

Communication from Public

Name: Brentwood Homeowners Association

Date Submitted: 11/17/2020 08:45 PM

Council File No: 18-1246

Comments for Public Posting: November 16, 2020 Via email Councilmember Mike Bonin Los Angeles City Hall CD-11 Office #475 200 North Spring Street Los Angeles, CA 90012 Email: mike.bonin@lacity.org Re: CPC-2019-7045-CA; Vacation Rental Ordinance Amendment/Non-Primary Residence Dear Councilmember Bonin: The Brentwood Homeowners Association* is opposed to the VR Ordinance Amendment and to any legalization of short-term rentals of any dwelling unit which is not a property owner's primary residence. We ask you to oppose this ordinance amendment and VOTE NO when it comes before the City Council. Everyone concerned about the housing crisis should not be prioritizing the interests of tourists and the wealthy who own two homes over the interests of long-term tenants. It has been only a year since the current Vacation Rental Ordinance was passed. We do not know the effects of the thousands of units already lost to short-term rentals platforms like Airbnb. Yet we are now adding a potential 14,750 units to that list! Equally important, the city has yet to adequately enforce the existing requirements. Thousands of illegal rentals are still being advertised online, according to city officials and a L.A. Times analysis of listings on the Airbnb platform. This ordinance amendment will only add to the burden of enforcement at a time when city budgets are being cut. One of the WHEREAS clauses in the current Home-Sharing Ordinance reads: WHEREAS, short-term rentals in property other than a primary residence create unfavorable consequences, including negative impacts on the residential character of surrounding neighborhoods and increased nuisance activity; The proposed ordinance amendment is inconsistent with that finding by the Department of City Planning and the Los Angeles City Council. It is improper to conclude that short-term rentals of other than primary residences are harmful, and less than a year later propose to legalize short-term rentals of second homes. Again, with no study or data of the impact, the ordinance amendment makes a mockery of all limitations on vacation rentals. Short-term rentals of dwelling units that are not a primary residence are illegal. An ordinance amendment would send a dangerous message that the City Departments and City Attorney will not impose consequences for illegal activity if the activity grows fast enough; rather than

enforcement, Los Angeles takes the default route of regulation. But even the proposed regulations in the ordinance amendment are unenforceable. For example, there is no practical way to enforce the provision that the non-primary residence be occasionally occupied by the property owner. The Vacation Rental Ordinance Amendment is bad public policy and should be voted down. We ask that you join with other members of the City Council and vote no. Sincerely, Kathleen Flanagan BHA Board President * Brentwood Homeowners Association represents approximately 4,500 owners or occupants of single-family residences and condominiums north of San Vicente Boulevard, west of the 405 freeway and east of Canyon View Drive. Cc: Councilmember Mike Bonin (email) Krista Kline (email) Durrh Wagner Kate Pynoos Elaina Houser

Communication from Public

Name: Robert Zuckerman

Date Submitted: 11/17/2020 10:47 AM

Council File No: 18-1246

Comments for Public Posting: I have been living between 2 party houses for several years and these "neighbors" have degraded my quality of life beyond what one could imagine. Loud pay-to-enter after-hours parties after the bars close with mobs of people partying on the tiny street on which I live, intoxicated people knocking at my door and demanding that I call an ambulance, empty bottles left on my doorstep or thrown and shattered against my garage door, threats of physical harm to my wife and myself, people parking in front of my garage and preventing me from leaving my garage, long lines of cars blocking the street. It took us years to be rid of these intrusions, and it was a full-time job. Enforcement of the existing rules are a joke, as owners have multiple ways to skirt what "regulations" exist, and there is no mechanism to verify false claims of full-time residency. Santa Monica can enforce the laws, but LA does not. I have lived in this neighborhood for 30 years, and the first 22-23 were a pleasure. If this starts up again, I will be forced to sell and leave.