
<b>Sgt. At Arms</b> Ken Dorfman	Nathanael Roe Justo Vicent

**PASSED 15-0-0 on March 12, 2025**

Council File: [14-1635-S10](#)

Title: Short-Term Rentals / Unpermitted / Non-Compliant Properties / Enforcement

Position: SUPPORT

Summary: On March 12, 2025, at a Brown Act Compliant Meeting, NoHo Neighborhood Council voted to support CF 14-1635-S10

**NoHo Neighborhood Council writes to you in support of all recommendations to improve the Los Angeles’ Home-Sharing Ordinance (HSO) made at the December 4<sup>th</sup>, 2024 Housing & Homelessness Committee meeting.**<sup>[1]</sup> As the state’s homelessness crisis continues to worsen and the region looks to rebuild after the devastating wildfires, it is vital that the City Council take the necessary steps to increase enforcement of the HSO and protect housing stock in Los Angeles through the elimination of illegal short-term rental operations.

The Los Angeles City Council passed the HSO in 2018 with the intent, in part, to protect long-term housing amidst the rapid growth of the short-term rental industry. But, more than six years later, we continue to see long-term housing lost to illegal short-term rental operations due to the City’s inability to sufficiently enforce the HSO. At the April 17<sup>th</sup>, 2024 Housing and Homelessness Committee meeting, the Department of City Planning stated that more than 8,000 short-term rental listings were non-compliant at that time.<sup>[2]</sup> News reports have identified a variety of tactics used by hosts to circumvent the HSO, such as using a fake registration number and falsely stating the location of a property.<sup>[3]</sup> Hosts continue to circumvent the HSO for their own financial gain, while residents across the City continue to face on-going housing affordability challenges that have been exacerbated by the destruction caused by the recent wildfires.

NoHo NC supports all recommendations made at the December 4<sup>th</sup>, 2024 Housing and Homelessness Committee and urges the City Council to approve this set of recommendations.

Included in this set are two key recommendations that are critical to eradicating illegal operations, specifically:

- **Amending the HSO to include a private right of action**, which would allow those impacted by illegal short-term rental activity to pursue legal action against both hosts and platforms. Neighboring cities like Santa Monica and West Hollywood already have this in place.<sup>[4]</sup> The residents of Los Angeles should be afforded the same tool to pursue relief from bad actors, especially as the City continues to struggle with enforcement.
- **Amending the HSO to include an electronic verification system**. This would require platforms to affirmatively verify a listing as compliant with the HSO prior to the completion of a booking transaction. This would help eliminate bad actors, such as those who make false claims on their listings to circumvent the HSO. Furthermore, this provision would place greater responsibility on platforms, rather than the City, to ensure listings are compliant.

Moving forward with all 13 recommendations as set forth in the Housing and Homelessness Committee to improve the HSO is an opportunity for the City Council to take a meaningful step forward to protect and preserve housing for long-term residents in Los Angeles by providing both residents and the City with additional enforcement tools. As the impacts of the recent wildfires on the existing housing crisis are made clearer in the coming months, it is imperative that the City takes immediate steps to ensure no more housing units are lost to the illegal short-term rental market. For these reasons, we encourage the Council to move forward with this set of pivotal recommendations.

---

<sup>[1]</sup> [https://clkrep.lacity.org/onlinedocs/2014/14-1635-S10\\_misc\\_HH\\_12-4-24.pdf](https://clkrep.lacity.org/onlinedocs/2014/14-1635-S10_misc_HH_12-4-24.pdf)

<sup>[2]</sup> City of Los Angeles Housing & Homelessness Committee Hearing, April 17, 2024, at 2 hours and 21 minutes: <https://www.youtube.com/watch?v=BPi7XFTTyZw&t=8502s>

<sup>[3]</sup> <https://www.propublica.org/article/is-my-short-term-los-angeles-rental-legal> ; <https://www.latimes.com/california/story/2024-06-13/tourists-robbed-in-east-hollywood-short-term-rental-that-violated-la-ordinance>

<sup>[4]</sup> City of Santa Monica: <https://ecode360.com/42735174> ; City of West Hollywood: <https://ecode360.com/43917308>